



AMERICAN DEVELOPMENT
INSTITUTE

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Johnson & Wales Xavier Hall Project

Providence, Rhode Island



SUMMARY

ADI Energy and Automatic Temperature Controls (ATC) completed the designed heating and a new cooling system in Xavier Hall at Johnson & Wales in Rhode Island through a design/build approach.

Overall value: \$1.67 million

SERVICES

- Design/build
- Construction management
- Permitting
- Asbestos removal
- Consumption usage analysis
- Commissioning
- Staff orientation and training
- Energy savings HVAC
- Turnkey energy services
- Utility reductions
- National grid energy incentive
- Engineered solutions
- Energy reduction
- Energy conservation

MEASURES

- Boiler plant
- Domestic hot water system
- Direct digital controls
- Electrical generator
- Fuel oil transfer and heating system

UNIQUE VALUE TO CUSTOMER

Johnson & Wales Xavier Hall's existing rooftop chiller, chilled water pumps that are located in the basement of the 2-story Academic Wing, exposed chilled water piping, fan-coil units, unit ventilators, ductwork, and controls shall be removed. Johnson & Wales Xavier Hall's existing hot water system shall largely remain in place and be modified to serve the new HVAC system. The existing rooftop and ductless split systems that are in place to serve various office and classroom spaces will remain unchanged. The HVAC systems that serve the basement spaces in Johnson & Wales Xavier Hall's will also remain unchanged except for a controls upgrade of the terminal-heating units. In the dormitory wing of Johnson & Wales Xavier Hall, the scope of work will be limited to the removal of the existing steam boilers, condensate system, steam-to-hot water convertor, and hot water pumps.

All piping that is not replaced under the Johnson & Wales Xavier Hall project may need to be replaced. Piping replacement is not part of this project. Fire Alarm panel upgrades are not part of the current Johnson & Wales Xavier Hall project. Any increases required to expand the existing system will be extra. Structural design and construction is not included in this bid and timeline may need to be adjusted accordingly.