


# TOWN OF FRANKLIN PUBLIC FACILITIES

Wednesday August 8, 2018



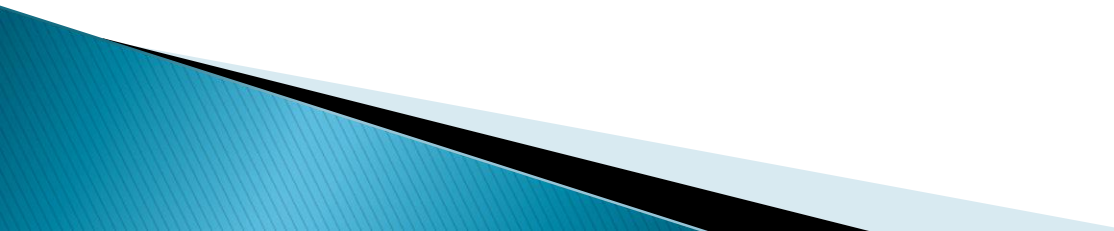
# MISSION STATEMENT

- ▶ The mission of the Department of Public Facilities is to manage the efficient operation and maintenance of Town buildings, preserve the facility and equipment assets of the Town, plan and implement capital improvements, and manage capital construction projects. The mission will be accomplished through establishing appropriate services in support of building users, fostering continuous improvement in the delivery of services, and establishing ongoing capital planning in collaboration with all department heads, the Town Administrator and the Superintendent of Schools.
- 

# MUNICIPAL FACILITIES

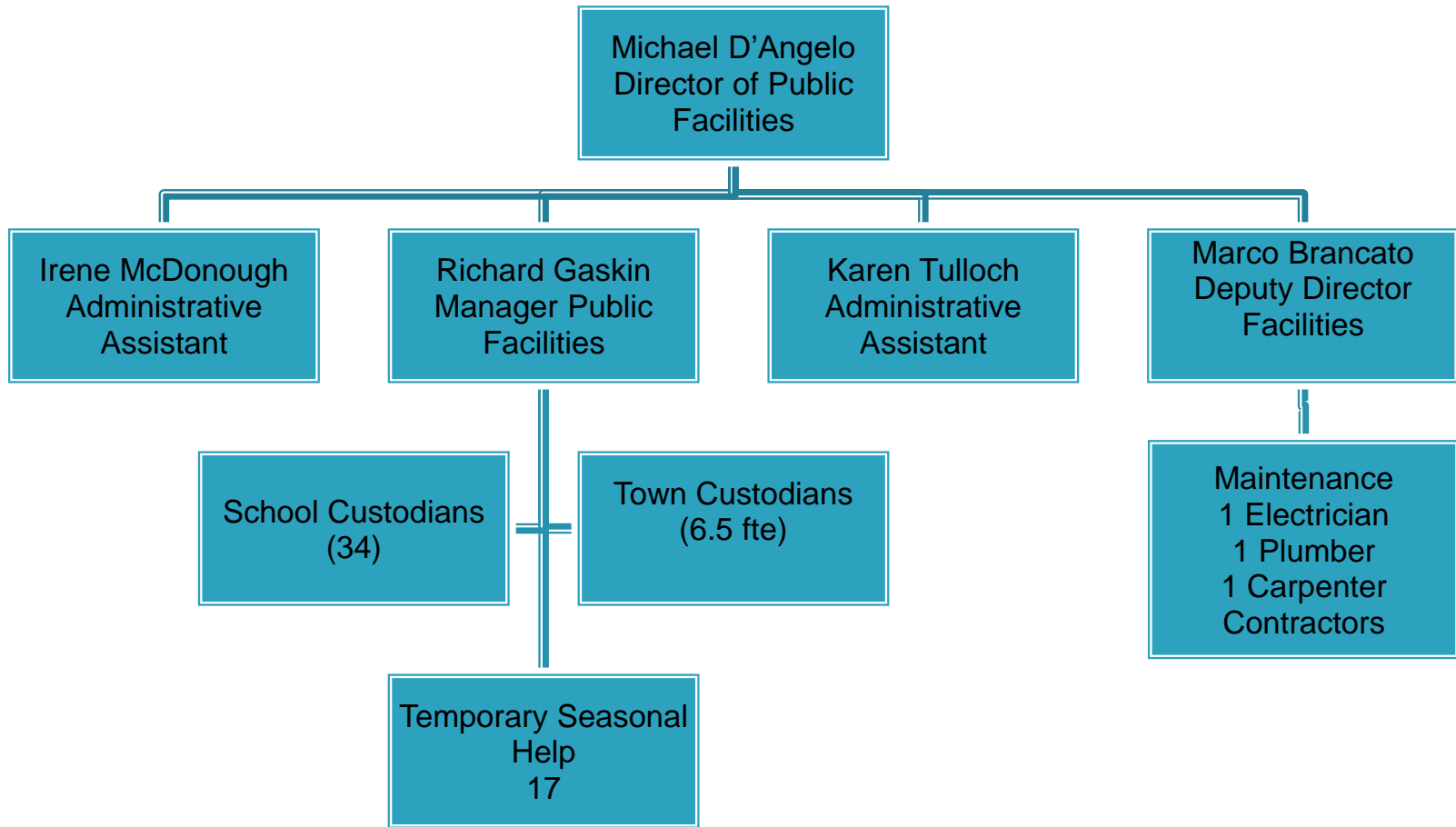
- ▶ Municipal Building
- ▶ Recreation Buildings
- ▶ Historic Museum
- ▶ Fire Headquarters
- ▶ Fire Substation
- ▶ Police Station
- ▶ Public Library
- ▶ Senior Center
- ▶ DPW Administration
- ▶ DPW Garage
- ▶ DPW Cold Storage
- ▶ Old Museum
- ▶ Dog Pound
- ▶ Brick School
- ▶ Facilities Building
- ▶ Field Bathrooms @  
Beaver Pond, Pisani,  
Fletcher, King St and  
Meadowlark

# SCHOOL FACILITIES


- ▶ Davis Thayer Elementary
  - ▶ Kennedy Elementary
  - ▶ Parmenter Elementary
  - ▶ Remington Middle / Jefferson Elementary
  - ▶ Keller Elementary / Sullivan Middle
  - ▶ Horace Mann Middle / Oak St Elementary / Early Childhood Development Center
  - ▶ Franklin High School
- 

# PUBLIC FACILITIES ORGANIZATIONAL CHART

Under Direction of the Town Administrator and Superintendent of Schools



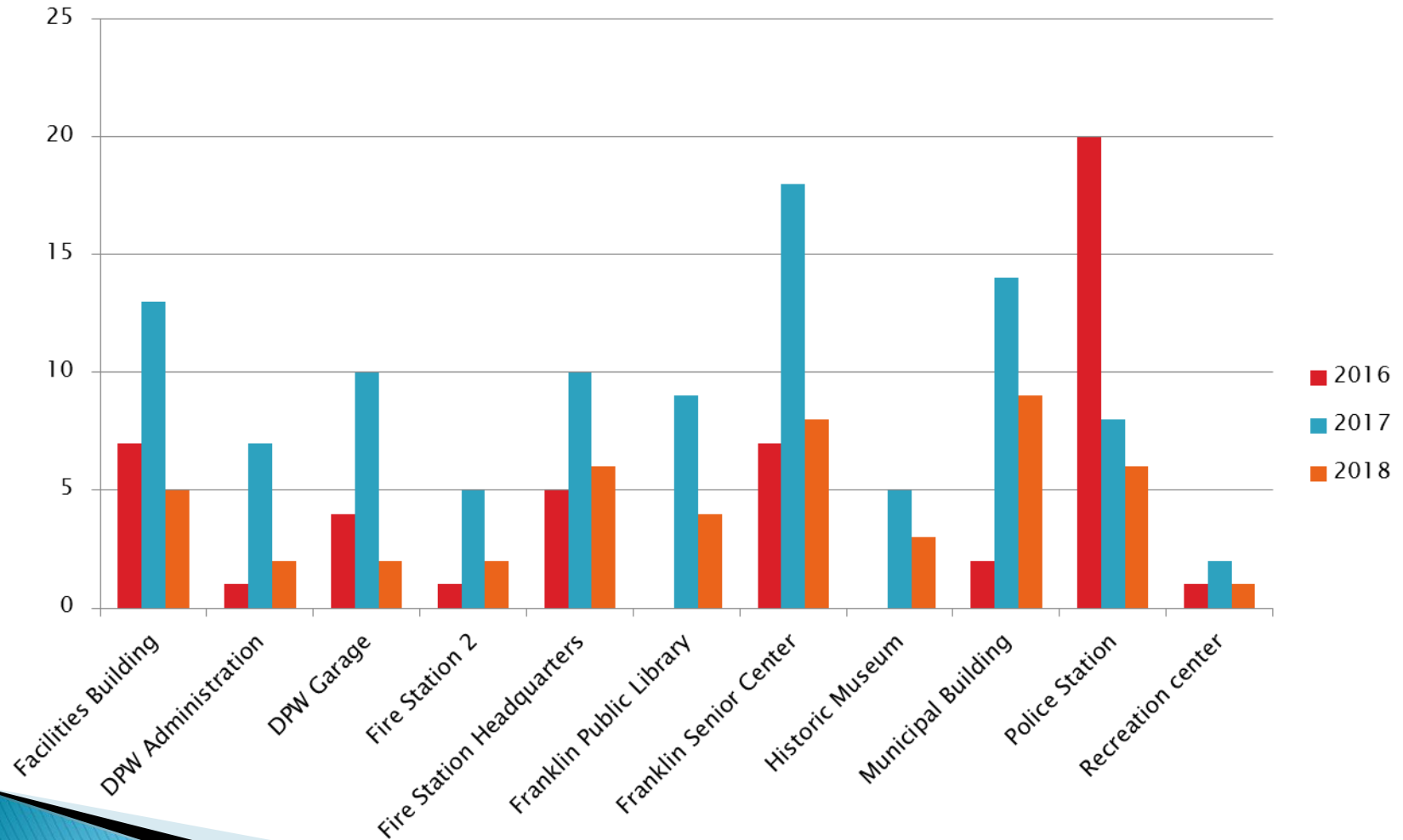
# CUSTODIAL SUPPORT

- ▶ Continue to maintain high standards while cleaning oversized areas
  - ▶ Support non-detail after hours use for numerous school activities and events
  - ▶ Provide excellent customer service to all groups using school and town buildings
  - ▶ Continue with summer painting projects at school buildings whenever possible
  - ▶ Provide ongoing support keeping school buildings secure at all times
- 

# MAINTENANCE

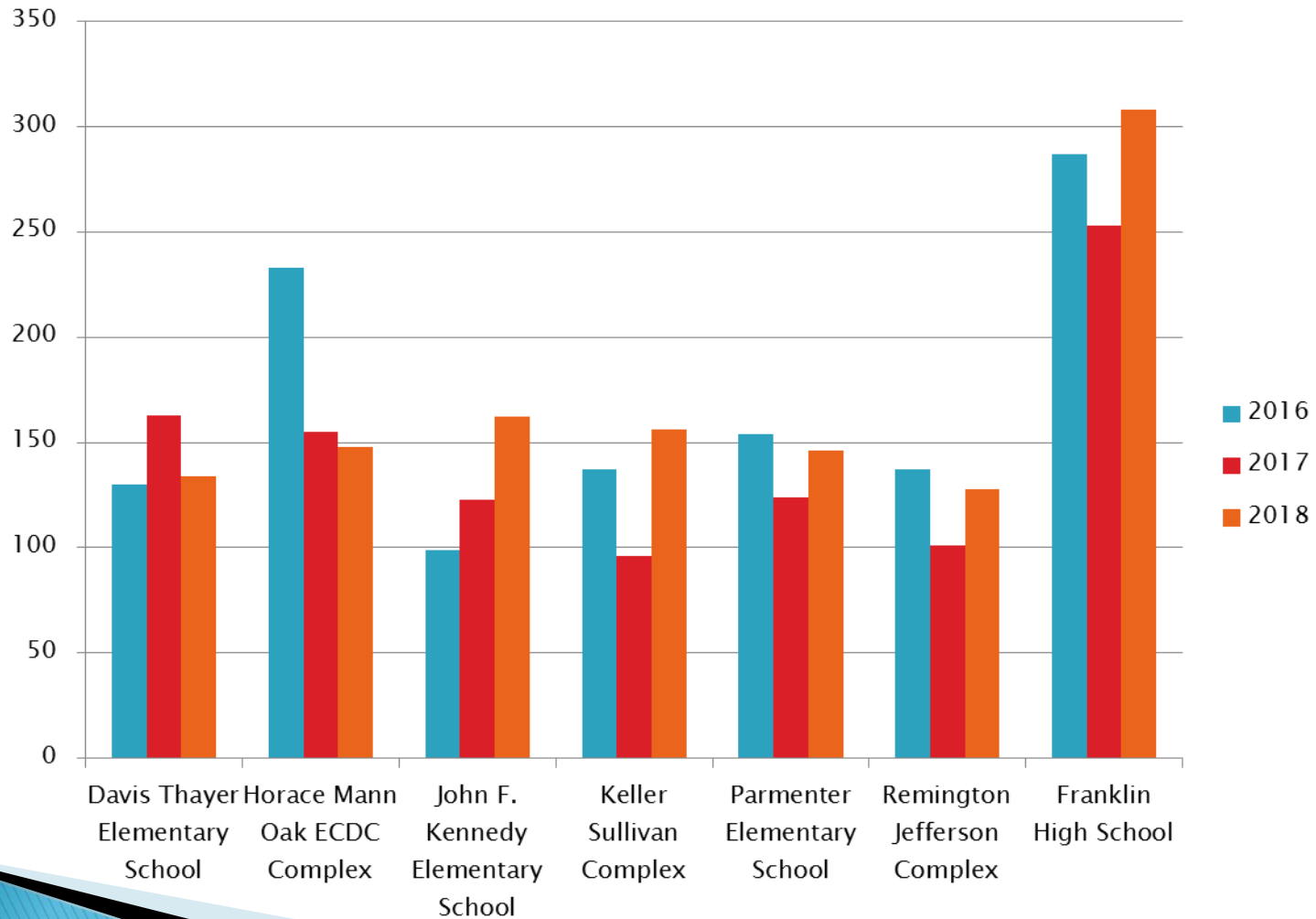
- ▶ Municipal buildings work orders completed
  - FY2016                    101
  - FY2017                    48
  - FY2018                    48
  
- ▶ School buildings work orders completed
  - FY2016                    1177
  - FY2017                    1015
  - FY2018                    1182

# MUNICIPAL BUILDINGS COMPLETED WORK ORDERS BY BUILDING FY2016-FY2018



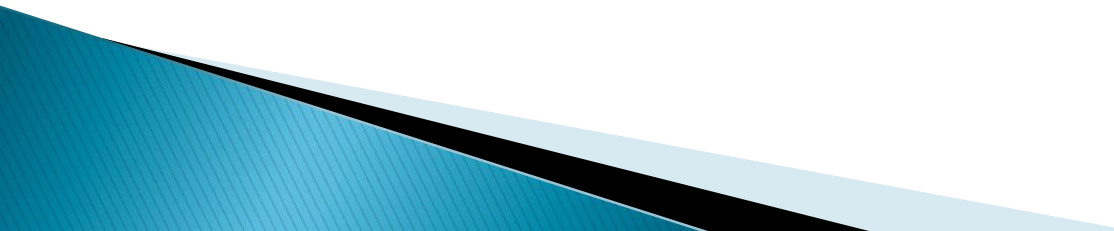


# SCHOOL BUILDINGS COMPLETED WORK ORDERS BY BUILDING FY2016- FY2018




# PREVENTATIVE MAINTENANCE

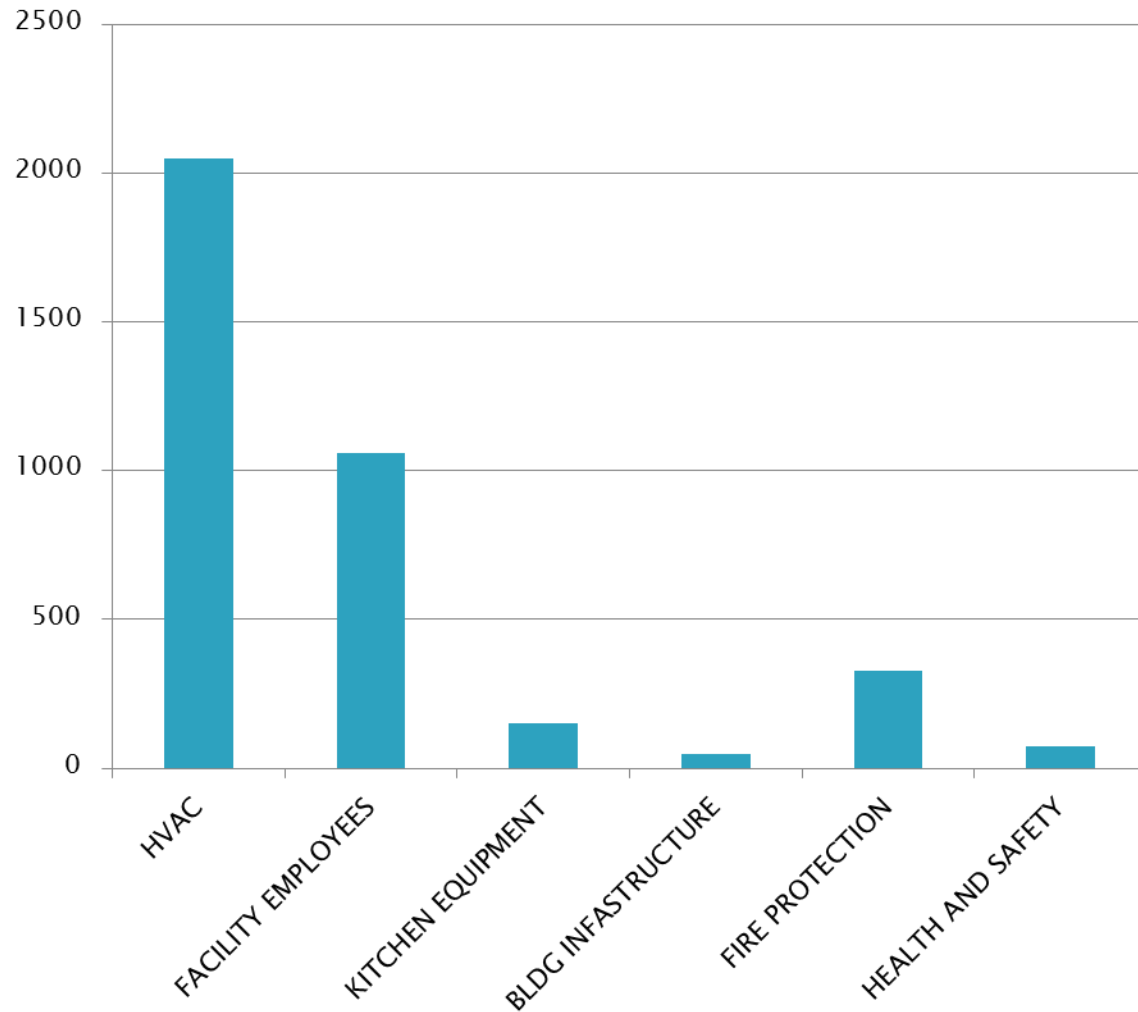
Preventative maintenance is a schedule of planned maintenance actions aimed at the prevention of breakdowns and failures. The primary goal of preventative maintenance is to prevent the failure of equipment before it actually occurs. It is designed to preserve and enhance equipment reliability by replacing worn components before they actually fail.




# ADVANTAGES OF PREVENTATIVE MAINTENANCE

- Reduced equipment downtime, resulting in fewer breakdowns
  - Better conservation of assets and increased life expectancy of Town assets
  - Timely, routine repairs circumvent fewer large-scale repairs
  - If failure can not be prevented periodic inspections can help reduce its severity
  - Identification of equipment with excessive maintenance costs
  - The cost of planned maintenance is always cheaper than emergency maintenance
  - Improved safety and quality conditions
- 

# PREVENTATIVE MAINTENANCE WORK ORDERS 2018 (FIRST YEAR OF IMPLEMENTATION)



# ENERGY EFFICIENCY

- ▶ Aggressive energy purchasing policy
  - ▶ Power purchase agreement from Abbey solar farm 8 mega watts
  - ▶ LED phase 2 Horace Mann complex, Keller Sullivan complex, Remington Jefferson complex complete
  - ▶ LED interior phase 1 Franklin High School complete
  - ▶ LED interior Kennedy, Parmenter, Davis Thayer complete
  - ▶ LED interior all town buildings complete
- 

# THANK YOU

We would like to offer our sincere thanks and appreciation to all the Public Facilities staff for all the work they do every day caring for the Franklin school and town buildings.

# THANK YOU

We would like to thank the Franklin Town Council for all your support and funding of projects. Without you we would not have the beautiful facilities to serve our residents!