



# SAABE TIMES

A publication of the San Antonio Association of Building Engineers

August 2011

Mark Your Calendar—

## JOIN US FOR OUR AUGUST MEETING!

The next General Membership Meeting of the San Antonio Association of Building Engineers is set for 11:30 am on Wednesday, August 17, at the Embassy Suites Hotel (7750 Briaridge Drive; northeast corner of IH-10 and Loop 410).

The meeting topic is "Planned HVAC Maintenance Programs," and the presenter is Adam Neveu with Beyer Mechanical. The meeting sponsor is Beyer Mechanical.

Please RSVP no later than Monday, August 15, at noon.

If you must cancel your attendance, please call Melodie Goff at (210) 408-8135 BY MONDAY, AUGUST 15, AT NOON so we can cancel your meal.

Please make sure to check in at the front desk when you arrive.

**RSVPs are REQUIRED, so we can be sure to have enough meals on hand! ❖**

### Many thanks to our new Vendor Sponsors!

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## Engineer Spotlight

by Jeff Turov



### Oscar Bertrand

Kindred Hospital  
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(210) 616-0616

- **How long have you been in the building engineer trade?**

I have been in this industry for approximately four years and have worked for various companies. For the past two years, I have worked for Kindred Hospital and have been a member of SAABE for the past four years.

- **Any awards, recognition, or special training?**

So far, the only special training I have received has been from the School of Hard Knocks.

- **What do you enjoy about the building engineer trade?**

Being in a medical building presents its own unique set of challenges. In many instances, lives are on the line, and we need to make sure that we keep all systems functioning to keep our patients comfortable. This needs to happen on a 24/7 basis.

- **What has been the biggest challenge of working in a medical building?**

My biggest challenge was when my boss had a family emergency right in the middle of a big sewer line replacement project. He left me in charge of supervising this project and was out for about a week. The job went off without a hitch.

- **Family/Children?**

I am married and have a thirteen year old son. Does anybody have any advice for raising a teenager?

*(Continued on page 2)*

## A Message from the President

by Charles Mikolajczyk, Jr., CBE-M

It was all just a walk in the park...the 7th Annual SAABE/ Phil Anderson Memorial Picnic. Thank you to those that attended; we hope you had a wonderful time at Camp Alzarar in Boerne, TX!

A special thanks to John Leifester and Preferred Landscape & Lighting for the BBQ pit and all of the work involved with an all-night BBQ for the event. And, thanks to Wyatt Stevenson/FSG Lighting for providing the soft drinks and water.

We'd like to thank the following board and family members - Robert and Trey Steele, Randy Cummings, Mike and Rita Copp, Laura Bray, and Melodie Goff - for all their work and efforts arranging/pulling the all-nighter cooking/set-up/tear down/ and clean-up for this event! Thank you all for your support!

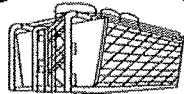
However, regarding the event, here are the meat and potatoes/my humble opinion. The attendance by the membership to this event was heartbreaking. The amount of work and effort applied to put on this event was only appreciated by a few members that attended. There was enough food and beverages to supply an army, only a minuscule portion were consumed. All I can say is, you missed it! The BBQ was great, the weather was below 100 degrees (under the huge pavilion with ceiling fans in, it was around 85 degrees), and the giant pool was awesomely refreshing!

Till next month/meeting...

Live a little, a lot...and enjoy the ride!



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## Engineer Spotlight (continued)

(Continued from page 1)

- **Hobbies/what do you enjoy during off-hours?**

I enjoy playing golf, soccer and, occasionally, my guitar.

- **Any interesting stories from your years in the business?**

I was once asked by a doctor to help him locate a patient who had escaped from the hospital. We searched and searched and finally found the patient down the street at a bar; his IV was still attached. He did not have any money on him - just a strong desire for a drink. ❖

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## July Lunch Summary

by Michael Halvorsen, SMA, CBE-M

Pat Pennington and Dan Wicht of Western Waterproofing of America gave a very informative and entertaining presentation on "Concrete Restoration and Preventive Maintenance."

Information and examples of the causes of concrete damage and failure were presented as well as repair solutions.

Most importantly, preventive maintenance measures were discussed and examples of issues needing attention were shown in a detailed slideshow. These examples documented projects from start to finish, and a detailed explanation of the cause was given. Also explained in very concise detail were the various preventive measures which are available to avoid costly damage and repairs.

Examples of proper repair and restoration efforts were shown as well as some repairs with less than desirable results.

In all, a terrific presentation going over what to do and what not to do in the field of concrete restoration and preventive maintenance!

Thank you Pat Pennington and Dan Wicht of Western Waterproofing of America for all the invaluable information and the entertainment as well! ❖

## Vendor Rep Report

by Randy Cummings

Hope everyone is finding a way to stay cool during these dog days of summer. With triple digit heat and still no rain, this will be a summer we won't forget.

Those of us that braved the heat and made it out to the picnic did have a great time. Everyone, make sure you give a big thanks to John Leifester for all his hard work on the pit. The food was terrific. Unfortunately, the attendance was not quite what we expected this year with few engineers and vendors showing up. Those of you that did not make it, we would love your input. Was the heat too bad? Was the water too low? Was the location too far? Any ideas to make the summer social a bigger hit would be appreciated.

Hope to see everyone at the August luncheon. Just remember to RSVP! ❖

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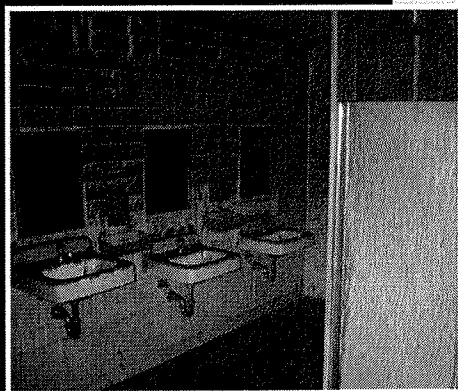
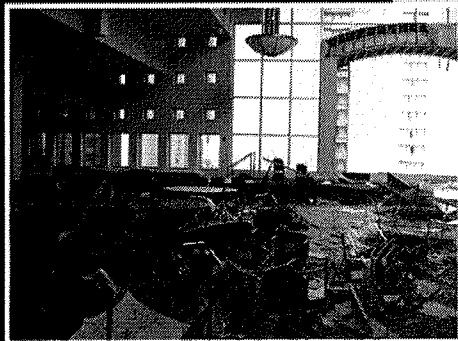
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## 2011 SAABE 7th Annual Picnic/Phil Anderson Memorial

By Robert Steele

Well folks, another successful event came off without a hitch! Many thanks to all who attended this year's picnic. We must give very special thanks to both John Leifester from Preferred Landscape and Lighting, who provided the BBQ trailer and the expertise on the grill and Wyatt Stevenson with FSG Lighting for providing the soft drinks and water.

There was brisket, potato salad and all the side dishes that the membership thoughtfully provided. Hot dogs and Kielbassa sausages were sizzling and disappeared in no time.

The pool was refreshing, and the kids who were swimming were splashing and playing with all the toys that SAABE provided.

Our horseshoe tournament was well played. Shoes were flying, and the sun was shining! The results were as follows:

- First place and \$300 went to Dave Harding and Robert Steele.
- Second place and \$200 went to Mike Copp and Robert Fox.
- Third place and \$100 went to Audie Howell and Charles Mikolajczyk.

Camp Alzafar was spotless when we left, and the folks out there said they were looking forward to hosting us again next year. For those who did not join us this year, ask your neighbors at the next membership luncheon about it, and make plans on joining us next year! Until next time... ❖

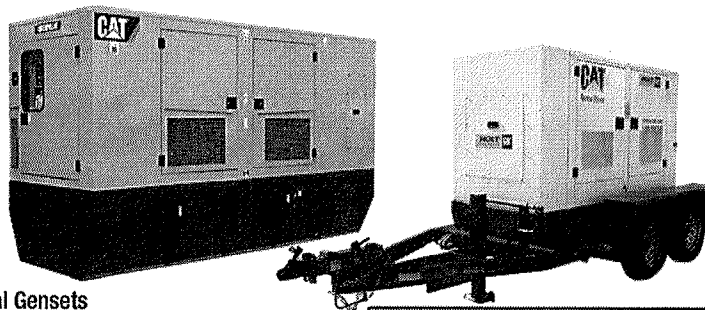


Left to right: Randy Cummings, Bob Harper, Trey Steele and Mike Copp



Watching the horseshoe tournament and visiting.

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## SAABE High Performance Building Tours

By Tom Lasater

August is a busy month for tours of SAABE members' energy efficient buildings. On August 4th, we toured Travis Commercial's Texas Center for Athletes' building where Art Martinez has conserved energy with light sensors, VFDs on all motors and an upgraded Automatic Logic EMS system.

On August 31st, we will tour the Chase Center - Oak Park Building (1020 NE Loop 410). Here, you will find new BAC cooling towers with the condensate water being used to water the landscape. And, sand filters are used to clean the tower water, thereby saving money on chemicals and cleaning. There are also new energy efficient lighting fixtures and many other improvements that could possibly be applied in your building. We will gather at 11:30 a.m. in the lobby of the building, take a tour of the building and then eat lunch. (Please note that SAABE is not providing or paying for lunches.) For more information or to register for the building tour, please contact Tom Lasater at (210) 501-3434 or lasater.tom@att.net.

Doug Graves, the Engineering Manager for Travis Commercial's Chase Center – Oak Park building, has been striving each year to increase his Energy Star rating from the upper 90's to 100. At the SAABE July Last Thursday Seminar, Robert Hambright with Cost Containment Engineering spoke about the Energy Star program and provided a detailed explanation of each facet of the Portfolio Manager (regarding how to qualify for a Energy Star rating). Twelve months of data, accurate square footages, knowledge of all electrical equipment, and lighting level measurements were only a few of the areas he covered. Attending these seminars will broaden your knowledge in these areas and increase your value as a Building Engineer to your company.

In closing, I hope you can join us at our August 31st tour of Travis Commercial's Chase Center – Oak Park building! ❖



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## SAABE August Last Thursday Training Seminar

Save the date for this month's Last Thursday Training Seminar. This month's topic is "Infrared Refrigerant, Gases, and CO Sensors and Controllers," and it will be presented by representatives from Honeywell and Amcon Controls. Gillette Air Conditioning is this month's training seminar sponsor.

**Where:** First National Bank (6243 IH 10 W)  
Tenth floor conference room

**When:** Thursday, August 25, 11:30 am - 1:00 pm  
(Lunch provided by Gillette Air Conditioning )

Gillette Air Conditioning was founded in 1959 and has developed into one of the largest service and construction companies in the San Antonio and Central Texas trade area. Their areas of specialization include air conditioning, heating, refrigeration and boilers for commercial and industrial facilities. For more information about Gillette Air Conditioning, contact Sid Hebert at (210) 508-4073 or [sh@gillette-ac.com](mailto:sh@gillette-ac.com). Or, visit their website at [www.gillette-ac.com](http://www.gillette-ac.com).

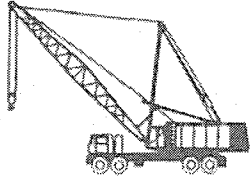
The seminar is open to **SAABE Engineers and their assistants only**, and there is no cost to attend. There is a limit of 25 attendees.

If you are coming, please email [mgoff@braycommunications.com](mailto:mgoff@braycommunications.com). Please RSVP by Wednesday, August 24 so we know how many lunches to order. If you RSVP and cannot attend, please call Melodie Goff at (210) 408-8135 so she can move someone off the waiting list. ❖

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- August 15-16, Aspen Suites Airport, San Antonio
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- For more information, visit <http://www.americantrainco.com/courses/variable%20frequency%20drives/schdtlVF.aspx?SID=32135>

### Generators and Emergency Power

- Sponsored by American Trainco
- August 17-18, Aspen Suites Airport, San Antonio
- Cost: \$985
- For more information, visit <http://www.americantrainco.com/courses/generators/schdtlGN.aspx?SID=32553>

### The Building Envelope - Maintenance & Inspections

- Sponsored by Austin Association of Facility and Maintenance Engineers (AAFAME)
- August 23, 401 Congress Avenue (Frost Tower), Austin
- Cost: \$50 for nonmembers
- For more information, visit <http://www.aafame.org/cde.cfm?event=344922>

### Electrical Troubleshooting & Preventive Maintenance

- Sponsored by American Trainco
- August 31-September 1, Aspen Suites Airport, San Antonio
- Cost: \$985
- For more information, visit <http://www.americantrainco.com/courses/electrical%20troubleshooting/schdtlET.aspx?SID=26989> ❖





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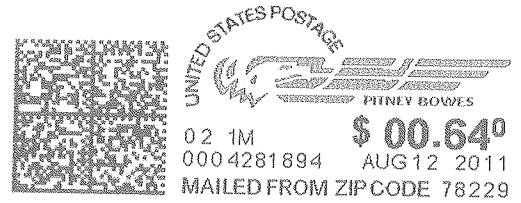
### TIP: Emergency Preparedness Kit

- Pack a Flashlight with back up batteries
- Pack a Transistor Radio with back up batteries
- Pack bottled water
- Pack Cell Phone
- Pack personal hygiene supplies
- Pack a manual can opener
- Pack a first aid kit

**For Any Questions or to Set Up Your Inspection Contact Drew VanWyck at Our Main Office  
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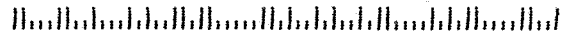
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**SAABE TIMES**  
**August Issue**

**Final Thought:**

*"It's never too late to be what you might have been." - George Eliot*

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Laura Bray 408-1699  
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**Next Meeting:**

**Wednesday, August 17**

**"Planned HVAC Maintenance Programs"**

**Sponsored by Beyer Mechanical**

**Upcoming Program:**

**Wednesday, September 21**

**Topic TBD**

**Sponsored by Joe W. Fly Company, Inc.**