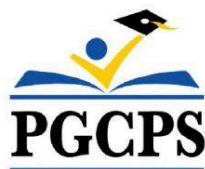
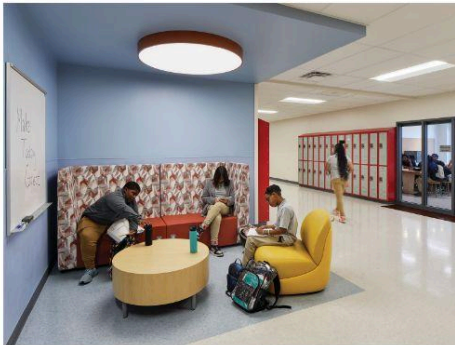


Blueprint Schools Program 2024 Quarter 2 Report

June 2024



bit.ly/PGCPS-Blueprint



Angela D. Alsobrooks
County Executive

PGCPS Blueprint Schools

2024 Quarterly Report #2

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EXECUTIVE SUMMARY

Now that the Program has delivered the first six (6) schools to their communities, and has entered the Services Period, it has two primary goals: ensuring that current operations allow education in these facilities to continue unimpeded by any system failures and that the facilities are maintained at the highest levels, preserving them for more than 50 years of effective use. This approach to asset management and life-cycle maintenance will allow PGCPs to utilize industry best practices and serve as the foundation for the revision of its internal life-cycle maintenance program. Part of that process is adjusting and improving the building based on the needs recognized through its use.

Once the facilities were occupied, we identified areas that required further improvement to enhance the efficiency, comfort, and safety of the staff and students. PGCECP and PGCPs will collaborate to make these improvements and alterations over the next few years. Work will begin on these improvements this summer. In addition, we will continue to gather input from faculty and staff at each school to add or modify equipment and practices.

Shawn Matlock

Director, Office of Alternative Infrastructure Planning and Development

PROJECT PROFILES

Sonia Sotomayor Middle School at Adelphi



Project Status: Complete
Neighborhood: Adelphi
Address: 8820 Riggs Rd,
 Adelphi, MD 20783
Grade Configuration: 6-8
Capacity: 1,200
Square Footage: 144,800 sq. ft.
Principal: Dr. Leroy Alicea-Cabassa

Associate Superintendent:

- Dr. Ameila Coleman

County Council Representative (District 2):

- Wanika B. Fisher

State Legislative Representatives (District 47):

- Senator Malcolm Augustine
- Delegate Deni Taveras

School Board Representative (District 3):

- Pamela Boozer-Strother

Drew-Freeman Middle School



Project Status: Complete
Neighborhood: Suitland,
 Arnold Heights
Address: 2600 Brooks Dr.,
 Hillcrest Heights, MD 20746
Grade Configuration: 6-8
Capacity: 1,200
Square Footage: 144,800 sq. ft.
Principal: Natasha Kyler

Associate Superintendent:

- Dr. Ameila Coleman

County Council Representative (District 7):

- Krystal Oriadha

State Legislative Representatives (District 24):

- Senator Joanne C. Benson
- Delegate Andrea Fletcher Harrison
- Delegate Tiffany T. Alston
- Delegate Jazz M. Lewis

School Board Representative (District 7):

- Kenneth Harris II

PROJECT PROFILES *(continued)*

Hyattsville Middle School	
	
<p>Project Status: Complete Neighborhood: Hyattsville, West Riverdale, University Park Address: 6001 42nd Ave., Hyattsville, MD 20781 Grade Configuration: 6-8 Capacity: 1,200 Square Footage: 162,610 sq. ft. Principal: Chanita Stamper</p>	<p>Associate Superintendent:</p> <ul style="list-style-type: none"> ● Dr. Ameila Coleman <p>County Council Representative (District 2):</p> <ul style="list-style-type: none"> ● Wanika B. Fisher <p>State Legislative Representatives (District 22):</p> <ul style="list-style-type: none"> ● Senator Alonzo T. Washington ● Delegate Anne Healey ● Delegate Ashanti Martinez ● Delegate Nicole A. Williams <p>School Board Representative (District 3):</p> <ul style="list-style-type: none"> ● Pamela Boozer-Strother

Kenmoor Middle School	
	
<p>Project Status: Complete Neighborhood: Palmer Park, Kentland, Glenarden Address: 2501 Kenmoor Dr, Landover, MD 20785 Grade Configuration: 6-8 Capacity: 1,200 Square Footage: 144,800 sq. ft. Principal: Rebecca Turner</p>	<p>Associate Superintendent:</p> <ul style="list-style-type: none"> ● Dr. Ameila Coleman <p>County Council Representative (District 5):</p> <ul style="list-style-type: none"> ● Jolene Ivey <p>State Legislative Representatives (District 24):</p> <ul style="list-style-type: none"> ● Senator Joanne C. Benson ● Delegate Andrea Fletcher Harrison ● Delegate Tiffany T. Alston ● Delegate Jazz M. Lewis <p>School Board Representative (District 4):</p> <ul style="list-style-type: none"> ● Shayla Adams-Stafford

PROJECT PROFILES *(continued)*

Colin L. Powell Academy



Project Status: Complete
Neighborhood: Tantallon, Fort Washington
Address: 12200 Fort Washington Rd., Fort Washington, MD 20744
Grade Configuration: K-8
Capacity: 2,000
Square Footage: 233,865 sq. ft.
Principal: Nina Lattimore

- Associate Superintendents:**
- Dr. Kasandra G. Lassiter
 - Dr. Ameila Coleman
- County Council Representative (District 8):**
- Edward Burroughs
- State Legislative Representatives (District 26):**
- Senator C. Anthony Muse
 - Delegate Veronica L. Turner
 - Delegate Kriselda Valderrama
 - Delegate Jamila Woods
- School Board Representative (District 8):**
- Madeline LaSalle Frazier

Walker Mill Middle School



Project Status: Construction - Phase 2
Neighborhood: Walker Mill
Address: 800 Karen Blvd., Capital Heights, MD 20743
Grade Configuration: 6-8
Capacity: 1,200
Square Footage: 144,800 sq. ft.
Principal: Erin Cribbs

- Associate Superintendent:**
- Dr. Ameila Coleman
- County Council Representative (District 6):**
- Wala Blegay, Vice-Chair
- State Legislative Representatives (District 25):**
- Senator Melony Griffith
 - Delegate Nick Charles
 - Delegate Karen R. Toles
- School Board Rep (District 6):**
- Branndon D. Jackson

PROGRAM PROGRESS

Construction Progress

Five of the six schools have completed major construction activities and mural installations, with only minor punch list repairs continuing. At Walker Mill, phase 2 of the project, which includes the demolition of the old school building and the construction of the athletic fields, is ongoing. Since March 2024, the backstop and permanent fencing installations have been completed, and the temporary construction fencing has been removed. Permanent seeding is currently in progress after receiving authorization from the Department of Permitting Inspections, and Enforcement (DPIE) to fill the temporary pond. Additionally, several grading activities, including the removal of temporary containment berms and the filling of the temporary pond, have been completed.

In the upcoming quarter, the contractor anticipates the completion of seeding and plantings around the site. The current sidewalk along Karen Blvd. will be demolished, and a new sidewalk will be poured to replace it, in addition to the completion of curb repair. Additionally, connecting sidewalks along the soccer fields will be poured. At the main parking lot, milling, overlay, striping, and signage installation will be completed. Bike racks will be installed at the baseball fields, and, finally, the silt and diversion fence will be removed.

Additional Construction and Change Orders

The opening and occupancy of all six schools have highlighted the need for additional improvements and construction items. At Colin L. Powell Academy, the Program determined that an additional playground is needed to accommodate the first through fifth-grade students. Initially, the design only called for one (1) playground to accommodate the pre-k level students. However, upon new consideration, the Program and the school have agreed that a second playground should be constructed for the other elementary students. The Program received a preliminary quote from PGCPs' playground vendor, Gametime, and has engaged its partners, PGCECP, to determine any added maintenance cost and next steps.

At Sonia Sotomayor Middle School at Adelphi, the Program has agreed to the construction of an ADA ramp at the end of the parking lot. PGCPs determined that an additional ramp was needed at that location to ease access for the school's regional program students. The construction of the ramp will take place over the summer this year, 2024. PGCPs has also requested that the Program add filters to the water fountains and bubblers in all of the new facilities. Though the filters were included in the maintenance budget for each school, they were not required by the educational specifications. The Program has confirmed with PGCECP that adding the filters is a manageable upgrade.

The PGCECP service provider, Honeywell, has provided PGCPs with a preliminary maintenance and construction schedule for each school this summer, which is attached hereto.

Finally, PGCPs and the Program are in the process of concluding a Power Purchase Agreement with SSI SCHOOL LANE SOLAR, LLC, the company that will add solar panels on the roofs of each of our

new P3 buildings. There will be no direct capital cost to PGCPs or added to the overall project. The Program expects construction to take place in the early fall of 2024 and into the summer of 2025.

There are some disputed change orders based on the increased cost of materials due to the COVID-19 pandemic and the war in Ukraine. PGCECP and PGCPs are working to resolve those items.

PHASE 1 PROJECT AGREEMENT

Amendment 1 to the Project Agreement

Per the Program's earlier reports, there were several change orders on the project agreement, and a budget was established for the compensation of the agreed-upon change orders. Some of those change orders, roughly \$8 million, were paid as a direct cash payment. Others are being financed and will be paid overtime through a refinancing of the Availability Payment.

The primary purposes of the First Amendment (the First Amendment) to the Project Agreement for the Design, Build, Finance, and Maintenance of Prince George's County Public Schools Alternative Construction Financing Package 1 (the Project Agreement) to be entered into by and between the Board of Education of Prince George's County (PGCPs) and Prince George's County Education & Community Partners, LLC (Developer) is to allow for the financing of \$12 million in additional costs from various Change Orders, Relief Events, and Unknown Land Conditions approved by PGCPs that will be accounted for in the form of an amended Availability Payment and authorizes PGCPs to enter into a Power Purchase Agreement with SSI School Lane Solar, LLC (the PPA) with respect to the Phase 1 schools.

More specifically, the First Amendment:

- Amends and restates Exhibit U (Financial Model and Related Information) to the Project Agreement to reflect the additional financing;
- Amends and restates Exhibit X-1 (Payment Calculations) to the Project Agreement to reflect the amended Availability Payment based on the additional financing;
- Provides Developer's consent to PGCPs entering into the PPA, installing solar panels on the Phase 1 schools as a Capital Modification, and passes through certain obligations under the PPA to the Developer;
- Amends and restates Exhibit X-2 (Deductions) to the Project Agreement to memorialize previously agreed upon changes of a clean-up nature agreed to by PGCPs and Developer;
- Includes representations and warranties from both PGCPs and Developer;
- Identifies closing deliverables, including legal opinions from both Parties, the payment of a Reconciliation Payment in the amount to be determined by PGCPs in the final model

(eliminating the need to finance this portion of the additional costs), and the execution of a Consent and Estoppel Agreement by PGCPs and Developer; and

- Other miscellaneous provisions.

CLOSING STATEMENT

Now that the Program has fulfilled its promise of delivering six new schools, we will begin the hard work of operating and maintaining these facilities to the highest standards possible. This will require communication, coordination, and cooperation between the organizations that are a part of this historical P3 partnership. The Program looks forward to watching our students thrive with the completion of Phase 1 and continuing efforts through Phase 2.

APPENDIX

APPENDIX A
PGCPS P3 Summer Maintenance Project Plan



Activity Legend:

Done
In progress
Planned
Hold
Late

Date	5/6
Due	6/17

PGCPS P3 Summer Maintenance Plan

May-2024 Jun-2024 Jul-2024 Aug-2024

3	10	17	24	31	7	14	21	28	5	12	19	26	2	9	16	23	30
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Project Categories	Activity Description	Interior/ Exterior	WO ID#	Type	Status	Start Date	Finish Date	W1	W2	W3	W4	W5	W6	W7	W8	W9	W10	W11	W12	W13	W14	W15	W16	W17	W18	Labor Hrs	
	Warranty & Facility Condition Assessment	Both		Contractor	Planned	20-Jun	28-Jun																				
HONEYWELL PROJECTS	Graffiti removal	Interior			Planned	20-Jun	28-Jun																			56	
	Lockers cleanout - Checklist attached	Interior			Planned	20-Jun	28-Jun																			56	
	Stair railings will be painted with a strong proof anti-peel	Interior			Planned	20-Jun	28-Jun																			56	
	Replace Fire Extinguisher Door latches	Interior	1466		Planned	20-Jun	28-Jun																			56	
	Repair Drywall and repaint around skylight	Interior	1823		Planned	20-Jun	28-Jun																			56	
	Remove Napkin Disposal Containers from Boys Bathroom due to improper use	Interior	1748		Planned	20-Jun	28-Jun																				56
	Fire Extinguisher Plexi Glass installed.	Interior			Planned	20-Jun	28-Jun																				56
	removing dead trees & Pruning Trees	Interior	1969		Planned	20-Jun	28-Jun																				56
	Attic Stock Storage	Interior			Planned	20-Jun	28-Jun																				56
	Flowerpot at walker mill, but check all sites rim is bent, fill up with dirt (Kids have been sitting on it)	Interior			Planned	20-Jun	28-Jun																				56
PGCPS CHANGE ORDER PROJECTS	Install of Horizontal sliding gates on all open bathrooms	Interior	1988	Contractor	Planned	20-Jun	28-Jun																			56	
	Replace Fiber glass basketball goals with Polycarbonate - Handover old goals to PGCPS as per PGCPS representative	Interior	1989	Contractor	Planned	20-Jun	28-Jun																				56
	Storage Shed, install Solar Light for night vision, and install cameras to intergrate into existing surveillance cameras (Prepare cost estimate and date of installation after PGCPS approval)	Interior	1990	Contractor	Planned	20-Jun	28-Jun																				56
	Install Water Fountain Filters	Interior	2074	Contractor	Planned	20-Jun	28-Jun																				56
	Parking Lots – Driving traffic one way.	Exterior			Hold	20-Jun	28-Jun																				56
	Attic Stock Paint Schedule	Interior	1803		Planned	20-Jun	28-Jun																				56
WARRANTY PROJECTS	Walker Mill refrigerator light This is an issue that we have had at multiple schools. The light fixtures in the kitchens walk in refrigerator are collecting water and shorting out. The fixtures need to be replaced and properly sealed to keep this from continuing to happen.	Interior	1678	Contractor	Done	20-Jun	28-Jun																				56
	Walker Mill skylight - No room #. 2nd floor in front of elevator. Images show water damage to the drywall surrounding the skylight on the second floor. I checked the roof and there are no signs of sitting water on the roof around the skylights. The leak from the skylight will need to be investigated. The drywall on the skylight will need be repaired and painted.	Interior	1823	Contractor	Planned	20-Jun	28-Jun																				
	Repeated event 1140 & 1724 - Walker Mill marquee - The sign is malfunctioning again. I power cycled the equipment and it didn't restore proper operations.	Interior	2027	Contractor	Planned	20-Jun	28-Jun																				
	The toilet in the staff restroom located in the main office has a broken tile behind where its mounted . The mounting nuts are tight to the toilet. This may be improper install. Toilet appears not be level and seated properly.	Interior	2149	Contractor	Planned	20-Jun	28-Jun																				
	Walker Mill AC-8 AC-8 is showing error fault 5701. This fault indicates a fault with the condensation float.	Interior	2179	Contractor	Done	20-Jun	28-Jun																				
	Front door and Security cameras are not working.	Interior	2190	Contractor	Done	20-Jun	28-Jun																				
	Front door and Security cameras are not working.	Interior	2234	Contractor	Done	20-Jun	28-Jun																				
	Chiller went into alarm for circuit A and circuit B Compressor VFD failure . I checked my chill water pumps which are running as they should as well as my VFDs. My chiller is now running after I manually cleared the alarms.	Interior	2220	Contractor	Planned	20-Jun	28-Jun																				
	Replace Wood Planks on GYM flooring	Interior	1896		Planned	20-Jun	28-Jun																				56
	Replace the Google Station in the Room C221, no backing inproperly installed	Interior	2058		Planned	20-Jun	28-Jun																				56
	Landscaping, PGCPS responsibility but we need to enforce the overall upkeep, so that it's fresh looking on the first day back in September (We want it look fresh and pretty)				Planned	20-Jun	28-Jun																				56
	WARRANTY PUNCHLIST	Replacement of Cord Reels in Classrooms	Interior		Contractor	Planned	20-Jun	25-Jun																			32
																										0	
																										0	
WARRANTY PUNCHLIST	WAL/A1-Mechanic/01		13177		Planned	20-Jun	28-Jun																			56	
	WAL/A2-BACKFLOW/01		13178		Planned	20-Jun	28-Jun																				
	WAL/A3-Exterior/01		13179		Planned	20-Jun	28-Jun																				
	WAL/A4-Plumbing/01		13180		Planned	20-Jun	28-Jun																				
	WAL/A5-Public Space/01		13181		Planned	20-Jun	28-Jun																				
	WAL/A6-Classroom Space/01		13182		Planned	20-Jun	28-Jun																				
	WAL/A7-Electric/01		13183		Planned	20-Jun	28-Jun																				
	WAL/A8-Fire Systems/01		13184		Planned	20-Jun	28-Jun																				



Activity Legend:

Done
In progress
Planned
Hold
Late

Date	5/6
Due	6/17

PGCPS P3 Summer Maintenance Plan

Project Categories	Activity Description	Interior/Exterior	WO ID#	Type	Status	Start Date	Finish Date	May-2024					Jun-2024				Jul-2024				Aug-2024					Labor Hrs							
								3	10	17	24	31	7	14	21	28	5	12	19	26	2	9	16	23	30								
Annual PM	WAL/A9-Security System/01		13185		Planned	20-Jun	28-Jun																										56
	WAL/Certificate/01		13191		Planned	20-Jun	28-Jun																									0	
	WAL/Elevator/01		13192		Planned	20-Jun	28-Jun																									0	
	WAL/M1-Mechanic/01		13172		Planned	20-Jun	28-Jun																									0	
	WAL/M4-Life Safety/01		13173		Planned	20-Jun	28-Jun																									0	
	WAL/M5-Boiler Log/01		13174		Planned	20-Jun	28-Jun																										0
	WAL/M5-Boiler/01		13175		Planned	20-Jun	28-Jun																									0	
	WAL/M6-Landscaping/01		13176		Planned	20-Jun	28-Jun																										0
	WAL/Q1-MECH/01		13186		Planned	20-Jun	28-Jun																										0
	WAL/Q2-Plumbing/01		13187		Planned	20-Jun	28-Jun																										0
	WAL/S1-General/01		13188		Planned	20-Jun	28-Jun																										0
	WAL/S2-Frost/01		13189		Planned	20-Jun	28-Jun																										0
	WAL/S3-Heating/01		13190		Planned	20-Jun	28-Jun																										0
	WAL/Weekly		13241		Planned	20-Jun	28-Jun																										1,264



Activity Legend:

Done
In progress
Planned
Hold
Late

Date: 6/17
Due: 7/1

PGCPS P3 Summer Maintenance Plan

May-2024 Jun-2024 Jul-2024 Aug-2024

3 10 17 24 31 7 14 21 28 5 12 19 26 2 9 16 23 30

Project Categories	Activity Description	Interior/Exterior	WO ID#	Type	Status	Start Date	Finish Date	May-2024		Jun-2024				Jul-2024				Aug-2024				Labor Hrs		
								W1	W2	W3	W4	W5	W6	W7	W8	W9	W10	W11	W12	W13	W14		W15	W16
HONEYWELL PROJECTS	Warranty & Facility Condition Assessment	Both		Contractor	Planned	1-Jul	9-Jul																56	
	Install Fire Extinger Door Latches	Interior	1465		Planned	1-Jul	9-Jul																56	
	Replace Broken Bathroom Door Locks on selective doors	Interior	1642		Planned	1-Jul	9-Jul																56	
	Repair Water Damage Event in classroom	Interior	0		Planned	20-Jun	28-Jun																56	
	Attic Stock Storage	Interior			Planned	1-Jul	9-Jul																56	
PGCPS CHANGE ORDER PROJECTS	Paint attic stock appears to be non-existent as a result of punchlist work being performed over the past 8 months by the construction contractor.	Exterior	1806	Contractor	Planned	1-Jul	9-Jul																56	
	Acquire/re-stock school with appropriate attic stock representative of all the paint colors in the school.	Interior	1985	Contractor	Planned	1-Jul	9-Jul																56	
	Handicap Accessibility Ramp install - Perform curb cut, layout and finish near the bus drop-off (Honeywell team to prepare cost estimate and plan of action date to install)	Exterior	1986	Contractor	Planned	1-Jul	9-Jul																56	
	ADA push button and interlock door open for using the keycard for access (Honeywell team to prepare cost estimate and plan of action Storage Shed, install Solar Light for night vision, and install cameras to intergrate into existing surveillance cameras (Prepare cost estimate and date of installation after PGCPS approval)	Exterior	1987	Contractor	Planned	1-Jul	9-Jul																	56
	Wall damage located on the second floor to the left of the elevator once existing. Damage is behind the first set of double passage doors. Install Water Fountain Filters	Interior	2063	Contractor	Planned	1-Jul	9-Jul																	56
	In the restroom near closet C141B we have a piece of tile that is damaged. It appears that someone may have hit the tile with	Interior	2073	Contractor	Planned	1-Jul	9-Jul																	56
					Planned	1-Jul	9-Jul																	56
	Sensory Equipment Installation Adelphi Middle School (Ad Hoc) Requested	Interior			Planned	1-Jul	9-Jul																	56
					Planned	1-Jul	9-Jul																	56
WARRANTY PROJECTS	C217 Missing Bulletin Boards @Sonia Sotomayor.	Interior	1680	Contractor	Planned	1-Jul	9-Jul																	
	A small hole in the floor near the drain in the restroom near C 265C. Can we have someone come out and repair this issue before it gets worst?	Interior	1753	Contractor	Planned	1-Jul	9-Jul																	
	MAU1 at Adelphi is not online anymore after Shapiro & Duncan visit yesterday. The system is not online., heating elements do not function, and sensors are offline.	Interior	1770	Contractor	Planned	1-Jul	9-Jul																	
	Microphone Issue @Adelphi Issue with the microphone in the cafeteria at Adelphi. The problem that we are experiencing is that the range isn't reaching that far while staff is moving around and talking on the mic. It was stated that when they first started using it the range was fine. I have tried changing the batteries and I've also tried adjusting the antennas on the receiver. Can have someone come out to investigate this issue?	Interior	1938	Contractor	Planned	1-Jul	9-Jul																	
	Adelphi - Boiler communication offline A communication issue with the switch inside the boiler. Our controller is transmitting, but the switch isn't receiving anything. I've power cycled the switch and moved channels but the switch never receives data.	Interior	2023	Contractor	Planned	1-Jul	9-Jul																	
	Boiler controller may need to be rebooted/reset with proprietary Adelphi steam lab B102.2																							
	Teacher's desk in the classroom needs the correct receptacle for the furniture. The receptacle provided wasn't installed due to it not fitting. The receptacle provided is larger than the provided space for the receptacle to seat. Due to this deficiency the desk isn't completely assembled.	Interior	2064	Contractor	Planned	1-Jul	9-Jul																	
	Elevator Issue @ Adelphi Currently having an issue with the elevator here at Adelphi. We have verified power to the elevator. There was a power outage earlier that	Interior	2229	Contractor	Planned	1-Jul	9-Jul																	
	The patch panel for the camera network switch is not labelled. This panel is supposed to be labelled with a camera identification tag. Confirmed while attempting to troubleshoot offline cameras.	Interior	2230	Contractor	Planned	1-Jul	9-Jul																	
	Landscaping. PGCPS responsibility but we need to enforce the overall upkeep, so that it's fresh looking on the first day back in September (We want it look fresh and pretty)	Exterior		Contractor	Planned	1-Jul	9-Jul																	
Remove Dead Trees	Exterior		Contractor	Planned	1-Jul	9-Jul																		
				Planned	1-Jul	9-Jul																		
WARRANTY PUNCHLIST	Replacement of Cord Reels in Classrooms	Interior		Contractor	Planned	1-Jul	5-Jul																40	
	Restore Gym, Dance and learning stairs floors	Interior		Contractor	Planned	1-Jul	?																	



Activity Legend:

Done
In progress
Planned
Hold
Late

Date 6/17
Due 7/1

PGCPS P3 Summer Maintenance Plan

May-2024 Jun-2024 Jul-2024 Aug-2024

		May-2024					Jun-2024				Jul-2024				Aug-2024					Labor Hrs
		3	10	17	24	31	7	14	21	28	5	12	19	26	2	9	16	23	30	
		W1	W2	W3	W4	W5	W6	W7	W8	W9	W10	W11	W12	W13	W14	W15	W16	W17	W18	
Annual PM	ADE/A1-Mechanic/01																			0
	ADE/A2-BACKFLOW/01																			
	ADE/A3-Exterior/01																			
	ADE/A4-Plumbing/01																			
	ADE/A5-Public Space/01																			
	ADE/A6-Classroom Space/01																			
	ADE/A7-Electric/01																			
	ADE/A8-Fire Systems/01																			
	ADE/A9-Security System/01																			
	ADE/Certificate/01																			
	ADE/Elevator/01																			
	ADE/M1-Mechanic/01																			
	ADE/M4-Life Safety/01																			
	ADE/M5-Boiler Log/01																			
	ADE/M5-Boiler/01																			
	ADE/M6-Landscaping/01																			
	ADE/Q1-MECH/01																			
	ADE/Q2-Plumbing/01																			
	ADE/S1-General/01																			
	ADE/S2-Frost/01																			56
ADE/S3-Heating/01																				
ADE/Weekly																			0	
																				936



Activity Legend:

- Done
- In progress
- Planned
- Hold
- Late

Date: 6/17
Due: 7/1

PGCPS P3 Summer Maintenance Plan

May-2024 Jun-2024 Jul-2024 Aug-2024

3 10 17 24 31 7 14 21 28 5 12 19 26 2 9 16 23 30

Project Categories	Activity Description	Interior/ Exterior	WO ID#	Type	Status	Start Date	Finish Date	May-2024		Jun-2024				Jul-2024				Aug-2024					Labor Hrs				
								W1	W2	W3	W4	W5	W6	W7	W8	W9	W10	W11	W12	W13	W14	W15		W16	W17	W18	
	Warranty & Facility Condition Assessment	Both		Contractor	Planned	10-Jul	17-Jul																				
HONEYWELL PROJECTS	Install Fire Extinger Door Latches	Interior	1465		Planned	10-Jul	17-Jul																				48
	Replace Broken Bathroom Door Locks on selective doors	Interior	1642		Planned	10-Jul	17-Jul																				48
	Repair Water Damage Event in classroom	Interior	0		Planned	10-Jul	17-Jul																				48
	Repair holes, patch drywall and touchup paint all classrooms	Interior	2065 & 2063		Planned	10-Jul	17-Jul																				48
	Attic Stock Storage	Interior			Planned	20-Jun	28-Jun																				56
PGCPS CHANGE ORDER PROJECTS	Additional Lockers need to be installed - 100.	Interior	1591	Contractor	Planned	10-Jul	17-Jul																				48
	I am requesting gating (similar to the gating that separates the media center from the main hallway) to secure the restrooms du	Interior	1626	Contractor	Planned	10-Jul	17-Jul																				48
	The microphone in room 333 was misplaced by the substitute teacher. We have hired a permanent teacher who needs the microphone . Can another be provided?	Interior	1769	Contractor	Done	10-Jul	17-Jul	done																			48
	Paint attic stock appears to be non-existent as a result of punchlist work being performed over the past 8 months by the construction contractor.	Interior	1808	Contractor	Planned	10-Jul	17-Jul																				48
	Acquire/re-stock school with appropriate attic stock representative of all the paint colors in the school.																										
	Horizontal sliding gates																										
	Procure, layout and install (2) horizontal sliding gates to control foot traffic into the gender -neutral restrooms. The gates are to be manually operated assemblies.	Interior	1991	Contractor	Planned	10-Jul	17-Jul																				48
	Equipment Storage Shed....provide pricing to incorporate one (1) solar-powered light and camera to be integrated into the existing camera system of school. Provide add alternate pricing for the Outdoor Classroom shed also.	Interior	1992	Contractor	Planned	10-Jul	17-Jul																				48
	Provide a quote to add filters to all water fountains in the school.	Interior	2071	Contractor	Planned	10-Jul	17-Jul																				48
	Broken Partition @Hyattsville - Damage Event																										
	In the boys locker room here at Hyattsville we have a broken bracket that connects to two separate parts of the partition. The partition is currently loose/wobbling.	Interior	2089	Contractor	Planned	10-Jul	17-Jul																				48
	Damage event																										
C414 - light switch has been removed.	Interior	2185	Contractor	Planned	10-Jul	17-Jul																				48	
Please place a lock on rooms A110B (Admin Conference Room) There is confidential information stored in each room. Locks and keys are	Interior	2191	Contractor	Planned	10-Jul	17-Jul																				48	
Please place a lock on rooms A110E.2 There is confidential information stored in each room. Locks and keys are needed.	Interior	2193	Contractor	Planned	10-Jul	17-Jul																				48	
WARRANTY PROJECTS	VAV4-6 - none of the values are coming through. This could be anything from no power to the VAV to problems with the VAV controller or communications problems.	Interior	1399	Contractor	Planned	10-Jul	17-Jul																				48
	VAV4-6 - none of the values are coming through. This could be anything from no power to the VAV to problems with the VAV controller or communications problems .	Interior	2217	Contractor	Planned	10-Jul	17-Jul																				48
	- in relation to tickets 2218 & 2219, The transformer needs to be replaced.																										
	RTU-4, UV fail to start error	Interior	1601	Contractor	Planned	10-Jul	17-Jul																				48
	RTU-4, UV fail to start error. Locked out by Gilbane at equipment.																										
	The UV sensors have lock outs on them for some reason. They were not installed by us I would assume Gilbane installed them .	Interior	2194	Contractor	Planned	10-Jul	17-Jul																				48
	RTU-8, UV fail to start error.	Interior	1608	Contractor	Planned	10-Jul	17-Jul																				48
	RTU-8, UV fail to start error. Locked out by Gilbane.																										
	The UV sensors have lock outs on them for some reason. They were not installed by us. I would assume Gilbane installed them .	Interior	2195	Contractor	Planned	10-Jul	17-Jul																				48
	We have a communications fault with this RTU controller that we will need fixed .	Interior	1635	Contractor	Planned	10-Jul	17-Jul																				48
	Hyattsville RTU4 - A communications fault with this RTU controller that we will need fixed .	Interior	2218	Contractor	Planned	10-Jul	17-Jul																				48
	VAV thermostat that is not displaying any information in room C221 here at Hyattsville. I have checked to ensure there was power going to the VAV. Can we have some on reset that VAV or have someone come out to inspect?	Interior	1637	Contractor	Planned	10-Jul	17-Jul																				48
VAV thermostat that is not displaying any information in room C221 at Hyattsville. I have checked to ensure there was power going to the VAV.	Interior	2219	Contractor	Planned	10-Jul	17-Jul																				48	
- no power, bad transformer																											
Having technical difficulties with all cameras number 55 through 165	Interior	2137	Contractor	Done	10-Jul	17-Jul	done																			48	
Having technical difficulties with all cameras number 55 through 165. Richard Harrison:(5/1/2024 12:53:49 PM)																											
Upon further investigation I did verify power for cameras in question. I did try resetting the cameras with no results. We will need a contractor to investigate the issue	Interior	2172	Contractor	Done	10-Jul	17-Jul	done																			48	



Activity Legend:

Done
In progress
Planned
Hold
Late

Date: 6/17
Due: 7/1

PGCPS P3 Summer Maintenance Plan

May-2024 Jun-2024 Jul-2024 Aug-2024

Project Categories	Activity Description	Interior/ Exterior	WO ID#	Type	Status	Start Date	Finish Date	May-2024					Jun-2024				Jul-2024				Aug-2024					Labor Hrs												
								3	10	17	24	31	7	14	21	28	5	12	19	26	2	9	16	23	30													
	Having some issues with some rooms not cooling here at Hyattsville. While checking the EBI system I noticed some rooms were 74-75 degrees. I've verified that my chiller is running properly as well as my RTU'S. I have also checked the thermostats in these rooms which were all set to 68-70 degrees. Can we have someone investigate this issue before we start receiving complaints?	Interior	2163	Contractor	Planned	10-Jul	17-Jul																					48										
WARRANTY PUNCHLIST	Replacement of Cord Reels in Classrooms	Interior		Contractor	Planned	10-Jul	15-Jul																					32										
																												0										
Annual PM	HYA/A1-Mechanic/01		13199		Planned	10-Jul	17-Jul																					48										
	HYA/A2-BACKFLOW/01		13200		Planned	10-Jul	17-Jul																					0										
	HYA/A3-Exterior/01		13201		Planned	10-Jul	17-Jul																					0										
	HYA/A4-Plumbing/01		13202		Planned	10-Jul	17-Jul																					0										
	HYA/A5-Public Space/01		13203		Planned	10-Jul	17-Jul																					0										
	HYA/A6-Classroom Space/01		13204		Planned	10-Jul	17-Jul																					0										
	HYA/A7-Electric/01		13205		Planned	10-Jul	17-Jul																					0										
	HYA/A8-Fire Systems/01		13206		Planned	10-Jul	17-Jul																					0										
	HYA/A9-Security System/01		13207		Planned	10-Jul	17-Jul																					0										
	HYA/Certificate/01		13213		Planned	10-Jul	17-Jul																					0										
	HYA/Elevator/01		13214		Planned	10-Jul	17-Jul																					0										
	HYA/M1-Mechanic/01		13194		Planned	10-Jul	17-Jul																					0										
	HYA/M4-Life Safety/01		13195		Planned	10-Jul	17-Jul																					0										
	HYA/M5-Boiler Log/01		13196		Planned	10-Jul	17-Jul																					0										
	HYA/M5-Boiler/01		13197		Planned	10-Jul	17-Jul																					0										
	HYA/M6-Landscaping/01		13198		Planned	10-Jul	17-Jul																					0										
	HYA/Q1-MECH/01		13208		Planned	10-Jul	17-Jul																					0										
	HYA/Q2-Plumbing/01		13209		Planned	10-Jul	17-Jul																					0										
	HYA/S1-General/01		13210		Planned	10-Jul	17-Jul																					0										
	HYA/S2-Frost/01		13211		Planned	10-Jul	17-Jul																					0										
HYA/S3-Heating/01		13212		Planned	10-Jul	17-Jul																					48											
HYA/Weekly		13242		Planned	10-Jul	17-Jul																					0											
																																						1,480



Activity Legend:

Done
In progress
Planned
Hold
Late

Date 6/17
Due 7/1

PGCPS P3 Summer Maintenance Plan

May-2024 Jun-2024 Jul-2024 Aug-2024

May-2024					Jun-2024				Jul-2024			Aug-2024					
3	10	17	24	31	7	14	21	28	5	12	19	26	2	9	16	23	30

Project Categories	Activity Description	Interior/ Exterior	WO ID#	Type	Status	Start Date	Finish Date	W1	W2	W3	W4	W5	W6	W7	W8	W9	W10	W11	W12	W13	W14	W15	W16	W17	W18	Labor Hrs	
HONEYWELL PROJECTS	Warranty & Facility Condition Assessment	Both		Contractor	Planned	18-Jul	25-Jul																			48	
	Install Fire Extinger Door Latches	Interior	1465		Planned	18-Jul	25-Jul																			48	
	Replace Broken Bathroom Door Locks on selective doors	Interior	1642		Planned	18-Jul	25-Jul																			48	
	Repair Water Damage Event in classroom	Interior	0		Planned	18-Jul	25-Jul																			48	
	Repair holes, patch drywall and touchup paint all classrooms	Interior	2065 & 2063		Planned	18-Jul	25-Jul																			48	
	Attic Stock Storage	Interior			Planned	20-Jun	28-Jun																			56	
PGCPS CHANGE ORDER PROJECTS	Natasha Kyler changing the locks on the dressing room doors. It has been a great concern because we can't lock the doors from the outside. We had a student lock themselves in. Change Order Request assign to Natasha.	Interior	1776	Contractor	Planned	18-Jul	25-Jul																			48	
	Paint attic stock appears to be non-existent as a result of punchlist work being performed over the past 8 months by the construction contractor.	Interior	1805	Contractor	Planned	18-Jul	25-Jul																			48	
	Acquire/re-stock school with appropriate attic stock representative of all the paint colors in the school.	Interior	1993	Contractor	Planned	18-Jul	25-Jul																			48	
	Equipment Storage Shed....provide pricing to incorporate one (1) solar-powered light and camera to be integrated into the existing camera system of school. Provide add alternate pricing for the Outdoor Classroom shed also.	Interior	2070	Contractor	Planned	18-Jul	25-Jul																				48
	Provide a quote to add filters to all water fountains in the school.	Interior	2180	Contractor	Planned	18-Jul	25-Jul																				48
	Wash room gates on all open bathrooms .	Interior																									0
WARRANTY PROJECTS	Previous Parent Event# 724	Interior	729	Contractor	Planned	18-Jul	25-Jul																			48	
	Rm A199: Chiller is in alarm Circuit A & B Learning steps coming apart and cracking.	Interior	1485	Contractor	Planned	18-Jul	25-Jul																			48	
	Drew Freeman (leak): b102A skyline 3-1 Experiencing a leak from the skylights in our library area. My roof top drains are clear. No signs of damage to the skylight from the roof.	Interior	1649	Contractor	Planned	18-Jul	25-Jul																				48
	Security cameras. The cameras are either upside down, not visible or not working all together. Cameras that aren't working.																										48
	7th Grade hallway cameras 65,64,63,66 8th Grade hallway 31 to 36 6th Grade cameras 71 to 74 2nd floor café bridge A200 - Camera 02, 03, 04 Also, the camera aiming at the basketball court isn't working	Interior	2024	Contractor	Done	18-Jul	25-Jul	done																			48
	Exit 13, the locker room gym door facing the parking lot on the end. The key card assess was checked by multiple staff members , it doesn't Door number B173.4	Exterior	2025	Contractor	Planned	18-Jul	25-Jul																				48
As for the core and lock. doesn't seem to be any damages to the core or mechanism. as far as I know. The key does go all the way in and turn just doesn't unlock.	Interior	2046	Contractor	Planned	18-Jul	25-Jul																				48	
Since turn the chiller back on, I've been reset the chilling 3 weeks now. The unit stays on all day. However, goes out sometime in the evening after hours.	Interior	2127	Contractor	Planned	18-Jul	25-Jul																				48	
The chiller is going out in alarm for evap freeze protection and cooler heater failure.																										0	
IST	Replacement of Cord Reels in Classrooms	Interior		Contractor	Planned	18-Jul	25-Jul																			48	



Activity Legend:

Done
In progress
Planned
Hold
Late

Date 6/17
Due 7/1

PGCPS P3 Summer Maintenance Plan

May-2024 (3, 10, 17, 24, 31) | Jun-2024 (7, 14, 21, 28) | Jul-2024 (5, 12, 19, 26) | Aug-2024 (2, 9, 16, 23, 30)

Project Categories	Activity Description	Interior/Exterior	WO ID#	Type	Status	Start Date	Finish Date	May-2024			Jun-2024				Jul-2024				Aug-2024					Labor Hrs				
								W1	W2	W3	W4	W5	W6	W7	W8	W9	W10	W11	W12	W13	W14	W15	W16		W17	W18		
WARRANTY PUNCH	Gym centre line removal	Interior		Contractor	Planned	18-Jul	20-Jul																				16	
																											0	
																												0
																												0
Annual PM	DRE/A1-Mechanic/01		13133		Planned	18-Jul	25-Jul																				48	
	DRE/A2-BACKFLOW/01		13134		Planned	18-Jul	25-Jul																					
	DRE/A3-Exterior/01		13135		Planned	18-Jul	25-Jul																					
	DRE/A4-Plumbing/01		13136		Planned	18-Jul	25-Jul																					
	DRE/A5-Public Space/01		13137		Planned	18-Jul	25-Jul																					
	DRE/A6-Classroom Space/01		13138		Planned	18-Jul	25-Jul																					
	DRE/A7-Electric/01		13139		Planned	18-Jul	25-Jul																					
	DRE/A8-Fire Systems/01		13140		Planned	18-Jul	25-Jul																					
	DRE/A9-Security System/01		13141		Planned	18-Jul	25-Jul																					
	DRE/Certificate/01		13147		Planned	18-Jul	25-Jul																					
	DRE/Elevator/01		13148		Planned	18-Jul	25-Jul																					
	DRE/M1-Mechanic/01		13128		Planned	18-Jul	25-Jul																					
	DRE/M4-Life Safety/01		13129		Planned	18-Jul	25-Jul																					
	DRE/M5-Boiler Log/01		13130		Planned	18-Jul	25-Jul																					
	DRE/M5-Boiler/01		13131		Planned	18-Jul	25-Jul																					
	DRE/M6-Landscaping/01		13132		Planned	18-Jul	25-Jul																					
	DRE/Q1-MECH/01		13142		Planned	18-Jul	25-Jul																					
	DRE/Q2-Plumbing/01		13143		Planned	18-Jul	25-Jul																					
	DRE/S1-General/01		13144		Planned	18-Jul	25-Jul																					
DRE/S2-Frost/01		13145		Planned	18-Jul	25-Jul																						
DRE/S3-Heating/01		13146		Planned	18-Jul	25-Jul																						
DRE/Weekly		13239		Planned	18-Jul	25-Jul																						
																											48	
																											0	
																											984	



Activity Legend:

Done
In progress
Planned
Hold
Late

Date 6/17
Due 7/1

PGCPS P3 Summer Maintenance Plan

May-2024 Jun-2024 Jul-2024 Aug-2024

3	10	17	24	31	7	14	21	28	5	12	19	26	2	9	16	23	30
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Project Categories	Activity Description	Interior/Exterior	WO ID#	Type	Status	Start Date	Finish Date	W1	W2	W3	W4	W5	W6	W7	W8	W9	W10	W11	W12	W13	W14	W15	W16	W17	W18	Labor Hrs	
	Warranty & Facility Condition Assessment	Both		Contractor	Planned	26-Jul	2-Aug																				
HONEYWELL PROJECTS	Install Fire Extinguisher Door Latches	Interior	1465		Planned	26-Jul	2-Aug																			48	
	Replace Broken Bathroom Door Locks on selective doors	Interior	1642		Planned	26-Jul	2-Aug																			48	
	Repair Water Damage Event in classroom	Interior	0		Planned	26-Jul	2-Aug																			48	
	Repair holes, patch drywall and touchup paint all classrooms	Interior	2065 & 2063		Planned	26-Jul	2-Aug																			48	
	Attic Stock Storage	Interior			Planned	20-Jun	28-Jun																			56	
																										0	
																										0	
																										0	
PGCPS CHANGE ORDER PROJECTS	Paint attic stock appears to be non-existent as a result of punchlist work being performed over the past 8 months by the construction contractor.	Interior	1807	Contractor	Planned	26-Jul	2-Aug																			48	
	Acquire/re-stock school with appropriate attic stock representative of all the paint colors in the school.	Interior	1984	Contractor	Planned	26-Jul	2-Aug																			48	
	Equipment Storage Shed....provide pricing to incorporate one (1) solar-powered light and camera to be integrated into the existing camera system of school. Provide add alternate pricing for the Outdoor Classroom shed also.	Interior	2017	Contractor	Planned	26-Jul	2-Aug																			48	
	Wash room gates on all open bathrooms for Kenmoor Middle School	Interior	2020	Contractor	Planned	26-Jul	2-Aug																			48	
	Kenmoor damage gate. Images above show this portion of the gate bordering the soccer field is damaged beyond repair due to a fallen tree. This needs to be addressed due to the soccer field having a bigger audience due to the season starting soon.	Interior	2072	Contractor	Planned	26-Jul	2-Aug																			48	
	Provide a quote to add filters to all water fountains in the school.	Interior	2085	Contractor	Planned	26-Jul	2-Aug																			48	
	Room 248 has a good sized hole in the drywall at the left side of the classroom beside the teacher's desk.	Interior																								0	
WARRANTY PROJECTS	Kenmoor A194.1 locker room. Images show light out in the locker room restroom. All lights are energized yet one is not operating.	Interior	1623	Contractor	Planned	26-Jul	2-Aug																			48	
	tearing on the 2nd floor skyline between the learning steps and elevator. It looks like the drywall tape is separating from the drywall. I dont see any signs of water at this time. The drywall will need to be repaired and painted. This is a warranty event.	Interior	1903	Contractor	Planned	26-Jul	2-Aug																			48	
	Construction cores still in the fire doors. First floor at the end of the media center is the location.	Exterior	2028	Contractor	Planned	26-Jul	2-Aug																			48	
	Improperly installed fire door magnetic holder. Second floor stairwell 3 is the location. The magnetic device and the securing rod on the door were not measured and installed correctly causing the device not to work as designed. It also caused dry wall and paint damage behind the door. The hardware will need to be remeasured and reinstalled.	Exterior	2029	Contractor	Planned	26-Jul	2-Aug																				48
	A magnetic holder that was improperly installed due to a lack of mounting screws. The location is on the first floor in stairwell 1. The box is currently being held up using one screw. The door is pulling the box off the wall. This box will need to be remounted using the proper hardware.	Exterior	2068	Contractor	Planned	26-Jul	2-Aug																				48
	Room 210 there's a light out in the 3rd row of lights.	Interior	2083	Contractor	Planned	26-Jul	2-Aug																				48
	Room 210 there's a light out in the 3rd row of lights.	Interior	2128	Contractor	Planned	26-Jul	2-Aug																				48
	Office A110J the 2nd light in there is out.	Interior	2126	Contractor	Planned	26-Jul	2-Aug																				48
	Office A110J the 2nd light in there is out.	Interior	2139	Contractor	Planned	26-Jul	2-Aug																				48
	There's one round ceiling light out in the kitchen.	Interior	2160	Contractor	Planned	26-Jul	2-Aug																				48
	Kitchen A191 - There's one round ceiling light out in the kitchen.	Interior	2177	Contractor	Planned	26-Jul	2-Aug																				48
	Room 221 in the science prep closet 221 A the 2nd light is out in there	Interior	2162	Contractor	Planned	26-Jul	2-Aug																				48
	Room 221 in the science prep closet 221A the 2nd light is out in there.	Interior	2178	Contractor	Planned	26-Jul	2-Aug																				48
Kenmoor MAU 1 MAU 1 is not cooling. It appears that the condenser is not responding to the call for cooling. Inspected all electrical components. Inspected equipment and noticed no condensation collecting in the coil drain pan which indicates the unit isn't cooling. The error codes are shown above.	Interior	2187	Contractor	Planned	26-Jul	2-Aug																				48	



Activity Legend:

Done
In progress
Planned
Hold
Late

Date 6/17
Due 7/1

PGCPS P3 Summer Maintenance Plan

May-2024 Jun-2024 Jul-2024 Aug-2024

3 10 17 24 31 7 14 21 28 5 12 19 26 2 9 16 23 30

W1 W2 W3 W4 W5 W6 W7 W8 W9 W10 W11 W12 W13 W14 W15 W16 W17 W18

Project Categories	Activity Description	Interior/Exterior	WO ID#	Type	Status	Start Date	Finish Date	W1	W2	W3	W4	W5	W6	W7	W8	W9	W10	W11	W12	W13	W14	W15	W16	W17	W18	Labor Hrs	
	Room 251 2nd row of lights there is a light out.	Interior	2196	Contractor	Planned	26-Jul	2-Aug																			48	
	Room 251, 2nd row of lights there is a light out.	Interior	2233	Contractor	Planned	26-Jul	2-Aug																				48
WARRANTY PUNCHLIST	Replacement of Cord Reels in Classrooms	Interior		Contractor	Planned	26-Jul	30-Jul																				24
	Dance floor refinish	Interior		Contractor	Planned	1-Jul	18-Jul																				112
Annual PM	KEN/A1-Mechanic/01		13155		Planned	26-Jul	2-Aug																				48
	KEN/A2-BACKFLOW/01		13156		Planned	26-Jul	2-Aug																				0
	KEN/A3-Exterior/01		13157		Planned	26-Jul	2-Aug																				0
	KEN/A4-Plumbing/01		13158		Planned	26-Jul	2-Aug																				0
	KEN/A5-Public Space/01		13159		Planned	26-Jul	2-Aug																				0
	KEN/A6-Classroom Space/01		13160		Planned	26-Jul	2-Aug																				0
	KEN/A7-Electric/01		13161		Planned	26-Jul	2-Aug																				0
	KEN/A8-Fire Systems/01		13162		Planned	26-Jul	2-Aug																				0
	KEN/A9-Security System/01		13163		Planned	26-Jul	2-Aug																				0
	KEN/Certificate/01		13169		Planned	26-Jul	2-Aug																				0
	KEN/Elevator/01		13170		Planned	26-Jul	2-Aug																				0
	KEN/M1-Mechanic/01		13150		Planned	26-Jul	2-Aug																				0
	KEN/M4-Life Safety/01		13151		Planned	26-Jul	2-Aug																				0
	KEN/M5-Boiler Log/01		13152		Planned	26-Jul	2-Aug																				0
	KEN/M5-Boiler/01		13153		Planned	26-Jul	2-Aug																				0
	KEN/M6-Landscaping/01		13154		Planned	26-Jul	2-Aug																				0
	KEN/Q1-MECH/01		13164		Planned	26-Jul	2-Aug																				0
	KEN/Q2-Plumbing/01		13165		Planned	26-Jul	2-Aug																				0
	KEN/S1-General/01		13166		Planned	26-Jul	2-Aug																				0
	KEN/S2-Frost/01		13167		Planned	26-Jul	2-Aug																				0
KEN/S3-Heating/01		13168		Planned	26-Jul	2-Aug																				48	
KEN/Weekly		13240		Planned	26-Jul	2-Aug																				0	
																										1,440	



Activity Legend:

Done
In progress
Planned
Hold
Late

Date 6/17
Due 7/1

PGCPS P3 Summer Maintenance Plan

May-2024 Jun-2024 Jul-2024 Aug-2024

3	10	17	24	31	7	14	21	28	5	12	19	26	2	9	16	23	30
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Project Categories	Activity Description	Interior/Exterior	WO ID#	Type	Status	Start Date	Finish Date																		Labor Hrs														
								W1	W2	W3	W4	W5	W6	W7	W8	W9	W10	W11	W12	W13	W14	W15	W16	W17		W18													
HONEYWELL PROJECTS	Warranty & Facility Condition Assessment	Both		Contractor	Planned	5-Aug	16-Aug																																
	Install Fire Extinger Door Latches	Interior	1465		Planned	5-Aug	16-Aug																															80	
	Replace Broken Bathroom Door Locks on selective doors	Interior	1642		Planned	5-Aug	16-Aug																															80	
	Repair Water Damage Event in classroom	Interior	0		Planned	5-Aug	16-Aug																															80	
	Repair holes, patch drywall and touchup paint all classrooms	Interior	2065 & 2063		Planned	5-Aug	16-Aug																															80	
	Attic Stock Storage	Interior			Planned	20-Jun	28-Jun																															56	
																																						0	
PGCPS CHANGE ORDER PROJECTS	Installation of items in the sensory rooms: C148	Interior	1429	Contractor	Planned	5-Aug	16-Aug																															80	
	Installation of items in the sensory rooms: C 118B	Interior	1430	Contractor	Planned	5-Aug	16-Aug																															80	
	Paint attic stock appears to be non-existent as a result of punchlist work being performed over the past 8 months by the construction contractor. Acquire/re-stock school with appropriate attic stock representative of all the paint colors in the school.	Interior	1809	Contractor	Planned	5-Aug	16-Aug																																80
	Equipment Storage Shed...provide pricing to incorporate one (1) solar-powered light and camera to be integrated into the existing camera system of school. Provide add alternate pricing for the Outdoor Classroom shed also.	Interior	1994	Contractor	Planned	5-Aug	16-Aug																																80
	Wash room gates on all open bathrooms for Colin Powell Academy.	Interior	2016	Contractor	Planned	5-Aug	16-Aug																															80	
	Need to have a safe install in dry storage room in kitchen area. They already have the safe, but it needs installation.	Interior	2022	Contractor	Done	5-Aug	16-Aug	done																														80	
	Provide a quote to add filters to all water fountains in the school.	Interior	2069	Contractor	Planned	5-Aug	16-Aug																															80	
	We had a local police officer come in and put a "School Bus Entrance Only" sign up at the back parking lot today. He and Ms. Lattimore would like to request that this sign for "Parent Drop off" be covered up or relocated.	Exterior	2198	Contractor	Planned	5-Aug	16-Aug																																80
WARBANTY PROJECTS	Previous Service Event# 1165 / Subtask# 1239 window leaking water into classroom due to wet weather outside. ** Leak addressed. Drywall bubbling. Need repair. Honeywell to get contractor to work on the repair and bill back to W. G Tomko as per Tony Grab	Interior	1347	Contractor	Planned	5-Aug	16-Aug																																80
	C240C The key core in the door needs to be replaced. No key is able to go inside the core, I've tried my grand master key and as well as the classroom key. I propped the door open so it wouldn't get stuck. We will need a locksmith to come out to review the door.	Interior	1689	Contractor	Planned	5-Aug	16-Aug																																80
	RTU 5 It was reported that the unit has been violently shaking underneath a classroom. It may be a structure issue or a seal issue within the unit. We will need someone to come and review the uni	Interior	1694	Contractor	Done	5-Aug	16-Aug	done																															80
	Makeup Air Unit 1 (MAU1) (no feedback from dampers, filter, etc. please put all missing points in graphics and map) Warranty event issued to map the points and verify Requires Honeywell and W.G. Tomko to provide point information from BACNET control system and confirm proper mapping of points	Interior	1764	Contractor	Planned	5-Aug	16-Aug																																80
	Response Due March 27 at 09:00 am. Complete Due March 29 at 09:00 am. At Colin Powell majority of our soap dispensers are rusted at the bottom and some are leaking from the nozzle. They will need to be replaced with a newer model. We don't have any other issues with the equipment.	Interior	1817	Contractor	Planned	5-Aug	16-Aug																																80
	Response Due March 28 at 09:00 am. Complete Due April 1 at 09:00 am. C421 - The window door handle has broken off. The screw has broken into the frame. I can't retrieve the broken screw, can we have some come and review the window.	Interior	1831	Contractor	Planned	5-Aug	16-Aug																																80
	Boys bathroom near B180 The urinal is constantly continuing flush after being used. Tired lowering the pressure so it won't over flow on to the floor. I believe it may need a new diaphragm. Can we have some come review the urinal.	Interior	2031	Contractor	Done	5-Aug	16-Aug	done																															80



Activity Legend:

- Done
- In progress
- Planned
- Hold
- Late

Date 4/17
Due 7/1

PGCPS P3 Summer Maintenance Plan

May-2024
Jun-2024
Jul-2024
Aug-2024

Project Categories	Activity Description	Interior/Exterior	WO ID#	Type	Status	Start Date	Finish Date	3		10		17		24		31		7		14		21		28		5		12		19		26		2		9		16		23		30		Labor Hrs
								W1	W2	W3	W4	W5	W6	W7	W8	W9	W10	W11	W12	W13	W14	W15	W16	W17	W18	W19	W20	W21	W22	W23	W24	W25	W26	W27	W28	W29	W30	W31	W32	W33	W34	W35	W36	
Project Categories	Elevator 2 @ Colin Powell <small>Yesterday day (April 25) afternoon our elevator 2 went offline. The elevator went off while I was riding the elevator, luckily I was able to get out of the elevator. I called Kone yesterday afternoon to confirm an arrival of a technician to repair the elevator. Kone was able to come out this morning and ran some test. The technician found that a part has to be replaced. He has ordered the parts and will install the part on Monday. Elevator will be off today and partially Monday until repairs are complete. I will update you guys on Monday to see if it gets turned back online</small>	Interior	2090	Contractor	Planned	5-Aug	16-Aug																																			80		
	Kitchen A193 - The serving line screws are falling out. Is it possible for extra hardware to replace the missing screws so it wouldn't be in danger of falling on staff or students	Interior	2152	Contractor	Planned	5-Aug	16-Aug																																				80	
	Kitchen A193 - The milk coolers drain lines are too short and not reaching the drains. Is it possible for someone to come out and adjust or add piping so each equipment can drain properly	Interior	2153	Contractor	Planned	5-Aug	16-Aug																																			80		
	Kitchen A193 - Steam table drain lines are too short and not reaching the drains. Is it possible for someone to come out and adjust or add piping so each equipment can drain properly	Interior	2222	Contractor	Planned	5-Aug	16-Aug																																			80		
																																									0			
WARRANTY PUNCHLIST	Replacement of Cord Reels in Classrooms	Interior		Contractor	Planned	5-Aug	9-Aug																																		40			
	Refinish dance floor	Interior		Contractor	Planned	1-Jul	29-Jul																																	168				
																																								0				
																																								0				
Annual PM	SOU/A1-Mechanic/01		13221		Planned	5-Aug	16-Aug																																	80				
	SOU/A2-BACKFLOW/01		13222		Planned	5-Aug	16-Aug																																					
	SOU/A3-Exterior/01		13223		Planned	5-Aug	16-Aug																																					
	SOU/A4-Plumbing/01		13224		Planned	5-Aug	16-Aug																																					
	SOU/A5-Public Space/01		13225		Planned	5-Aug	16-Aug																																					
	SOU/A6-Classroom Space/0		13226		Planned	5-Aug	16-Aug																																					
	SOU/A7-Electric/01		13227		Planned	5-Aug	16-Aug																																					
	SOU/A8-Fire Systems/01		13228		Planned	5-Aug	16-Aug																																					
	SOU/A9-Security System/01		13229		Planned	5-Aug	16-Aug																																					
	SOU/Certificate/01		13235		Planned	5-Aug	16-Aug																																					
	SOU/Elevator/01		13236		Planned	5-Aug	16-Aug																																					
	SOU/M1-Mechanic/01		13216		Planned	5-Aug	16-Aug																																					
	SOU/M4-Life Safety/01		13217		Planned	5-Aug	16-Aug																																					
	SOU/M5-Boiler Log/01		13218		Planned	5-Aug	16-Aug																																					
	SOU/M5-Boiler/01		13219		Planned	5-Aug	16-Aug																																					
	SOU/M6-Landscaping/01		13220		Planned	5-Aug	16-Aug																																					
	SOU/Q1-MECH/01		13230		Planned	5-Aug	16-Aug																																					
	SOU/Q2-Plumbing/01		13231		Planned	5-Aug	16-Aug																																					
	SOU/S1-General/01		13232		Planned	5-Aug	16-Aug																																					
	SOU/S2-Frost/01		13233		Planned	5-Aug	16-Aug																																					
SOU/S3-Heating/01		13234		Planned	5-Aug	16-Aug																																						
SOU/Weekly		13243		Planned	5-Aug	16-Aug																																						

2,184

Schools: Walker Mill, Drew Freeman, Adelphi and Kenmoor

Team	Day One	Day Two	Day Three	Day Four	Day Five
Team A (Jermel and Richard)	2nd floor classrooms, hallway, and stairwells	1st floor classrooms, hallway, and stairwells	Bathrooms	Locker repairs Clean -up deficiencies Replace high ceiling tiles	Locker repairs Clean -up deficiencies Replace high ceiling tiles
Team B (Mike and Adrien)	2nd floor classrooms, hallway, and stairwells	1st floor classrooms, hallway, and stairwells	Specialty Spaces	*Organize attic stock room	*Organize attic stock room
Team C	Assess hallway and locker room lockers	Assess hallway and locker room lockers	Assess hallway and locker room lockers	Assist with stock room organization	Complete stock room organization and labeling

*- Completion of tasks depends on platform/deck installation

School: Hyattsville

Team	Day One	Day Two	Day Three	Day Four	Day Five
Team A (Jermel and Richard)	1st floor classrooms, hallways, stairwells, bathrooms, and specialty spaces 3rd floor classrooms, hallways, stairwells, and bathrooms			Locker repairs Clean -up deficiencies Replace high ceiling tiles	Locker repairs Clean -up deficiencies Replace high ceiling tiles
Team B (Mike and Adrien)	4th floor classrooms, hallways, stairwells, and bathrooms 2nd floor classrooms, hallways, stairwells, and bathrooms			*Organize attic stock room	*Organize attic stock room
Team C	Assess hallway and locker room lockers	Assess hallway and locker room lockers	Assess hallway and locker room lockers	Assist with stock room organization	Complete stock room organization and labeling

*- Completion of tasks depends on platform/deck installation

School: Colin Powell

Team	Day One	Day Two	Day Three	Day Four	Day Five	Day Six
Team A (Jermel and Richard)	Middle School – 2nd – 4th floors – classrooms, hallways, and bathrooms			1st floor - all spaces Organize attic stock room	Locker repairs Clean -up deficiencies Replace high ceiling tiles	Locker repairs Clean -up deficiencies Replace high ceiling tiles
Team B (Mike and Adrien)	Elementary School – 1st – 2nd floors – classrooms, hallways, and bathrooms				*Organize attic stock room	*Organize attic stock room
Team C	Assess hallway and locker room lockers	Assess hallway and locker room lockers	Assess hallway and locker room lockers	Assist with stock room organization	Assist with stock room organization	Complete stock room organization and labeling

*- Completion of tasks depends on platform/deck installation

- Team will repair any holes in walls that are 1 1/2". Pin holes will not be repaired, and larger holes will be identified for vendor repair.