



# A Smart Approach to Smart Learning Environments

The Guaranteed Learning Environment Benefits for Students and School Faculty.

- 1 Our primary goal is to create an enhanced learning and teaching environment.** Our process is designed to identify the necessary improvements that will have an immediate positive impact, manage efficient implementation of those improvements, and regularly communicate progress and results to all stakeholders.
  - 2 Minimal disruption to the learning environment is an essential measure of our success.** Therefore, a majority of work will occur while school is out of session when we can maximize time and resources. When this is not possible due to schedule constraints, work will proceed within the learning environment while always maintaining a safe and secure worksite.
  - 3 Energy efficiency will dramatically drive down operational costs.** As we eliminate wasteful energy spending and implement efficient solutions, the savings can be reinvested into core learning assets.
  - 4 Lowered operational costs also contribute to a return on investment.** These projects are typically paid down through energy savings, reduced operational costs, and unplanned maintenance and repair.
  - 5 EMCOR Construction Services does not manufacture products or equipment.** This allows us to evaluate all possible options and recommend only the solution that will be most beneficial to the school and its administration, faculty and students, and other stakeholders.
  - 6 We are addressing today's concerns while planning for long-term sustainability.** In addition to creating a comfortable learning environment today, the energy efficiencies that are derived from these projects are essentially green in nature. *(At a time of heightened social responsibility, we encourage the school to explore learning opportunities that harnesses the current concerns of energy costs, global warming, and a healthy planet.)*
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- 7 Capital improvement funds can be held in reserve for other short-term needs.** These types of projects may be financed and then repaid over a 20-year period, which allows the school to defer construction costs over time.
  - 8 Our process allows for flexibility in project scheduling.** This is an important aspect of our proposal because it allows for projects to be phased in so as to address priority needs and budget realities.
  - 9 The School Corporation is getting a turnkey solution.** By bundling the costs of development, financing, engineering, construction, and support services into one package—and managing these from a single point of responsibility—the entire process is simplified.
  - 10 All aspects of work performed will be value driven and competitively priced.** Simply stated, the school corporation gets the most value at the best price. What's more, our organization is backed by a bonding capacity that is unsurpassed in the industry.