

# Citizens Thermal Update

A Division of Citizens Gas & Coke Utility

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## Focal Point

### Campus Center is 'Village Square' of IUPUI

For a so-called commuter school like IUPUI, the new Campus Center is more than just another new building added to one of the state's fastest growing universities. The Campus Center represents a new "village square" for the sprawling downtown campus.

"Prior to this building, students gathered at points all over campus as they filled time between classes. IUPUI will never be a largely residential campus, so the new Campus Center is even more important for our students to utilize as a common meeting place," explained Daniel Maxwell, Campus Center Director at IUPUI.

The Campus Center in fact represents the fulfillment of a need that has existed since the campus was formed by Indiana and Purdue universities in 1969. "For more than 20 years, there had been talk here about the need for a Campus Center. At most universities, the so-called student union or campus center represents sort of the village square. When this building opened in January, there literally were students waiting at the door to get

in. Our Campus Center has already become the village square of IUPUI," Maxwell said.

The stunning concrete and glass building, located at the geographic center of the campus, is a meeting point for everything from coffee and lunch breaks to concerts and community meetings. Nearly 800 meetings and events have already been scheduled at the Campus Center in the coming months. Some of these are scheduled in conjunction with the University Conference Center located across the street.

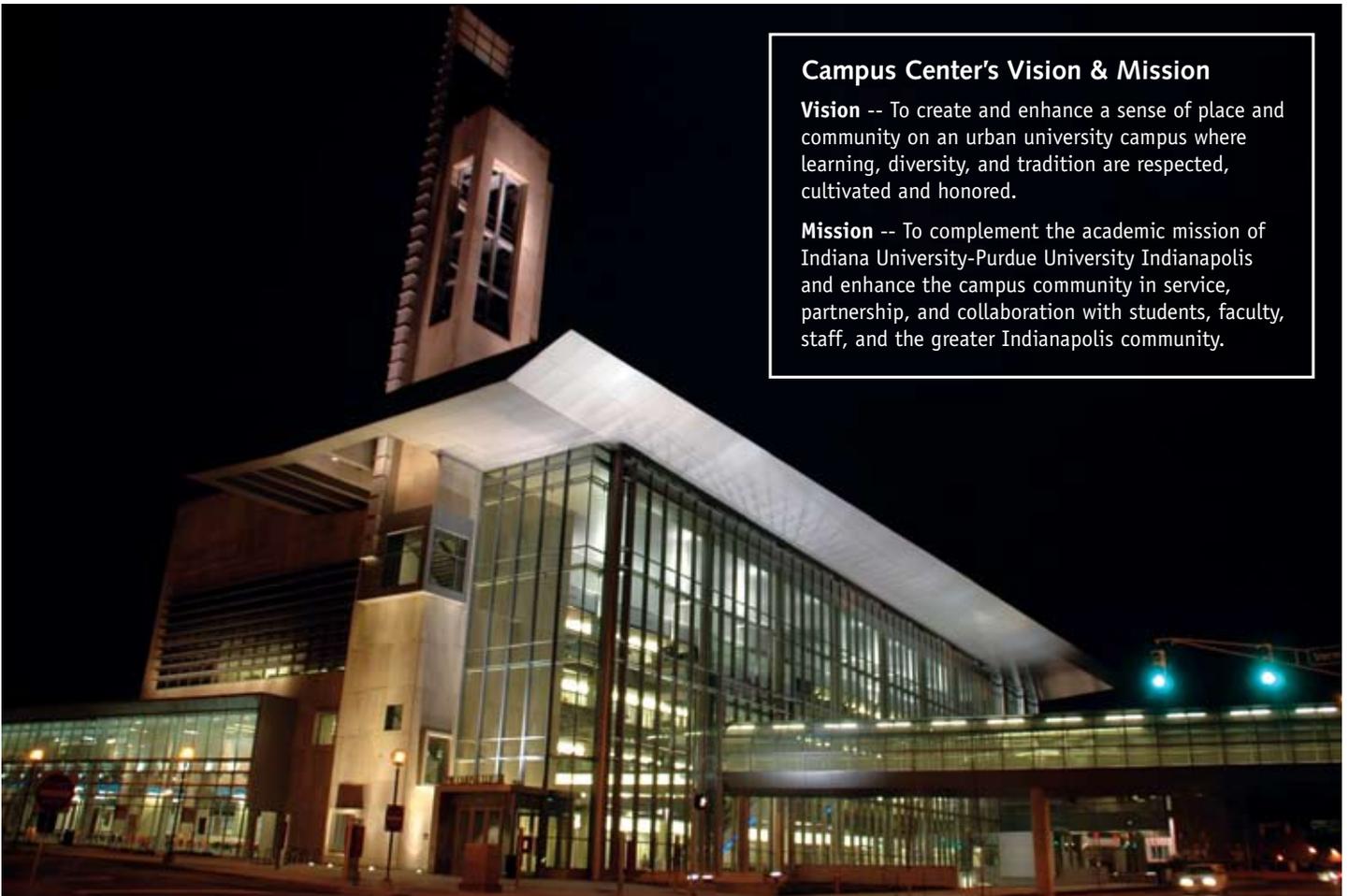
"As a partner, the Campus Center will provide more than just a place to have meetings, but it will foster an atmosphere where plans are made, dreams become reality and a community is engaged to make life better both on and off campus," Maxwell said.

Because it is comfortably heated and cooled by Citizens Thermal Energy, the new sleek look of the Campus Center is not spoiled by cooling towers or other HVAC equipment. Thanks to its relationship with Citizens, IUPUI has been able to keep its focus on quality education, rather than providing heating and cooling services throughout the ever-expanding campus. (Continued on page 2)

### Campus Center's Vision & Mission

**Vision** -- To create and enhance a sense of place and community on an urban university campus where learning, diversity, and tradition are respected, cultivated and honored.

**Mission** -- To complement the academic mission of Indiana University-Purdue University Indianapolis and enhance the campus community in service, partnership, and collaboration with students, faculty, staff, and the greater Indianapolis community.



## Focal Point cont.

A tour of the building begins in the spectacular three-story glass atrium where the full sweep of the building's interior comes into view.

Up the escalators to the first floor, students will find the Campus Bookstore, a convenience store, a food court known as the Citizens Commons, which is sponsored by Citizens Gas. The food court is among several areas of the building that were built with corporate support.

Following another set of escalators to the second floor, you will find the admissions office, the registrar, student financial services, a credit union, a sub shop and a Starbucks. There also is a cultural arts gallery, which currently houses the Marching Towards Justice Exhibit, also sponsored by Citizens Gas.

The third floor houses the



*Daniel Maxwell, Campus Center Director at IUPUI*

student and campus life area. Six meeting rooms are located here along with space for the student newspaper, The Sagamore, and various student-focused services and programs.

The fourth floor features an outdoor patio protected with a roof and an expansive multipurpose room that can seat between 480 for meals and 960 in a theatre arrangement.

The crowning feature of the Campus Center is the elegant bell tower. "We wanted the building to have a modern design to fit with the other buildings on campus, but we also wanted the university tradition of having a bell tower at the Campus Center. The bell tower, like the whole building, has already become a landmark on campus," Maxwell said.

## Citizens Makes Organizational Changes

Citizens has made several organizational changes in its Thermal Energy and Gas divisions designed to improve customer service and raise efficiency.



*Lindsay Lindgren*

**Lindsay Lindgren** has been promoted to Vice President, Gas & Steam Operations. Lindgren had been Vice President, Gas Operations. Lindgren will be responsible for the utility's gas and steam operations as well as Citizens Gas of Westfield, Heartland Gas Pipeline and the utility's Oil Division.

**Michael Strohl** has been promoted to Vice President, Market Development. Strohl has been Director of Treasury for the utility.

Strohl is now responsible for the sales and marketing function as well as enterprise wide strategic planning at the utility. "Michael Strohl's financial background, strategic thinking ability and outstanding work ethic will be critical assets in the utility's growth initiatives," commented William Tracy, Senior Vice President, Operations.

**Jeffrey A. Harrison** has been named Vice President, Engineering and Facilities Management.

In his new position, Harrison is



*Mike Strohl*



*Jeff Harrison*

responsible for developing and leading a centralized engineering and construction department and for the utility's growing facilities management portfolio.

"Jeff Harrison's experience will be an important asset to the utility's efforts to unify the engineering and construction efforts of its Gas and Thermal divisions. Jeff's vision and leadership also will be important as we continue to grow our facilities management business," said Tracy.

Harrison has been Vice President, Manufacturing with responsibility for the operation of Indianapolis Coke, which ceased operations last summer.

Harrison will retain responsibility for the decommissioning of Indianapolis Coke and subsequent refurbishment of the plant site.

**John Eddington** has been promoted to Director, Facility Operations. Eddington had been Superintendent of Field Operations.

In his new role, Eddington is responsible for the utility's chilled water business and facility management partnerships.



*John Eddington*

## Construction Update

### Airport Project Completed



*The new Midfield Terminal at Indianapolis Airport is progressing towards completion this fall. The Terminal's utility needs will be served by Citizens and BHMM Energy Services.*

Citizens Thermal Energy and BHMM Energy Services have completed a \$30 million project to provide utility services to the new Midfield Terminal at Indianapolis International Airport.

The project included:

- Boring a 2000-foot long, 9-foot diameter tunnel beneath a runway and taxiways.
- Installation of 24-inch chilled water and 8-inch hot water piping.
- Connecting the piping between the new terminal and the Central Energy Center.

Bowen Engineering, the general contractor for the airport connector project, recently won the 2008 AON Build America Award for the project. This is a prestigious nationwide engineering/construction competition.

The \$1.1 billion airport improvement project features a new terminal building, new highway access, new and improved parking and support facilities and improved utilities and airside operations. The new airport terminal is scheduled to open in late 2008.

### North Plant Relocation



*The new North Plant on the Clarian Health Campus is serving several existing facilities and will accommodate growth like the Riley Hospital expansion in the background.*

Citizens Thermal Energy has relocated the North Chilled Water Plant at IUPUI to make way for a new parking garage for Riley Hospital.

The new chilled water plant/loading dock facility is adjacent to the site of the old North Plant.

"The new plant is about 500 tons larger than the old facility and

equipped with newer, more efficient, equipment. The new facility provides reliability for the growing campus and peaking capacity for CTE's downtown chilled water system," said Jamie Dillard, General Manager of Engineering and Facility Operations for Citizens.

The North Plant project recently received an Honor Award from the American Council of Engineering Companies of Indiana. The project was recognized for its complexity and the collaboration that was required to keep the old plant running while the new plant was under construction.

### Illinois Street Plant Expansion



*Crews for Citizens Thermal Energy lay concrete for the expansion of the Illinois Street Chilled Water Plant.*

Citizens is constructing a 10,000-square-foot addition to its Illinois Street Chilled Water Plant on the north end of downtown.

The addition will eventually house 7,500 tons of new chilled water equipment capacity. During phase one of the project, which is currently under way, 2,500 tons of cooling capacity will be added along with new cooling towers for the 6,000 tons of existing capacity. Construction of phase one will be complete this summer.

The expanded plant will accommodate ongoing chilled water system demand throughout the downtown area.



### Facelift for Perry K

*Citizens Thermal continues to make investments in the art deco exterior of the Perry K Steam Plant to improve its appearance. In addition to cleaning the brick exterior of the building, Citizens enclosed the structural steel that supports the precipitators of the facility.*

## Seasonal Start-up Assistance Available

Citizens Thermal Energy (CTE) has a number of chilled water customers that do not need or cannot use chilled water during the winter heating season. In this situation, they often shut down and isolate their own system piping from the district system. This seasonal shut down is appropriate and normal for customers that use this method of heating and cooling control.

Citizens Thermal Energy will assist customers in this situation with the spring start-up of their system, if they so desire. The following are our recommended steps for bringing the chilled water cooling system back into service after the winter shut-down:

1. Drain the residual water from the building's cooling system.
2. Fill the system with clean city water and add a chemical-cleaning agent. CTE can provide the chemical cleaning materials at no cost to the customer. If you prefer to use your own chemicals, please contact CTE before cleaning to make sure the chemicals are compatible with our water treatment chemicals.
3. Circulate the cleaning solution through the building's cooling system. This will help flush contaminants from the system, and the



cleaning agent will remove any bacteria, oils and greases, and reduce the risk of corrosion inside the piping.

4. Check and clean air handler(s) and pump strainers before draining.
5. Drain the cleaning solution from the system and refill with clean city water.
6. Flush all coils, drains, and system blow downs until the water flowing from the drain piping is clear.
7. Call the Citizens Thermal Energy Plant control room (317-236-6700) before opening the isolation valves to re-connect the building to the Citizens Thermal Energy district cooling system.

Following this simple procedure will help insure that a cooling system operates efficiently and effectively for many years. The pre-season cleaning and preparation steps will help reduce problems from dirty cooling coils, bacteria contamination, plugged cooling lines, and poor space conditioning.

CTE can also provide onsite assistance during the start-up process at no cost to the customer.

If you have any questions, or would like to take advantage of this service, please do not hesitate to call us at (317) 236-6700.

## Employee Spotlight - Wayne Williams Jr.

### What is your job title?

Technical Training Coordinator

### What is your favorite part of the job?

I enjoy the interaction with people.

### What did you do before coming to Thermal?

In the 18 years that I have worked for the Utility, I've worked in all the Divisions. The last ten years as a Technical Training Coordinator for Mfg., Gas and now as part of CTE Steam.

### What are your hobbies outside of work?

Boating, Softball, Travel and Continuing my Education



Wayne Williams Jr.

### Steam and Chilled Water Service Telephone Numbers

**Dave Toombs,**  
Thermal General Manager,  
317-693-8805 (office)  
317-727-1342 (cell)

**John Eddington,**  
Director, Facility Operations  
317-236-6710 (office)  
317-695-0688 (cell)

**Bob Purdue,** Plant Manager  
(Steam Operations)  
317-693-8701 (office)  
317-695-0512 (cell)

**Bob Asher,**  
Manager Customer Services  
& Distribution  
317-693-8704 (office)  
317-431-3256 (cell)

**Sharon Connell,**  
Customer Service & Billing  
Representative  
317-261-8794

**Bob Taber, Foreman,**  
Customer Service & Metering  
317-693-8883 (office)  
317-695-7924 (cell)

**Toll Free Number - Customer  
Service & Billing**  
877-313-2467

**Kenny Cox,**  
Manager Operations & Maintenance  
317-693-8884 (office)  
317-441-7309 (cell)

**Todd Fuller,** Facilities Manager  
(Chilled Water Operations)  
317-236-6702 (office)  
317-695-2099 (cell)

**Jim Walker,**  
Operations Supervisor  
Chilled Water Operations  
317-236-6704 (office)  
317-695-0276 (cell)

### Other telephone numbers: Marketing - Steam and Chilled Water

**Bill Petty,**  
Manager Market Development  
317-927-4742 (office)  
317-431-3358 (cell)

**Steam and Chilled Water Service  
Emergency Contacts**  
*In the event of a steam or chilled  
water emergency, Citizens Thermal  
Energy can be reached at the  
following numbers:*

**Steam Plant Operations  
Emergency 24-Hour Number  
(Steam Operations Control Room)**  
317-261-8804

**Shift Supervisor's Office**  
317-261-8819

**Ron Pinkins,**  
Operations Supervisor  
317-693-8807 (office)  
317-431-4414 (cell)

**Lindsay Lindgren,**  
Vice President, Gas & Steam Operations  
317-927-6001 (office)  
317-696-6377 (cell)

**Chilled Water Plant Operations  
Emergency 24-Hour Number  
(Chilled Water Control Room)**  
317-236-6700