

YAVAPAI COLLEGE FACILITIES MANAGEMENT NEWS

May 2021

Facilities Management office hours at both the Prescott and Verde Valley campuses are limited to appointment only. To make an appointment for either office, please call either Karen or Linda at 776-2180 or send an email to facilities@yc.edu. Individual Facilities Management team members can still be contacted through their YC email account, and of course, we will still take your work requests through Main Boss and room reservations through 25Live. Thank you!



Lead Grounds Technician Sam Johnson repairing the sprinkler controller at the PAC

The May issue of this newsletter contains the latest information related to Facilities Management programs and projects, along with general information concerning the campus master plan and subsequent capital improvements. If you have questions about any of the items listed, please email me at david.laurence@yc.edu. This newsletter is also posted on the Facilities website.

Campus/Center Projects

Prescott Campus Parking Lot Lighting Upgrade

LED installation is wrapping up for the Prescott Campus. Expect to see brighter new lighting that is anticipated to generate an 80% reduction in energy consumption over the existing metal halide and high-pressure sodium lights.

Since the Prescott campus has the largest parking lot, this location will receive the upgrade first, followed by the Verde Valley Campus and the centers.

Project Manager: James Crockett



Electricians Don Stevens directing traffic and Zack Vannoy installing LED lighting

Verde Valley Campus Art Gallery Pergola

The pergola is complete at the north end of Building F.



New pergola

2020-21 CAPITAL IMPROVEMENT PLAN

Verde Valley Skilled Trades Center- Building D

Framing, ductwork installation, electrical, and plumbing rough-in are all taking place inside the building. Drywall installation is underway as well, along with thermal insulation along exterior walls.

Metal panels are being installed at the exterior of the building as electrical is roughed in for exterior lighting and fire alarm annunciation.

The Verde Valley Skilled Trades Center is designed to support CTE programs for Residential Construction, Residential Electrical, HVAC, and Plumbing. The building will be approximately 10,000 square feet of shop space with restrooms and faculty offices. There will also be covered exterior space for additional activities associated with these programs.

Design Team: SPS+ Architects

Construction Team: McCarthy Building Systems



Installing metal panels on the south side of the building



Installing wall paneling in the HVAC Lab



Electrical Lab



Construction Lab

Building 16 Technical Theater

Structural columns are set, masonry stem walls are complete along with the concrete slab. Electrical rough-in will begin the second week of May as the project goes vertical with masonry walls.

Please observe safety and warning signs and stay out of the construction zone inside and outside of Building 16 between the loading dock and the Art Gallery.

Construction is anticipated to conclude on July 31, 2021.

Design Team: SPS+

Construction Team: Danson Construction



Setting columns to support mezzanine space



Stem wall and new slab

If you would like more information about the campus master plan or implementation schedule, please go to <http://masterplan.yc.edu/>. This site is updated regularly as new information concerning project progress becomes available.

BUILDINGS AND GROUNDS PLANNED MAINTENANCE PROJECTS

As part of the budget, planned maintenance projects are scheduled each year to ensure that College facilities are maintained at a level to support optimum performance in building systems, infrastructure, life safety, roadways, and parking, along with College grounds. These projects result from a recent Facilities Condition Assessment (FCA), which identifies when repairs, modifications, or replacement of components should occur.

FCA Projects:

PAC HVAC and Roof Replacement – Roof replacement underway

Chino Valley Ag Center Building 57 Roof Replacement – Scheduled to begin May 13, 2021

Chino Valley Ag Center HVAC Replacement – Design underway

Energy Corner – Scott Blevins

A couple of months back, we talked about having a Building Automation System (BAS) Consultant come in to discuss opportunities with our system. This group was in last week, and they presented multiple ideas that we will be pursuing over the next several years. We will be looking to integrate 25-Live into our BAS to allow scheduled spaces to be heated and cooled more efficiently. By tying the systems together, we can offset room temperatures more significantly, instead of moving the temperature back 3-5 degrees when spaces are not occupied, we can go back 10-15 degrees. Another opportunity presented was to install a smaller heat pump chiller in the Prescott plant to accommodate the needs during the milder months in spring and fall. This should allow us to leave our 800-ton chillers off and our boilers at minimal usage during those milder months.

Environmental, Health and Safety – Angie Gasser

COVID UPDATES

As the College nears reopening and departments make plans to return to campus, please take time to review the Yavapai College COVID Webpage found here: [COVID-19 Re-entry Plan - Yavapai College \(yc.edu\)](#).

Some important items to note as we transition to Phase Green include:

- Face coverings are still required in all YC buildings and vehicles with passengers (regardless of vaccination status)
- Must practice social distancing (6 ft.)

For more information on YC'S COVID response, travel guidelines, etc., please view the YC COVID Operating Manual found at the link above.

Vaccinations are still available through many local pharmacies as well as Spectrum Healthcare. If you have not yet been vaccinated and are interested, please see the following link to sign up: [Yavapai County Community Health Services \(YCCHS\) Home](#).

Facilities New Team Members

Facilities congratulates Sam Johnson as the new Lead, Grounds Technician II, and welcomes Jim Otis as the new Technician III, HVAC.

Also, Facilities would like to congratulate James Crockett for obtaining his certification as an APPA Certified Educational Facilities Professional.

The Certified Educational Facilities Professional credential (CEFP) is a certification designed for aspiring and existing educational facilities professionals with eight years of combined education and professional facilities management experience. Earning the

CEFP demonstrates that you have a mastery of professional expertise and is a mark of superior proficiency in the core competencies for education facilities professionals.

Well, that is all for this edition of Yavapai College Facilities Management News. Please stay tuned for the next edition containing the latest information related to projects and programs around the College.

We here at Facilities are seeing more of you on campus and look forward to seeing the rest of you soon!

Under Construction