FACILITIES MANAGEMENT & CAPITAL PROJECT STATUS REPORT
February 2017

Facilities Management – Maintenance and Operations - General

- In the past month the maintenance crews have completed 632 work orders, and are currently working on 511 open work orders.
- A boiler heat exchanger has failed at MacArthur and is now in the process of being replaced under warranty.
- Hallberg Engineering Inc. is continuing the Re-Commissioning process at OEMS.
- Facilities maintenance trade crews are currently scheduled to be at HOCHS.

Capital Construction:

- MWE tuck-pointing and window replacement project is complete. The final walk through is scheduled.
- Architectural Resources Inc. has prepared preliminary scope / information / cost to allow Leadership to determine the potential for Rockridge to house the Woodland Hills programs.
- The rubber mulch replacement process is moving forward. The phase 2 contract has been issued to SAS+ Associates for this work, and we are on time as per schedule provided.
- The new EHS crosswalk signals are installed and functional.
- Ongoing - 2017 10 Year Capital Plan Projects are being evaluated and proposals solicited as needed for summer 2017 construction.

Duluth East High School Energy Star Rating Press Release:

Duluth Public Schools - East High School earns ENERGY STAR certification; Outperforms similar U.S. buildings on measure of energy efficiency

March 10, 2017

Duluth MN. – Duluth Public Schools has announced that East High School in Duluth MN has earned the U.S. Environmental Protection Agency's (EPA) ENERGY STAR® certification for superior energy performance. This is the first year Duluth East High School has earned the ENERGY STAR, and has done so with an ENERGY STAR score of 98, which means this school outperforms 98% of similar buildings. This reflects a legacy of continued energy savings.

"East High School continues to demonstrate true environmental leadership by reducing harmful greenhouse gas emissions that are proven to contribute to climate change," stated Jean Lupinacci, ENERGY STAR Director for Commercial & Industrial Buildings. "Today,

45 percent of U.S. emissions are attributable to commercial and industrial buildings, which is why improving energy efficiency is so critical for our future."

ENERGY STAR certified buildings and plants are verified to perform in the top 25 percent of buildings nationwide, based on weather-normalized source energy use that takes into account occupancy, hours of operation, and other key metrics. ENERGY STAR is the only energy efficiency certification in the United States that is based on actual, verified energy performance.

"We're honored to earn the ENERGY STAR for superior energy performance at Duluth Public Schools -East High School, and appreciate the efforts of everyone who has been involved in its efficient operation," said David Spooner, Manager of Facilities. "Saving energy is just one of the ways we show our community we care, and that we're committed to doing our part to protect the environment and public health, both today and for future generations."

Spooner credits this success to energy efficiency measures implemented at time of construction, as well as ongoing energy conservation measures at East High School.

On average, ENERGY STAR certified buildings and plants use 35 percent less energy, cause 35 percent fewer greenhouse gas emissions, and are less expensive to operate than their peers—all without sacrifices in performance or comfort.

To date, tens of thousands of buildings and plants across all fifty states have earned the ENERGY STAR. For more information about ENERGY STAR for Buildings and Plants, visit www.energystar.gov/buildings

Energy Star Talking Points:

What is ENERGY STAR?

- For more than 20 years, the US Environmental Protection Agency's ENERGY STAR program has identified the most energy-efficient products, buildings, plants, and new homes – all based on the latest government-backed standards.
- The program was created in 1992 to help businesses and individuals save energy and fight climate change. Today, every ENERGY STAR label is verified by a rigorous third-party certification process.

What does ENERGY STAR certification signify?

- ENERGY STAR certified buildings and plants are verified to perform in the top 25 percent of buildings nationwide, based on weather-normalized source energy performance and many other metrics, including occupancy, hours of operation, and more.
- ENERGY STAR is the only environmental program in the United States that certifies energy efficiency based on actual, verified energy performance and objective measures of performance, providing a guarantee of savings.
- ENERGY STAR certified buildings and plants use an average 35 percent less energy, cause an average 35 percent fewer greenhouse gas emissions, and are less expensive to operate than their peers, and they also meet strict requirements regarding occupant comfort.
- ENERGY STAR is recognized by more than 85 percent of the American public and tied with the Good Housekeeping® seal as the most influential consumer emblem in the nation.

How prominent is the ENERGY STAR?

- Since the first building earned the ENERGY STAR in 1999, tens of thousands of buildings and plants across America have earned ENERGY STAR certification.
- ENERGY STAR certified buildings and plants are located in all 50 states and come in all shapes and sizes, from the Empire State Building to small, locally owned businesses.
- Currently, there are more than 20 types of commercial and industrial facilities that can earn the ENERGY STAR, including office buildings, schools, supermarkets, retail stores, hospitals, medical office buildings, and more.
- More than half of the Fortune100® are ENERGY STAR partners, committed to protecting the environment through benchmarking and certification.

What does it take to earn the ENERGY STAR?

- **Commercial buildings** enter utility bill data and building information into ENERGY STAR Portfolio Manager®, EPA's free online tool for measuring and tracking energy use, water use, waste, and greenhouse gas emissions. More than 40 percent of U.S. commercial building space – encompassing 40 billion square feet – is benchmarked in Portfolio Manager, making it the most-used energy measurement and tracking tool for commercial buildings.
- **Industrial plants** enter key plant operating data into industry-specific EPA tools called Energy Performance Indicators.
- **Both tools calculate an ENERGY STAR 1 – 100 score** that compares individual facility performance to similar buildings nationwide. Facilities that score a 75 or higher are eligible to apply for ENERGY STAR certification. Before facilities can earn the ENERGY STAR, a professional engineer or registered architect must verify that the information contained within the certification application is accurate.

What are the benefits of ENERGY STAR certification?

- **Lower operating costs:** ENERGY STAR certified buildings and plants use, on average, 35 percent less energy than similar buildings nationwide. The cost savings can be substantial. For example, ENERGY STAR certified office buildings cost $0.50 less per square foot to operate than their peers. In 2015, ENERGY STAR certified buildings and plants saved $1.7 billion, or an average of more than $250,000 per building.
- **Connect with your community:** Americans are big believers in doing the right thing, and they expect the same of the professionals in their communities. More than 65 percent of adults like to do business with environmentally responsible companies[3]. More than 80 percent of workers are attracted by an employer with an environmental reputation. Roughly half of workers said they would forgo higher pay or a promotion to work for an organization with a good reputation[4].
- **Higher occupancy rates:** ENERGY STAR certified buildings have higher occupancy rates when compared to similar buildings. A 2008 study conducted by the University of San Diego's Burnham-Moores Center for Real Estate showed that ENERGY STAR certification gave a roughly 4 percent boost to occupancy rates.[2]
- **Increased asset value:** Maintaining high energy performance over time increases the likelihood of higher building valuation due to higher net operating income from energy cost savings. Experienced managers of large portfolios of ENERGY STAR certified buildings interviewed for one study[1] confirm that ENERGY STAR helps increase building value. ENERGY STAR certified buildings generate more income when compared to similar buildings.[2]

- **Lease to federal tenants:** If you want to lease your space to a federal tenant, your buildings must be ENERGY STAR certified. (Executive Order 13514 mandates that Federal Agencies may only lease space in ENERGY STAR certified buildings.)
- **Hedge against future mandates:** Numerous cities and states have passed legislation containing energy efficiency mandates for commercial new construction projects and existing buildings. The vast majority of them incorporate ENERGY STAR and Designed to Earn the ENERGY STAR. The trend is growing every year as more cities and states seek ways to reduce costs and emissions. By earning the ENERGY STAR now, you're in a better position to respond to any future laws or mandates. See the list of legislation and campaigns leveraging ENERGY STAR.
- **Protect the environment:** A building isn't environmentally friendly unless it's energy efficient. ENERGY STAR is the government-backed program for certifying energy-efficient buildings. That's why green building rating systems across the nation include ENERGY STAR. Whether you're pursuing Leadership in Energy and Environmental Design (LEED), Green Globes, or the U.S. Guiding Principles for High Performance and Sustainable Buildings, ENERGY STAR certification will ensure your building uses less energy and leaves a smaller carbon footprint.

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[1] Summary of the financial benefits of ENERGY STAR labeled office buildings, 2006
[2] Does Green Pay Off? July 12, 2008
[3] 2007 National Technology Readiness Survey
[4] 2009 Kelly Global Workforce Index

Building Operations

All newly hired custodians have been placed and began working in February. Many of the newly hired custodians include hourly subs that come with experience. Certified Pool Operators class in Duluth filled up quickly this year. Some of our trades personnel will be attending in March. Operations plans to send several employees to the next class later in the year.

Health, Safety & Environmental Management

Environmental/Health/Safety

- Lead in water testing district wide was quoted out and Arrowhead Consulting returned the lowest quote. The amount was more than expected, over 25k, so the item will be on the Board agenda for the next meeting.

- We began using the Marsh insurer resources to put together safety training programs for new hires. This will be a continuing process throughout the next couple of months.

- Fire Inspections - Congdon: Found the typical improper plug in use and extension cord use. Also, there was a common finding of improper desk arrangements with insufficient aisle and walkway spaces to exit the classrooms in a safe manner. This will need to be addressed in several classrooms. The rooms are designed for more students, however, some rooms have an excess of storage which reduces floor space.

- Fire Inspections - Lowell/Barnes: Improper cord use, several portable heaters improperly plugged in, improperly vented dryer, need fire notification installed in room 154, and semi-impassible hallways. These items are being corrected.

- A Teacher Classroom Guide has been dispersed to the principals to share with their teachers on fire safety in the classroom. This addresses the common items found during fire inspections. The goal is to eliminate the common issues so we don't have them show up on the fire reports.

- The wall padding at Homecroft that is out of compliance with the fire code will be removed down to 10% or less of the wall covering to bring us into compliance. This is the lowest cost way to comply while still keeping padding under the basketball hoops and stage area.

- A gasoline smell in the Barnes wing of Lowell was investigated. There was a flammable cabinet in the fan room that had a leaking gasoline can in it. The odors absorbed into the unit overnight and were disbursed when the fan turned on in the AM. There wasn't a flammable hazard, but was a strong odor. The flammable cabinet has since been moved to the basement.

Emergency Response

- CPI teams and plans are being put together to assist schools in working with students properly in adverse situations.

Workers' Compensation Activities

- OSHA Recordables- 2 (Cut to left finger, tin foil container. Child bite to left arm, broken skin).
- Incidents Reported: 35 injuries reported