



25 GREAT IDEAS IN FACILITIES MANAGEMENT

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INCANDESCENT BULB TO LED REPLACEMENT

- This is a simple bulb replacement with a great payoff that is often overlooked.
- Supported by Act 129 Rebates; with possibilities for projects to be fully funded.



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INFRARED CAMERA TECHNOLOGY

- Affordable
- Mobile Technology
- Uses
 - Locate Electrical Problems
 - Building Envelope Issues
 - Locating Hard to Find Roof Leaks
 - Mechanical Troubleshooting



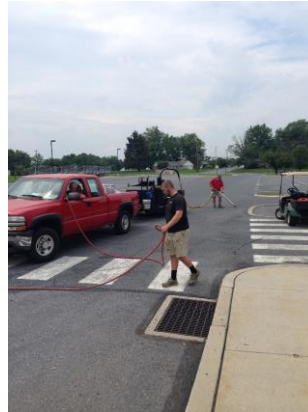
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CRACK SEALING YOUR ASPHALT

- Crack sealing your asphalt is another task that can be easily overlooked.
- An inexpensive way to protect a large investment.
- Work can be completed by an outside contractor or done in house by using equipment from vendors, who will rent their equipment to your school district.



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TESTING YOUR POTABLE WATER FOR LEAD

- Be proactive not reactive
- Create a sampling plan
- Create a baseline with your first sampling plan
- Work with an accredited lab
- Be sure to sample areas such as
 - Drinking Fountains
 - Kitchen Faucets
 - Faculty Rooms



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GUARANTEED ENERGY SAVINGS AGREEMENTS (GESAs)

- A budget friendly way to reduce consumption, tackle maintenance problems, and make infrastructure improvements.
- Government Contract; when you pick your contractor; you do not have to go through the bidding process.
- Replace old equipment with new high efficiency equipment.
- Saves on Engineering and Architectural fees.
- Fixed Cost and Savings
- No Change Orders
- Commissioning and Training
- Assists with long term Energy Management

AARON BARTO, PRSBO

DIRECTOR OF PHYSICAL PLANT
BELLEFONTE AREA SCHOOL DISTRICT
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CONTRACT FERTILIZER & SPRAYING

- Employees just don't have the time...



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DUMP DOLLY

- Back Saver!



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HAND DRYERS

- Return on Investment (ROI) of 13 months



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ON-LINE TRAINING

- Safe Schools (and others);
- Asbestos, Right to Know, Bloodborne Pathogens and much more



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CONTROLS AUDIT

- Act 129



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CUSTODIAL EFFICIENCIES

- Cleaning Standardization
- On-line Training
- Equipment Efficiencies

GROUNDS EFFICIENCIES

- Equipment
- Salt vs. Anti-skid
- Onsite mechanic

ELECTRONIC EFFICIENCIES

- Google Drive
- Custodial Training
- Facility Software

LABOR EFFICIENCIES

- Standardizing shift times
- Event set-up

LOCAL GOVERNING AUTHORITY COLLABORATION

- Swapping Equipment
- Traffic Signage
- Event Collaboration

MATT ULMER, PRSBO

BUSINESS AND OPERATIONS MANAGER/BOARD SECRETARY
SOUTH MIDDLETON SCHOOL DISTRICT
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DOES YOUR DISTRICT HAVE AN EDUCATIONAL FOUNDATION?

- Capital Campaigns
- In-kind donation

HYBRID COOPERATIVE PURCHASING ON LARGE PROJECTS

- KPN, US Communities, Costars, etc.
- Regular Bid Process Requirements
- How can you combine the process to maximize purchase power?

TEAM BUILDING AND STAFF EVALUATION

- Staff meetings and in-service days
- Uniform evaluation tool
- Be visible
- Constructive criticism and training

PROFESSIONAL MEMBERSHIPS AND NETWORKING

- PASBO
 - Regional Chapter Meetings (CRSFM)
 - Seminars and Continuing Education
 - Scholarships
- Procurement Membership Groups
- Capital Region Council of Governments (CAPCOG)

PASBO AWARDS OF EXCELLENCE IN SCHOOL FACILITIES

- Use the Award format as a self-evaluation tool for your department
- Make the program a 5 year plan for change
- Show pride in you staff and work environment

MARK BROOKS, PRSBA

PROGRAM ADMINISTRATOR

MONTGOMERY COUNTY IU #23

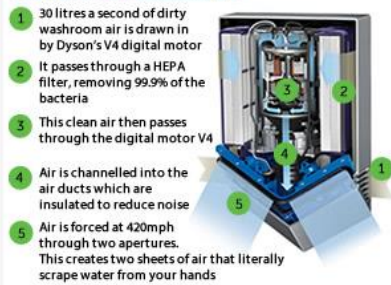
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DYSON V BLADE

- Dyson - \$31 per year
- Traditional Dryer - \$157
- C-Fold Towels - \$1,460

- 99.97% of particles of bacteria as small as 0.3 Microns
- Sound power level: 79 dB(A)

How it works →



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GAS BLEEDER



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LED SIGN RETROFIT



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CENTRAL TRASH & RECYCLING

- Blue recycling bins hold “clean” paper
- Yellow bins are used for “mixed recycling”
- Green bins are for compost
- Red bins are for regular trash.
- Keys to success:
 - Have enough bins that are not far to walk similar to a pantry or print station
 - The bins should blend with the overall office design
 - Signage is clear for the various types of waste



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KNOW YOUR DATA

- Benchmarking
- Energy
- Cost per Square Foot
- Cost per Student
- Percentage of Total Maintenance Expenditure



TIME FOR YOUR IDEAS
AND QUESTIONS!