

APPENDIX A: Loretto Abbey Renewal Work and Accommodation Plan

Table 1: Approved and Pending Renewal Work at Loretto Abbey

System	Description of Work	Estimated Costs
1. Approved Budget	Work Approved in Renewal Plan	\$4,300,000
Replacement of School Heating Plant	Replacement of all existing steam plant equipment, piping, tanks, radiators, etc. with high-efficiency hot water system. Will require asbestos remediation in the boiler room and throughout the school.	\$2,950,000
Building Automation System	New Building Automation System to provide thermostatic control for each classroom.	\$400,000
Ventilation Upgrades	Replacement of existing exhaust systems and addition of new ventilation system (none existing) in classrooms meet current Codes.	\$800,000
Domestic Water Heating System	Replacement of domestic water heating boiler and large storage tanks with smaller high efficiency DHW system.	\$150,000
Total Estimated		\$4,300,000
2.	Other Renewal Work Identified in Building Condition Database	
Plumbing Upgrades	Replacement of end-of-life plumbing fixtures.	\$100,000
Sanitary System upgrades	Replacement of the sump system and a significant portion of the sanitary distribution piping throughout the school.	\$500,000
Fire Alarm	Replacement of outdated fire alarm system to comply with NFPA Standards. Asbestos issues will be encountered in the upgrades.	\$400,000

2. Continued	Other Renewal Work Identified in Building Condition Database	
Elevator	Replacement of existing elevator machines, related equipment and controls.	\$200,000
PA System	The system has exceeded its lifecycle. Asbestos issues will be encountered in the upgrades.	\$320,000
Security System	Replacement of outdate panel	\$80,000
Exterior Window Renewal	Replacement of windows in areas not covered by previous replacement project with energy-efficient double-glazed windows.	\$877,500
Interior Finishes	Upgrades to interior finishes as required, including floors, walls and ceilings.	\$350,000
Total Estimated		\$2,827,500
3.	Work Not Identified in Building Condition Database	
Exterior Foundation Repairs	As required to address ongoing water infiltration issues.	TBD
Eaves trough Repairs/Replacement	Replacement of copper eaves trough and downspouts to address ongoing water infiltration issues.	TBD
Air Conditioning	New air conditioning system for classrooms, offices, meeting rooms, etc.	\$800,000
Electrical Systems	Replacement of electrical panels and wiring that have exceed their life expectancy.	\$350,000
Power Upgrade	For new air conditioning system	\$400,000
Lighting upgrades	Replacement of outdated lighting with LED fixtures in areas not previously upgraded.	TBD
Interior Alterations	Interior alterations to provide for improved instructional spaces.	TBD