



READING PUBLIC SCHOOLS
Administration Offices

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TO: Reading School Committee
FROM: Dr. Harry K. Harutunian
DATE: 22 October 1997
TOPIC: Recommendation for Heating/ Energy Repairs

During the summer of 1997, we sent out Requests for Proposals (RFP) for major work to be done on the heating/ energy and general repairs at the Birch Meadow, Joshua Eaton and Reading Memorial High Schools. This would involve a significant amount of the money we received at Town Meeting this past April for repairs at these three schools. We received only one bid for this RFP. We were pleased that the company that bid, C.B. Environmental Controls, is also the company that did the work on the Parker Middle School Project with heating and energy program there.

After lengthy meetings with representatives from the company, I am asking the School Committee to approve the following request for work to be done by Siebe Environmental Control ENE, Inc. at the Birch Meadow, Joshua Eaton and Reading Memorial High School that appears on the following pages.

School	Spending Amount
Joshua Eaton School	\$149,910
Birch Meadow School	\$503,124
Reading Memorial High School	\$976,234

If you have any questions, please contact me.

October 17, 1997

Memo To: Dr. Harry Harutunian
From: Beth Klepeis
Re: Building Maintenance (Recommendations for Expenditures of Bonding Appropriations for Joshua Eaton, Birch Meadow, and RMHS)

Domenic Cacciapuotti, David Alesse, and I worked with Siebe, the one firm who bid on all of the building maintenance projects related to Energy Conservation and HVAC, to develop a method of addressing the building project needs within the amount budgeted. I recommend the following:

JOSHUA EATON:

<u>Projects To Be Done by Siebe</u>	<u>Estimated Amount</u>	<u>Town Meeting List</u>
Network 8000 Energy Management	\$39,686	Painting \$30,228
Window Replacement	88,917	LAN 60,000
Lighting Retrofit	<u>21,307</u>	Video Network 12,500
Sub Total	\$149,910	Replace Roof 20,000
		Replace Floor 90,000
		Refinish Floor 6,000
		Upgrade Lighting 90,864
		Contingency <u>39,724</u>
		Total \$350,000
 <u>Other Projects (Estimates)</u>		
Painting	\$30,000	
Local Area Network, Servers, etc.	52,000	
Flooring	78,090	
Roof Repair	20,000	
Clock Repair	<u>15,000</u>	
Sub Total	\$195,090	
Total	\$350,000 *	

(*) It is the intent to finish these projects by December 31, 1997, which would allow them to be included in SBAB reimbursement.

BIRCH MEADOW

<u>A. Projects To Be Done by Siebe:</u>	<u>Estimated Amount</u>	<u>Town Meeting List</u>
Network 8000 Energy Management	\$ 82,727	Painting \$ 32,228
Boiler Replacement (2 boilers)	180,000 (*)	Video network 12,000
Asbestos Abatement/Installation	142,617 (*)	LAN 54,000
Steam Traps	16,940	Flooring 96,684
Installation/Retrofit Unit Ventilators	68,920	Replace Roof 161,140
Domestic Hot Water Tank	<u>11,920</u>	Replace HVAC 120,000
Sub Total	\$ 503,124 (**)	Upgrade Lighting 64,456
		Contingency <u>59,492</u>
		Sub Total \$600,000

(*) Items to be broken down by Siebe (**) Recommended immediately

B. Other Projects Recommended by Siebe

Window Replacement	39,140	Boiler work 172,000
Water Conservation Retrofit	13,570	
Lighting Retrofit	65,282	Total appropriated: \$772,000
Sub Total	\$117,992	

C. Other Projects Needed (Estimates)

Painting	30,000
Local Area Network, servers, etc.	52,000
Roof	175,000
Floors	<u>20,000</u>
Sub total	\$277,000
Total	\$ 898,116

NOTE: I recommend that we do projects in section "A & C" now & do "B" with special appropriation for asbestos & demolition/installation work.

RMHS

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<u>A. Projects To Be Done by Siebe</u>	<u>Estimated Amount</u>
Network 8000 Energy Management	\$ 271,080
Unit ventilators	360,627
Coil Replacement	21,154
Replace Condensate Return System	\$ 231,475
Repair Boilers for winter	10,000
Extra Wiring for Energy Management	12,000
Steam traps	69,898
Sub Total	\$ 976,234

<u>B. Other Projects Recommended by Siebe</u>	
Boiler Replacement	\$ 205,651
Asbestos Abatement, Installation, etc.	600,000
Lighting Retrofit	236,027
Window Replacement	12,458
Exterior doors	47,467
Water Conservation Retrofit	<u>56,020</u>
Sub total	\$1,157,623

<u>C. Other Projects Needed (Estimates)</u>	
Science labs	\$ 200,000
Local Area Network	220,000
Concrete Columns	100,000
Intercom	50,000
Elevator Repair	12,000
Roof Replacement	<u>100,000</u>
Sub Total	\$ 682,000

TOTAL **\$2,815,857**

<u>Town Meeting List</u>	
Science Labs	\$200,000
Concrete Column	100,000
ADA	50,000
New energy ballast	250,000
HVAC upgrade	600,000
Plumbing, elec.	200,000
LAN	150,000
Intercom	50,000
Roof replacement	100,000
Replace windows	90,000
Exterior Doors	24,000
Elevator Repair	6,000
Miscellaneous Items	<u>30,000</u>
TOTAL	\$1,850,000

NOTE:

I recommend that all of the projects in sections "A" and "C" be done immediately. In order to cover the unexpected costs of asbestos abatement, unusual demolition and installation, we would need an additional appropriation of \$600,000. This plan calls for emergency repairs to the present boilers in order to get through the 1997-98 heating season. If Town Meeting appropriates the additional \$600,000, then boiler replacement and asbestos abatement in part "B" above could be done in the spring of 1998.

This leaves the issues of lighting, window, door, and water retrofit not addressed in the amount of approximately \$350,000.