Message from the VP

By now everyone should know the department has ten Strategic Initiatives. At the recent senior staff retreat, the Initiatives were renamed to Strategic Core Values. Core values are not descriptions of our work, but are the basic elements of how we serve as stewards of the University, interact with each other, and guide us as we work. While the name has changed, the values have not.

At the planning retreat, we voted on what priority should be the focus for the coming year for each Strategic Core Value. The results are:

Communication: Promote better use of FMD website.

Cost Management: Develop and prioritize a list of FMD investment projects.

Customers: Assemble University event schedule and coordinate with FMD activities.

Employees: Develop a comprehensive supervisor training guide and checklist.

Informations Systems: Develop a platform to store, access, and collaborate on documents quickly and accurately.

Planning: Create a plan that addresses lighting standards, parking issues for bikes and mopeds, and improves way-finding and sign standards.

Process: Develop & implement a virtual FMD operations center.

Reliability: Implement a high performance building & critical systems team.

Safety: Develop and implement a contractor safety program.

Sustainability: Develop a 3 to 5 year energy plan and include retro-commissioning.

I look forward to seeing these priorities realized over the next year. The department and University will be better as a result.

John J. Noonan
Vice President for Facilities

GROUND WINS NATIONAL AWARD

The Professional Grounds Management Society has awarded Duke University Medical Center the 2014 Grand Award, which recognizes the country’s best maintained landscapes. The Grand Award is the highest award given by the organization. Keith Guile is the Supervisor for the Medical Center Grounds team which includes Jordan Blalock, Fred Frigo, Chcio Hamm, Reggie Jones, Willie Summerlin and Herb Williams. The award winners will be featured in the PGMS newsletter and the award presented at the organization’s national expo in October.

DUKE BUILDING PROJECTS WINS MULTIPLE AWARDS FROM ENGINEERING NEWS RECORD

ENR, a weekly magazine that provides news and information for the construction industry world-wide, has announced the winners of best projects in the southeast for 2014. Environment Hall has been named the 2014 Best Green Project; Baldwin Auditorium was named Best Renovation/Restoration Project, and the West Campus Steam Plant received the Award of Merit in the same category. The projects will be highlighted in the November issue of the ENR Southeast magazine as well as be recognized at the annual Best Projects Awards ceremony held in November in Orlando, Florida.

Environment Hall features rooftop solar panels, innovative climate control & water systems, special windows that moderate light and heat, an organic orchard and sustainably designed landscaping.
YEARS OF SERVICE HONOREES

Five years of service: (left to right): Tim Young, Brandon Tucker, Sandra Taylor, Ivey Robertson, Shynasty Jones, Scott Adams, Tom Young, Yancey Leonard, Ed Sinnott, Casey Collins. Not pictured: Francisco Castellanos Alonzo, Toreonno Graves, Beverly Harris, Kenneth Pettiford, Daniel Roark, Raenard Winkey.

Ten years of service: (left to right) Renae Kranick, Chip Meade, Bryan Moore, Jannett Dunegan, Martin Rimmer, Mark Carpenter, Shawn Sanford. Not pictured: Keith Jones, Paul Manning, Kirk Oakley.

Fifteen years of service (left to right): Dan Farrar, Herbert Williams, Chchio Hamm, Mary Royster, Steve Cook. Not pictured: Tom Eatmon, Teresa McLeod, Randy Orange, Mark Parham, Laswanda Rogers, Calin Scripa, Bryan Taylor and Sandra Williams.

Twenty years of service: Linda Larcher. Not pictured: Bobby Tucker, Carlos Borland, Obetha Bright, Helen Brogdon, Larry Gill, Adrian Reid-Pickett.

Twenty-five years of service: (left to right): Charlie Conyers, Beshir Mohammednur, Ken Persinger, Dacie Turner, Don Elliott, Sampson Nelson. Not pictured: Bernice Alston, and Beverly Johnson.

Ten years of service: (left to right) Renae Kranick, Chip Meade, Bryan Moore, Jannett Dunegan, Martin Rimmer, Mark Carpenter, Shawn Sanford. Not pictured: Keith Jones, Paul Manning, Kirk Oakley.

Thirty years of service: (left to right): Curtis Browning, Donald Fogg, Gary Conlon, Buckson King, Keith Davis. Not pictured: Janet Bailey, Mark Browning.

Fifteen years of service (left to right): Dan Farrar, Herbert Williams, Chchio Hamm, Mary Royster, Steve Cook. Not pictured: Tom Eatmon, Teresa McLeod, Randy Orange, Mark Parham, Laswanda Rogers, Calin Scripa, Bryan Taylor and Sandra Williams.

Thirty-five years of service: Charles Lyons and Charles Hackney.

Fun Fact:
In preparation for the restoration of Duke Chapel, which includes a thorough cleaning of the interior, a test was done on some of the ornamental limestone around the stained glass windows. The ceiling restoration contractor applied a coating of latex cleaning material with a paint brush and let it sit overnight. The next day the latex was peeled off and 80 years worth of dust, dirt and stains came with it.

Forty years of service: Jack Burgess. Not pictured: Ray Walker
STEAM TEAM KEEPS CAMPUS COMFORTABLE

Duke University’s most important assets are out of sight and out of mind to most people on campus, which is a point of pride for the men in charge of their care and upkeep. The Steam and Utility Distribution team, led by Ed Sinnott, made up of eight steam-fitters and one plumber, is responsible for the care and upkeep of over 100 miles of underground utilities, including the steam, gas, chilled water, domestic water, sanitary sewer and storm sewer systems. Every student who enjoys hot showers, every doctor who relies on sterilized medical equipment, and every person sitting in an air-conditioned office is able to do so because of the work done by this shop.

Scott Adams, Robert Burnette, Jim Burton Tim Duggan, John Duke, Yancey Leonard, Ron Murphy, Ivey Robertson and Shawn Sanford spend the majority of their time underground in manholes and tunnels across campus, checking the systems, doing preventative maintenance tasks, and making repairs when needed.

The shop demonstrates their commitment and skill in their day to day tasks as well as their respond to an emergency. On the rare occasions when there is an issue with a piece of equipment, they work as long as necessary to resolve the problem, which has meant an extra long day.

Not only does their work allow both the University and the Medical Center to function on a day to day basis, but they play a critical role in the construction work as well. They are the ones that turn off the gas, water, or steam so a construction project to move forward. Often this means they must work on weekends when a building is unoccupied. Other times they are able to shut off utilities to building without anyone else on campus noticing. They can do this because much of Duke’s utility system is designed with redundancies, or back-up utilities.

During the conversion and renovation at the West Campus Steam Plant, the team had to start and stop the steam from the plant to the rest of campus dozens of times during the three years construction took place. No one on campus noticed. Having no one notice is just how the Steam and Utility Distribution team likes it. It proves that a difficult job was well done.

Construction debris is flushed from steam pipes at the new addition to the Vivarium.

CONGRATULATIONS TO THE SEPTEMBER EMPLOYEES OF THE MONTH

Todd Allen, Painter, 7 years of service. Todd was nominated by a customer at the Divinity School, where he has done extensive work. “It is so refreshing to have someone who really does an excellent job, doesn’t complain, and gets along well with the customers as he works around them while painting their offices”. Several other customers took the time to commend Todd as well.

John Everidge, High Voltage Electrician Specialist, 2 years of service. John demonstrates a positive attitude and is self-motivated to get his assignments done on time. He is one of the shop members that knows at any time he may be called back in the middle of the night, holidays, weekends, or in bad weather. He does this with no complaints to keep Duke running.

Belle Farish, Project Manager, 6 months of service. Belle successfully completed a variety of Housing projects and Athletic projects under tight summer schedules. One of her projects was East Residence Hall which had a leaky roof that required emergency re-roofing. She also built good relationships with the Athletic department due to the success of several design/build projects.

Rodney Terrell, Senior Sanitation Equipment Operator, 6 years of service. A researcher mistakenly placed his work in the trash compactor and Rodney helped him recover most of his research. He wrote “I cannot thank you enough for the tremendous action you took on my behalf!! I think I dodged more than a bullet on this one- I dodged a nuclear cruise missile. My wife could not believe the story and how responsive you were.”

Raenard Winkey, Utility Worker, Housekeeping, 5 years of service. Raenard consistently shows a good attitude and takes initiative and additional responsibility beyond is regular job assignments. His supervisor relies on him to make sure things are taken care of, including delivering supplies, taking emergency calls and covering areas that are short staffed.
COLLABORATION IS A BEST PRACTICE

The students and faculty who work in the Fitzpatrick CIEMAS building are enjoying a breath of fresh air, thanks to the teamwork of our Energy Management Team and HVAC shops.

After approximately ten years of operation, FMD staff determined that the HVAC systems required a “tune-up.” This involved figuring out the right amount of building air flow for optimizing occupant comfort, air quality, and energy management. Steve Palumbo, Energy Manager, and Casey Collins, Energy Engineer defined the scope of work and managed a consulting team who measured the air flow in the 332,000 square foot building. Then the consultants and HVAC Master Technicians Dave Chulla, James Doherty, and Mark Wilkinson got to work.

It has taken the team over 10 months of work to evaluate the systems and equipment, including air handlers, instrumentation, fume hoods, and air terminal boxes. They relied on help from Tom Young, Control System Engineer and Controls Technicians David Grizzle and Boyd Pickard to improve the automation systems that run the building.

Most importantly, the work done to improve the air quality provides FMD with the baseline and program needed to keep the building in tune for years to come. The project is important because it demonstrates the importance of collaboration that is essential for meeting our Sustainability and Climate Action Plan goals.

FMD FY 16 BUDGET UNDER CONSTRUCTION

Next fiscal year’s budgeting process is already underway for the fiscal year that will start on July 1st, 2015 (FY 2016). The process begins earlier than other university departments because our customers need to know how much our services will cost before they can develop their own budget. Our budget is approved by Duke’s senior management in mid-December.

Having to develop a budget eight months out is a challenge. Fewer facts are known, such as the weather which affects how much steam or chilled water we will produce, and many factors can change between now and July. With over $900M in new buildings and renovations pending over the next few years, the process for creating operating budgets is critical to the university’s expenses.

There are many variables to consider—even a department changing out lab equipment can have a significant impact on a building’s budget for maintenance and utility consumption. Staff members from each unit participate in getting data to the Business Services staff to create the budget on which all other University budgets are based on.

SAFETY ZONE

Ladder Safety Training Demonstration

On Wednesday, November 5th, representatives from Little Giant Ladder Systems will be here to provide ladder safety demonstration at 10 a.m. at Smith and at 1 p.m. at Chilled Water Plant #2. This demonstration will be similar to the fall protection class.

Annual Fire Extinguisher Training Completed

Every October FMD completes its annual requirement for fire extinguisher training for those considered first responders by OESO. The question is often asked “why do we have to do this again?” Mechanics, groundskeepers, recyclers, and sanitation employees are the eyes and ears of what’s going on at Duke. They need to know what to do in the event of a fire emergency. This includes knowing who to call and what actions to be take until firefighters and/or other public safety officials arrive. Over the years several FMD employees have reported or even put out a fire. So it is worth the 15 minutes it takes annually to complete the fire extinguisher training.

Safety Training Compliance

The 2013 strategic priority was to increase the safety training compliance rate in housekeeping to greater than 95%. When that priority was decided upon, the rate for housekeeping was 64.1%. Taft Waldon and the Housekeeping Supervisors worked to make sure that the goal was met. It took a little over a year, and in May 2014, the goal of a 95% compliance rate was reached. Since then the rate has been at or above 95%. Great job to ALL in the department for your role in making this happen!

Our Mission: To be stewards of Duke University by providing excellence in planning, design, construction, cleanliness, operations and maintenance of facilities, grounds and utilities, for the University Community in a safe, efficient and sustainable manner.