

The State Facilities Initiative

As part of the NJ Board of Public Utilities (“BPU”) Clean Energy Program, the State Facilities Initiative (“SFI”) identifies and implements EE projects in State-owned facilities or State-sponsored projects with the objective of producing energy and cost savings. Each year a Designated Projects List (“DPL”) is funded by BPU and the list is created in conjunction with the NJ Treasury Division of Property Management and Construction (“DPMC”). The majority of projects on the DPL are managed from start to finish by DPMC who acts on behalf of state agencies to manage construction projects. BPU works in conjunction with DPMC and requires energy savings to be tracked on projects that initiated after the energy transition.

The following is a summary of projects that are actively working through the project life cycle as of May 1, 2024.

Pabil Bug Lab

The New Jersey Department of Agriculture's 21,000 square-foot state-of-the-art beneficial insect rearing laboratory was constructed in 1985. Designed for biological pest control the facility allows state entomologists to develop insect rearing techniques and mass produce beneficial insects to be used to help reduce insect and weed populations below economic levels. The laboratory's 11,000 square-foot center section features 30 environmentally controlled insect rearing rooms with the ability to regulate temperature, humidity, and photo period to simulate any season or time of day. Most of the rooms are used for development and implementation of biological control programs.

Over time, the HVAC systems have experienced degradation and the lab rearing rooms are being impacted as the temperature is not consistent. As part of the Clean Energy Program's State Facility Initiative, the Bug Lab is being upgraded to more energy efficiency equipment which will allow for the use of the The objective of this project is to replace and increase the energy efficiency of the HVAC systems located mostly in the rooftop mechanical penthouse and associated piping, ductwork and environmental controls that impact the central core laboratory space, offices and portions of additional laboratory space in the building. Various spaces will require renovation due to water damage.

Project Status: Pending Design approval

The Ashby Building

DCA's "Ashby Building" was named after William M. Ashby; a fighter for civil rights for more than nine decades and New Jersey's first African American social worker. The William Ashby Building located at 101 South Broad Street, Trenton, NJ is an 8-story, 190,230 square foot building in 1984. It has a small mechanical penthouse on the roof and is considered a high-rise structure. The building houses the NJ Department of Community Affairs (DCA). The spaces include enclosed and large open offices, archived rooms, break rooms, conference rooms, electrical and mechanical rooms, training rooms, lobbies, corridors, restrooms, kitchen and café, and storage spaces.

Due to age, the buildings air handling units (AHUs) and the building control system were requested to be upgraded. The Clean Energy Program State Facilities initiative is supporting the upgrades.

Project status: Design

Ancora Psychiatric Hospital

The Ancora Psychiatric Hospital was constructed in the early 1950's and occupies a 640 acre site that includes 65 buildings. The facility provides residential treatment for approximately 300 persons with mental illness and operated 24 hours a day, 7 days a week.

Through the Clean Energy Fund State Facility Initiative, BPU will fund a project to upgrade three boilers in the Boiler House and upgrade domestic hot water systems in fourteen buildings at the Ancora Psychiatric Hospital.

Project status: scope development

Greenbrook Regional

The Green Brook Regional Center (GBRC) was originally constructed in 1964 and operated as a hospital. In 1981, the Department of Human Service, Division of Developmental Disabilities, took over the building and currently operates the institution as a 24 hour care facility for the developmentally disabled.

The objective of this project is to replace chiller #2 and associated pumps and cooling tower at the Green Brook Regional Center.

Project status: consultant selection.

Trenton Psychiatric Hospital

Trenton Psychiatric Hospital (TPH) is a 400-bed psychiatric hospital serving a designated New Jersey population. Dorothea Lynde Dix, a pioneer in the care of the mentally ill, founded New Jersey State Hospital (TPH, today) in the 1840s.

The facility will undergo a comprehensive Energy Savings Improvement Program (ESIP) to upgrade many energy conservation measures. The State Facilities Initiative is supporting the \$22million project with a \$2.6m contribution.

Project Status: Awaiting Design approval

Kohn Training Center

The Joseph Kohn Training Center (JKTC) offers people who are blind and visually impaired an opportunity to learn skills that enable INDEPENDENCE. Students gain skills to attend college,

to seek employment or become independent homemakers. The JKTC is located in New Brunswick and opened in the fall of 1988.

The facility will upgrade its lighting to LEDs and its controls to be more energy efficient. The upgrades will help eliminate shadows which impact the visually impaired.

Project status: Design

Hagedorn

Senator Garret W. Hagedorn Psychiatric Hospital first opened in 1907 as the states Sanatorium for Tuberculosis Diseases, were patients benefited from good clean air and access to the outdoors. Today the Hagedorn Psychiatric Hospital facility is closed and decommissioned, but the campus is still utilized. There are both state buildings as well as public trails.

The State Facilities Initiative will fund the upgrading of outdoor lighting to LEDs for increased safety and efficiency.

Project status: construction

Vets Haven North

Veteran's Haven North will ensure that homeless veterans are treated and cared for in a dignified, compassionate, and professional manner so as to reach an optimal level of independence and aid them in re-acquiring the life skills and ability to live in the community while maintaining their self-sufficiency, dignity, and honor.

The State Facilities Initiative upgraded the HVAC system to increase energy efficiency and the comfort of residents.

Project status: construction complete

National Guard Go Green Project!

Dating back to 1668, New Jersey has had a militia which has turned into the present day National Guard. Units in the New Jersey Army National Guard train for their domestic and wartime missions at 31 armories and installations across the state. Working with the BPU the Department of Military and Veterans Affairs is launching a "Go Green!" initiative through the State Facilities Initiative to upgrade our state armories for energy efficiency and resiliency.

Projects Status

1. Woodstown Readiness Center HVAC system design/build- consultant selection
2. Woodstown Readiness Center roof replacement project has been submitted to NGB for planning review. The D/B/B project will move forward after approval.
3. The Flemington R.C. steep-roof replacement paperwork is being finalized by Kevin Meyer. The contractor is eager to start.
4. The West Orange R.C. drill hall replacement design is finished and is going through state D.C. approval. The existing contractor will do the additional work as a bid addendum.

New Jersey State Correctional Facility

The oldest prison in New Jersey and the oldest continuously operating prison in America, New Jersey State Prison is a men's correctional facility. Originally built in 1798 as the third prison in America, it was expanded in 1832 and 1982.

A joint project between the Capital Commission and the State Facilities Initiative, an upgraded utility tunnel and feeder line project will allow for better control of the utilities as well as enable future energy efficiency projects.

Status: Design

Jackson Regional School

The Jackson Regional Day School was constructed in 1982. The building has a classroom wing and an administrative wing, connected together by a centrally located corridor link. The school provides instruction for 11 months of the year for approximately 80 special needs students from ages 5 to 21. There is an extended school year program in July. The school is normally closed in August.

The objective of this project is to upgrade all the existing HVAC equipment at the Jackson Regional Day School in Jackson Township New Jersey. Remove and replace sixteen (16) heat pump units located in various areas of the school.

Project Status: In construction

JJC Johnstone Campus

The Juvenile Medium Security Facility (JMSF) opened in 1964 as a satellite to the Johnstone Training Center Campus and is located on Burlington Street in Bordentown Township, NJ. The 100 acre site consists of two buildings. The first building is a single large, variegated main building with various housing, recreation, and administration facilities radiating from the Central Control area located at the core of the Facility. Since 1982, this building has operated independently as a medium security institution for juvenile offenders ranging in age from 13 to 18 years old. The building, which is in good physical condition, houses a rated capacity of 127 male residents. Total capacity has exceeded this number at times due to partial double-celling. To relieve this overcrowding, the second building, a new 144-bed facility, was constructed on the site adjacent to the existing JMSF building.

The objective of this State Facilities Initiative project is to replace five (5) air handlers and associated condensing units and integrate the new equipment into the existing Building Management System at the Main Building at the Juvenile Medium Security Facility in Bordentown, New Jersey.

Project Status: In Design.

Katzenbach School for the Deaf

The Marie Katzenbach School for the Deaf (MKSD) was established in 1883 and is the largest school for the deaf in the State of New Jersey. It serves the needs of over 100 deaf students and is the only residential school for the deaf in the State. The 118-acre campus contains 34 buildings that are used as utility, storage, administrative, health, educational, and dormitory facilities.

The objective of this project is to replace the gymnasium heat and exhaust units with energy efficient equipment in the Academic High School. A further objective is to add reheat coils to VAV boxes in the Vocational High School.

Project Status: Consultant selection

Department of Labor

The Labor and Workforce Development Building is a thirteen (13) story office building, which was constructed in 1963. Approximately 1,500 State employees work in this building. The facility is located in the City of Trenton in Mercer County.

The objective of this project is to study and design plans to replace the existing heating and air conditioning systems in the Labor and Industry building in Trenton New Jersey.

Project Status: Design

NJ Transit Hilton Garage

Bus Garage Modernization Program (Program). NJ TRANSIT's primary goal is to completely renovate and transform its existing bus garage to handle future zero emissions vehicles. The proposed upgrades involve the transitioning of the garage infrastructure to support electric buses and other zero emissions technologies. The project will upgrade utility service (both sides of the meter) and facility upgrades for an early Construction of eight (8) electric buses at the Hilton Bus Garage.

Project status: In design

NJ Department of Environmental Protection HQ

The Richard Sullivan building serves as the Department of Environmental Protection headquarters. A 7 floor building in downtown Trenton. The project will install controls in the buildings.

Project Status: In design

OIT Hub

The Office of Information Technology (OIT) facility known as the Enterprise Data Center (formerly known as the HUB) is located on the campus of the New Jersey State Police Division Headquarters in West Trenton, NJ. The building was constructed in 1986 to house the State's computer operations. The facility now serves as the State's primary data center and supports the operation of distributed server applications for the State of New Jersey.

The objective of this project is to install smart lighting within the raised floor space, warehouse and exterior wall packs at the Enterprise Data Center.

State Museum

The New Jersey State Museum was the first state museum in the country to be established with a specific focus on educating the public and is one of the oldest state museums in the nation. In 1964, the museum moved from the State House Annex into facilities created specifically for it within the newly created Capitol Cultural Complex. The museum's main building consists of four floors of exhibition, program, laboratory, and research space, a planetarium, and a museum gift shop. An adjacent building contains an auditorium, as well as additional gallery spaces.

The State Facilities Initiative is upgrading the museum lighting controls and lights to provide greater energy efficiency and preservation of museum pieces.

Project Status: In construction