



Facilities Management

MONROE COMMUNITY COLLEGE

Facilities Newsletter - June 2019

Special points of interest:

- ⇒ **Facilities Updates**
- ⇒ **Summer Improvement Projects**
- ⇒ **Grounds Updates**
- ⇒ **Downtown Campus Updates**
- ⇒ **Building Services Updates**
- ⇒ **Employee Updates**



We encourage you to use the Maintenance Request Form. <http://www.monroecc.edu/depts/facilities/form.htm>

This will help us track your need(s) while measuring our internal goal of responsive, timely, and reliable customer service.

We value your feedback! Filling out the work order survey will also help us know how we are performing. Thank you for helping us be your trusted Facilities Team.

Newly Appointed Associate VP of Facilities

Congratulations to Blaine Grindle, our newly appointed Associate V.P. of Facilities. After wearing two different directors hats, we are very pleased his experience has come full circle to our benefit. There is no one in Facilities more dedicated to the success of our students and the College combined. Blaine will lead us into what we hope is a better future here at MCC.

HVAC Training Session Increases Efficiency

The HVAC Engineers from both campuses attended a 2-day Vibralign Laser Alignment and Balancing Training Class at the Brighton Campus. Much knowledge was gained by bringing in an expert training instructor from Vibralign. This type of training and knowledge will increase the performance and reliability of the HVAC Equipment around the campus.



Facilities

Brighton Campus—Summer Improvement Projects

We're gearing up for several projects this summer season on the Brighton Campus. Here are some of the major projects we hope to complete before the fall semester:

- ◆ Building 7 Upgrade the Science Labs
- ◆ Building 12 Exterior Brick Replacement
- ◆ Daycare Roof Tear-off and Replacement
- ◆ Building 1 Board Lounge renovation
- ◆ Building 1 Replacing Spina signage
- ◆ ATC Parking Lot Replacement Design
- ◆ Building 2 Spine Hallway Renovation



Reminder:



You may have already read in our Tribune articles titled, "Pardon Our Dust..," stating how the upcoming projects may affect your workday. These articles pertain to the Building 7 and 12 projects. In Building 7, the first floor will be closed off for construction, and the sidewalk areas around Building 12 will be fenced off for your safety. Please be sure to read your Tribune daily in case we have any further notices that may affect you.

Downtown Campus Summer Improvements

Several projects will be completed this summer to keep our new campus in like-new condition:

- ◆ Repair the sidewalk on Kodak Street and curbing in other areas
- ◆ Clean up winter debris with a street sweeper
- ◆ Reseal exterior windows of un-renovated building
- ◆ Remodel 770 suite for EDIWS
- ◆ Paint the loading dock
- ◆ Install a sign at Parking Lot CC
- ◆ Continue cleaning of the exterior Granite
- ◆ Repair the gate on Kodak Street
- ◆ Clean exterior windows



Facilities

An Amazing Transition on the 1st Floor of Building I

PHASE I: In the recent months, you may have noticed this new flooring project located in the hallways of Building I adjacent to the Brick Lounge and Java's Coffee Shop. This type of flooring offers a durable, sustainable, eco-friendly, and high quality surface that is aesthetically pleasing and maintenance free.



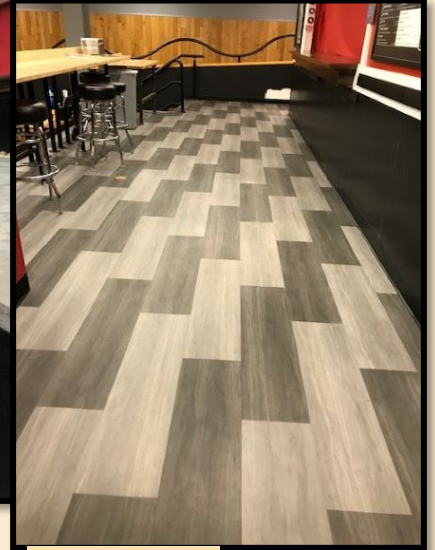
BEFORE



AFTER



BEFORE



AFTER

PHASE II: This summer, we will complete the final touches along the remaining hallway spaces adjacent to the PRISM Multicultural Center and the Gaming Center with new commercial carpeting.



These areas will be remodeled very soon.



Facilities

The First Facilities Team Project

Luis Rivera volunteered to be a team captain to construct the new conference room for the Human Resources Department. He chose his crew and was given a timeline to complete the work. In just over two weeks, the Human Resources Department has a more private and technologically advanced conference room. The conference room will be used for meetings and interviews. The new technology will enable video conferencing with candidates reducing the need for travel.



The team members were Luis Rivera, Roger Miller, Mark Lagana Dave Stratton, not shown here are Kevin Veaut, Phil Oettinger, and the technology team, Andy Eggleston, Michael Lane, Gabel Namba, and Phil Juma. Nice work everyone!

Grounds

Why the Grounds Department uses flowerpots near doorways...

It's that time of year again! Mowing, string trimming, fertilizing, weed killing, planting

In the past, we spent large amounts of manpower to till and plant areas around doorways with annuals. We would return several times a week to weed, fertilize, and water the plants.



The success of the garden depended on many factors which we could often not control. Everything from weather to summer vacations played into the mix. We kept notes of what performed well and what was less successful in a constant attempt to make things look better. Over the years we had many successes and many failures in the gardens around campus.

While attending a trade show, we met the head of a local company named EarthPlanter. They make commercial flower pots with a water tank and wicking mechanism, which nearly eliminated the watering maintenance aspect of gardening. The man claimed that if we purchased his pots that we would love them, and we do! We use a special soil with a time released fertilizer that lasts all summer. We start planting indoors, and once the threat of frost is gone, we can move them to their summer locations. This also gives us the opportunity to temporarily move the flowering pots to areas where special events are taking place. So far, we have been very happy with the results of the pots. We have grown everything from petunias to banana trees in them with great success. We hope you enjoy the pots and what they add to our landscape.

B uilding Services

Updating Necessary Equipment for Efficiency

One of the newest additions to the Building Services fleet of equipment is the Tennant T7 rider auto scrubber, which will be used to clean over 100,000 square feet of hallways at the Brighton Campus.

This machine, which was purchased to replace one of our older auto scrubbers, includes the IRIS® Asset Manager technology.

This technology sends real time reports, such as:

Daily machine usage. Are we using the machine to maximize its' productivity?

Current location of machine. No more wasted time trying to find where the machine was left by the previous operator (this happens more than we might want to admit!)

Battery usage. Are the batteries being charged properly? Batteries are easily the most expensive maintenance issue on this type of equipment, and proper charging practices help extend their life cycle and reduce downtime of the machine.

Instant notification of breakdowns from either machine malfunction or operator misuse.



Tennant T7

Looking to the Future

We truly believe this technology will help us clean the college more effectively and efficiently. It is also the next logical step in our ultimate goal for the future: totally autonomous machines that will operate by themselves! While they may call it an auto scrubber, it still currently needs a human to operate it. But totally autonomous machines are not that far off...



Auto-C

Facilities and **B**uilding Services

Milestones!

15 Year Employees

**Ryszard Ambroziak, Lauren Cherry, Robert Fess, Geoffrey Goodrell, Pedro Martinez,
Juan Molinero, Cory Scott, Robert Shufelt, and Lillie Thomas**

20 Year Employees

Douglas Ford and Michael Wichtowski

25 Year Employee

Joseph Angora

Facilities New Employees

Perusi Nyamukobwa → Cleaner started March 11, 2019

Tim Bostic → Cleaner started March 11, 2019



Facilities Promotions

Blaine Grindle-Promotion from Director I → Associate Vice President, Facilities

Mike Gibson-Promotion from Maintenance Mechanic III →MMII

Matt Butler-Promotion from Maintenance Mechanic III →MMII

Congratulations Retirees!

Supervisor of Grounds, Greg Nickason is retiring on 5/30/2019

Heavy Laborer, Doug Bailey is retiring on 5/30/2019

