



OPERATIONS DEPARTMENT: FACILITIES UPDATE

Square Watson, Deputy Superintendent of Operations

April 12, 2022



ST. LOUIS CITY ORDINANCE

BUILDING PERFORMANCE POLICY



- ❑ Building Performance Standard Ordinance is built upon the City's existing Building Energy Awareness Ordinance, as well as aligns with the City's climate protection initiative goals

- ❑ A Building Energy Performance Standard (BEPS) uses **energy** as the performance metric
 - ❑ Energy Star Score (1-100)
 - ❑ Addresses reduction in Greenhouse Gas (GHG) Emissions

- ❑ Buildings performing below the threshold are required to improve their building's performance to meet or surpass the standard by a prescribed date or make tangible investments to improve their performance
 - ❑ Energy Star Score Target: 75 (indicate 11% reduction in GHG emissions and 17% reduction in energy use)

SLPS GOES GREEN



Energy Efficient Schools:

- ❑ The Energy Analyst will develop and implement an Energy Efficiency Comprehensive Plan. This plan will address upgrades within the District that are needed to increase Energy Star Ratings.
- ❑ The Department of Operations, Facilities Division, will utilize in-house staff, as well as, contracting out with various local contractor companies to create more energy efficient schools.
 - ❑ **Energy Efficient Projects:**
 - ❑ Environmental
 - ❑ Infrastructure
 - ❑ Ventilation/Air Quality
 - ❑ Greenspace Project
 - ❑ Maintenance/Custodial
- ❑ **Demand Response Program** – prevents blackouts by reducing electric demand during times of critical stress on the grid. Support an environmentally friendly program and in line with the **“I Go Green”** pilot initiative.

CURRENT STATUS – ENERGY STAR SCORE



Property Name	Energy Star Score (6/1/2021)	Notes	LED
Sigel Elementary	7	Hallway LED	5%
Clyde C. Miller H.S	10		
Oak Hill Elementary	11		
CSMB @ Wyman	13		
L'Ouverture	13		
Adams	15		
Lyon @ BLOW Elementary	16		
Carver	18		100%
Ashland Elementary	19		
Shaw Elementary	20		
Mullanphy School	22		100%
Kennard Classical Elem	23		
Nance Elementary	23		
Carnahan H.S	24		
Busch AAA Middle School	25		100%
Woerner Elementary	26		
Soldan H.S	27		
Washington Montessori	27		
Fanning	30	Closed	
Patrick Henry School	31		100%
Dewey	32	Hallway LED	10%
Stix ECC	33		
Wilkinson @ Roe	33		
Gateway Complex	34		
Long School	34		
Ford Elementary	35	Closed	
Central HS	36		
Columbia	36		
Woodward Elementary	37		
Hamilton Elementary	39	Hallway LED	10%
Bryan Hill Elementary	42		
Clay School	42	Closed	
Metro High School	42		
Carr Lane M.S	43		
Jefferson Elementary	44		
Buildings & Grounds	47		
Madison	47		
Hodgen Elementary	49		
Humboldt	49		

Property Name	Energy Star Score (6/1/2021)	Notes	LED
Stevens	53		
Compton-Drew	54		
Laclede Elementary	54		
Farragut School	56	Closed	
Mason School & Addition	57		
Lexington School	58		
Northwest	58	Closed	
Hickey Elementary	60		
Roosevelt H.S	60	Hallway LED	5%
Blewett	62		
Admin 801	63		
Ames VPA Elementary	64		
Beaumont High School	66		
Sumner H.S	66		
Buder Elementary	68		
Peabody Elementary	69		
McKinley Classical	73	4th Floor LED	10%
Vashon H.S	73		
Froebel School	75		
Dunbar School	77	Closed	
Mann Elementary	79		
Yeatman Middle	81	Hallway LED	15%
Walbridge Elementary	83		
Gateway STEM	90	*All LED expet the filed House and	80%4

CURRENT STATUS AND RECOMMENDATIONS



❑ Environmental

- ❑ Current: Air quality testing, interim controls program and water testing
- ❑ Recommendation: Duct Cleaning

❑ Ventilation

- ❑ Current: Repair/replace/upgrade existing equipment that has reached it's life cycle
- ❑ Current: Filter changes
- ❑ Recommendations: Building automation; replace obsolete equipment

❑ Infrastructure

- ❑ Current: Address building envelope such as: Roofing/Tuck-pointing, exterior doors replacement/delayed egress, window replacements, fire alarm upgrades
- ❑ Recommendation: Additional funds for infrastructure projects (domestic pipe replacement)

❑ Greenspace

- ❑ Current: Froebel Greenspace Infrastructure Project
- ❑ Recommendation: Continue to explore Greenspace opportunities with MSD

❑ Energy Awareness and Maintenance Changes

- ❑ Current: Increase energy awareness in schools
- ❑ Current: Demand Response participation - School Break shut down procedures
- ❑ Recommendation: Conduct energy audit; create sustainability goals for select schools

CAPITAL IMPROVEMENT PROJECTS

RECOMMENDATIONS



RFP Number / Co-Op	RFP/Co-Op Title	Building System
Co-Op	Cafeteria Furniture	Enhancement
OP017-2122	District-Wide Tree Removal and Pruning	Grounds
Co-Op	Playground/Playscape Installation (including fall protection)	Grounds
OP012-2122	District-Wide Exterior Door Replacement	Infrastructure - Envelope
OP018-2122	District-Wide Asphalt Repair	Infrastructure - Envelope
OP025-2122	Closed School Maintenance	Infrastructure - Envelope
OP015-2122	District-Wide Fire Alarm System Replacement.	Infrastructure - Fire Protection
OP024-2122	District-Wide Occupancy Sensor Installation	Maintenance - Energy
OP011-2122	District – Wide Painting	Maintenance - Enhancement
OP014-2122	District-Wide Window Shades Replacement	Maintenance - Enhancement
OP019-2122	Renovate Central VPA Football Field locker rooms (i.e. painting, replace fixtures, partitions and replace main entrance door.	Maintenance - Enhancement
Co-Op	District-Wide Drinking Fountain Installation	Maintenance - Enhancement
OP016-2122	District-Wide Water Heaters and Pumps Replacement	Maintenance - Plumbing
OP006-2122	District-Wide Moving, Relocation, and Storage Services	Maintenance & Cleaning
OP010-2122	District Wide Alarm System Monitoring and Investigative Alarm Response	Safety & Security
OP013-2122	District-Wide Door Alarm Replacement	Safety & Security
OP020-2122	District-Wide Chiller Replacements	Ventilation/Air Quality
OP021-2122	District-Wide Boiler Replacement	Ventilation/Air Quality
OP022-2122	District-Wide Fluid Cooler Replacement	Ventilation/Air Quality
OP023-2122	District-Wide Water Tower Replacement	Ventilation/Air Quality



QUESTIONS ???