



Building Dashboard

Green River School		62 Meridian Street				
Building Data						
Structural Details		HVAC		Condition	Appliances/equipment	
Year Built	1948 - gymnasium added in 1993	Heating System	Gas-fired steam boiler 3 air handlers serving kitchen, gym, nurse, classrooms/ music	FAILED - no distribution system - to be replaced	Interior Lighting	all upgraded to LEDs 2018
Square footage	20,570	Heat Distribution	Two-pipe low pressure steam system, with unit ventilators, fin tube radiators, and convectors as terminal units		Exterior Lighting	2 - 125 watt LED spotlights, other exterior lights unknown
Envelope	Masonry/Brick - doors replaced 2015	Controls	Inoperable pneumatic control system with air compressor			
Roof	Gable, asphalt shingles - new roof 2015	Ventilation	3 exhaust fans in attic	FAIR	Vending Machines	None
Windows	double glazed - new windows 2015	Air Conditioning	One 1st floor mini-split unit	GOOD	Kitchen	Elec Range/hood Warming Cabinet 2 Large Fridges
Insulation	2015 - 15" insulation, blown in cellulose over older loose fill and batts	Hot Water Heater	Gas-fired, natural draft -50 gal	EXCELLENT		
Building Summary	Building was closed from 2002 to 2012 , converted from oil to gas in 2014, MSBA funded roof and window replacement in 2015, closed again since 2017. Heating system to be replaced in FY20/21					

Energy Profile - FY2019		
Energy Efficiency (BTU per Square Foot)		
Electric	Heat	Total
3,597	729	4,327
If Total is ≤ 40K	40K-80K	>80K
Great!	OK	Needs Work
Annual Energy Cost		
Electric	Heat	Total
\$4,471	\$461	\$4,932
Berkshire Gas Rate Class	G42	
Electric Service Rate Class	G0	
Average Monthly Demand (kW)	8	



Completed Work					
Fiscal Year	Project	Project Cost	Grants/Rebates	Life Expectancy	Warranty
2014	Gas-fired steam - converted from oil in February 2014	N/A	N/A	N/A	N/A
2015	Roof and window replacement	\$1,606,714	\$912,864	N/A	N/A
2015	Insulation and Air Sealing	\$72,945	\$60,000	N/A	N/A
2018	Asbestos remediation	\$64,000	none	N/A	N/A
2019	LED lighting upgrade- on bill financed	\$12,022	\$4,670	20+ years	5 years

Capital Improvement Plan Projects				
Fiscal Year	Project	Cost	Life Expectancy	Warranty
2020/21	Replace Heating System	\$465,000 +/-	N/A	N/A
2020	Flooring Replacement (4 Schools)	\$550,000	N/A	N/A
2020	Fencing Replacement (all schools)	\$23,000	N/A	N/A
2020	Paving	\$71,000	N/A	N/A

Audits/Assessments		
Fiscal Year	Type	Findings
2009	Siemens Whole building assessment	Report available upon request
2014	Clearesult	Report available upon request
2016	Power Options (Solect) Solar Assessment	87.1 kW system on roof proposed - in queue for SMART Program