Facilities Services Newsletter
July 2007

Campus Landscaping Improvements

Several areas around campus have received landscaping “makeovers” this spring. Much of our shrubbery has seen many years, and has either grown out of proportion with its surroundings, or become so aged it was unable to withstand the heavy snows this past winter. The shrubs at Forest Hall received such snow damage; this was the first area to receive attention. Munroe and the north end of Old Chapel Road were next in line, with the removal of overgrown plantings. The ancient yews on Old Chapel Road had completely hidden the stone walls at the base of the entrance pillars. These areas have since been planted with ornamental shrubs, perennial and annual flowers.

The American Cranberry Viburnum bushes at the Route 125 entrance to Center for the Arts are soon to be removed as well. They have been decimated by 3 or 4 years of Viburnum Leaf Beetle infestation. For more on this pest, see Attack of the Viburnum Leaf Beetle in our July 17, 2006 newsletter: http://www.middlebury.edu/administration/fs/about/newsletters.htm

Shrubbery Trivia*: In what 1975 movie did forest dwelling knights demand, “Bring me a shrubbery!” as payment for passage through their forest?

Garden for the Seasons

The Garden for the Seasons was replanted early this spring with a wildflower seed mix and other perennial plants to establish maximum growth prior to the Library steam main replacement (see the “Projects” section of this newsletter). Anticipating the steam main construction, additional seed mix was purchased, and plantings were removed and preserved so that we may reestablish the disrupted areas of the Garden as soon as possible after construction is completed.

Projects:

97 Adirondack – Renovation of the new Palana House continues.

Alumni Stadium – The flexible material within the expansion joints will be replaced to prevent water penetration. The expansion joints allow the structure to expand and contract without cracking. Water infiltration in the winter would freeze and cause damage.
Axinn Center – It has been one year since ground was broken for the Axinn Center. The building is on schedule for completion in April 2008. The project has followed a construction sequence typical for northern climates: complete underground utilities and concrete foundations during the summer and fall months, erect steel during the winter and complete the building envelope (exterior walls, facade, windows and roof) the following summer.

The west wing stone facade is complete and the east wing stone facade is currently being applied.

Copper roofing is complete and membrane roofing on the flat roof sections will begin once the masons are finished with the east wing. Interiors in the east and west wings are well advanced with all of the 54 faculty offices ready for painting and flooring. Over the next month the installation of the glass and aluminum curtain wall for the west and east entrances and the Winter Garden will begin.

Project Manager Tom McGinn has received many favorable comments on the appearance of the new wings. The window surrounds are limestone and the walls are a blend of three quartzitic sandstones. Several comments, both positive and negative, were made regarding the irregular pattern of the windows and limestone surrounds. Some thought the window pattern should replicate the regularly spaced windows typical of Painter, Starr, and Old Chapel. Another frequently asked question has to do with the function of the vertical separations across the face of the facades. These are expansion joints that allow the steel and masonry structure to contract and expand in hot and cold weather without causing the stone facade to crack; the expansion joints relieve the pressure of the movements. They will be filled with an expandable caulking soon.

The restoration mason is finishing up the rebuild of the original south facade of the 1900 Starr Library. Liszt Masonry removed marble from the now absent Meredith and Shepley additions, and used the salvaged marble to repair this and other now exposed original facades.

See the Green Bits section of this newsletter for energy efficiency measures employed at the Axinn Center.

Bread Loaf – Birch has reopened for guests. Contractors are putting the finishing touches on a few roofing and electrical projects elsewhere on the Bread Loaf campus.

Center for the Arts – Exterior window frames will be painted, and work begins on a costume storage area for the Theater Department.

Charles P. Scott Center – Exterior painting.
387 Chipman Park – New roofing and interior painting.

College Library Steam Main Replacement – The steam main connecting the Axinn building to the College Library has approached the end of its useful life, and its insulation system is failing. Work began on July 2nd, and is expected to be complete by August 31st. A temporary steam boiler has been located on the south side of the Library to provide continued operation of the air handling system for the duration of the project.

Fire Extinguisher Inspections – Inspection of all campus fire extinguishers is an annual occurrence. Inspections will happen this week in all campus buildings and College owned houses.

Freeman International Center – Exterior painting.

Hadley House – Exterior painting.

Hillcrest – Interior work is complete. Faculty occupied their offices in late June, and the Language School is making use of the Colloquium Room for classes. Finishing touches to the building exterior are nearly complete, and new plantings are taking root. All of the wooden furnishings in Hillcrest were made with sustainably harvested maple and made locally in Vermont. The soft seating for the lounge was also made in Vermont and is due to arrive this month.

Homestead – Boiler replacement.

Kirk Alumni Center – Exterior painting.

Masonry – Repairs at various locations around campus.

Mead Chapel – The bell tower will be painted.

Men's Soccer Field – Field reconstruction continues with site grading and installation of under-drain piping. The synthetic turf will arrive and installation will begin later this month.

The Mill – Renovations continue.

Old Chapel – The bell tower will be painted.

Residential Properties – Champlain Valley Plumbing and Heating will be performing annual boiler maintenance at all rental properties and small dorm houses. Service dates and times will be coordinated with rental tenants.

Ross Complex – Stone façade repairs are nearly complete.

110 South Main Street – Renovations and foundation repair continue.
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119 South Main Street, Apartment #3 – Carpet replacement.

Voter – Replacement of windows on the lower floor.

82 Weybridge Street – Carpet replacement in the apartments.

275 Weybridge Street, Atwater Commons House – Improvements to landscape drainage.

601 Weybridge Street – Exterior painting.

**Green Bits:**

**Wind Power**

The College wind turbine has produced 3299 kilowatt hours of electricity thus far in 2007. The turbine contributes power to our Materials Recovery Facility (MRF), which consumes approximately 29,000 KWH per year. The turbine produced 4,586 KWH of electricity in 2006, or 16% of the total MRF electrical demand.

Our turbine system is part of the Vermont Small-Scale Wind Energy Demonstration Program [http://vtwindprogram.org/](http://vtwindprogram.org/), which is the product of a series of US Department of Energy grants secured by former Senator Jim Jeffords and administered by the Vermont Department of Public Service, with the goal of advancing wind energy in Vermont. The program strives to:

- better understand the performance of wind turbine systems in Vermont's varied landscapes;
- gather information on available wind resources;
- integrate wind energy systems in school curricula;
- increase the general public’s awareness of current wind energy technology;
- assess the value of net-metered wind energy systems in reducing the energy costs at Vermont schools.

**Energy Efficiency Measures at the Axinn Center**

Approximately 35% of the total construction cost is expended on mechanical, plumbing, and electrical systems. Many of the energy efficiency measures utilized in the Axinn Center are within the mechanical and electrical systems: heat recovery on exhaust air, economizer systems that utilize outside air for cooling, energy management systems that turn down the ventilation systems when rooms are not in use and turn down lighting during unoccupied hours, variable speed motors that operate based on demand, carbon dioxide sensors that regulate the fresh air exchanges within occupied spaces, and on-demand hot water heaters.
In other landscaping news…
We are testing a new grounds management technique - no mowing. No joke. The landscape architect selected to assist with the campus master plan has suggested moving away from traditional lawns to more alternative ground covers as a means to help reduce our carbon footprint. Less mowing = less carbon. As an experiment, we have let an area near FIC revert to meadow. Where the Atwater/Davis A-frames once were, now stands a field of mixed grass and wildflowers, much like the meadows found along scenic Vermont roadways. The area will be brush-hogged periodically to maintain the visual appeal of fresh growth. We hope to identify another area of campus where we might also eliminate mowing.

Trivia Winner:

June Q&A: How many dorm rooms were prepared for Reunion Weekend guests by our Custodial Services division? Our custodial staff cleaned, and made beds in a total of 885 rooms. Another 54 rooms were cleaned in case additional housing was needed. These beds would have been made on an as needed basis.

David “Patch” Culbertson ’08.5, of Wonnacott Commons won the Reunion trivia question. Patch had a slight advantage having worked as a student host for Alumni and Parent Programs during Reunion Weekend. “My estimation took into account around 30 rooms per hall, about 3 halls per building, and about 11 dormitories. With some obvious flux in the size of halls (i.e. Battell) and number of halls (i.e. Ross Commons), I guessed 950.”

Mower-free zone on Freeman Way.

*Trivia contest winners receive a $5.00 gift certificate to The Grille. Facilities Services staff members are ineligible to participate in the trivia contest.

Questions about the information provided, and trivia submissions may be directed to hoyenski@middlebury.edu.

Read past issues of the Facilities Services newsletter at http://www.middlebury.edu/administration/fs/about/newsletters.htm