



Heating Action Plan – Individual Action Plan Claremont Parkway-Franklin Avenue Houses

Bronx

(Managed by Union Avenue Consolidated)

DEVELOPMENT INFO	
# of Buildings	3
# of Apartments	188
Total Population	279
% of Population Over 62	58%
Self Identified Mobility Impaired Population	29
ASSET SUMMARY	
Plant Configuration	Firm Gas
# of Boilers	10
Distribution System	Hydronic
ASSET CONDITION	
Boiler Age	19 years
Boiler PNA Condition Rating	3
MAJOR CHALLENGES	
This site contains a firm gas plant and experiences constant hydronic system leaks.	

CAPITAL INVESTMENTS	
<ul style="list-style-type: none"> None Scheduled 	
OPERATIONS INVESTMENTS	
<ul style="list-style-type: none"> Distribution Pipe Replacement [Completed] Heat Supply Line Replacement [Completed] 	
OUTAGES	
2017/2018 Heating Outages	5
2017/2018 Average Restoration Time (Hours)	52.9
2018/2019 Heating Outages	28
2018/2019 Average Restoration Time (Hours)	10.3
HEATING STAFF BREAKDOWN	
Cluster	BX 3
Management	Heating administrator Cluster Superintendent Cluster Assistant Superintendent
Frontline Personnel	HPT (8am-4:30pm)
HPT = Heating Plant Technician	
Permanent Affordability Commitment Together (PACT)	
Claremont Parkway-Franklin Avenue is not currently in the PACT conversion pipeline	

POTENTIAL ALTERNATIVE HEATED COMMUNITY SPACES	
On-site	
Institute for the Puerto Rican Hispanic Elderly (IPRHE)/Acacia Network, 1315 Franklin 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.

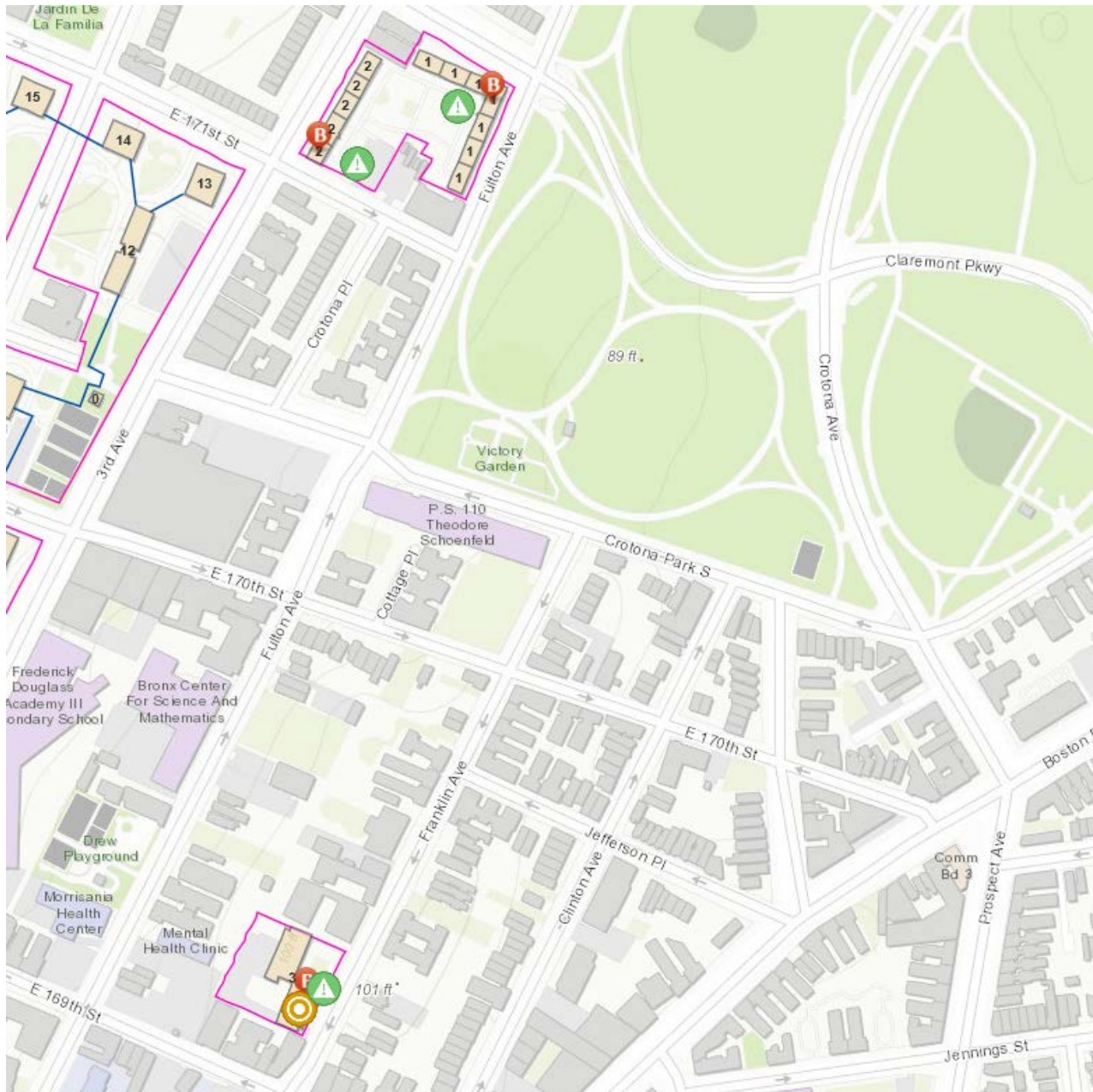


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MOBILE BOILER CONNECTION DETAILS			
Location of installation (DOT alternate side parking rules)	1545 Fulton Avenue (Monday - Friday, 8:00am to 6:00pm)	3800 3rd Avenue (Resident parking lot)	1325 Franklin Avenue (Monday - Friday, 8:00am to 6:00pm)
Boiler type	Raypak	Raypak	Raypak
Boiler burner	Raypak	Raypak	Raypak
Number of boilers	2	2	2
Internal heating system	Hydronic	Hydronic	Hydronic
Horsepower per boiler	60 hp	60 hp	60 hp
Internal system horsepower	120 hp	121 hp	122 hp
Number of in-ground oil tanks	N/A	N/A	N/A
In-ground oil tank capacity	N/A	N/A	N/A
Number of oil transfer pumps on-site	N/A	N/A	N/A
Number of oil transfer pumps operational	N/A	N/A	N/A
Oil operation follow-ups	N/A	N/A	N/A
Scaffolding size and staging	External bridge work needed only	External bridge work needed only	External bridge work needed only
Electrical feed location	Boiler room main panel (needs dedicated disconnect panel)	Boiler room main panel (needs dedicated disconnect panel)	Boiler room main panel (needs dedicated disconnect panel)
Building amperage/voltage	100 amp/ 208 volt	100 amp/ 208 volt	100 amp/ 208 volt
Electrical materials needed	3 Phase 100' length - 4/0 AWG cable	3 Phase 100' length - 4/0 AWG cable	3 Phase 100' length - 4/0 AWG cable
Steam inlet access point	2" Hydro taps for supply and return	2" Hydro taps for supply and return	2" Hydro taps for supply and return
Steam connection inlet diameter	Hydronic system 2"	Hydronic system 2"	Hydronic system 2"
Requires welding for steam connection	No	No	No
Plumbing materials needed for steam connection	N/A	N/A	N/A
Make-up feed water access point	2" Hydro taps in place for supply and return	2" Hydro taps in place for supply and return	2" Hydro taps in place for supply and return
Plumbing materials needed for make-up feedwater connection	(2) 100'L x 2" Rubber Hose	(2) 100'L x 2" Rubber Hose	(2) 100'L x 2" Rubber Hose



LEGEND

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