

CLIENT

DEPARTMENT OF
VETERAN
AFFAIRS

LOCATION:

Lyons Campus, NJ



CONSTRUCTION VALUE:
\$ 1 Million

DESIGN START:
2007

DESIGN COMPLETE:
2007

CONSTRUCTION
COMPLETE:
2008

SCOPE OF WORK

Replace High Pressure Steam and Condensate Piping for Building 143

PROJECT DESCRIPTION

The existing underground high-pressure steam and condensate lines serving the Building were found to be damaged and leaking. These high-pressure steam and condensate main entering the 10 feet deep pit in Mechanical Room of the Building was flooded with steam condensate due to leaking steam inside the pit.

A&J Consulting (as a sub-consultant to Staunton Chow, P.C.) designed the new Steam and Condensate system for the project. Since it was necessary that the existing steam and condensate lines operate during construction to keep interruption in steam supply to the building to a minimum, the project required executing the work in phases.

A temporary (emergency) high-pressure steam and condensate lines from the nearest central underground system was provided. This work was done during phase 1 stage of project. During Phase 2 stage of the project, new permanent high-pressure steam and condensate lines in a concrete trench from the nearest central underground system was provided. The existing leaking underground high-pressure steam and condensate lines were abandoned in place and the temporary (emergency) high-pressure steam and condensate lines were removed.