City of Marshfield, Wisconsin

Capital Improvement Program

2010 thru 2014

PROJECTS & FUNDING SOURCES BY DEPARTMENT

Department	Project#	Priority	2010	2011	2012	2013	2014	Total
Building Services]							
City Hall Plaza 7th Roof Replacement	BS-K-3904	1			55,000			55,000
City Hall Plaza Carpet Replacement	BS-K-3913	1		15,000				15,000
City Hall Air Conditioning Replacement 7th Floor	BS-K-3914	1	175,000					175,000
City Hall Plaza Fire Alarm System Update	BS-K-3920	1	171,000					171,000
City Hall Plaza - Window Replacement	BS-K-3922	1	20,000					20,000
City Hall Plaza - Electrical Upgrade	BS-K-3924	1		80,000				80,000
City Hall Plaza Access Control System	BS-K-3927	1			80,000			80,000
City Hall Plaza - Video Surveillance System	BS-K-3928	1					55,000	55,000
City Hall Plaza Slurry Seal Parking Lot	BS-K-3929	2		35,000				35,000
City Hall Plaza Re-Roof Three Story South Wing	BS-K-3930	1		80,000				80,000
City Hall Plaza Lighting Replacement	BS-K-3931	1	20,000					20,000
City Hall Brick Repair/Replacement/Waterproofing	BS-K-3932	1		55,000				55,000
City Hall Plaza Door Replacement	BS-K-3933	1		16,000				16,000
City Hall Plaza Restroom Remolding	BS-K-3934	1			33,000			33,000
City Hall Air Conditioning Replacement 4th-6th Fl.	BS-K-3935	1	200,000					200,000
City Hall HVAC Control Modifications B-3rd Floors	BS-K-3936	1	40,000					40,000
City Hall Sprinkler System 1st Floor	BS-K-3937	1		72,000				72,000
City Hall Sprinkler System 3-Story South Wing	BS-K-3938	1		45,000				45,000
City Hall Exterior Painting Metal Trim	BS-K-3939	1		20,000				20,000
City Hall Exterior Painting - window infill panels	BS-K-3940	1			40,000			40,000
City Hall Asbestos Removal Penthouse	BS-K-3941	1	15,000					15,000
City Hall Asbestos/Boiler Removal-Basement	BS-K-3942	1					30,000	30,000
City Hall Plaza Penthouse Roof Guardrail	BS-K-3943	1		80,000				80,000
City Hall Plaza Penthouse Roof Replacement	BS-K-3944	1					75,000	75,000
City Hall Plaza Building Automation Controls	BS-K-3945	1					90,000	90,000
CH HVAC Control Modification 4th - 7th Floor	BS-K-3946	1	40,000					40,000
Bui	lding Services	Total	681,000	498,000	208,000		250,000	1,637,000
Borrowed Funds - Recurring Projects	5		240,000					240,000
Non-Local Revenue			217,500					217,500
Operating Funds			223,500	498,000	208,000		250,000	1,179,500
Bui	lding Services		681,000	498,000	208,000		250,000	1,637,000

Department	Project#	Priority	2010	2011	2012	2013	2014	Total
	Grand	l Total	681,000	498,000	208,000		250,000	1,637,000

2010 thru 2014

City of Marshfield, Wisconsin

Project # BS-K-3904

Project Name City Hall Plaza 7th Roof Replacement

ssessable Project No

mpanion Project Not Applicable

City Hall Plaza 7th floor roof replacement

Department Building Services

Contact Dick Pokorny

Type N/A Useful Life 20-25

Category K - Public Buildings

Priority Level 1

Justification

Description

This built up roof will be 20 years old and will be in need of replacement. Typically built up roofing will need replacement in 20 to 25 year cycles.

Expenditures	2010	2011	2012	2013	2014	Total
Construction			55,000			55,000
	Total		55.000			55.000

Funding Sources	2010	2011	2012	2013	2014	Total
Operating Funds			55,000			55,000
То	tal		55,000			55,000

Budget Impact/Other

Reduction in operation & maintenance costs. As roofs reach the end of life span operation & maintenance costs increase due to leaks.

2010 thru 2014

Department Building Services

Contact Dick Pokorny

Type N/A
Useful Life 10-15

Category K - Public Buildings

Priority Level 1

City of Marshfield, Wisconsin

Project # BS-K-3913

Project Name City Hall Plaza Carpet Replacement

ssessable Project No

mpanion Project Not Applicable

Description

Replace carpeting City Hall Plaza, 630 S. Central Ave.

Justification

The carpeting in various part of City Hall Plaza will need replacement. There are many areas that have carpeting that is over 10 years old.

Expenditures		2010	2011	2012	2013	2014	Total
Construction			15,000				15,000
	Total		15,000				15,000

Funding Sources	2010	2011	2012	2013	2014	Total
Operating Funds		15,000				15,000
	Total	15,000				15,000

Budget Impact/Other

Decrease in O & M costs

2010 thru 2014

City of Marshfield, Wisconsin

Project # BS-K-3914

Project Name City Hall Air Conditioning Replacement 7th Floor

Type N/A Useful Life 30

Category K - Public Buildings

Department Building Services

Contact Dick Pokorny

Priority Level 1

ssessable Project No

mpanion Project Not Applicable

Description

Replace air handler and install new condenser and compressor cabinet unit (20 ton AC).

Note- Part of this project was originally submitted as rebuilding two air conditioning compressors for \$23,000 in the 7th floor penthouse at City Hall Plaza.

Justification

This air handler is over 40 years old and is in need of replacement or major overhaul. We have no records of maintenance on this unit. It is recommended to update the air conditioning to newer energy efficient air conditioning including new compressor, new condensing unit, new evaporator coil and associated piping.

Expenditures		2010	2011	2012	2013	2014	Total
Construction		175,000					175,000
	Total	175,000					175,000

Funding Sources	2010	2011	2012	2013	2014	Total
Borrowed Funds - Recurring Pr	120,000					120,000
Non-Local Revenue	55,000					55,000
Total	175,000					175,000

Budget Impact/Other

Reduction in electrical consumption.

This project is included in the EECBG funding. If we do not receive the grant, it will be moved back to 2012. Non-Local funding will come from \$54,400 grant money and \$600 Focus on Energy match.

Companion Project: BS-K-3941

2010 thru 2014

City of Marshfield, Wisconsin

Project # BS-K-3920

Project Name City Hall Plaza Fire Alarm System Update

ssessable Project No

mpanion Project Not Applicable

Department Building Services
Contact Dick Pokorny

Type N/A

Useful Life 30

Category K - Public Buildings

Priority Level 1

Description

Replace fire alarm control panels with new panels and update fire alarm system in City Hall Plaza. This is a two year project that would need to be completed in consecutive years. The first year would consist of purchasing the equipment, engineering and plan approval fees. The second year would consist of the actual installation.

Justification

The alarm panel is outdated and needs replacement. Simplex has indicated that support will become increasingly difficult in the next couple of years. This equipment is 17 years old and it has been recommended that we update our system hardware and software. This life safety issue should be addressed to provide proper fire safety for occupants at City Hall Plaza. Additional horn/strobes will be installed to meet code requirements.

Expenditures		2010	2011	2012	2013	2014	Total
Construction		171,000					171,000
	Total	171,000					171,000

Funding Sources		2010	2011	2012	2013	2014	Total
Operating Funds		171,000					171,000
	Total	171,000	·				171,000

Buc	lget	Impact/	Ot.	her
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None

2010 thru 2014

City of Marshfield, Wisconsin

Project # BS-K-3922

Project Name City Hall Plaza - Window Replacement

Replace 18 windows in the three story south wing at City Hall Plaza.

ssessable Project No

mpanion Project Not Applicable

Department Building Services

Contact Dick Pokorny

Type N/A Useful Life 30

Category K - Public Buildings

Priority Level 1

Description

JustificationThe existing windows are in need of replacement. These old single pane metal frame windows are not very energy efficient and should be replaced with thermo pane windows, which are openable from the interior.

Expenditures		2010	2011	2012	2013	2014	Total
Construction		20,000					20,000
	Total	20,000					20,000

Funding Sources		2010	2011	2012	2013	2014	Total
Operating Funds		20,000					20,000
	Total	20,000					20,000

Budget Impact/Other

Increase in operation and maintenance costs due to roof leaks causing damage to the interior of the building.

2010 thru 2014

City of Marshfield, Wisconsin

Project # BS-K-3924

Project Name City Hall Plaza - Electrical Upgrade

Replace 50 year old switching gear and miscellaneous wiring upgrades at City Hall Plaza.

ssessable Project No

mpanion Project Not Applicable

Department Building Services

Contact Roland Donath

Type N/A Useful Life 40

Category K - Public Buildings

Priority Level 1

Justification

Description

This item is the last remaining large electrical upgrade of electrical equipment at City Hall Plaza. This disconnect/distribution equipment is 50 years old. The main disconnect for this service equipment is difficult to open and close. Parts are no longer made for this equipment and major malfunctions may lead to excessive repair time.

Problems with this old equipment will lead to loss of power to the electrical panels that supply power to lights, receptacles for most floors and elevators.

Expenditures	2010	2011	2012	2013	2014	Total
Construction		80,000				80,000
	Total	80,000				80,000

Funding Sources	2010	2011	2012	2013	2014	Total
Operating Funds		80,000				80,000
	Total	80,000				80,000

Budget Impact/Other

Reduction in future maintenance costs.

2010 thru 2014

Department Building Services

Contact Dick Pokorny

Type N/A Useful Life 10-15

Category K - Public Buildings

Priority Level 1

City of Marshfield, Wisconsin BS-K-3927

Project Name City Hall Plaza Access Control System

ssessable Project No

mpanion Project Yes

Description

Project #

Access control system at City Hall Plaza. This would be part one of a two part project for a security system at City Hall Plaza. This project and the video surveillance system project should be completed during consecutive years to help save installation costs.

Justification

The purpose of this project is to provide an access control security system at City Hall Plaza. This would allow access control to all non-public areas when the building is occupied and also allow access control to all areas of the building when the building is not occupied. This will be accomplished by installation of electric door locks and a card entry system, which will be monitored. Additional access control has been recommended by the Police Department and has been under City Staff consideration for several years. A recent study by the Police Department and reinforced by an area security company indicate that the City should install an access control system with the ability to restrict and monitor access to the building.

Expenditures	2010	2011	2012	2013	2014	Total
Construction			80,000			80,000
•	Total		80,000			80,000

Funding Sources	2010	2011	2012	2013	2014	Total
Operating Funds			80,000			80,000
То	tal		80,000			80,000

Budget Impact/Other

Minimal increase in electric consumption and a maintenance contract fee after the one year installation warranty.

Companion Project = BS-K-3928

2010 thru 2014

City of Marshfield, Wisconsin

Project # BS-K-3928

Project Name City Hall Plaza - Video Surveillance System

ssessable Project No

mpanion Project Yes

Department Building Services

Contact Dick Pokorny

Type N/A
Useful Life 10-15

Category K - Public Buildings

Priority Level 1

Description

Video surveillance system in City Hall Plaza. This would be part two of a two part security system for City Hall Plaza. This project and the access control system project should be accomplished during consecutive years to help save installation costs.

Justification

The purpose of this project is to provide a video surveillance system in City Hall Plaza. The cameras will be installed at or near various exterior locations to monitor access into the building and several other locations in the interior of the building. This security system has been recommended as an option by our Police Department. This system should be installed to protect employees, the public, property and to deter unwanted entry at any time.

Expenditures	2010	2011	2012	2013	2014	Total
Construction					55,000	55,000
	Total				55,000	55,000

Funding Sources	2010	2011	2012	2013	2014	Total
Operating Funds					55,000	55,000
То	tal				55,000	55,000

Budget Impact/Other

Minimal increase in electric consumption and a maintenance contract fee after the one year installation warranty.

Companion Project = BS-K-3927

2010 thru 2014

Department Building Services

Contact Dick Pokorny

Type N/A Useful Life 10

Category K - Public Buildings

Priority Level II

City of Marshfield, Wisconsin

Project # BS-K-3929

Project Name City Hall Plaza Slurry Seal Parking Lot

ssessable Project No

mpanion Project Not Applicable

Description

Re-seal City Hall Plaza parking lot.

Justification

The parking lot needs to be re-sealed periodically to prevent excessive deterioration of the asphalt and to prevent additional cracking of surface and water penetration below surface.

The next time the parking lot needs to be re-sealed total rpelacemnet is needed.

Expenditures	201	10 2011	2012	2013	2014	Total
Construction		35,000				35,000
	Total	35,000				35,000

Funding Sources	2010	2011	2012	2013	2014	Total
Operating Funds		35,000				35,000
	Total	35,000				35,000

Budget Impact/Other

Reduction in annual maintenance costs. Exact amount unknown.

2010 thru 2014

City of Marshfield, Wisconsin

BS-K-3930 Project #

Note-This project was originally approve in 2011 but is being deferred to 2013.

Re-roofing of three story south Recreation Department wing. This roof was last replaced in 1992.

Project Name City Hall Plaza Re-Roof Three Story South Wing

ssessable Project No

mpanion Project Not Applicable

Department Building Services Contact Roland Donath

Type N/A Useful Life 20-25

Category K - Public Buildings

Priority Level 1

Justification

Description

Re-roof the south recreational wing at City Hall Plaza. This roof was replaced in 1992. Built up roofing is generally budgeted at 20 to 25 year cycles.

Expenditures		2010	2011	2012	2013	2014	Total
Construction			80,000				80,000
	Total		80,000				80,000

Funding Sources	2010	2011	2012	2013	2014	Total
Operating Funds		80,000				80,000
	Total	80,000				80,000

Budget Impact/Other

Reduction in annual maintenance costs. Amount unknown.

2010 thru 2014

Department Building Services

Contact Dick Pokorny

Type N/A Useful Life 20-25

Category K - Public Buildings

Priority Level 1

City of Marshfield, Wisconsin BS-K-3931

Project Name City Hall Plaza Lighting Replacement

ssessable Project No

mpanion Project Not Applicable

Description

Project #

City Hall Plaza Lighting Replacement

Justification

Convert existing lighting to energy efficient lighting. Most of the project involves replacement of lamps, some old fixtures will also be replaced with newer energy efficient fixtures and bulbs. This is an energy saving project with an estimated 15 to 17 year pay back.

Expenditures		2010	2011	2012	2013	2014	Total
Construction		20,000					20,000
	Total	20,000					20,000

Funding Sources		2010	2011	2012	2013	2014	Total
Non-Local Revenue		2,500					2,500
Operating Funds		17,500					17,500
	Total _	20,000					20,000

Budget Impact/Other

Anticipating reduction of energy consumption of approximately 15% of total lighting costs per year. Savings of approximately \$3,700.00 per year.

This is part of the EECBG Grant. Non-Local funding will be from Focus on Energy.

2010 thru 2014

City of Marshfield, Wisconsin

Project # BS-K-3932

Project Name City Hall Brick Repair/Replacement/Waterproofing

Repair/replace/waterproof exterior brick on both the three-story and seven story portions of City Hall Plaza .

ssessable Project No

mpanion Project Not Applicable

Department Building Services

Contact Dick Pokorny

Type N/A

Useful Life Unassigned

Category K - Public Buildings

Priority Level 1

Description

Face brick needs to be replaced and repaired at several locations on the three-story portion (south wing) of City Hal Plaza. Some brick replacement/repairs are also necessary on the seven-story portion of the building. These repairs are necessary to prevent water entry into the building. Water entry has caused drywall and plaster damage on the interior ceilings and walls. Motor repairs will be made on gaps 1/2" or larger. Waterproofing is needed to seal smaller cracks that are all over the brick work.

Expenditures		2010	2011	2012	2013	2014	Total
Construction			55,000				55,000
	Total		55,000				55,000

Funding Sources	2010	2011	2012	2013	2014	Total
Operating Funds		55,000				55,000
	Total	55,000				55,000

Budget Impact/Other

Reduction in annual maintenance costs.

2010 thru 2014

Department Building Services

Contact Dick Pokorny

Type N/A
Useful Life 30

Category K - Public Buildings

Priority Level 1

City of Marshfield, Wisconsin

Project # BS-K-3933

Project Name City Hall Plaza Door Replacement

ssessable Project No

mpanion Project Not Applicable

Description

City Hall Plaza door replacement - 3 doors on the 1st floor, 1 door on the 3rd floor going onto the south wing roof and 1 door in the penthouse going onto roof.

Justification

These doors are in need of replacement. The bottoms of the doors and the frames are rusted through. These units are no longer water tight or energy efficient and are causing damage to interior wall surfaces.

Expenditures		2010	2011	2012	2013	2014	Total
Construction			16,000				16,000
	Total		16,000				16,000

Funding Sources	2010	2011	2012	2013	2014	Total
Operating Funds		16,000				16,000
	Total	16,000				16,000

Budget Impact/Other

Reduction in operation & maintenance costs.

2010 thru 2014

Department Building Services

Contact Dick Pokorny

Type N/A Useful Life 40

Category K - Public Buildings

Priority Level 1

City of Marshfield, Wisconsin

Project # BS-K-3934

Project Name City Hall Plaza Restroom Remolding

ssessable Project No

mpanion Project Not Applicable

Description

1st floor and basement restroom remodeling/alterations for IBC/ADA compliance. Construction of a 1st floor unisex ADA accessible restroom and remodeling of basement restroom.

Justification

At the time of construction these restrooms were accessible based on pre 2002 State Building Codes. The present State Code/IBC Standards have stricter requirements. These proposed changes will be in compliance with the present building codes.

Expenditures	2010	2011	2012	2013	2014	Total
Construction			33,000			33,000
	Total		33,000			33,000

Funding Sources	2010	2011	2012	2013	2014	Total
Operating Funds			33,000			33,000
То	tal		33,000			33,000

Budget Impact/Other

Increase in operation & maintenance costs.

2010 thru 2014

City of Marshfield, Wisconsin

Project # BS-K-3935

Project Name City Hall Air Conditioning Replacement 4th-6th Fl.

Type N/A Useful Life 30

Category K - Public Buildings

Department Building Services

Contact Dick Pokorny

Priority Level 1

ssessable Project No

mpanion Project Not Applicable

Description

Recondition air handler and install new condenser and compressor cabinet unit (50 ton AC) for the 4th, 5th and 6th floors.

Justification

This air handler is over 40 years old and is in need of replacement. The air conditioning compressor was scheduled for rebuild in 2011. It is now recommended to update the air conditioning to newer energy efficient air conditioning including new compressor, new condensing unit, new evaporator unit and all associated piping.

Expenditures		2010	2011	2012	2013	2014	Total
Construction		200,000					200,000
	Total	200,000					200,000

Funding Sources	2010	2011	2012	2013	2014	Total
Borrowed Funds - Recurring Pr	120,000					120,000
Non-Local Revenue	80,000					80,000
Total	200,000					200,000

Budget Impact/Other

Reduction in electrical consumption.

This project is included in the EECBG funding. If we do not receive the grant, it will be moved back to 2013. Non-local funding will come from \$78,800 grant money and \$1,200 Focus On Energy match.

2010 thru 2014

City of Marshfield, Wisconsin

Project # BS-K-3936

Project Name City Hall HVAC Control Modifications B-3rd Floors

Type N/A Useful Life 30

Category K - Public Buildings

Department Building Services

Contact Dick Pokorny

Priority Level 1

ssessable Project No

mpanion Project Not Applicable

Description

Convert older pneumatic controls to newer direct digital control including removal of all older pneumatic valves and installation of new direct digital controls on all VAV boxes located in basement, 1st, 2nd & 3rd floors

Justification

We have been experiencing various HVAC control problems with our pneumatic system. Complete Control and others have suggested that we convert to a better direct digital control system.

Expenditures		2010	2011	2012	2013	2014	Total
Construction		40,000					40,000
	Total	40,000					40,000

Funding Sources		2010	2011	2012	2013	2014	Total
Non-Local Revenue		40,000					40,000
	Total	40,000					40,000

Budget Impact/Other

Energy savings and increased efficiency in temperature control.

This project is included in the EECBG funding. If we do not receive the grant, it will be moved back to 2012. This project is included in the EECBG funding. If we do not receive the grant, it will be moved back to 2013. Non-Local funding will come from \$37,000 grant money and \$3,000 Focus On Energy match.

2010 thru 2014

Department Building Services

Contact Dick Pokorny

Type N/A
Useful Life 30

Category K - Public Buildings

Priority Level 1

City of Marshfield, Wisconsin

Project # BS-K-3937

Project Name City Hall Sprinkler System 1st Floor

ssessable Project No

mpanion Project Not Applicable

Description

Installation of a sprinkler system for the 1st floor of City Hall Plaza.

Justification

When the City of Marshfield purchased the building the 1st floor was occupied. The City did not want to disturb these areas. The intention was to install sprinklers at a later time.

Sprinkler systems provide property and life safety protection.

Expenditures		2010	2011	2012	2013	2014	Total
Construction			72,000				72,000
	Total		72,000				72,000

Funding Sources	2010	2011	2012	2013	2014	Total
Operating Funds		72,000				72,000
	Total	72,000				72,000

Budget Impact/Other

Minimal increase in yearly testing and maintenance fees.

2010 thru 2014

Department Building Services

Contact Dick Pokorny

Type N/A Useful Life 30

Category K - Public Buildings

Priority Level 1

City of Marshfield, Wisconsin

Project # BS-K-3938

Project Name City Hall Sprinkler System 3-Story South Wing

ssessable Project No

mpanion Project Not Applicable

Description

Installation of a sprinkler system for the 3-story (south wing) section of City Hall Plaza.

Justification

When the City of Marshfield purchased this building the intention was to install sprinklers throughout the building. This area was not completed due to monetary reasons. This area was going to be done at a later date.

Sprinkler Systems provide property and life safety protection.

This project would have to be completed after the sprinkler installation for the 1st floor.

Expenditures		2010	2011	2012	2013	2014	Total
Construction			45,000				45,000
	Total		45,000				45,000

Funding Sources	2010	2011	2012	2013	2014	Total
Operating Funds		45,000				45,000
	Total	45,000				45,000

Budget Impact/Other

Minimal increase in yearly testing and maintenance fees.

2010 thru 2014

City of Marshfield, Wisconsin

Project # BS-K-3939

Project Name City Hall Exterior Painting Metal Trim

Paint all exterior metal wall panels and trim of City Hall Plaza.

ssessable Project No

mpanion Project Not Applicable

Department Building Services

Contact Dick Pokorny

Type N/A Useful Life 20

Category K - Public Buildings

Priority Level 1

Justification

Description

Portions of the exterior of the City Hall Plaza are metal. These were painted approximately 17 years ago. The paint is fading or has flaked off. Areas of exposed metal is rusting. Proper paint maintenance will extend the life of the building.

Expenditures	2	2010	2011	2012	2013	2014	Total
Construction			20,000				20,000
	Total		20,000				20,000

Funding Sources	2010	2011	2012	2013	2014	Total
Operating Funds		20,000				20,000
Т	Cotal	20,000				20,000

Budget Impact/Other

Reduction in overall maintenance costs. Properly maintained metal will help keep water out.

2010 thru 2014

Department Building Services

Contact Dick Pokorny

Type N/A Useful Life 20

Category K - Public Buildings

Priority Level 1

City of Marshfield, Wisconsin BS-K-3940

Project Name City Hall Exterior Painting - window infill panels

ssessable Project No

mpanion Project Not Applicable

Description

Project #

Paint all exterior window infill panels.

Justification

The original windows on this building were very large. When the City remodeled, smaller windows were installed in the openings and metal panels were installed to make up the difference in size. These panels are in need of a new coat of paint.

Expenditures	2010	2011	2012	2013	2014	Total	
Construction	40,000					40,000	
	Total		40.000			40.000	

Funding Sources	2010	2011	2012	2013	2014	Total
Operating Funds			40,000			40,000
To	tal		40,000			40,000

Budget Impact/Other

Reduction in overall maintenance cost. Paint will keep thse panesl from deteriorating.

2010 thru 2014

Department Building Services

Contact Tom Ott

Type N/A Useful Life N/A

Category K - Public Buildings

Priority Level 1

City of Marshfield, Wisconsin

Project # BS-K-3941

Project Name City Hall Asbestos Removal Penthouse

ssessable Project No mpanion Project Yes

Description

Remove asbestos from Penthouse of City Hall Plaza. This project must be done prior to Project BS-K-3914.

Justification

Removal of hazardous material.

(Re-condition air handler and install new condenser and compressor cabinet unit-20 ton AC)

Expenditures		2010	2011	2012	2013	2014	Total
Construction		15,000					15,000
	Total	15,000					15,000

Funding Sources		2010	2011	2012	2013	2014	Total
Operating Funds		15,000					15,000
	Total _	15,000		·		·	15,000

Budget Impact/Other

None

This project is a companion project to BS-K-3914, which is included in the EECBG grant. If we do not receive the grant, this project will be moved to 2011.

2010 thru 2014

Department Building Services

Contact Tom Ott

Type N/A
Useful Life N/A

Category K - Public Buildings

Priority Level 1

City of Marshfield, Wisconsin

Project # BS-K-3942

Project Name City Hall Asbestos/Boiler Removal-Basement

ssessable Project No

mpanion Project Not Applicable

Description

Remove asbestos from basement boiler room and two Kewanee boilers and associated piping.

Justification

Removal of hazardous material, storage space could then be created and a possible mezzanine storage area.

Expenditures	2010	2011	2012	2013	2014	Total
Construction					30,000	30,000
•	Total				30,000	30,000

Funding Sources	2010	2011	2012	2013	2014	Total
Operating Funds					30,000	30,000
Tot	al				30,000	30,000

Budget Impact/Other

Possible rental revenue on storage spaces.

2010 thru 2014

City of Marshfield, Wisconsin

Project # BS-K-3943

Project Name City Hall Plaza Penthouse Roof Guardrail

ssessable Project No

mpanion Project BS-K-3844

Department Building Services

Contact Dick Pokorny

Type N/A
Useful Life 10

Category K - Public Buildings

Priority Level 1

Description

Installation of guardrails around the perimeter of the roof area that is above the mechanical penthouse. This project need to be completed before BS-K-3944.

Justification

The building codes adopted by the State of Wisconsin require guardrails when roof top mounted equipment is installed within 10' of the edge of a roof. An extensive amount of antennas and associated equipment are installed within this zone on this roof. This guardrail will also provide a method of support for cell tower equipment providing a less expensive roof replacement project cost.

Expenditures	2010	2011	2012	2013	2014	Total
Construction		80,000				80,000
	Total	80,000				80,000

Funding Sources	2010	2011	2012	2013	2014	Total
Operating Funds		80,000				80,000
	Total	80,000				80,000

Budget Impact/Other

Reduction in liability issues with little or no maintenance.

2010 thru 2014

City of Marshfield, Wisconsin

Project # BS-K-3944

Project Name City Hall Plaza Penthouse Roof Replacement

Type N/A
Useful Life 20-25

Category K - Public Buildings

Department Building Services

Contact Dick Pokorny

Priority Level 1

ssessable Project No

mpanion Project Not Applicable

Description

Tear off existing roof system that is on top of the mechanical penthouse of City Hall Plaza and replace it.

Justification

This built up roof is 20 years old and will be in need of replacement. These roofs typcially last 20-25 years.

Expenditures	2010	2011	2012	2013	2014	Total
Construction					75,000	75,000
•	Total				75,000	75,000

Funding Sources	2010	2011	2012	2013	2014	Total
Operating Funds					75,000	75,000
	Total				75,000	75,000

Budget Impact/Other

Reduction in operation and maintenance cost. As roofs reach the end of life span, operation and maintenance costs increase due to leaks. Water leaking could also compromise valuable equipment and data or paper records. New roof will provide additional energy savings due to increase in R-value.

2010 thru 2014

City of Marshfield, Wisconsin

Project # BS-K-3945

Project Name City Hall Plaza Building Automation Controls

ssessable Project No

mpanion Project Not Applicable

Department Building Services

Contact Dick Pokorny

Type N/A Useful Life 30

Category K - Public Buildings

Priority Level 1

Description Provide softwa

Provide software and wiring throughout the City Hall Plaza complex to all mechanical systems.

Justification

Installation of a building management system ties all ventilation system boilers, air conditioners, pumps and the generator to the computer system. A computer based system of control provides flexible management and monitoring of critical system components. Desk top computer control would be able to turn on and off energy consuming equipment in sync with use of different spaces.

Expenditures	2010	2011	2012	2013	2014	Total
Construction					90,000	90,000
	Γotal				90,000	90,000

Funding Sources	2010	2011	2012	2013	2014	Total
Operating Funds					90,000	90,000
Tot	al				90,000	90,000

Budget Impact/Other

This system will provide reduction in energy costs and will help prevent damage to building and content.

2010 thru 2014

City of Marshfield, Wisconsin

Project # BS-K-3946

Project Name CH HVAC Control Modification 4th - 7th Floor

Contact Dick Pokorny

Type N/A

Useful Life 30

Category K - Public Buildings

Department Building Services

Priority Level 1

ssessable Project

mpanion Project

Description

Convert older pneumatic controls to newer direct digital control including removal of all older pneumatic valves and installation of new direct digital controls on all VAV boxes located on 4th, 5th, 6th, and 7th floors.

Justification

We have been experiencing various HVAC control problems with our pneumatic system. Complete Control and other have suggested that we convert to a better direct digital control system.

Expenditures		2010	2011	2012	2013	2014	Total
Construction		40,000					40,000
	Total	40,000					40,000

Funding Sources		2010	2011	2012	2013	2014	Total
Non-Local Revenue		40,000					40,000
	Total	40,000		_			40,000

Budget Impact/Other

Energy Savings and increased efficiency in temperature control.

This project is included in the EECBG funding. If we do not receive the grant, it will be moved back to 2013. Non-Local funding will come from \$37,000 grant money and \$3,000 Focus On Energy match.