

August 2021

MANAGING YOUR FACILITIES

Newsletter for the National School Plant Management Association



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OpenBlue Healthy Buildings

A thoughtful approach to managing K-12 relief funds

Five steps to achieve healthy buildings
and desired outcomes



You want to provide safe, healthy, inspiring learning environments for your students—while working to alleviate the pandemic’s impact on your district. With ESSER and other relief funding available, you’re under pressure to act now. Here are five steps that can help you move ahead with confidence to achieve the outcomes that matter most.

1. Tap the power of long-term thinking

Most districts have a list of immediate needs, and the temptation is to jump right in with quick fixes. Certainly urgent needs must be addressed. At the same time, there’s power in stepping back to look at the big picture. A holistic view can help you better coordinate efforts today and develop a clear strategy for tomorrow, to create:

- An enhanced learning environment
- Increased safety and security
- Peace of mind from infection
- A unified, intelligent infrastructure
- Reduced energy use and improved operational efficiency

Johnson Controls consultants have advised thousands of schools across the country. Our team meets with you to understand your goals and pain points, how your facilities are used, and which solutions will be most effective given your building systems and budget. You can rely on our expertise to support your district during recovery, re-occupancy and the new normal.

2. Understand where you are with a Clean Air assessment

A professional building assessment helps clarify exactly where your facilities stand now—an essential first step in setting priorities. Our team comes onsite to conduct a Clean Air building assessment, evaluating equipment and energy use and collecting data on your air flow system (for example, checking damper operation and system control sequences). We uncover gaps and help you determine what to do first to meet ASHRAE and CDC clean air guidelines.

Our OpenBlue Healthy Buildings solutions are grounded in science to eliminate guesswork. We take a practical approach, enhancing district buildings affordably and effectively to support health and safety today while keeping facilities flexible for what’s next.

The power behind **your mission**

3. Lay out a clear strategy to mitigate infection risk

Inspire confidence in students, families and the community as you address COVID-19 concerns. We help you design a holistic, HVAC-centered infection control strategy for your facilities, building on these pillars:

- Ventilation methods to increase outdoor air circulation
- Recommended air change rates to mitigate aerosols
- Filtration options to increase particle collection and improve indoor air quality
- Optimal temperature and humidity settings to destabilize pathogen transmission
- Ultraviolet germicidal irradiation methods to inactivate viral organisms

Johnson Controls tiered services include ongoing monitoring and maintenance—tracking performance, conducting regular inspections, and servicing your equipment to maintain clean air.

4. Consider all hazards

Again, taking a broader view can help you use funds to your maximum advantage. Explore potential solutions for:

- Access control
- Video surveillance
- Mass notification
- Visitor management
- Weapons screening
- Web-based security management
- Embedded video analytics

Johnson Controls brings you the world's largest portfolio of intelligent building products, technologies, software and services. Our OpenBlue Healthy Buildings solutions include everything from contact tracing and social distance monitoring to space planning and central plant optimization. We help you create a streamlined, understandable path forward.

5. Explore financing options

Every school district faces resource constraints. Budgets are tight and the needs overwhelming, starting with the costs of reopening buildings and making up learning loss. Our finance experts help you consider multiple options:

- Leverage government funding to address resource needs
- Use contract vehicles to streamline project delivery
- Engage cooperative purchasing to save time and resources
- Support financing opportunities through bonds, loans and tax vehicles

Under the American Rescue Plan Act of 2021 (ARPA, The Act) signed into law in March, an additional \$122.8 billion is available to US school districts through the Elementary and Secondary School Emergency Relief (ESSER) Fund to address expenses related to the COVID-19 pandemic.

Similar to ESSER I (\$13.5 billion) and ESSER II (\$54.3 billion) under the Coronavirus Aid, Relief, and Economic Security Act (CARES, March 2021) and Coronavirus Response and Relief Supplemental Appropriations Act (CRRSAA, December 2021) respectively, uses of funds are broad. They range from providing more resources to meet student needs to address learning loss to school facility repairs and improvements and measures to improve indoor air quality to support student and staff health. Funds are again distributed at the state level.

Whatever your state and local processes, Johnson Controls is ready to partner with your district to help you prioritize your needs, design a solution, consider funding alternatives, and navigate application and reporting requirements.

Call now to get started

Only Johnson Controls brings you cutting-edge technology grounded in 135 years of building expertise to power healthy people, healthy places and a healthy planet. Our OpenBlue Healthy Buildings solutions help you create secure, healthy, comfortable, inviting facilities that improve engagement, collaboration and performance.

Learn more at www.johnsoncontrols.com/industries/k-12-education.
Even better, talk with us today to get started on an expert assessment of your opportunities and next steps. Call **1-866-669-4780**.



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What is the current state of K-12 school maintenance departments in 2021?

It has been an interesting year for facilities management teams across the country—especially those working in K-12. To better understand the impact of COVID-19 on K-12 facility management teams and the unique challenges the 2021-2022 school year will bring, FMX surveyed over 100 [K-12 facility management](#) professionals to hear what they had to say.

Efforts doubled toward health & safety.

Hands down, the number one goal for facility management teams over the 2020-2021 school year was ensuring the health and safety of its students and staff. In fact, 80% of K-12 facilities management teams said student and staff health and safety was the primary goal over the past 12 months. This is 2.3X higher than any other goal.

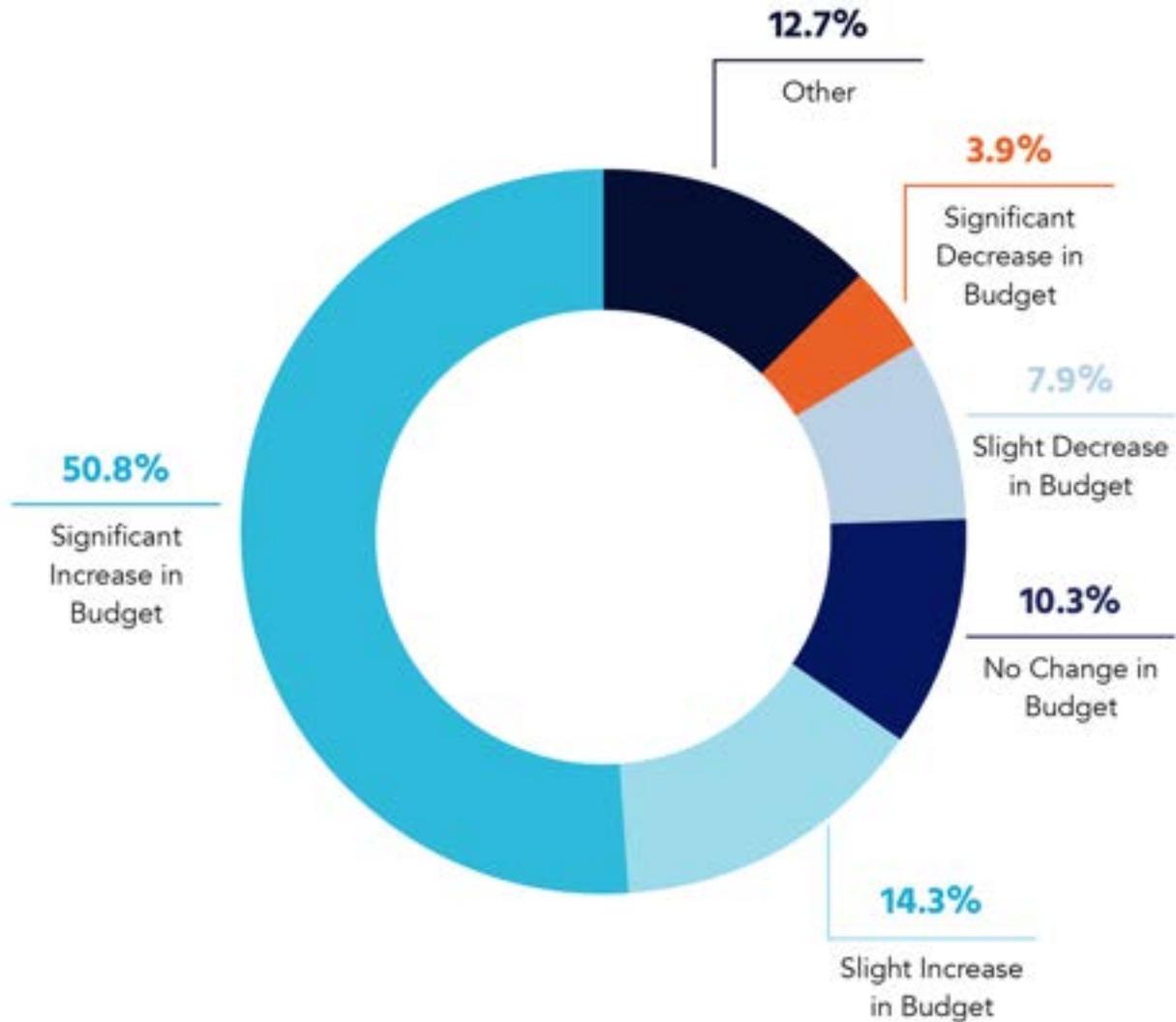


[Download the full report here.](#)

65% of districts increased their budget this past year.

Despite a changing economic landscape, most districts saw an increase in their operating budgets as they fought against the COVID-19 virus. Over 65% of K-12 facilities managers surveyed say that their budget increased due to COVID-19.

What impact did COVID-19 have on your district's budget?

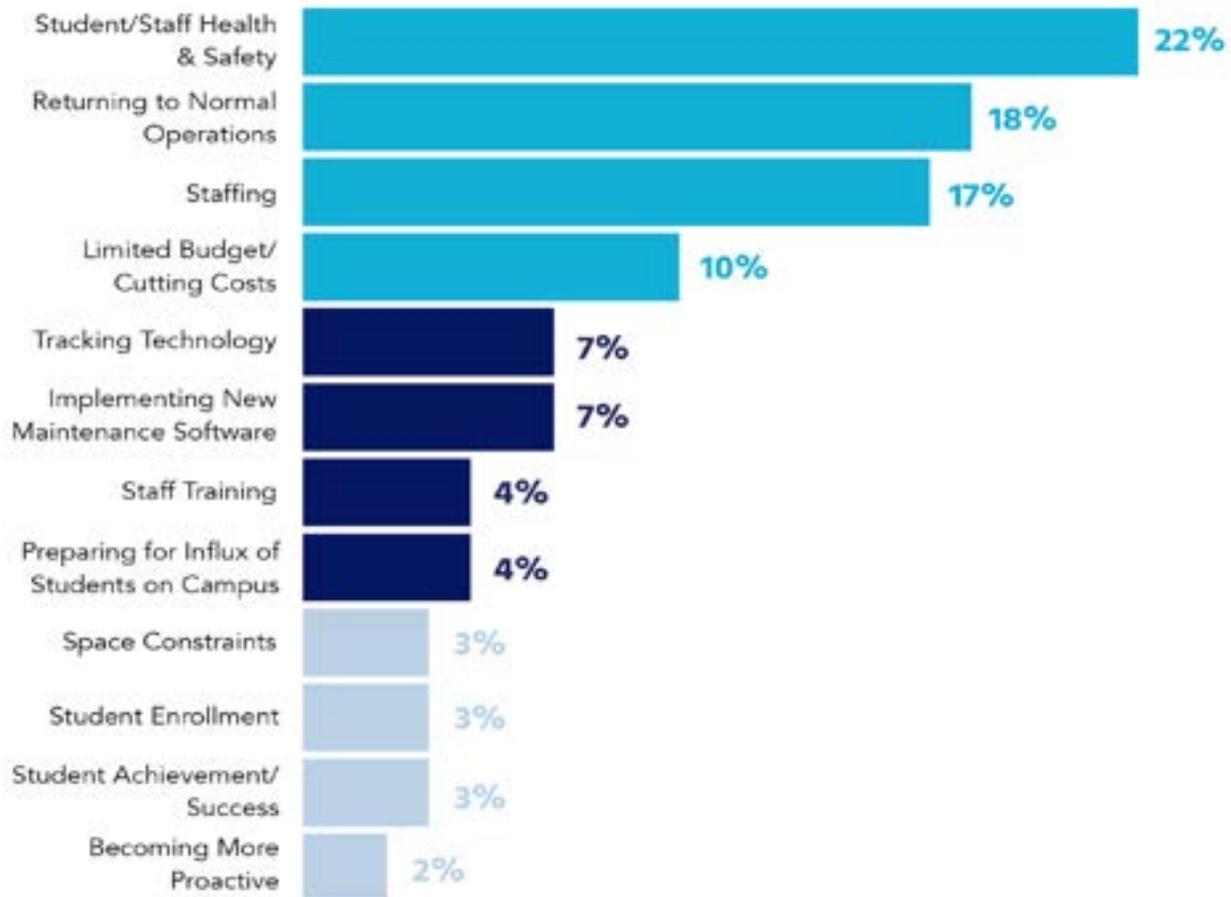


[Download the full report here.](#)

The coming school year will bring new challenges.

With the current school year coming to a close, faculty and staff look ahead to what challenges await. Uncertainty, staff and budget reductions, staff and student safety, and finding a new normal seem to be at the forefront.

What's the top challenge your team will face moving into the 2021 school year?



[Download the full report here.](#)

Discover strategies, metrics, and tools.

Read the full [2021 State of Maintenance Report](#) for more industry insights.

- What are the most important metrics schools will tracking?
- What strategies are schools taking into the coming year?
- What tools are helpful in achieving their goals?

Insights powered by FMX.

FMX is a leading provider of facilities management software for K-12 schools. Built by K-12 facility managers just like you, FMX allows your team to coordinate with the rest of the organization, demonstrate how your team is performing, and reveal blind spots you may have missed to maximize your resources.

Take control of your operations with [FMX's facility management software for schools.](#)



HOCL – Not Your Grandfathers Disinfectant!

There are many disinfectants available today, many of which produce unwanted odors and also Volatile Organic Compounds (VOC's) as it does its job. This brings up the question, "what should we look for when deciding on a disinfectant in general and specifically for **schools** in 2021?" Of course, the obvious answer is one that has the ability to kill SARS CoV-2, the cause of COVID-19. The other most important aspect when choosing a disinfectant is the safety of the product for the students, staff, materials being contacted and the people applying it. Without question the safest and most effective disinfectant is **Hypochlorous Acid**, commonly referred to as **HOCL**.

What is HOCL and the science behind it? The abbreviated answer is Hypochlorous acid (HOCl or HClO) is a weak acid that forms when chlorine dissolves in water. When dissolved in water, the hypochlorous acid water created has incredibly strong disinfection properties. That fact combined with its non-toxicity characteristics, is why HOCL is the ideal disinfecting agent and sanitizer. It has been identified by the US Environmental Protection Agency (EPA) as a disinfectant effective against COVID-19, backed by clinical studies.

If that is not enough of a reason to use an HOCL disinfectant instead of one that produces harsh odors, there is more. Its ability to penetrate pathogens' membranes also makes it an ideal commercial deodorizer. Hypochlorous acid is an antimicrobial agent that replicates the body's immune response to infection and is found naturally in white blood cells of mammals, including the human body. It is **non-toxic** and in fact has been used as a safe wound care solution for many years. It is so safe that you can use it to disinfect a baby's pacifier!

HOCL has been around for decades. So why has it not been the standard bearer for disinfecting solutions? Why is it not used more prevalently? The primary reason has been the length of shelf life. The typical shelf life is only between 3 and 30 days.

CleanSmart™ disinfection products, as a result of their patented production process, have an **18-month** shelf life! This hypochlorous based disinfectant is EPA List N registered and can be used with confidence where others cannot. CleanSmart™ kills 99.9% of bacteria, fungi and viruses including SARS CoV2 and other emerging pathogens. It does not contain any harsh chemicals or produce dangerous fumes and as a result there is **NO PPE** required when using. Importantly this disinfectant meets AOAC and OSHA germicidal spray standards. There is no wipe down necessary after spraying as CleanSmart™ breaks down into simple saline after use. This brand is the most versatile on the market to be safely sprayed to tackle disinfection jobs big and small. It is ideal for school classrooms, offices, busses, cafeterias, lavatories, locker rooms, auditoriums and gymnasiums. It truly is the disinfectant that can be used anywhere, anytime with confidence.

Article submitted by: Dennis Berberich, EVP & Partner at Pandemic Solutions LLC.
www.PandemicSolutions.net

SAVE THE DATE

NSPMA & SCSPMA JOINT CONFERENCE & TRADESHOW EXPO

January 30th-February 2nd 2022

Registration Opens April 30th!!!

*Join us at the Kingston Plantation,
Myrtle Beach, South Carolina.*



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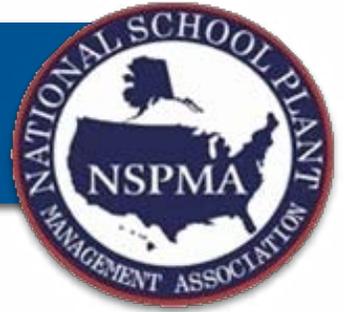


SAVE *the* DATE

NSPMA & SCSPMA JOINT CONFERENCE AND TRADE SHOW EXPO
JANUARY 30TH-FEBRUARY 2ND, 2022
MYRTLE BEACH, SOUTH CAROLINA



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