



Heating Action Plan – Individual Action Plan

830 Amsterdam Avenue

Manhattan

(Managed by Douglass)

DEVELOPMENT INFO	
# of Buildings	1
# of Apartments	159
Total Population	346
% of Population Over 62	21%
Self Identified Mobility Impaired Population	45
ASSET SUMMARY	
Plant Configuration	Dual Fuel
# of Boilers	2
Distribution System	Two-Pipe
ASSET CONDITION	
Boiler Age	23 years
Boiler PNA Condition Rating	3
MAJOR CHALLENGES	
There are no known issues at this time.	

CAPITAL INVESTMENTS	
• None Scheduled.	
OPERATIONS INVESTMENTS	
• None Scheduled.	
OUTAGES	
2017/2018 Heating Outages	1
2017/2018 Average Restoration Time (Hours)	62.8
2018/2019 Heating Outages	1
2018/2019 Average Restoration Time (Hours)	5.3
HEATING STAFF BREAKDOWN	
Cluster	MN 2
Management	Heating Administrator Cluster Superintendent Cluster Assistant Superintendent
Frontline Personnel	HPT (5am-1pm) HPT (8am-4:30pm) HPT (2pm-10pm)
HPT = Heating Plant Technician	
Permanent Affordability Commitment Together (PACT)	
830 Amsterdam Avenue is not currently in the PACT conversion pipeline.	

POTENTIAL ALTERNATIVE HEATED COMMUNITY SPACES
On-site
Not Applicable
Off-site
West Side Federation for Senior and Supportive Housing, Inc., 868 Amsterdam Avenue

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)	830 Amsterdam Avenue (Tuesday, Thursday, Saturday; 8:30am to 9:00am)
Boiler type	Rock Mills
Boiler burner	Powerflame
Number of boilers	2
Internal heating system	Steam
Horsepower per boiler	125 hp
Internal system horsepower	250 hp
Number of in-ground oil tanks	1
In-ground oil tank capacity	15,000
Number of oil transfer pumps on-site	2
Number of oil transfer pumps operational	2
Oil operation follow-ups	Normal operation
Scaffolding size and staging	Connection Platform: 10'H x 5'W
Electrical feed location	Electric meter room (needs dedicated disconnect panel)
Building amperage/voltage	400 amp/ 120 volt
Electrical materials needed	3 Phase 50' length - 4/0 AWG cable
Steam inlet access point	Main header (needs blank installed)
Steam connection inlet diameter	12"
Requires welding for steam connection	Yes
Plumbing materials needed for steam connection	(1) 90-degree elbow, (1) 20'L x 12" ID Steel Braided Hose, (1) 10'L x 12" ID Steel Braided Hose
Make-up feed water access point	2" Tap on condensate line
Plumbing materials needed for make-up feedwater connection	(2) 100'L x 1" Rubber Hose



LEGEND

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