



# Heating Action Plan – Individual Action Plan

## Washington Houses

DEVELOPMENT INFO	
# of Buildings	14
# of Apartments	1,515
Total Population	3,416
% of Population Over 62	21%
Self Identified Mobility Impaired Population	85
ASSET SUMMARY	
Plant Configuration	Firm Gas
# of Boilers	6
Distribution System	Two-Pipe
ASSET CONDITION	
Boiler Age	4 years
Boiler PNA Condition Rating	5
MAJOR CHALLENGES	
This is a third-party location managed by George S. Hall (GSH). The site is subject to experience sewage stoppages.	

CAPITAL INVESTMENTS	
<ul style="list-style-type: none"> <li>None Scheduled</li> </ul>	
OPERATIONS INVESTMENTS	
<ul style="list-style-type: none"> <li>Apartment Radiator Trap Repairs [Completed]</li> <li>Building Trap Replacement [Completed]</li> <li>Feed Water Line Replacement [Completed]</li> <li>Steam Valve Replacement [Completed]</li> </ul>	
OUTAGES	
2017/2018 Heating Outages	17
2017/2018 Average Restoration Time (Hours)	31.3
2018/2019 Heating Outages	15
2018/2019 Average Restoration Time (Hours)	6.5
HEATING STAFF BREAKDOWN	
Cluster	-
Management	Heating Administrator Cluster Superintendent
Frontline Personnel	Third Party Management/Property Management
Permanent Affordability Commitment Together (PACT)	
Washington is not currently in the PACT conversion pipeline	

POTENTIAL ALTERNATIVE HEATED COMMUNITY SPACES	
<b>On-site</b>	
Union Settlement Association, 1775 Third Avenue	
Union Settlement Association, 1761 Third Avenue	
<b>Off-site</b>	
Not Applicable	

\*The Office of Emergency Management (OEM) and the Emergency Services Department (ESD) coordinate with the MTA to provide warming buses and transportation to the warming centers.\*



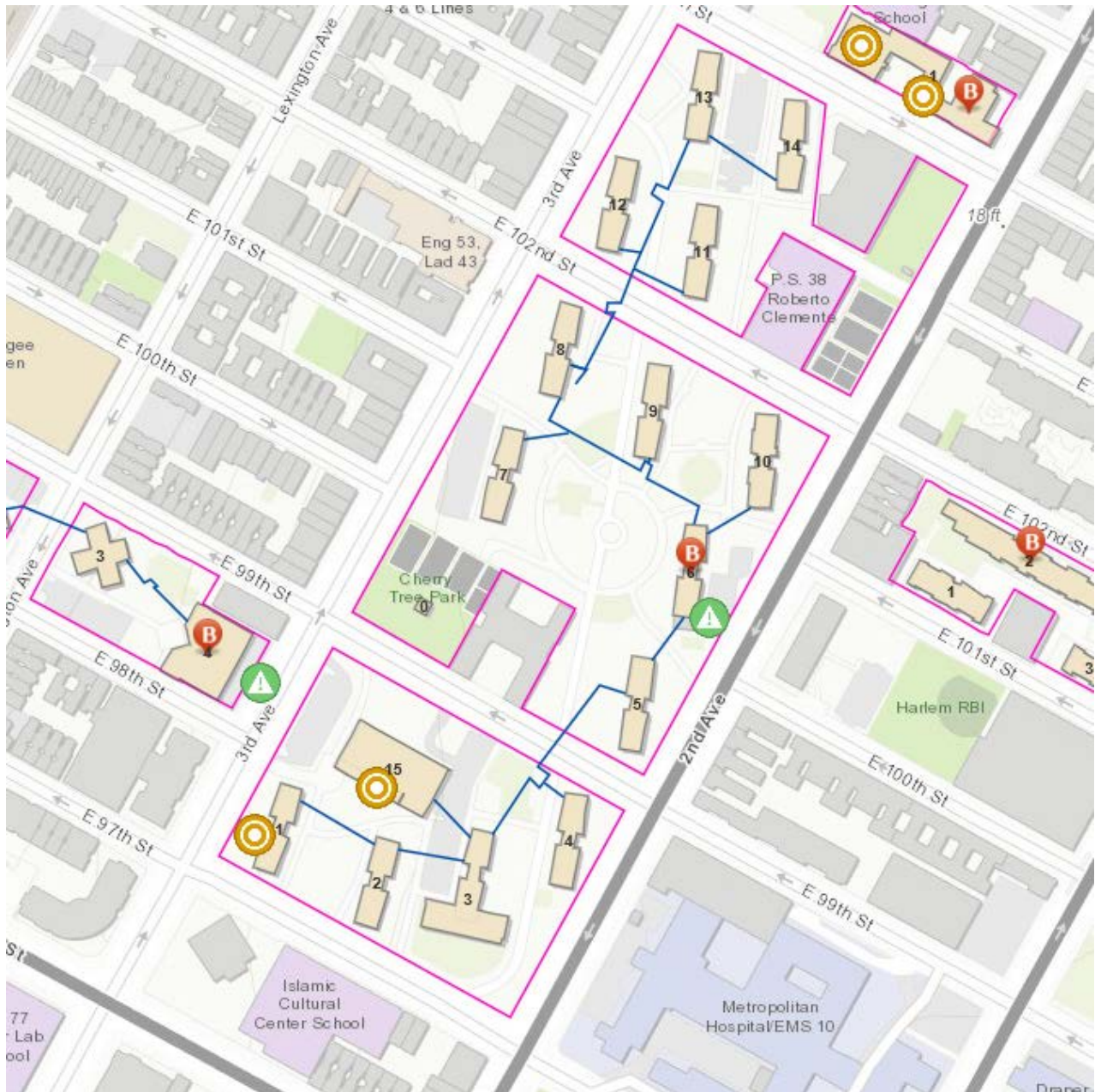
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Manhattan

### MOBILE BOILER CONNECTION DETAILS

Location of installation (DOT alternate side parking rules)	1955 2nd Avenue (NYCHA parking lot)
Boiler type	Johnston
Boiler burner	S.T. Johnson
Number of boilers	6
Internal heating system	Steam
Horsepower per boiler	400 hp
Internal system horsepower	2,400 hp
Number of in-ground oil tanks	N/A
In-ground oil tank capacity	N/A
Number of oil transfer pumps on-site	N/A
Number of oil transfer pumps operational	N/A
Oil operation follow-ups	N/A
Scaffolding size and staging	Connection Platform: 25'H x 5'W; Bridging: 15'H x 3'W
Electrical feed location	Electric meter room (needs dedicated disconnect panel)
Building amperage/voltage	100 amp/ 208 volt
Electrical materials needed	3 Phase 50' length - 4/0 AWG cable
Steam inlet access point	Main header contains a spare king valve
Steam connection inlet diameter	12"
Requires welding for steam connection	No
Plumbing materials needed for steam connection	(1) 12" x 10" Reducer, (1) 90-degree elbow, (1) 20'L x 10" ID Steel Braided Hose, (1) 10'L x 10" ID Steel Braided Hose
Make-up feed water access point	3" Plug on condensate line/ 3" Flange
Plumbing materials needed for make-up feedwater connection	Reduced pressure zone (RPZ), 50'L x 2" Rubber Hose



## LEGEND

- |   |                     |   |                                    |
|---|---------------------|---|------------------------------------|
|  | NYCHA Buildings     |  | Mobile Boiler Location             |
|  | Development Outline |  | Alternative Heated Community Space |
|  | Boiler Room         |  | Underground Steam Lines            |