



Heating Action Plan – Individual Action Plan

Saint Mary's Park Houses

Bronx

DEVELOPMENT INFO	
# of Buildings	6
# of Apartments	1,007
Total Population	2,299
% of Population Over 62	16%
Self Identified Mobility Impaired Population	101
ASSET SUMMARY	
Plant Configuration	Dual Fuel
# of Boilers	4
Distribution System	Two-Pipe
ASSET CONDITION	
Boiler Age	22-23 years
Boiler PNA Condition Rating	3
MAJOR CHALLENGES	
Staff is currently waiting for welders to repair Boiler 3 and 4. There are active system leaks in the bunkers between buildings 2 and 3.	

CAPITAL INVESTMENTS	
<ul style="list-style-type: none"> Underground Steam Distribution System Replacement [From April 2019 to Anticipated Completion of December 2019, 80% Completed] 	
OPERATIONS INVESTMENTS	
<ul style="list-style-type: none"> None Scheduled 	
OUTAGES	
2017/2018 Heating Outages	14
2017/2018 Average Restoration Time (Hours)	22.8
2018/2019 Heating Outages	12
2018/2019 Average Restoration Time (Hours)	4.5
HEATING STAFF BREAKDOWN	
Cluster	BX 3
Management	Heating administrator Cluster Superintendent Cluster Assistant Superintendent
Frontline Personnel	HPT (5am-1pm) HPT (8am-4:30pm)
HPT = Heating Plant Technician	
Permanent Affordability Commitment Together (PACT)	
Saint Mary's Park is not currently in the PACT conversion pipeline	

POTENTIAL ALTERNATIVE HEATED COMMUNITY SPACES
On-site
Bronxworks, 595 Trinity Avenue
Off-site
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.



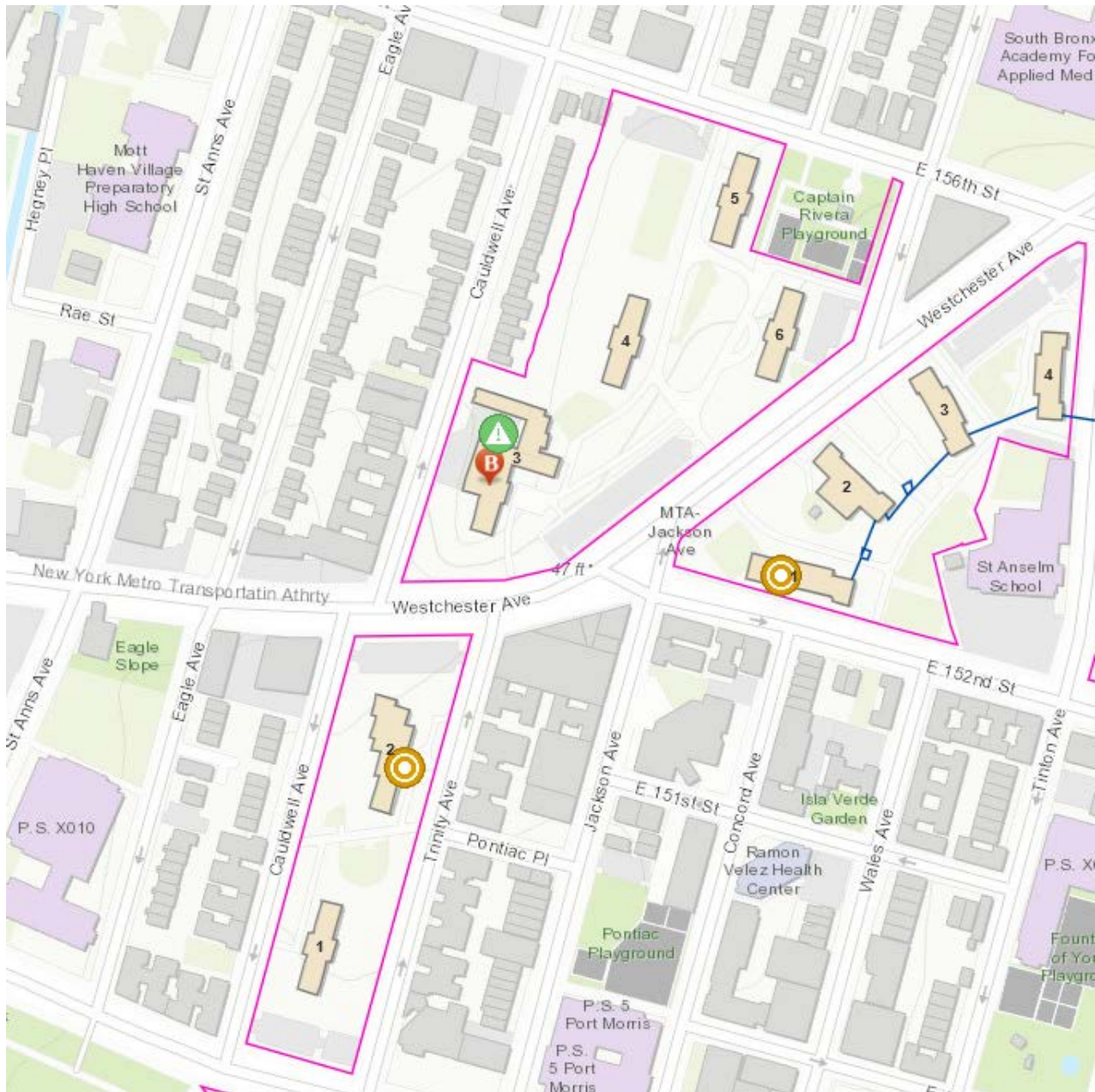
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MOBILE BOILER CONNECTION DETAILS

Location of installation (DOT alternate side parking rules)	670 Cauldwell Avenue (Monday - Thursday, 8:00am to 9:30am)
Boiler type	Cleaver-Brooks
Boiler burner	Cleaver-Brooks
Number of boilers	4
Internal heating system	Steam
Horsepower per boiler	400 hp
Internal system horsepower	1,600 hp
Number of in-ground oil tanks	1
In-ground oil tank capacity	20,000
Number of oil transfer pumps on-site	2
Number of oil transfer pumps operational	0
Oil operation follow-ups	Electricians needed
Scaffolding size and staging	Connection Platform: 25'H x 5'W; Bridging: 15'H x 3'W
Electrical feed location	Boiler room main panel (spare breaker)
Building amperage/voltage	100 amp/ 208 volt
Electrical materials needed	3 Phase 50' length - 4/0 AWG cable
Steam inlet access point	12" Tap on main header
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	Condensate header line
Plumbing materials needed for make-up feedwater connection	Reduced pressure zone (RPZ), 50'L x 2" Rubber Hose



LEGEND

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