



FACILITY SOLUTIONS

OPERATIONS / SAFETY / MAINTENANCE

Borton  Lawson
ENGINEERING | ARCHITECTURE

PROACTIVE FACILITY SOLUTIONS

When the construction team has moved on, you're left with day-to-day “pinch points” that affect your building's efficiency, safety and operations. Borton-Lawson's team of former hospital facility managers, electricians and building automation system experts can help you manage through the world after the design.

COMMISSIONING/RETRO-COMMISSIONING

Commissioning is a systematic quality assurance process to verify that building systems are fully operational and perform interactively according to the design intent and owners requirements.

ASHRAE Guideline 0, The Commissioning Process, defines commissioning as “a quality-oriented process for achieving, verifying, and documenting that the performance of facilities, systems and assemblies meets defined objectives and criteria.”

- ▶ Commissioning Authority
- ▶ Engineering Design Review
- ▶ Submittal Reviews
- ▶ Installation Verification
- ▶ Functional Performance Testing
- ▶ Testing & Balancing Support
- ▶ Owner Training
- ▶ Warranty Period Review
- ▶ Systems Manual
- ▶ LEED
- ▶ Deficiency Tracking and Resolution
- ▶ Energy Modeling and Analysis
- ▶ O&M Manual Review

FACILITY NEEDS ASSESSMENTS

Facilities Needs Assessments (FNAs) are used to identify lifecycle replacements, infrastructure upgrades, deferred maintenance and regulatory compliance issues with budgetary costs for implementation over a 10-year period.



THE BORTON-LAWSON TEAM

POWER SYSTEM STUDY

Borton-Lawson's team proactively addresses issues by reviewing electrical systems and code requirements. Our electrical engineers focus on power system modeling and analysis.

An Power System Study/Arc Flash Assessment will not impact facility safety or interrupt power to your operation or process. Our proven methodology for analyzing electrical service distribution can easily be added to your operations protocols.

- ▶ Dedicated, professional staff
- ▶ 18+ years commissioning experience
- ▶ Certified Commissioning Providers
- ▶ LEED AP Certifications
- ▶ Master Electricians
- ▶ Former Facility Managers

Standard Offerings Include:

- ▶ A reliable and accurate single line drawing of the system
- ▶ Identifying and documenting NEC code violations
- ▶ A complete Arc Flash Hazard Analysis with application of all labels upon completion, per NFPA 70E requirements
- ▶ A short-circuit study to identify any equipment rated below short circuit levels
- ▶ A comprehensive protective device coordination study on all major distribution strings in the facility
- ▶ A comprehensive report with findings and recommendations for corrective action

MEDICAL GAS INSPECTIONS AND CERTIFICATIONS

- ▶ American Society of Sanitary Engineers (ASSE) 6020, 6030, 6035 Certifications
- ▶ Testing as per NFPA 99
- ▶ Medical Gas Professional Healthcare Organization (MGPHO) Credentialed Medical Gas Verifier (CMGV)

TESTING ADJUSTING AND BALANCING

- ▶ NEBB Certified Technicians
- ▶ Familiar with all types of systems, spaces and equipment
- ▶ Electronic documents of all testing results and issues





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