



Minnesota Educational Facility Management Professionals

The Messenger

April 2017 Newsletter

The "Tool Box" for Educational Facility Management Professionals

A MASMS State Meeting like no other we have ever planned!
3 Amazing Reasons to Attend!

State Meeting Agenda

8:30 Registration
McNamara Alumni Center, U of M
200 Oak Street SE, Minneapolis MN
Park at the Univ Ave Parking Ramp
9:00 Keynote Speaker, PJ Fleck
10:00 Break/Networking
10:15 Breakout Education Sessions
11:15 Lunch
12:15 Tour of the TCF Stadium
(Right Across the Street)

There is a block of rooms reserved at the Commons Hotel on the U of M Campus (15 Washington Ave SE, Minneapolis MN). Rate is \$159 per night. Reservations 612-379-8888 and ask for the MN Educational Facilities Management Professional Association
(Note: MASMS is NOT covering hotel costs.)

Tuesday May 9, 2017

9:00 AM—1:15 PM ~ McNamara Alumni Center U of M Campus

1 ~ Keynote Speaker— PJ FLECK

2 ~ Two Breakout Educational Sessions (Pick One)

Natural Grass Turf Management – John Hopko

Stormwater Management - Mike Remington, Inspec

Followed by Lunch

3 ~ Tour of the TCF Stadium

Get a behind the scenes look at TCF Bank Stadium!

Free to all MASMS Members

(Educational & Business Members!)

MASMS is covering the speaker fees, tour fees, lunch and parking fees!

MASMS Chapter Meetings for April 2017—Metro ~ Northern ~ Northwest ~ Southern

MASMS Metro Chapter Agenda - Tuesday April 11, 2017

Location: DoubleTree by Hilton Minneapolis No, 2200 Freeway Blvd, Mpls MN

Coffee and Registration Starts at 9:30 AM

Southern Chapter Meeting – Wednesday April 19, 2017

Location: **SWWC, East College Drive, Marshall MN 56258**

Coffee and Registration Starts at 9:00 AM

Northern Chapter Meeting – Thursday April 20, 2017

Location: Arrowwood Lodge at Brainerd Lakes, 6967 Lake Forest Road, Baxter MN (Right of Highway #371)

Coffee and Registration starts at 9:00 AM

Northwest Chapter Meeting – Wednesday April 26, 2017

Location: Ralph Engelstad Arena, 252 Brooks Ave North, Thief River Fall MN

Coffee and Registration starts at 9:00 AM

To Register for the State or Chapter Meetings

Go to the MASMS website: www.masms.org, Select "Member Login" (Top of the window)

Enter your username (first initial and last name), Enter password "masms" (unless you changed it).

Select "Meeting Registration" (left hand side of the window); Select the Meeting you would like to attend

Enter your name and school/organization. Select the meeting(s) you plan to attend.

Select the send button.

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Happy Easter!



WELCOME

NEW EDUCATIONAL MEMBERS

Dan Lehman, Shakopee Schools
 Larry Hanson, Roseville Schools
 Kevin Gaffney, Elk River Schools
 Ashley Asfeld, South Washington Schools
 Stacy Nelson, South Washington Schools
 Steve Jensen, South Washington Schools
 Dann Farinelle, South Washington Schools
 Tim Bussiere, South Washington Schools
 Eric Swanson, South Washington Schools

NEW BUSINESS MEMBERS

Marv Oesau, Sound & Media Solutions
 Damon Dearmon, Garlock Safety Systems
 Rick Mann, 75F
 Kaitlin Anderson, Benson, Icerraus, Storz & Nelson
 Ross Hussey, Benson, Icerraus, Storz & Nelson
 Mike Fodstad, Trane
 James Fall, Trane
 Janine Weber, ARC Technology Solutions
 Brady Caviness, Data Center Systems, Inc.
 Steve Walsh, Data Center Systems, Inc.

Vendor Corner




*Mike Remington, Inspec
 MASMS Vendor Representative*

Trade Shows Are a Great Way to Learn from Other Vendors

Most vendors at trade shows tend to focus all their time on themselves and their booth. Try to take some time to visit other vendors at trade shows to make contacts and develop relationships, as it is a great way to increase your sales opportunities and improve the ROI for the trade show. Experienced vendors are a great resource to learn from, plus most vendors have a similar target audience. Don't forget to sign up for the MASMS Fall Conference Trade Show, I look forward to seeing you there!

Employment Opportunities:
 Check it out at www.masms.org
 New postings weekly.




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Health & Safety Section

The MASMS Health & Safety Committee supplies information for this section each month. If you have a specific topic you would like to see covered, just let the MASMS office know.



On March 6, we saw the earliest tornadoes in the season, ever. It broke the previous record by two weeks.

During the week of April 17 – 21, the state Homeland Security and Emergency Management division of the Department of Public Safety will have its annual severe weather awareness week. This will include state tornado drills on Thursday, the 20th. For more information, please see <https://dps.mn.gov/divisions/hsem/weather-awareness-preparedness/Pages/severe-weather-awareness-week-program.aspx>.

Each day they will also focus on different kinds of severe weather. The schedule will look like this:

| | |
|-----------|---|
| Monday | Alerts and Warnings |
| Tuesday | Severe Weather, Lightning and Hail |
| Wednesday | Floods |
| Thursday | Tornadoes (with statewide tornado drills) |
| Friday | Extreme Heat |

While it may be a great idea to conduct your annual tornado drills with the state on Thursday at 1:45, it may also be a very good thought to plan to share some additional information with a weather awareness group within your district on each topic of the day the rest of the week.

For alerts and warnings, you may wish to make sure to remind folks that watches mean the weather conditions favor the severe weather of focus. All watches come from the Storm Prediction Center at <http://www.spc.noaa.gov/>. They also produce the severe weather outlooks you see on TV in the mornings.

Warnings come from the local National Weather Service office serving your county. This means that radar indicates, or storm spotters on the ground have seen, the severe weather occurring. Six National Weather Service offices serve Minnesota. Please make sure you know which one serves your county and the ones to your west and southwest.

While you get tornado warnings on any newer cell phone of any sort, there is a great app for your smart phone simply called the FEMMA app. You can plug up to five counties into it and receive any advisory, watch or warning issued for those counties. The app often beat the radio and TV stations to the punch.

Lightning is a bigger threat than most people realize. The saying is “when thunder roars, go indoors.” I have our district follow this simple guidance. If you can see any lightning or hear any thunder, all outdoor activity must stop, and anyone outside should seek shelter indoors. You need to stay there until you have 30 minutes free of either lightning or thunder.

The newest thing extreme heat is the forecast and current wet bulb globe temperature (WBGT). Think of it as a vastly improved heat index with more variables added to it. In the metro, you can get see the forecast and actual WBGT on the West Hennepin Mesonet at <http://hennepinwestmesonet.org/#/heatstress>.

Extreme heat kills. Here is the chart we built to allow us to better cope with it. I advise younger and older people to follow the next highest condition response listed. In other words, you should head indoors at Red Flag, not Black Flag.

The news this morning mentioned the high pace for tornadoes occurring in the US already this season. I mentioned our new record in Minnesota. April is the time to get ready. Our highest risk for severe weather occurs in June. I hope this information helps you prepare.






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A few things to watch out for during a carpet tile installation project.

Submitted by: Dave Bahr, Hiller Commercial Floors

Remove the Old Adhesive

Failure to remove the old adhesive can cause the new adhesive to react and lose bond over time. It may also react with the PVC Backing on most carpet tile in a process called Plasticizer Migration and cause curling of the tiles. The manufacturer does not warranty this condition and it is directly related to the installer's floor preparation. Old Black adhesive is particularly reactive as it is usually oil based and all the current adhesives are latex based. Oil melts latex causing a oozing mess.

Some carpet tile manufacturers have brought out non reactive backs that are not made from PVC and can be applied over old adhesives without causing a problem. We still suggest scraping the old glue down to the concrete. Some manufacturers require a sealer be applied to encapsulate the final "stain" of old adhesive. Check the manufacturer you specify.

MOISTURE TEST!

Excess moisture wicking through concrete costs billions of dollars each year to replace flooring and mitigate the problem. We highly recommend testing before bidding your project so you can identify if you have a problem and can price in the solution. The solution can be anywhere from no additional cost up to \$6/sf depending on the finding. The industry is going toward RH in situ testing where holes are drilled 40% through the concrete and probes are installed to determine RH. The ASTM standard is 3 for the first 1000 sf and 1 per 1000 sf additional and if any of the results are high then all results are high. Tests can cost \$100-150 each. A few of the manufacturers have come out with carpet tile and adhesive systems that are not reactive to moisture issues and no mitigation is required. Some do not even require testing as long as there is no standing water.

Layout. Be sure to specify how you want your tile installed. Straight Lay, quarter turn, Ashlar, Brick, vertical Ashlar, horizontal Ashlar, random are all terms to describe carpet tile layout and each will give a different visual. It is ok to lay a box of tile out and dry lay all the options the day of installation. Make a point of doing this before the tile has been glued in place. There are now tiles available in 2 x 2, 18" x 18", 19" x 19", 3 x 3, 39" x 39", planks and octagons so be sure you are ordering what shape you want.

Continued on Page 5

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A few things to watch out for during a carpet tile installation project. (Cont'd from Page 4)

Trouble Shooting

We are extremely happy with the performance, versatility, styling and durability of carpet tile over the old broadloom or roll type carpet. While tile was initially more expensive, it is now about the same cost or less than a high quality roll carpet. The benefits to carpet tile include:

Will not wrinkle or delaminate from its backing like roll carpet does; Edges will not ravel

Water proof back keeps stains on the fiber for easier cleaning unlike roll carpet where stains soak through and are never removed; Water Proof back means less water can be used for cleaning and it will dry faster afterward.

Customizable styling and even custom color insertion to brand your school colors with low minimums.

Very low incidence of problems. Small amounts of attic stock will last a very long time to handle damaged tile or to patch in where a cabinet is moved; Easy for staff to pull and replace a tile without calling in a service person.

Some manufacturers use an antimicrobial treatment to eliminate mold and mildew and the associated odors.

Studies have shown carpet acts as a filter for airborne dust mites which are then vacuumed away. In vinyl tiled rooms, these same mites are constantly air borne as people walk through the space.

The few problems that occur are usually related to curling of the edges. This is caused by 1. Failure to remove the old adhesive (installer error) 2. Excess moisture coming through the concrete (moisture should have been tested prior to installation and the problem addressed) or 3. Manufacturer defect where the machines were tufting too tight or some backings have failed (manufacturer will warranty this).

There are a lot of good manufacturers out there and each have their own unique set of product attributes. Consult a knowledgeable sales person that can show you the advantages and disadvantages so you can find the product right for your school.



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MASMS 2017 Custodial/Maintenance/Grounds Appreciation Day

You and your staff are invited to participate in the 2017 MASMS Custodial, Maintenance & Grounds Day.
A Great Way to THANK your Staff!

Education ~ Networking ~ Vendor Expo ~ Door Prizes ~ Great Food ~ Fun

Just \$25 a person! Registration Includes Lunch!

Metro Chapter ~ Wednesday June 14 OR Thursday June 15, 2017
Orono High School, Orono, MN

Same program is being offered two days.
(Gives you the option to send 1/2 your staff each day!)

Northern, Northwest and West Chapter ~ Tuesday June 20, 2017
Forest View School, Baxter MN

Southern Chapter ~ Thursday June 22, 2017
Prairie Winds Middle School, Mankato MN

Watch for the registration forms in your mail, or go to
www.masms.org to download.

Questions? Just contact the MASMS office at (320) 685-4585 or ruth@masms.org
This is always a great day for maintenance, custodial and grounds staff. Give yourself and your staff a day for learning new things & networking with peers!

Wacky Ideas for April

Create a wacky celebration on an April day.

- ~April 5th is Carmel Day! ~ Licorice Day is April 12th
- ~Tax Day (Not So Fun) is April 17th this year.
- ~Share a joke on "Humorous Day" April 19th ~ Penguin Day April 25th!
- ~ National Jelly Bean Day—April 22nd ~ Admin Professions Days on April 26th

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The Power of a Good Question

Wait, what?

To ask "Wait, what?" before drawing conclusions or before making a decision is a good idea. It emphasizes the importance of inquiry over advocacy. You must first understand an issue before you can advocate for or against it.

I wonder why (of if)?

This question encourages us to be inquisitive about the world around us and to always keep learning and growing. It is a great conversation starter that can lead to a very educational discussion.

Couldn't we at least....?

This question is great when there is a difference of opinion or dissention among a group. It allows us to question potential solutions; to get past disagreement and to make progress or to move forward.

How can I help?

We all have something to offer others, regardless of potential limitations we may have. By offering help to another, you are opening yourself up to receive as much or more than you give.

What truly matters?

This question makes you reflect on your own ideas and opinions. It then allows you to give in those areas that may not be as important to you.

CPS Class Scheduled for August 8-9, 2017

The CPS certification is part of the requirements for the MASMS Certification Program. We have 15 openings available for this class. The AFE fee for this training and examination is \$500. MASMS covers the cost of hotel. Study materials will be sent to you when you register. The first day of the class, and the morning of the 2nd day is a review of those materials. The afternoon of the 2nd day is the exam.

This class is a review of the study materials, and is not meant to be complete instruction. You must spend the necessary time studying the materials prior to the class.

How to register:

Email the MASMS office that you will be applying for this class (ruth@masms.org) and you will be emailed the application. Fill out the application and send it back with the \$500 check (or credit card info) to the MASMS office **before June 26, 2017** (at that date, it would give you about 5 weeks of study time).

MASMS July 2017 Boot Camp

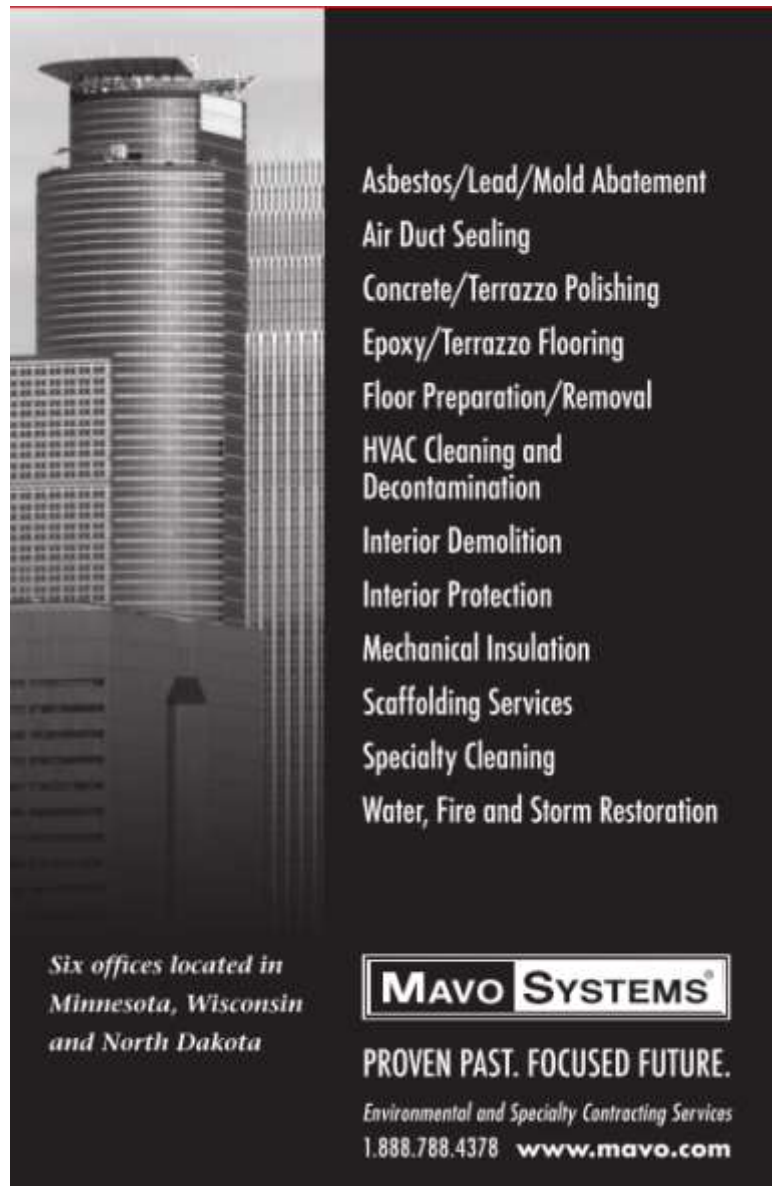
SIGN UP EARLY ~ IT WILL FILL FAST!

Wednesday July 19th and Thursday July 20th, 2017 —
8:00 AM to 4:00 PM
(Dinner 6:00 PM Wednesday evening) at the Holiday Inn,
St. Cloud, MN.

Cost: MASMS will cover the cost of this training. This includes cost of class, hotel room for Wednesday night (and Tuesday night if 1.5 hour drive), and all meals. (Meals include: Wednesday lunch and dinner; Thursday breakfast & lunch; break for both days.)

Boot Camp Information: The MASMS Boot Camp is specifically designed to provide training for facility professionals. The training will be of great value for newly employed facilities managers or seasoned veterans. Custodial—Grounds—Maintenance Management—Security—Health & Safety—Transportation

Contact Ruth at the MASMS office to register.
Ruth @ masms.org or 320-685-4585



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Legislative Update:

A very strong thank you to MASMS members advocating for continued, increased funding for school facilities. When we passed the new Facilities funding, it created "tails," commitments by the State in the future to fund Facilities under the long-term maintenance formula. It shouldn't surprise you that recently some policy-makers looked at the hundreds of millions of dollars committed and thought maybe those funds should be directed to other purposes.

Know that your constant reminders to lawmakers about the needs for funding for school facilities stopped that thinking. But remember our work is not done.

A new School Finance Work Group is moving through the Legislature and one of the primary focus points will be on Facilities. This group is expected to convene this summer and MASMS will again be at the table.

Our work is just beginning.
Randy Morris, MASMS Lobbyist



Use Proper Body Language to Help Become a Better Listener.

Lean Forward

Being physically close signals your desire to be emotionally or physiologically close. Research shows that in a seated conversation, a backward lean communicates that you are dominant. A forward lean shows interest.

Watch for next month's Listener Body Language Message!

~April 10th—average time Walleyes start Spawning

~Spring Turkey Hunting

Opens on April 12th

~Black Bears leave their dens around April 16th



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Get Your Ball Fields Off to a Good Start This Spring

By Joe Churchill, Reinders, Inc.

Now that winter is in our rear view mirror, it's time to shift focus on the tasks ahead as they relate to getting your ball fields back in shape for the coming spring sports season. By now, your sports turf has emerged from what little snow there was to cover it and consistently warmer temperatures and warm spring rains are bringing it back to life. Are you ready for it?

Spring sports, graduation and other outdoor occasions certainly require you to give these areas some attention. You want them looking their best. Adding to this challenge is the fact that many times these events occur before your ball fields and general campus grounds come out of dormancy and being to green up. Case in point, about half the baseball and softball schedules are completed by the time you pull your mower out or apply your first round of quality fertilizer. Welcome to the real world, right?

Let's look at a brief but detailed check-list of things you should consider doing to give your ball fields their best chance of looking great as soon as possible this spring to increase your chances of providing healthy, good looking turf all the way through the summer and into the next school year:

As soon as possible, walk through your ball fields and take a visual inventory. What sort of turf damage do you see that may be lasting remnants of a tough winter? If you suspect damage there's no need to wait for Mother Nature to cooperate. Remove a plug of turf from the area in question and bring it indoors. Place in a pan and put it near a south-facing window and let it warm up naturally. Keep it moist and see if it greens up on its own in a few days. If it does, you're out of the woods. If it doesn't come around, you may want to start making plans to oversee these areas.

Also, assess damaged areas that remain from last year's field use and make plans to correct. This would be a great time to look for low areas that may impede proper surface drainage. After a rain or an irrigation cycle, take a can of spray paint, circle the areas of standing water to mark their location, shape and size. Once these wet areas dry and disappear, look for specific patterns that your marked areas may have created. Do they tell a story? Have you lost the crown of your field? Has the ground settled in some areas creating "potholes" in places where repetitive drills were performed? Topdressing these areas to bring them back up to grade would be a great idea.

Continued on Page 10



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Get Your Ball Fields Off to a Good Start This Spring (Continued from Page 9)

Sometime in mid-May and once your fields are firm, you may want to consider core aerating your ball fields. Aerification is the single most important cultural management activity you can provide your turf. It opens up the soil for better water infiltration and fertilizer movement into the root zone. It also facilitates critical oxygen exchange, helping release toxic gases while relieving soil compaction left over from last fall's heavy use. It will also help manage thatch build-up which can further impede water penetration and fertilizer uptake. Excessive thatch can also harbor harmful fungi that can create disease activity later in the year when turf is stressed.

A pull-type drum aerator with hollow coring times is the most popular machine. You can cover a lot of ground with a drum-type unit, but the drawback is it doesn't create many holes per foot. Multiple passes are normally recommended. A commonly asked question is, "How many passes should I take when aerating my ball fields?" As it was told to me once, "Keep going until what you see leaves a pit in your stomach and then go one more time." Translation: No one has ever killed a ball field by over-aerating. More advice: Keep your aerator handy and use it multiple times throughout the season.

Early May is also a good time to overseed damage or worn areas left from the fall before. Heavy field use during the fall sports seasons make routine maintenance a real challenge. But don't let this stop you from getting seed in the ground. Yes, the best time to seed is late summer to early fall, but it's more important that you do it when you can and not worry about doing it at the right time! Spring seeding can be done anytime, however, keep in mind that soil temperatures need to be on the north side of 55 degrees to get bluegrass to germinate. Perennial ryegrass will germinate when soil temperatures are in the high 40's.

Spring seedings can be a challenge, but don't let that stop you. Building a seed bank in the soil, especially in high traffic areas (think soccer goals and between football field hash marks) can create opportunities for un-germinated seed to be brought to the surface via shoe cleats, core aerating and freeze/thaw cycles. Continuous aggressive overseeding and core aerating into high-traffic areas can, in time, help you maintain some sort of turf cover. It becomes a numbers game- the more seed you get into the soil, the more likely some of it will germinate and avoid being trampled back in by players and marching bands.

If you haven't tested the soils in your ball fields within the last 3 years, it would be a great idea to do so in the spring. Pull soil samples *before* applying fertilizers or soil amendments. It's the best time to pull soil samples and have them tested. A basic soil test will cost you around \$15-\$20 and will provide baseline information about possible nutrient deficiencies, soil pH and cation exchange capacity. All of these values represent valuable information that can be used to develop a maintenance plan. Think of it as your turf's annual check-up. Many county extension offices, co-ops and turf product suppliers are good sources for this service. Make sure the lab performing the soil tests knows these samples came from a ball field and not a home lawn or farm field for that matter.

Continued on Page 11



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Get Your Ball Fields Off to a Good Start This Spring (Continued from Page 10)

You may also consider an application of high-quality turf grade fertilizer in the spring. Caution- do not use the stuff from the local co-op. "Ag in the Bag" may work okay on general campus grounds, but don't subject your precious ball fields to junk food. A quality sports turf fertilizer should have a nitrogen-to-potassium ratio of 1:1 to 2:1. Something like a 21-0-21 or 24-0-12. Nitrogen and potassium are vital to turf growth and are paramount to a ball field's ability to recover from stress and excessive use. You will also want a fertilizer that has some "lasting power"; one that will provide at least 6 weeks of release. Quick release fertilizers with no slow-release nitrogen sources are cheap to buy, but can be expensive to use! Use a fertilizer with at least 50% controlled-released or slow-release nitrogen. No less. Ask your turf care professional for help in developing an agronomically-sound fertility program. It's something you can use from year-to-year and will save you money and frustration in the long run.

Many of you no doubt have had problems controlling unwanted broadleaf weeds (dandelions, clover, knotweed) and annual grasses (crabgrass, annual bluegrass) in your ball

fields. Most broadleaf weeds are easily killed any time during the growing season. Crabgrass, however, is best controlled with a spring application of a pre-emergent herbicide. This application must be made before the crabgrass germinates. Caution! Be sure to coordinate your crabgrass herbicide applications with any overseeding you may want to do in the spring. You can't do both! If your plans call for overseeding, forget about applying crabgrass preventer. Most times, pre-emergent herbicides are best left for use on campus grounds and should not be used on ball fields. Growing healthy turf that looks good, performs well and provides a safe playing surface isn't rocket science; however, it does require a general knowledge of how grass grows, the products and tools you have at your disposal and the cause and effect of what happens when you use them. A professional sports turf consultant can be a valuable partner toward achieving optimum results. Ask around, search out a sports turf professional who specializes in the care of ball fields and other high trafficked areas. Don't settle for someone of lesser experience or knowledge as growing healthy turf on ball fields is not the same as maintaining grass on a home lawn.



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Newsletter

Articles

MASMS is accepting articles for the 2017 Newsletters. Articles received before the 25th of each month will be considered for the following months publication. If we have too many articles, they will be held and used in an upcoming month.

Please email them to:
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| April 11, 2017 | Metro Chapter Meeting, Minneapolis |
| April 19, 2017 | So. Chapter Meeting |
| | SWWC Service Cooperative in Marshall |
| April 20, 2017 | Northern Chapter Meeting – Brainerd |
| April 26, 2017 | NW Chapter Meeting—Thief River Falls |
| May 9, 2017 | State Meeting |



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