



McCallie –An Outstanding Independent School Relies on UNICCO – An Outstanding Facilities Services Company



Background

The McCallie School, located in Chattanooga, Tenn., is one of the nation's top independent schools. Founded in 1905, McCallie School serves boys in grades six through 12. About a third of the school's 886 students are boarders living at the school during the academic year. The facilities are used for camps and other programs over the summers. In 1992, McCallie turned to UNICCO Service Company to handle facilities services for all of its buildings and major equipment. The contract has been continually renewed over 10 years -- testimony to UNICCO's success in supporting the school.

The Challenge

McCallie requires a wide range of UNICCO capabilities. Situated on 90 acres, the campus includes 32 academic, residential, administrative and athletic buildings, and another 40 faculty and non-faculty houses and apartments. In addition, the school owns 18 buses, 16 cars, vans and trucks, and over 90 specialty vehicles, such as golf carts, forklifts, large lawn mowers and tractors.

With approximately 50 full-time positions and the support of contractors for special projects, UNICCO handles all of the school's custodial, building and vehicle maintenance and grounds. Commented Jay Treadway, UNICCO site manager, "Doing facilities services for McCallie is like managing a town. We have roads, buildings and grounds to take care of. We keep to the highest service levels to make sure that McCallie is a great place to study, work and live."

In addition to servicing 780,000 sq. ft. of building space, the grounds are a big part of the support. UNICCO cares for all of the grounds including landscaping for the faculty housing. UNICCO's staff of 10 grounds keepers carry out lawn maintenance and cutting, spring and fall plantings, and tree and shrub replacements. Another major effort is to keep McCallie's 17 acres of athletic fields for 14 interscholastic teams in top shape.

The key to UNICCO's success is in the professionalism of its management and staff. Beyond the day-to-day services, UNICCO is flexible enough to take care of the special needs of an academic campus. UNICCO handles building construction renovations and other facilities updates including a recent renovation of an administration building. The next project is constructing wrought iron fences on campus. The company also handles faculty moves each year and cleans the social areas of faculty housing.

Every day presents new opportunities for UNICCO to prove its worth to McCallie. Said Treadway, "Just like any academic environment dealing with imaginative kids, we have to be ready for almost anything. It just demands a level of service that's much higher."

The Solution

UNICCO is well regarded and well established at McCallie School. "UNICCO has had a strong management team here since the beginning," said Joe Alfred, chief business officer. "They're well-organized and they get things done. They have the planning capability to work side-by-side with the administration to help us continually improve campus facilities and grounds, and the flexibility to meet our daily needs."



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