



# Potter-Burns Elementary School

**Renovation**  
**Pawtucket, Rhode Island**



## Project Summary

Potter-Burns Elementary School underwent an extensive renovation between 2016 and 2017, providing the Pawtucket School Department with a “like new” facility upon completion. Renovation aspects included upgrades to and/or replacement of all mechanical, plumbing, electrical and fire safety systems, as well as reconfiguration of existing spaces to meet current RIDE standards for educational programming. Upgrades to all interior finishes included new flooring, new acoustical ceiling tiles, new paint throughout, all new bathroom fixtures and fittings and a new elevator. All aspects of the design were compliant with the latest version of the Northeast Collaborative for High Performance Schools (NE-CHPS) criteria. The circa 1914 steam boilers were donated to the Newport Historical Society upon removal and are now part of the tour at the Breakers. In addition to providing an optimal environment for teaching and learning, the renovation’s focus on sustainable design was so significant that the school received national recognition through the U.S. Department of Education’s Green Ribbon Schools Award in 2018.

**Cheryl McWilliams, Ed.D, Superintendent**

**Donald R. Grebien, Mayor**

**School Committee Members**

Erin Dube, Chairwoman	Gerard Charbonneau
Roberto H. Moreno Deputy Chairman	Kimberly Grant
Joanne Bonollo	Joseph Knight
	Stephen Larbi

**Project Team**

Colliers Project Leaders  
*Owner’s Project Manager*

Ahlborg Construction Corporation  
*Construction Manager*

Torrado Architects  
*Architect*

## ABOUT THE PROJECT



**\$ 13.7 million**  
Project Cost

**56,280**  
Square Feet

**Fall 2017**  
Completion Date

**490**  
students  
Grades K-5



**\$ 13.7 million**  
Total State Support



**0%**  
Housing Aid  
Bonuses

**83.6%** Final  
Reimbursement Rate

**\$ 0**  
Pay-As-You-Go  
Funding



## Bonuses Realized & Valuable Outcomes

### SUSTAINABLE DESIGN

- The HVAC system incorporates high efficiency condensing hot water boilers for heating and energy recovery ventilators that save up to 70% on ventilation costs. All systems are controlled and monitored by a DDC (direct digital controls) system, which optimizes efficiency and alerts operators about any malfunctions.
- Lighting systems in the building all utilize LED lighting, as well as daylighting and occupancy controls, to maximize natural light and minimize energy usage.
- Plumbing systems utilize low-flow fixtures to reduce water usage in the building by up to 30%.
- The project reduced the impermeable pavement on the school grounds by 2,500 SF. It also reduced the impermeable pavement along the sidewalks that abut the school grounds by installing street trees along the roadway. Each tree well is 16 SF and there are 36 in total along the sidewalks (all on the school side) equaling an additional 576 SF of reduction. Downspouts and gutters are directed onto the lawn and plant beds.
- The use of mulch and decorative gravel are used on surfaces for walkways. Grass clippings are mulched into the soil, so they don't get washed into storm drains. Pet waste is regularly removed to help reduce bacterial and nutrient pollution. Trash is removed from the street gutters before it gets washed into storm drains.



*“Our public schools are the hub of our community. It is critical that they provide an environment that is not only warm, safe and dry but that is state of the art for 21st century learning. The renovations of both Potter-Burns and Nathanael Greene Elementary Schools provide large classrooms, media centers and collaborative and breakout spaces that create a positive learning environment and instill a sense of pride for staff, students, families and the community.”*

*— Cheryl McWilliams, Ed.D, Superintendent*