Justice for School Workers; Deal Reached on Pay Parity
Page 4

Veteran Members Recognized with Service Awards
Pages 6-9

Training Center Celebrates Anniversary with Open House
Pages 16-17
President’s Message

A May to Remember: Elections, Justice; and an Open House

Dear Brothers and Sisters:

I want to begin by thanking each and every one of you for your confidence, trust and support by voting to re-elect the entire executive board. I can’t tell you how honored we are that more than 400 of our Brothers and Sisters took the time to attend the nomination meetings.

Your outward show of support was as meaningful to us as the overwhelming “white ballot” election.

On behalf of Mike Gadalaeta, Tom Hart, Ray Maccio, Kelly Drummond, Jack Redden, Eddie Burke, John Cancel, Vince Curcio, Bill Caramico, Anthony Fausalo, Rosely Ferrigno, and David Rodriguez, thank you.

We could not be more proud to represent our members and we will continue to work tirelessly on behalf of you and your families.

As a member of IUOE Local 94 for 45 years I was fortunate to have the support of my co-workers and chiefs who helped me grow as an engineer.

During that time I saw our union grow under the courageous and imaginative leadership of men like Jim Conroy, Peter Darlington, John Bowen, Sr., and Mike Carney. They were the leaders who set us on the path to become among the most respected unions in the industry.

It wasn’t always easy for them. But with an eye to the future and the courage of their convictions they never backed away from a fight in their pursuit of better wages, benefits and training — even if it meant taking the members out to streets and onto a picket line.

To serve as a reminder of that legacy, and to recognize and honor their contributions to Local 94 we have dedicated four memorial plaques in the reception area of our Fund offices. When you visit, look at them and remember: we would not have those Funds were it not for them.

At Long Last, Justice

As proud as I was for winning another three years as your Business Manager and President, it could not match Local 94 winning our nearly 15-year struggle for pay equity for our brothers and sisters in our schools!

Under the terms of the agreement with the Department of Education, hundreds of Local 94 members who worked in schools under custodians were earning as much as 25% less than their brothers and sisters working under private contractors.

It was an unfair and unjust system instituted under Mayor Bloomberg, and Mayor Bloomberg made no effort to change it.

Led by Ray Maccio, Jack Redden and hundreds of our members who attended rallies, wrote to their legislators, and testified at hearings we would not give up our fight for justice.

When Mayor de Blasio was elected he promised to correct this terrible wrong. Earlier this year we were able to sit down and develop a plan to bring justice to those who lagged behind. It wasn’t easy. But after months of intense negotiations we reached an agreement.

On May 4, more than 400 of our school members gathered at the historic Cooper Union in the East Village, the building where Abraham Lincoln first explained why we should end slavery, to hear the details of a contract that brought them equality.

The following day many of those same members voted overwhelmingly to approve the contract. (You can read more about the historic deal on page 4).

Training Center Hosts Open House

And, as if May wasn’t busy enough on Friday, May 13th Training Fund Co-Directors Howard Styles and Bobby Fantine hosted a 30th anniversary open house at the center. (See story on page 16).

Led by City Council Speaker Melissa Mark-Viverito and State Senator Brad Hoylman, and other members of City Council and the Assembly as well as leaders of the industry and champions of the environmental and sustainability movement were provided an inside look at our center. Along with an opportunity to lead several guests, including Speaker Mark-Viverito on a tour of the center, experts and representatives from the NYS DEC, FDNY, City Tech, NYSERDA and the UA School for Green Careers addressed the audience.

The UA School for Green Careers assistant principal Luke Janka used the occasion to promote the new partnership between Local 94, the RAB and the school, which will utilize our facilities, to train and provide career opportunities for students who graduate from the school.

Our union has short but proud history.

With a new contract for our school division; and opening a new pathway to opportunity, Local 94 will have an equally bright future.

In Solidarity,

Kuba J. Brown
President/Business Manager
School Workers Win Fight for Equal Pay; Members Overwhelmingly Ratify New Deal

After 13 years of rallies, demonstrations, law suits, public and legislative hearings, countless meetings and often contentious negotiations we have won our fight for equal pay for equal work for Local 94 school employees.

To put that fight into context: It took our Founding Fathers 13 years from the signing of the Declaration of Independence in 1776 to ratifying the Constitution in 1789. 

Ironically, Local 94 Business Manager Kuba Brown and Business Agents Ray Macco and Jack Reddin presented the contract to the members inside the Great Hall of Cooper Union; the same auditorium where Abraham Lincoln explained the reasoning for freeing the slaves.

“This is an historic room where Abraham Lincoln spoke about freeing the slaves. Tonight, I am here to bring you an historic, life changing agreement,” Brown told the nearly 500 school members who attended the May 4th meeting.

The agreement was overwhelmingly ratified on May 5.

The contract will go into effect on September 1, and will bring an end to a system that has existed for nearly 150 years. Under the historic agreement, members of Local 94 and 32BJ working in the school system will be employed by new non-profit entity, and will no longer be considered “indirect employees” of school custodians.

The agreement virtually replicates the current RAB contract providing all school custodians.

The agreement was overwhelmingly ratified by the members.

“We were only able to accomplish this through the efforts of some dedicated members who committed to the effort … to push for prevailing wage legislation,” said Macco.

“Business Manager Kuba Brown also took the time to recognize the efforts of Local 94’s attorneys Pitta & Giblin LLP especially Vincent Pitta, Jane Lauer Barker, as well Jon Del Giorno & Giblin LLC. “This really was a team effort,” said Brown.

“Mayor de Blasio is always looking at a second or third way towards a solution,” said Vander Teens. “They get things done.”

While the Two Park Avenue crew may not be very large, Vander Teens attributes their success to their diverse and developed skills as mechanics. When the inevitable problems pop up they know how to respond. “Ray (Correa) is always looking at a second or third way towards a solution,” said Vander Teens. “They get things done.”

The 150-story skyscraper, in a prime location of Midtown Manhattan, houses a number of tenants including internet companies like The Gilt Groupe.

“Lighting is one of the ways to save energy and money in a 100 year-old building,” explained Correa. “Sometimes it’s as simple as installing motion sensors or replacing 24-hour, 400-watt mercury vapor security lighting with 73-watt LED bulbs.”

In addition, the team has installed a new backbone for the building to ensure connectivity for their BMS.
Veteran Members Recognized & Presented With Service Awards

Business Manager Kuba Brown and some 200 other Local 94 veterans will be sporting some new jewelry following the June 8th Service Awards ceremonies at the Hotel Trades Council auditorium.

Brown and Joseph Geiser were each presented with a pair of cufflinks in recognition of their 45 years of service within the Local. While the president and business manager may have been the most recognizable honoree Mr. Brown was not the longest tenured member to be honored.

That distinction went to Eugene Walsh. A Building Manager at Four Times Square, Walsh began his Local 94 career 50 years ago at the demolished New York Coliseum.

To put his career in perspective, the Empire State Building was still the tallest building in New York, and ride on the subway cost .20 cents.

“I was there when Kuba started,” said Walsh. “I really love doing what I do. I’d love to do for another 50 years.”

Executive Board members: Auditor Rocky Ferrigno (35 years); Recording Secretary and Business Agent Tom Hart (30 years); and Treasurer and Business Agent Kelly Ann Drummond (25 years) were also singled out for special recognition for their long service to the union.

As is the Local 94 tradition, members with 25 years of service were presented with watches; 30-year members received key chains, 35-year members were awarded money clips; 40-year members receive rings; members for 45-years receive cufflinks.
2016 IUOE Local 94, 94A, 94B Service Award Recipients

2016 IUOE Local 94, 94A, 94B Service Award Recipients

25 Years of Service
Joseph Anello
Carlos Arevalo
Richard Berger
Rafael Bermudez
Kenneth Brown
Robert Brown
Gespare Capace
Ian Carney
Frank Caronna
Dominick Caruso
Steven Cesare
Wan Choi
Kenneth Cunningham
Patrick Davin
Fabian Delbrey
James Demarco
David Dimasi
Thomas Dinan
Ravi Dindal
Parid Dine
Markvito Dispina
Antonio Dixon
Kelly Ann Drummond
Robert Keppelen
Brendan Egan

Mahmoud Eldib
Kenneth Fais
Scan Fallon
Anthony Farriella
Joseph Ferguson
Frank Fisler
Donald Geisler
Frank Gentile
Stephen Hanlon
James Hayes
Vincent Iacovelli
Alden Inniss
Patrick Kus
Cascell Laing
Raymond Lauffer
Richard Liverano
Chris Mafile
Steven Maffei
Michael Masullo
Kenneth Mcneil
Ulises Melendez
Dean Melnik
Jose Mercado
Jeffrey Moran
Andre Mule
Vincent Nuzzi
John O’neill
Arthur Orzano
Henry Paciullo
Jose Padilla
Adrian Padmore
Michael Pappas

30 Years of Service
Patrick Devenney
Jeffrey Dietz
Josief Dobrentei
John Esslinger
Gregory Fallon
John Fanelli
Alberto Fernandez
Philip Ferrara
John Ferri
Andrew Finnigan
Donald Francis
Charles Gallagher
Richard Gama
August Garbellotto
Vernon Gittins
Vincent Grillo
Giuseppe Guecia
Thomas Hart
Michael Hassett
Glenn Herna
Charles Hohmann
George Iacono
Thomas Kaval
John Kerekes
Kenneth Kraus
James Laghezza
Robert Lagaardia
Thomas Lambe
John Lemmens
Cesar Lara
Constantine Lascarides
Harry Lascarides
Luis Leon
Kurt Lillo
Joseph Liszewski
Stephan Littell
Jeffrey Lombardi
Michael Longo
Michael Ludwikowski
Joseph Maddalena
Joseph Mancuso
Udnaud Mathura
Jeffrey Matthews
Thomas Mazza
Paul Mehl
William Mercaldi
Alfred Milano
Robert Nichols
Kevin O’callaghan
Andrew Ognibene
Brian O’malley
Glenn Orgen
Peter Pagan
Anthony Pepe
Robert Phelan
Joseph Polit
Daniel Powers
Thomas Render
Gregory Rigosi
Steven Rizzo
Andrew Rothman
Onofrio Russo
Steven Russo
Francis Sanchez
George Schulz
Patrick Scollans
Ralph Simonetti
Robert Southard
Robert Sweeney
Nicholas Swidonovich
Neil Thrakild
Arcangelo Tirabassi
John Tinone
Ralph Velluci
Jack Vitale
Paul Weiss
Lawrence White
William Winters
James Woolard
Keith Dupignac
Brendan Egan

Richard Kus
Cascell Laing
William Larosa
Raymond Lauffer
Richard Liverano
Chris Mafile
Steven Maffei
Michael Masullo
Kenneth Mcneil
Ulises Melendez
Dean Melnik
Jose Mercado
Jeffrey Moran
Andre Mule
Vincent Nuzzi
John O’neill
Arthur Orzano
Henry Paciullo
Jose Padilla
Adrian Padmore
Michael Pappas

Executive Board member
Rocco Ferrigno, 35 years.

Business Agent Kelly Drummond, 25 years.

Summer 2016 | 9
New Executive Board

Kuba Brown
Business Manager & President

Michael Gadaleta
Vice President/Business Agent

Thomas M. Hart
Recording Secretary/Business Agent

Raymond Macco
Financial Secretary/Business Agent

Kelly Ann Drummond
Treasurer/Business Agent

Eddie Burke
Conductor

Jack Redden
Guard/Business Agent

John Cancel
Trustee

Vincent Curcio
Trustee

William Caramico
Trustee

Anthony Fasulo
Auditor

Rocco Ferrigno
Auditor

David Rodriguez
Auditor

PHOTOGRAPHS BY SASHA MASLOV
Forever altering the New York City’s iconic skyline, the near 1,400-foot residential tower at 432 Park Avenue has been an attention getter since it was first announced in 2011. Over the course of the past five years the building has been the subject of hundreds, if not thousands, of glowing and breathless media reports of its splendor.

At a height of 1,396-feet 432 Park Avenue is the tallest residential tower in the western hemisphere. Beyond its dizzying height, 432 Park Avenue and projects like One57 have sparked a “can you top this,” competition in providing luxury housing for the uber-rich.

One57 have sparked a “can you top this,” competition in providing luxury housing for the uber-rich.

Awards, amenities, and architecture have not been unchallenged by competition. The two 1,398-foot towers, 432 and One57, were completed within a month of each other in 2014.

To make matters even more interesting, One57 is a 90-story residential building with just 116 apartments, compared to 432’s 106. The Guinness Book of World Records, as usual, has a category: "Most Expensive Entire Building Ever Sold." 432 Park Avenue is the winner, with an asking price over $12 billion. It is also the most expensive single-family building ever built, with the penthouse alone, at almost $85 million. There are 56 penthouses in total, each with an average price tag of over $15 million.

There are no obscured sightlines among their sky high perches. Each of the 106 residential unit of the condominium is an owner, “The thing we have to remember is each residential unit is individually climate controlled; this building is A/C and heat all-year ‘round,” explained Mr. Byrne. Four chillers, two Trane centrifugal chillers 1150 tons each serving the lower half of the tower and two Trane centrifugal chillers of 1000 tons serving the upper half of the building. With 12 water tanks, heat exchangers, pumps, fire pumps, and air handlers located on specified upper floors of the building. There are also five “drum floors” located at various intervals to carry the low pressure steam, handle the exhaust and designed so “we are not pushing water up 100 floors,” said Chief Byrne.

A Game-Changer for Local 94

By hiring Local 94 Chief Paul Byrne and a Local 94 crew of Engineers Willie Lopez, John O'Neill, Elvir Ahmumetic, Mike Leliere, and Helpers Ralph DiDomenico and Ronnie Lonborg to run what is primarily a residential building, 432 will prove to be a major game-changer for the union as well. It’s not as if Local 94 is new to residential properties. You will not find a spa, swimming pools and private restaurants at any of the Mitchell-Lama complexes like Penn South, Co-Op City, Stuyvesant Town and Rockdale Village.

With the future growth of Local 94 dependent upon running residential and mixed-use buildings, Chief Paul Byrne is quite aware that he and his team must answer to the residents. “The thing we have to remember is each residential unit of the condominium is an owner, the tenant is the boss,” explained Chief Byrne. As for running the building, with its combined mix of residences, high-end amenities, commercial space and its nutted height, 432 Park Avenue presents its own unique engineering challenges. “Every residential unit is individually climate controlled; this building is A/C and heat all-year ‘round,” explained Mr. Byrne.

Four chillers, two Trane centrifugal chillers 1150 tons each serving the lower half of the tower and two Trane centrifugal chillers of 1000 tons serving the upper half of the building. With 12 water tanks, heat exchangers, pumps, fire pumps, and air handlers located on specified upper floors of the building. There are also five “drum floors” located at various intervals to carry the low pressure steam, handle the exhaust and designed so “we are not pushing water up 100 floors,” said Chief Byrne.

While having an engine room nearly 1500-feet above the basement can be a challenge, it will also provide the crew with some breath-taking perspective. “On a clear day you look out and can see all the way to the Tappan Zee Bridge,” said Paul Byrne. “There aren’t many engineers who can look out from the engine room and see a helicopter flying below them.”

By hiring Local 94 Chief Paul Byrne and a Local 94 crew of Engineers Willie Lopez, John O'Neill, Elvir Ahmumetic, Mike Leliere, and Helpers Ralph DiDomenico and Ronnie Lonborg to run what is primarily a residential building, 432 will prove to be a major game-changer for the union as well.

Cutting Edge Newsletters exclusively documents the most interesting and meaningful happenings of the construction and building industry.

“People mean business when they hire Local 94 Chief Paul Byrne and a Local 94 crew of Engineers Willie Lopez, John O’Neill, Elvir Ahmumetic, Mike Leliere, and Helpers Ralph DiDomenico and Ronnie Lonborg to run what is primarily a residential building, 432 will prove to be a major game-changer for the union as well.”

Jack Redden

Chancellor Honors School Members Who Go Above and Beyond

Surrounded by family and friends seven Local 94 members were presented with the Chancellor’s Recognition of Excellence Award in ceremonies at the Tweed Courthouse.

Thomas Bickerton, Robert Crumb, Adrian DeLeon, Marilyn Middleton, Jonathan Ranzie, Gerardo Rodriguez and Michael Smith were among 21 unionized school custodial employees so honored by Chancellor Carmen Farina, Deputy Chancellor Elizabeth Rose and Division of School Facilities CEO John Shea during the April 20 ceremonies.

Members of IUOE Local 891 and 32BJ were also honored.

“These are people who go beyond their job description, even if it meant coming in on a Sunday,” said Farina. “It’s all about making kids happy at school.”

As Deputy Chancellor Rose read the each individual citation it was no wonder why this Local 94 Magnificent Seven were so honored.

Thomas Bickerton, Fireperson, Petrides Complex in Ocean Terrace, Staten Island: Thomas worked throughout the summer and ... “ensured the opening of this large 44 acre, 14 building complex, with no operational issues or interruption of services.”

Robert Crumb, Fireperson, PS 244 in East Flatbush, Brooklyn: “Robert always goes beyond the scope of his responsibilities. He’s a wonderful troubleshooter and has been instrumental in assisting ... with equipment problems.”

Adriano DeLeon, Fireperson, PS 19 in Corona, Queens: “Adriano…(is) someone who has established himself as a leader in the Corona community by working to keep the school grounds and surrounding neighborhood clean and safe.”

Marilyn Middleton, Fireperson, PS 273 East New York, Brooklyn. Originally hired as a School Safety Officer, she has been a fireperson since 2009. “Marilyn is the definition of dependable: reliable, trustworthy, and faithful...”

Jonathan Ranzie, Fireperson, IS 238, Jamaica, Queens: “The students and the community were overwhelmed by Jon’s efforts when he painted the lettering on the basketball court … Jon treats all that he touches like it’s his own …”

Gerardo Rodriguez, Building Manager, M 387 Washington Heights: “No task is too small or too large for Gerardo…he treats the building as his own, even watering the plants and feeding the fish.”

Michael Smith, Fireperson, IS 206, University Heights, Bronx: “Michael developed a strong, collaborative relationship with the principal... in 2013 began coaching boys/ basketball ...his support of students contributes heavily toward setting the tone and culture of the school.”

Congratulations to all!
A 30th Anniversary Celebration and Showcase for Training Center

It was an anniversary to remember. Training Center Co-Directors Howard Styles and Bobby Fontaine marked the 30th anniversary of the center opened up its doors for a Friday, May 13 showcase event.


A virtual who’s-who representing the commercial building industry, environmental activists, educators, union officials and government officials joined in the party. The day began with guests mingling and exchanging greetings over coffee and fruit and pastries. Some used the opportunity to stroll through the center and learn about the state-of-art trainers and equipment.

A formal program featured a series of guest speakers who explained the important role Local 94 plays in keeping New Yorkers safe and healthy while maintaining its commitment to sustainability and education. “The theme was Health, Education, Safety and Sustainability,” Styles explained.

The program included welcoming remarks from RABOLR President Howard Rothschild and presentations by NYSDEC Pesticide Control Specialist Robert Jabloński, FDNY director of Code Development, James Hansen; NYC College of Technology Professor Robert Polchinski; NYSERDA's Rebecca Hughes, and UA School for Green Careers Assistant Principal Luke Janka filled the bill.

Janka not only provided an overview of the school, he used the occasion to unveil a new partnership with the school, the Local 94 Training Center and the RAB. Janka was accompanied by teacher Chris Sedita, who is developing the curriculum, and a trio of students. Those students Cyara Hernandez, Rayshawn Hollon and Albi Sula who are juniors at the school, may be among the first UASGC students to participate in this exciting new Career and Technical Education (CTE) program.

Mark-Viverito who was taken on a tour of the Training Center by Business Manager Brown was clearly impressed by the tour and her conversations with the students from the school. She was not alone.

“I was really impressed by the commitment Local 94 and its members have shown to the environment,” said League of Conservation Voters President Marcia Bystryn. “It is very important for the environmental community to work in collaboration with labor.”

Bystryn noted that even those who are active within the environmental and sustainability movement don’t fully understand how that collaboration can work together, after her visit to the Training Center she realized that when it comes to Local 94, “they clearly understand.”
Creating Green Efficiencies Beyond the Staten Island Greenbelt

Building Manager/Chief Engineer Mike Palladino amid the rooftop units at Addwell/ADCO Headquarters on Staten Island.

When officials at Addwell/Adco Electric decided to build a new corporate headquarters they wanted it to be the finest and most efficient office building on Staten Island. So it was no surprise they choose a Local 94 engineer to run the building. Under the enlightened vision of Chief Engineer/Building Manager Michael Palladino the decisions continue to pay dividends.

Hired while the building was still under construction Palladino was able to develop an intimate knowledge of the building and how it should operate. The company could not be more pleased with the results.

"In 2003 we didn't have solar panels, LED lighting and the technology we have today," said project manager Ralph Occhipinti. "Working with Mike, we have more or less been on the frontier on energy savings."

Because of that support from management Palladino has been able to cross that frontier to help create a state-of-art model of efficiency.

Certainly the most daring and notable of those contributions was the $300,000 installation of solar panels to reduce costs of electricity. With the help of the New York State Energy Research and Development Authority (NYSERDA) grant and other incentives, the project was completed in early 2013.

In a demonstration of imagination, rather than put the panels on the roof, the more than 200 solar panels serve as carports in the parking lot. By storing the energy of the sun throughout the day, and the 500 kw panels have producing seven percent of the building’s electricity.

"I honestly believe if we did the entire parking lot we could save 50%," Palladino said.

Even before those panels were installed, Palladino and management were working on energy efficiencies and cost-cutting measures. Many of those were also helped along by NYSERDA and other grants, rebates, tax breaks and other incentives. A $19,000 New York State Energy Research and Development Authority (NYSERDA) rebate helped to replace the 83 1,000 watt metal halide bulbs with 400 watt induction lights, reducing consumption by two-thirds.

A Con Edison $600 "Green Team" rebate helped offset the costs for the installation of occupancy and daylight harvesting sensors. Among the other energy saving efficiencies are:

- A Quantum lighting control system
- ECO dimming ballasts in 38 light fixtures to reduce wattage
- 29 RemGen Energy Swarm controllers on all AC Units to decrease electric demand
- Waterless urinals
- Lighting sensors and motorized solar shades that follow the sun throughout the day

Palladino’s commitment and with the support of management have led to the earning of Energy Star status since 2011. A printer by trade, Palladino found himself out of a job when the company he worked for was sold in 1995. He found his way to Local 94, working as a helper at the World Financial Center. Under the direction of Nick Lanusilflo and Joe Careni, Palladino embraced his new opportunity.

"These are really good, talented and smart guys. I loved working for them. They taught me so much," Palladino was so energized with his new opportunity he earned his license in 18-months. He also confused that “with a mortgage and two kids I had to fast-track.” License in hand, he worked as an engineer on the midnight shift before taking position at 55 Broadway. Located at Exchange Place the 340,000 square-foot building closed its doors after regular business hours. "I worked Monday to Friday from 10 to 6," said Palladino.

Working regular hours Palladino wasn't able to refresh the 760 ton Carrier units and a more recently installed 750 ton McQuay are available to run year-round to ensure guest comfort. Starting with the operation and maintenance of these units the engineering team which includes Local 94 members Alan Bradley, Lucy Farrell, Sam Zhao, Ken Liang, Carlos Garcia, Inasocnito Trabazo, Sean King, DeWarm Gohil, Chris Singh, Andy Roman, Leon Darrell and Mohsen has raised the bar on efficiency and sustainability.

The engineering team at the iconic Waldorf-Astoria Hotel holds to a simple job description. “Make sure our guests are comfortable. Because if the guests aren’t happy they will go across the street,” explained Watch Engineer Hasan Mohsen.

Fulfilling that mission in a building that fills a city block, spans 625-feet into the sky, houses more than 1,400 rooms and suites, 60,000 square feet of ballrooms and meeting space; three restaurants, numerous bars and cafes, not to mention luxury spa, is not necessarily as simple as it sounds. Yet, on one of the coldest days of the year and with more than 1,500 guests in the hotel, there were five requests about rooms being too cold; and one about the room being too warm.

Each of those requests were captured, monitored and resolved by Mohsen, who is seated at a desk in front of the computerized monitoring system. “Think about that,” exclaimed Mohsen. “1,500 guests from all parts of the country and around the world, and we only have six requests.”

While the monitoring system does keep track of the problems, Mohsen was quick to add it is the dedication and teamwork of the crew that makes it work.

Three large chillers: two 760 ton Carrier units and a more recently installed 750 ton McQuay are available to run year-round to ensure guest comfort. Starting with the operation and maintenance of these units the engineering team which includes Local 94 members Alan Bradley, Lucy Farrell, Sam Zhao, Ken Liang, Carlos Garcia, Inasocnito Trabazo, Sean King, DeWarm Gohil, Chris Singh, Andy Roman, Leon Darrell and Mohsen has raised the bar on efficiency and sustainability.

It is a commitment embraced by Waldorf management some 12 years ago, and which continues to this day. It began with the replacement of steam turbine chillers with the two Carriers. The McQuay was added four years ago.

According to the hotel’s Director of Property Operations, Maher Hanna, $10 million has been invested the conservation efforts. Along with the new chillers, other additions and improvements include a new cooling tower, a major kitchen renovation, along with the replacement of thermostats, faucets, showerheads and lighting, to provide greater efficiency.

"We believe you have to spend money to save money," said Hanna. And, saved they have. Over the course of the past 12 years the hotel has:

- Reduced electric usage by 5-million Kw
- Saved more than 30-million gallons of water
- Reduced steam consumption by 30-milion pounds
- And, that reduction in steam doesn’t include the upgrade from the steam chillers," said Hanna.

"Honestly, the key to the success goes to Hasan and the team. They are ones who make it happen.”
Local 94 Scholarship Fund Family Picnic (Note new date and venue; see story right)
The Local 94 Scholarship Fund Family Picnic will be held on Saturday, July 23, at the Fountain Springs Country Club, 234 Conklintown Road, Ringwood, New Jersey.
For tickets call Kelly Drummond at (212) 331-1800. For more information, please visit the Family Picnic homepage.

Local 94’s annual mid-summer celebration of family, the Summer Picnic is on the move — to New Jersey.

THE 2016 FAMILY PICNIC WILL BE HELD SATURDAY, JULY 23 AT THE FOUNTAIN SPRINGS COUNTRY CLUB, IN RINGWOOD, N.J.
Don’t let the name fool you. Despite the County Club reference you won’t need your golf clubs. The bucolic and family friendly 26-acre grounds are designed to provide enough exiting diversions it will be impossible to take advantage of all the fun-filled opportunities.
Sure, you’ll find traditional activities like horseshoes, softball, basketball, beach volleyball, tennis, bocce and other games. Fountain Springs takes fun and games to a whole other level. With a five-pool swimming complex complete with spouting fountains and watersides; a nature center, go-karts, zip lines, climbing walls and bungee cords.
Along with five pools water lovers can hop into paddle boats or grab a fishing pole at the lake.
As always there will be plenty of food.
A new venue also means there are some new guidelines:
• No personal food, coolers, alcohol or other beverages will be permitted
• No alcohol or smoking will be permitted in the pool area
For tickets please contact Kelly Drummond at (212) 331-1800. You must purchase your tickets in advance. No tickets will be sold at the door.

Visit the Local 94 website at www.local94.com for updates