

January
2010

Boston Chapter, 33

Association for Facilities Engineers



The Most Powerful Name in Facilities Engineering
www.afe.org

January Meeting – Harvard University

Meet at the intersection of Oxford and Kirkland Streets
Thursday January 28th, meet @ 5:00pm – tour begins at 5:15pm
Dinner at The Greenhouse Café on campus

RSVP to Dan Mahr - (508) 366-1449 ext. 214 or dmahr@aalanco.com by 01/25/2010

This month we will be taking a tour of the Harvard University Chilled Water Plant.



NORTHWEST CHILLED WATER PLANT

Inside this issue

Current Meeting Info
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- SERVES 5 MILLION SQUARE FEET IN 75 BUILDINGS
- (THREE) 2,500 TON DUAL COMPRESSOR ELECTRIC CENTRIFUGAL CHILLERS, (TWO) 1,500 TON FREE COOLING HEAT EXCHANGERS
- INTERCONNECTED WITH OXFORD STREET CHILLED WATER PLANT WHICH CONTAINS (FIVE) CHILLERS; 12,900 TON CHILLED WATER CAPACITY INCLUDING (TWO) 2,400 TON, 5kV, VARIABLE FREQUENCY DRIVE MACHINES
- 20,400 TONS TOTAL CAPACITY (TWO PLANTS)
- HARVARD RECEIVED \$250,000 IN REBATES FROM NSTAR FOR THE CHILLED WATER UPGRADES
- FREE COOLING SYSTEM CARRIES CAMPUS LOAD (NEVER LESS THAN 1000 TONS) THROUGH MOST OF THE WINTER
- SPACE FOR FUTURE CHILLERS (AND HEAT REJECTION CAPACITY OF TOWERS) WILL ACCOMMODATE (TWO) 2500 TON ELECTRIC UNITS OR (TWO) 1600 TON ABSORBERS
- HEADERED SYSTEMS FOR REDUNDANCY - MULTIPLE EQUIPMENT COMBINATIONS AVAILABLE
- CONDENSER SYSTEM CAN BE SEPARATED - TO ALLOW DIFFERENT TEMPERATURE OPERATIONS FOR FREE COOLING, ELECTRIC COOLING AND ABSORPTION COOLING
- THE HARVARD ELECTRIC STATION CONSTRUCTED AS PART OF THE NW PLANT HAS TWO DEDICATED 13.8kV FEEDERS FROM THE LOCAL UTILITY WITH CAPABILITY FOR TWO MORE DEDICATED FEEDERS. THIS STATION SERVES THE NW CHILLER PLANT, THE NORTHWEST BUILDING, AND WILL PROVIDE SERVICE TO FUTURE HARVARD BUILDINGS IN THE AREA AS PART OF THE UNIVERSITY'S MICROGRID APPROACH

See Page 3 for more information...

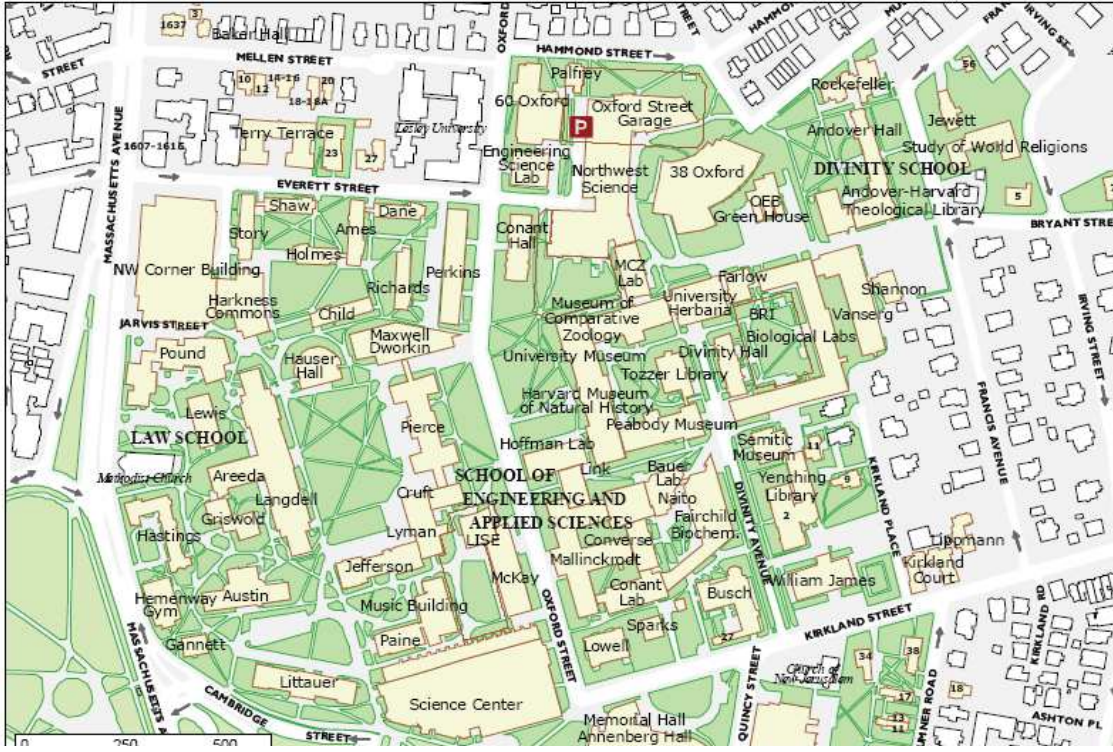
Directions and Parking for January's Meeting – Harvard University

Directions:

- From the Mass Pike, take the Exit #18 towards Cambridge
- Cross the Charles River and take a left on Soldiers Field Road
- Turn right and go over the Larz Anderson Bridge
- Continue through Harvard Square and follow RT-2A (Massachusetts Avenue)
- Turn Right on Everett Street
- Turn Right onto Oxford Street and we meet at the corner of Oxford and Kirkland (across from the Science Center)

Parking:

- Parking will be on the street



Dinner – The Greenhouse Café

Immediately after the tour on campus

Confirmation of Attendance

Cost is \$30 with RSVP and \$30 for non-members and walk-ins

Cancellations are accepted up to 48 hours before the event

Next Tour – Harvard University

Special Congratulations

Congratulations to those who recently received their CPMM designation: Lee Carroll, Joe Rooney, Leo Tamaro, Fred O'Grady and Greg Rush.

Again, from all of us in the Greater Boston Chapter 33, we congratulate you and thank you for all of your dedication.

Continued from front page:



Also, please visit <http://www.uos.harvard.edu/eu/> to look at the entire Engineering and Utilities website for more information.

A picture from our last tour – Lahey Clinic – Burlington



January 2010 Newsletter – President's Message

I believe Boston Chapter #33 had another great year in 2009. We had a lot of very interesting and pertinent speakers and tours this year. We continue to exhibit what makes AFE so much different from other engineering organizations by our tours of behind the fluff of many different types of buildings and learning how these plants were installed, how they run, do they run efficiently, and what technologies are on the cutting edge that we can reach out and touch.

The success of our chapter is by no mistake. It is by coordinated efforts from many individuals. Each of the board members have exhibited a passion for AFE. One person with passion is worth forty people with mere interest!

Every board member has a vested stake in its success

Wayne Saya as Regional VP – for the leadership he has shown on the more global interests of the chapter and its success. As frustrated as we do get... changes have occurred over the last couple of years, where we are just now seeing the results

Steve Nicholas as vice president – A man possessed with educating future and present engineers. What a great teacher he is and has helped grow the interest in professionals elevating their status through certifications.

Dan Mahr – for his concerted efforts in getting the word out. It is always a relentless job pursuing a number of parties just to get enough information together to make some semblance of a presentation for a newsletter.

Greg Driscoll as treasurer – a man with many years of history and willingness to manage our small finances and protect our scholarship fund from being absorbed. Greg always keeps us balanced. Always pointing out the potential worse case scenarios. Delivered with good humor, makes us pause and reflect before making a decision.

Sue Grubis as board member – a woman that certainly has no hesitation in getting in the mix of it and taking control. Her determination to get the best value is not something to mess with. She has brought a refreshing charm and class to the pack!!

Dave Dears as board member – has brought his willingness to help out in any way. With his sense of humor and energy has been a great contributor to our board and has thoughtful solutions to many of the problems we address

Lee Carroll as board member – has brought great speakers to our meetings and raises our awareness of new technologies and eager to help in any way he can for the success of our meetings.

Greg Rush as board member – we thought we lost him... he has transitioned into a fast paced new job in downtown Boston and has been difficult for him to make all of the meetings, but now seems prepared to resume attendance. He's been a bull dog in his determination of support for the golf tournament

Alan Ouellet as board member and immediate past president – thank you for the muffins, the room the heat, the address and the ambiance for our board meetings. You have been a President of Chapter 33 twice and still, the brick hasn't hit you on the side of the head. He just won't leave!!! What a treasure to have someone that from father to son, to son again, they are all part of this organization and contribute both financially and tremendous amounts of time to the success of this chapter.

Dean Larson as our newest board member – we welcome his history of AFE, his education and wealth of experience and are already reaping the benefits from his suggestions.

And... to Stu...

Stu Peeke as board member – the consummate salesman.... Constantly... the selling of AFE and AFE's training programs. He's relentless. I will say I hope that I am in the shape that he is at his age. And a wonderful sense of humor, he always keeps us laughing.

Without each of them, this chapter would not be in the state it is. We are one of the largest and most successful in the country. This is because of your board's members efforts and the support you show by showing up at our meetings, attending the CPMM and CPE courses, and having fun at our annual golf tournament.

And... without the support of all of our chapter members we would have nothing.

This year looks to be another exciting year that we have lined up for tours. I hope to see you all there!!!

To our board, thank you very much

Sincerely,

Paul Cantrell, CE, CPE, CHFM.

Additionally....

Hi Paul:

I have been retained by a Division of United Technologies Corporation to help them recruit a candidate for the position **Manager-Machine Reliability**. This bonus eligible position is based in Connecticut and comes with a competitive compensation and benefits package including relocation. Appearing below is a description of the position. If you know anyone who has the appropriate education and work experiences and may be interested in exploring this excellent opportunity, please have them contact me. Thank you for your help.

Position: Manager – Machine Reliability

Job Responsibilities:

The candidate will be responsible for improving the reliability of all production equipment by eliminating failures. Duties will include:

- 1) Developing Predictive Maintenance strategies to identify pending equipment failures utilizing technologies such as vibration analysis, thermography, oil analysis and ultrasonic inspection,
- 2) Lead FMEA, RCFA and RCM studies on equipment and develop corrective action plans to maximize availability and reliability,
- 3) Perform PM reviews to insure potential failure modes are addressed with the appropriate mitigation activities,
- 4) Look for opportunities to replace PMs with non-intrusive Predictive Maintenance techniques,
- 5) Conduct analysis of downtime problems and investigate and initiate corrective actions.

Education:

BA/BS degree w/10+ years experience or
MA/MS degree w/7+ years experience or
PhD degree w/4+ years experience

Certified Maintenance Reliability Professional (CMRP) w/4+ years experience

Experience/Qualifications:

Working knowledge of Reliability Tools such as

- 1) Reliability Centered Maintenance Analysis,
- 2) Root Cause Analysis,
- 3) Failure Modes and effects analysis,
- 4) Predictive Maintenance Techniques

Additional Comments:

- Responsible for entire projects with significant scope and complexity
- Contributes to the department or business unit by applying their advanced knowledge of one or more functional areas
- May develop and coach others
- Has expert knowledge that extends across multiple disciplines

US Citizenship required

Knowledge of SAPPM, Proficient in MS Office Applications, Must be able to work independently, prioritize tasks and handle multiple projects.

Organizational Structure:

Five direct reports

Sincerely,

Cas Hill

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Upcoming Schedule	Event/Theme
September 24th	Gillette Stadium
October 22nd	Smith & Wesson
November 19th	Lahey Clinic
December	Happy Holidays
January 28th	Harvard
February 25th	Hollingworth & Voss Paper Mill
March 25th	MIT
April 22nd	John Hancock
May 27th	Nashoba Valley Winery
June 3rd	Golf Tournament

AFE Chapter 33 – Officers and Directors



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Directors Not Pictured:

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