

*Managing Metamorphosis,
Building for Change*



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Session: 100203

Date: Thursday, October 2, 2014

Time: 10:00 am – 11:00 am

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Managing Campus Metamorphosis: Facilities Inventory Fluidity

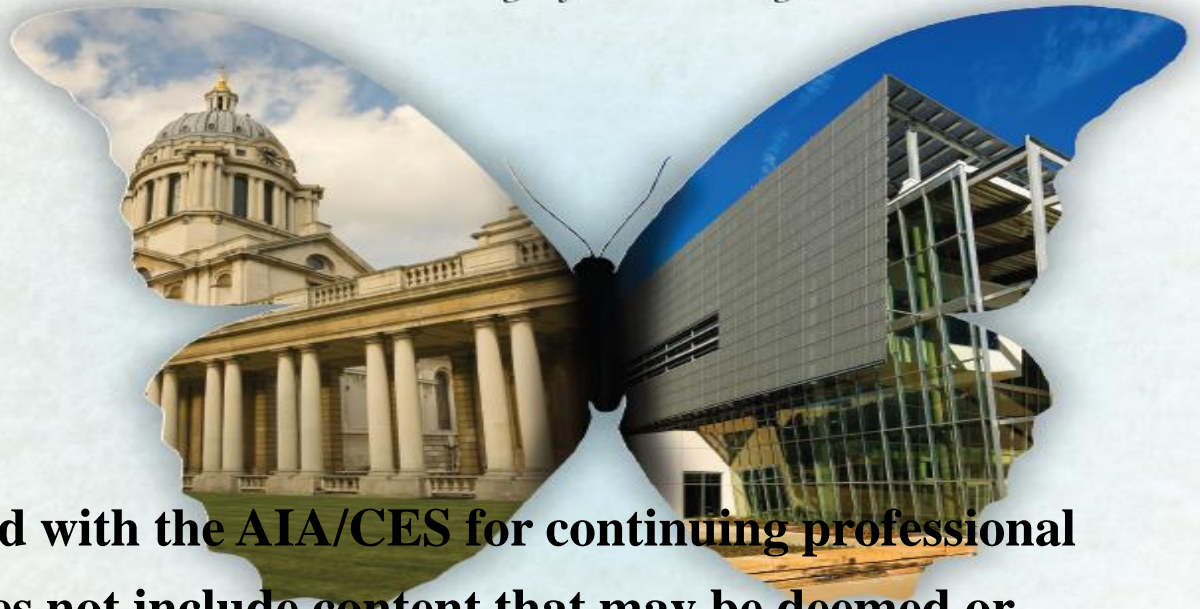
Presented by:

Brandon Hennington, MIS/MBA, Director

Kate Haenchen, MS, LEED AP ID+C, Unit Manager

Texas Tech University, Operations Division Planning & Administration

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**Texas Tech University
Lubbock, TX**

Introduction

Problem:

Facilities Inventory Fluidity

Key Strategies:

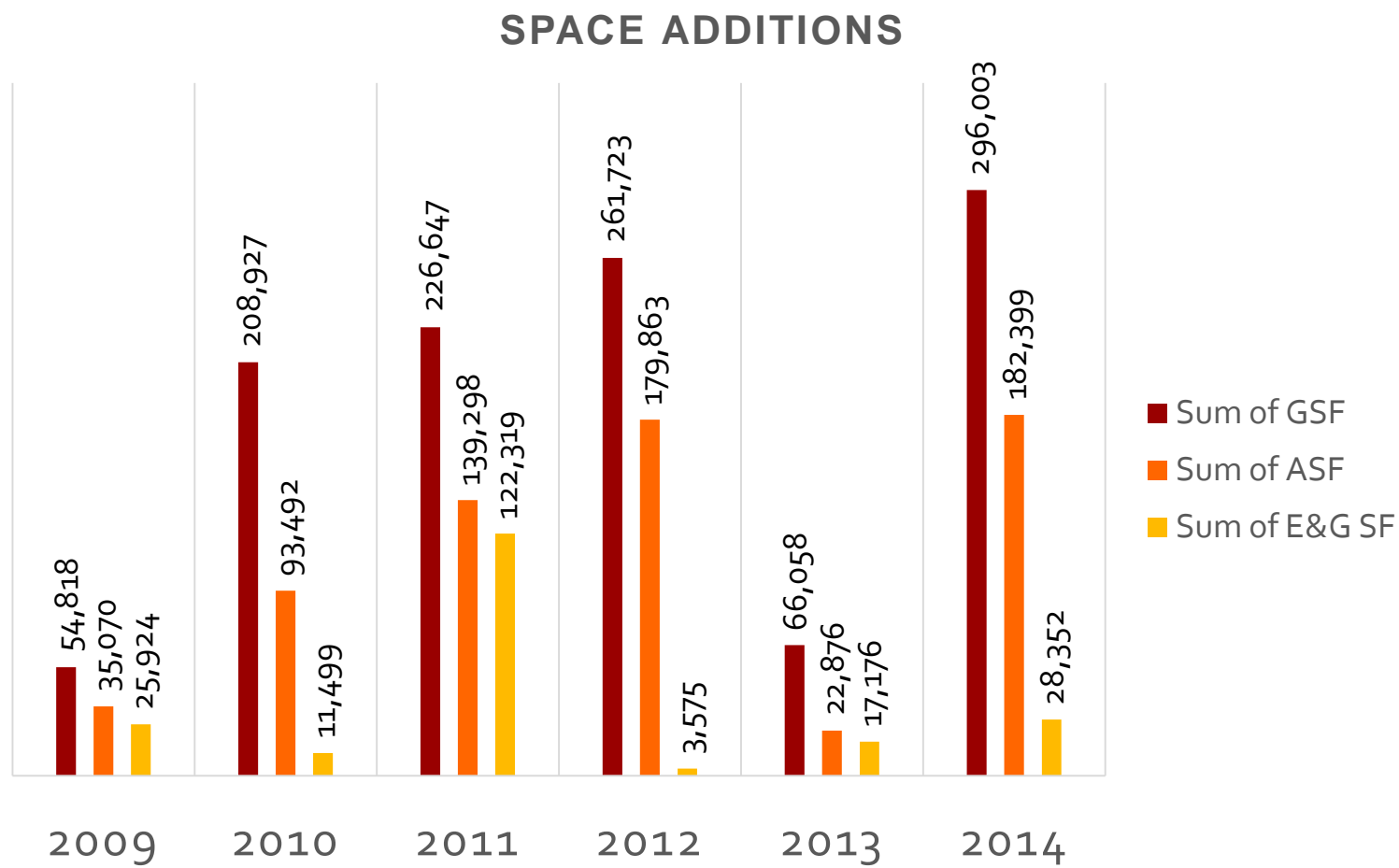
Anticipate Change

Proactive vs. Reactive

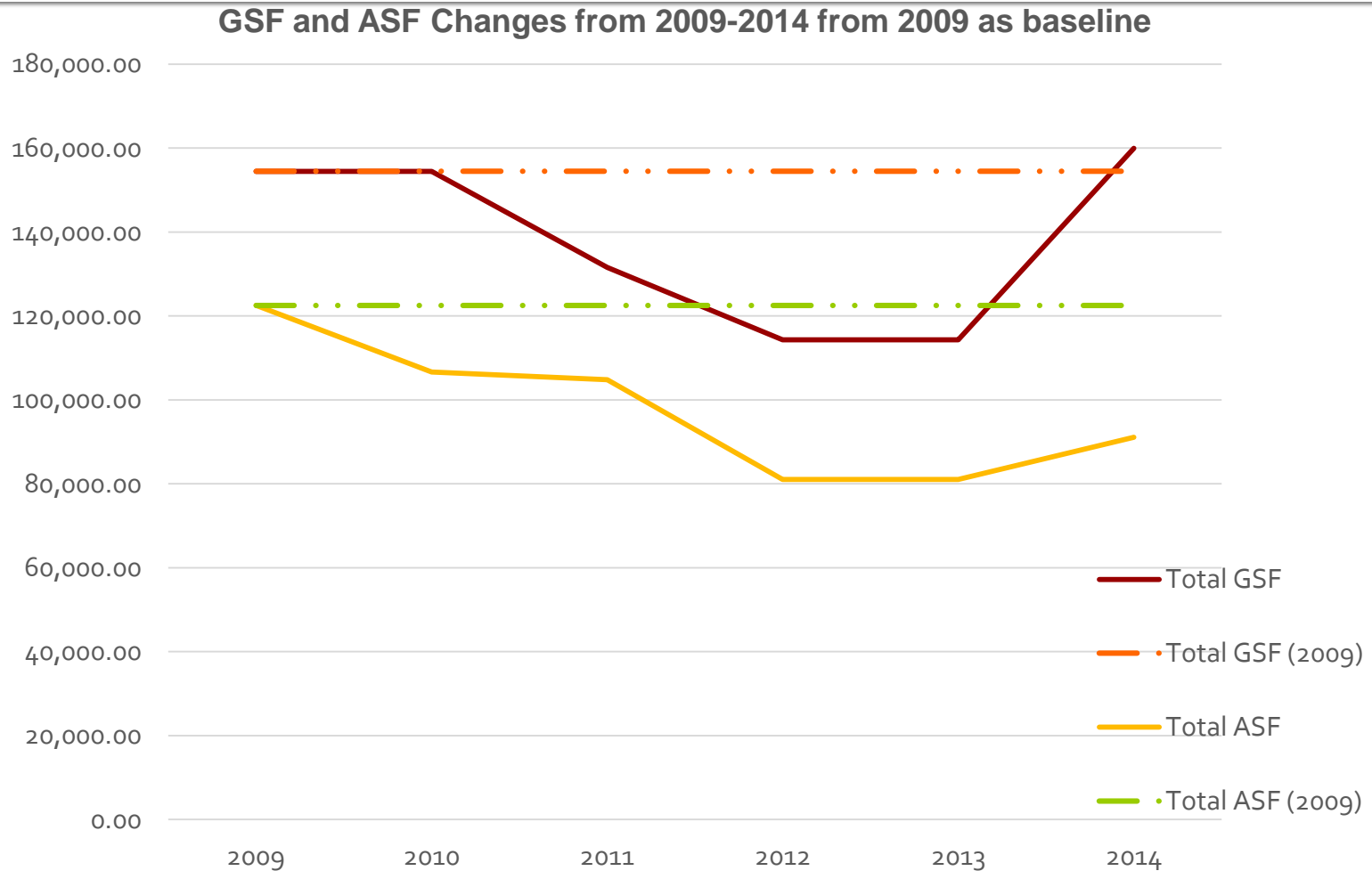
Technology

PROJECT BACKGROUND

Project Background

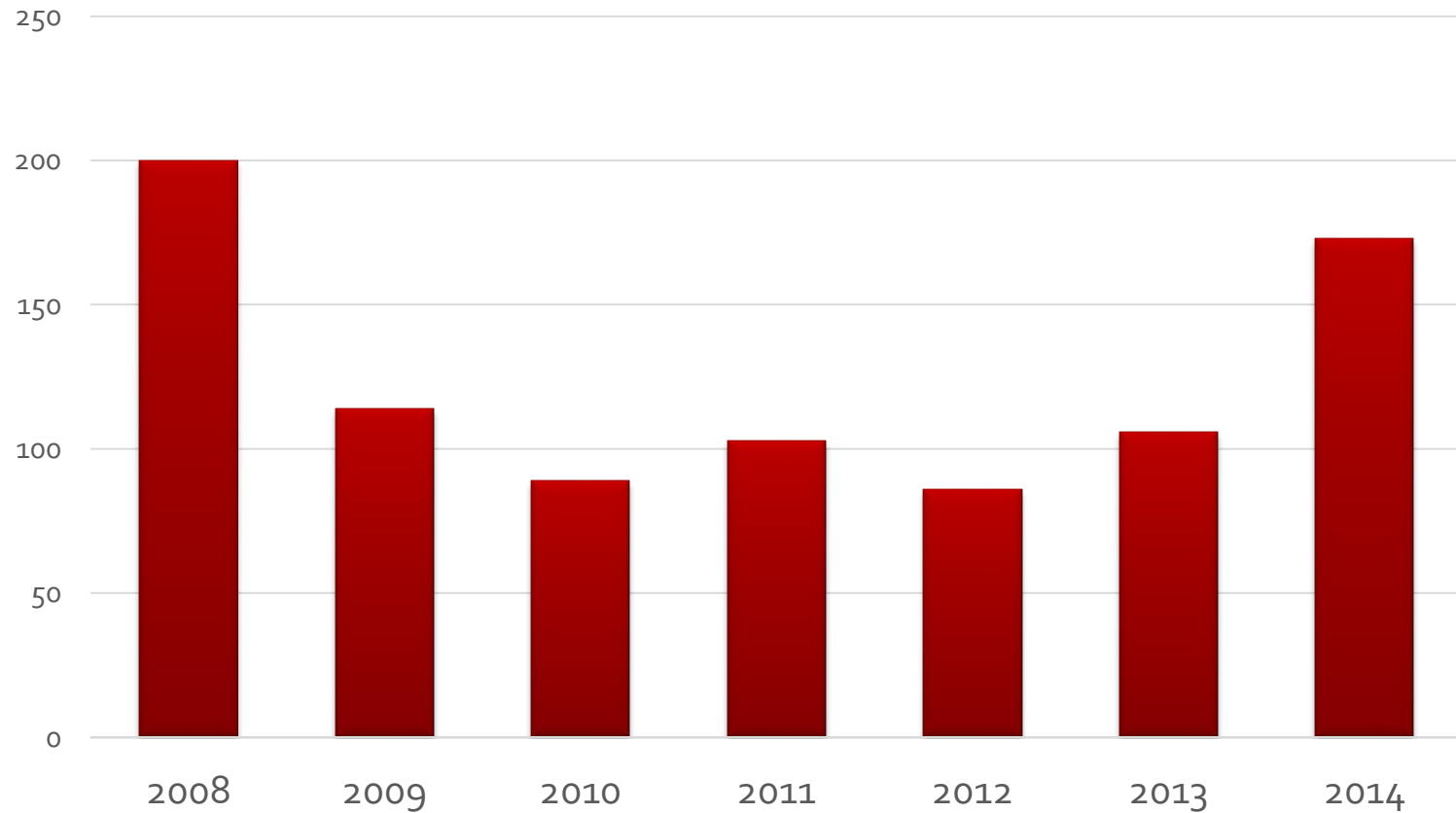


Project Background

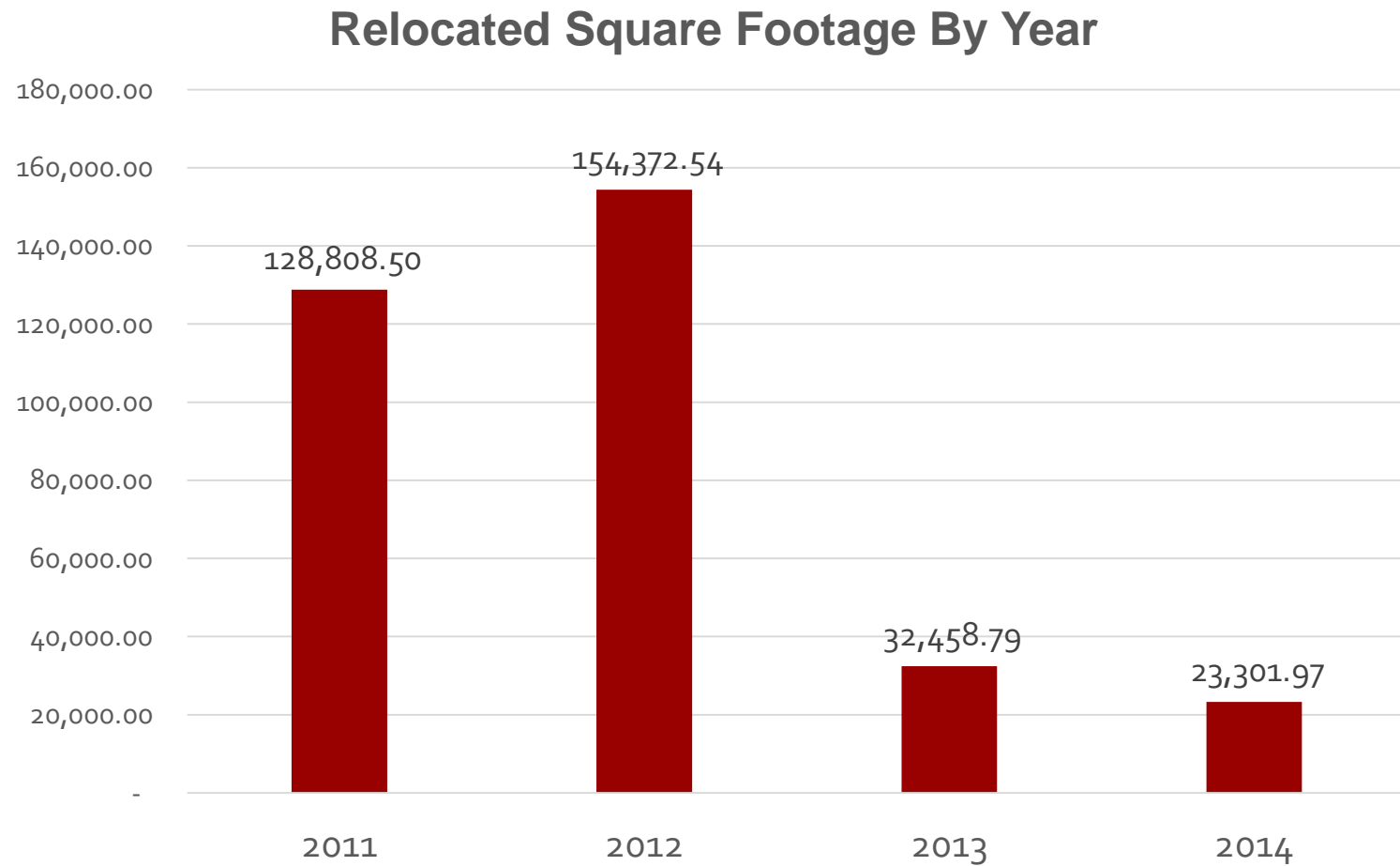


Project Background

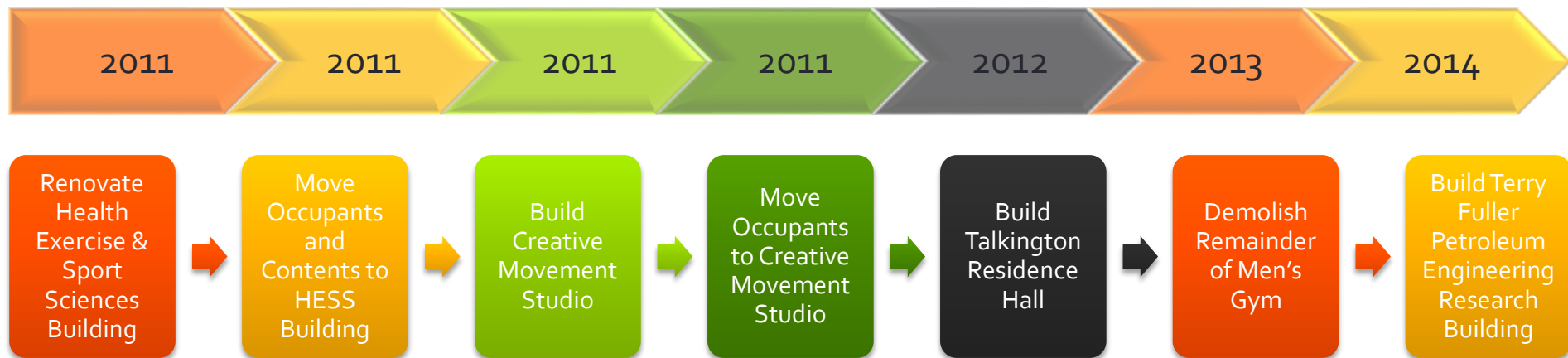
Capital Project Totals by Year



Project Background



Project Background Timeline



CASE STUDY BUILDING

TERRY FULLER PETROLEUM ENGINEERING RESEARCH BUILDING

Terry Fuller Petroleum Engineering Building



- Edward E. Whitacre, Jr. College of Engineering
 - Two-Story
 - 58,604 Gross Square Footage
 - 29,780 Assignable Square Footage
 - 99.58% E&G
 - LEED Silver

Terry Fuller Petroleum Engineering Building



Terry Fuller Petroleum Engineering Building

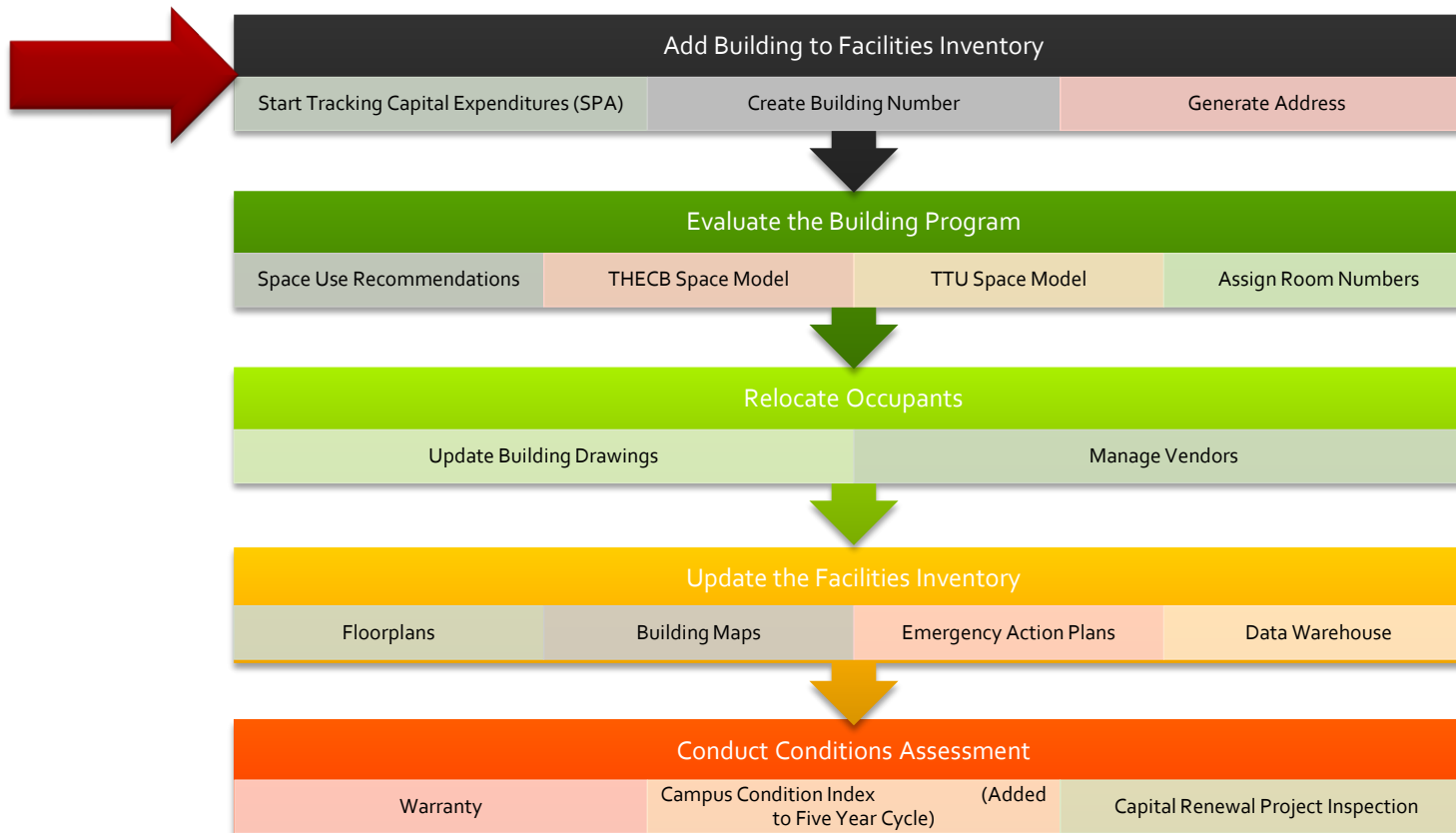


Terry Fuller Petroleum Engineering Building



ADDING NEW CONSTRUCTION

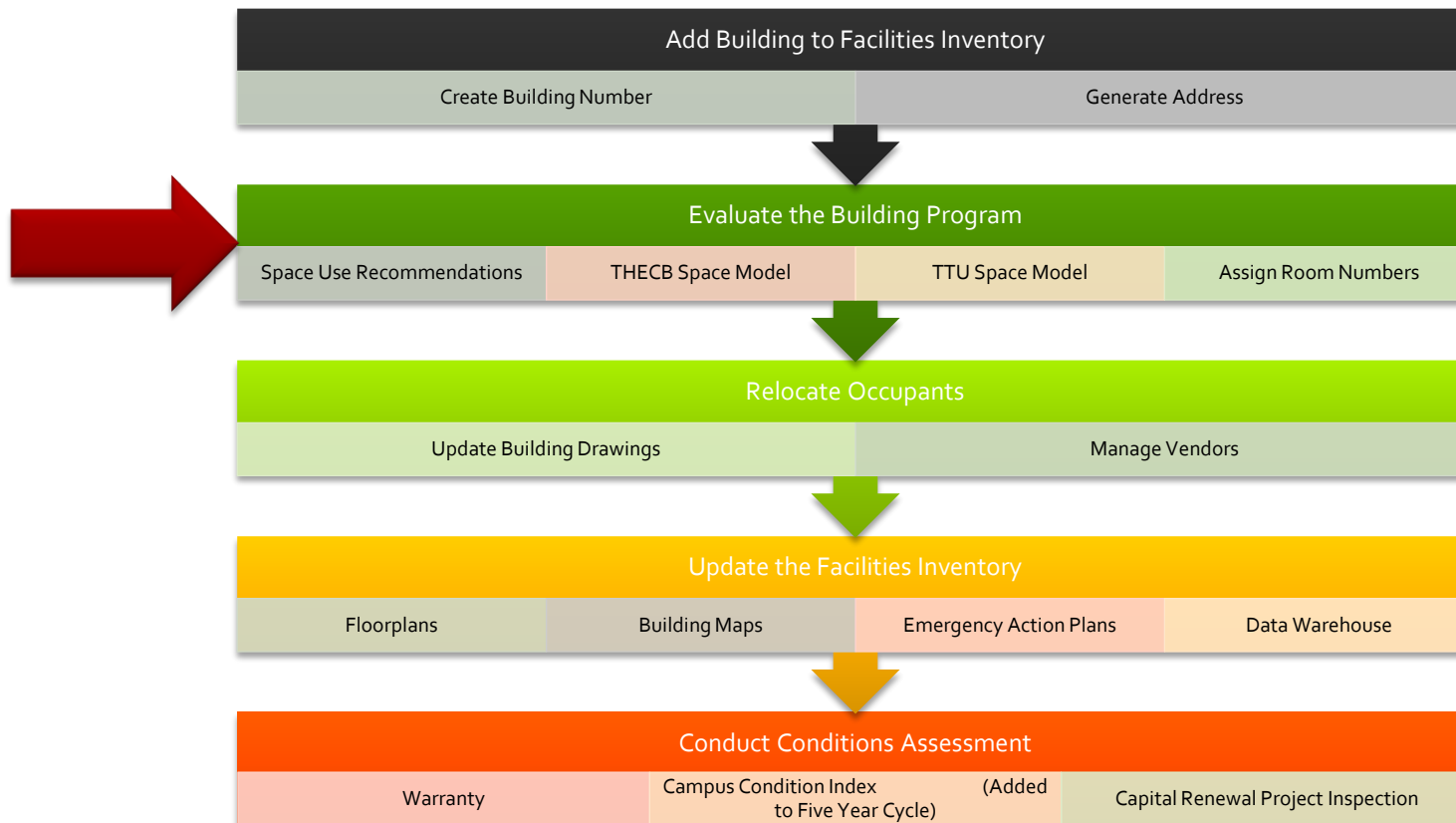
Adding New Construction Process



New Construction | Add Building to the Inventory

- Track Capital Expenditures
 - State Property Accounting (SPA)
- Create Building Number
- Generate Address

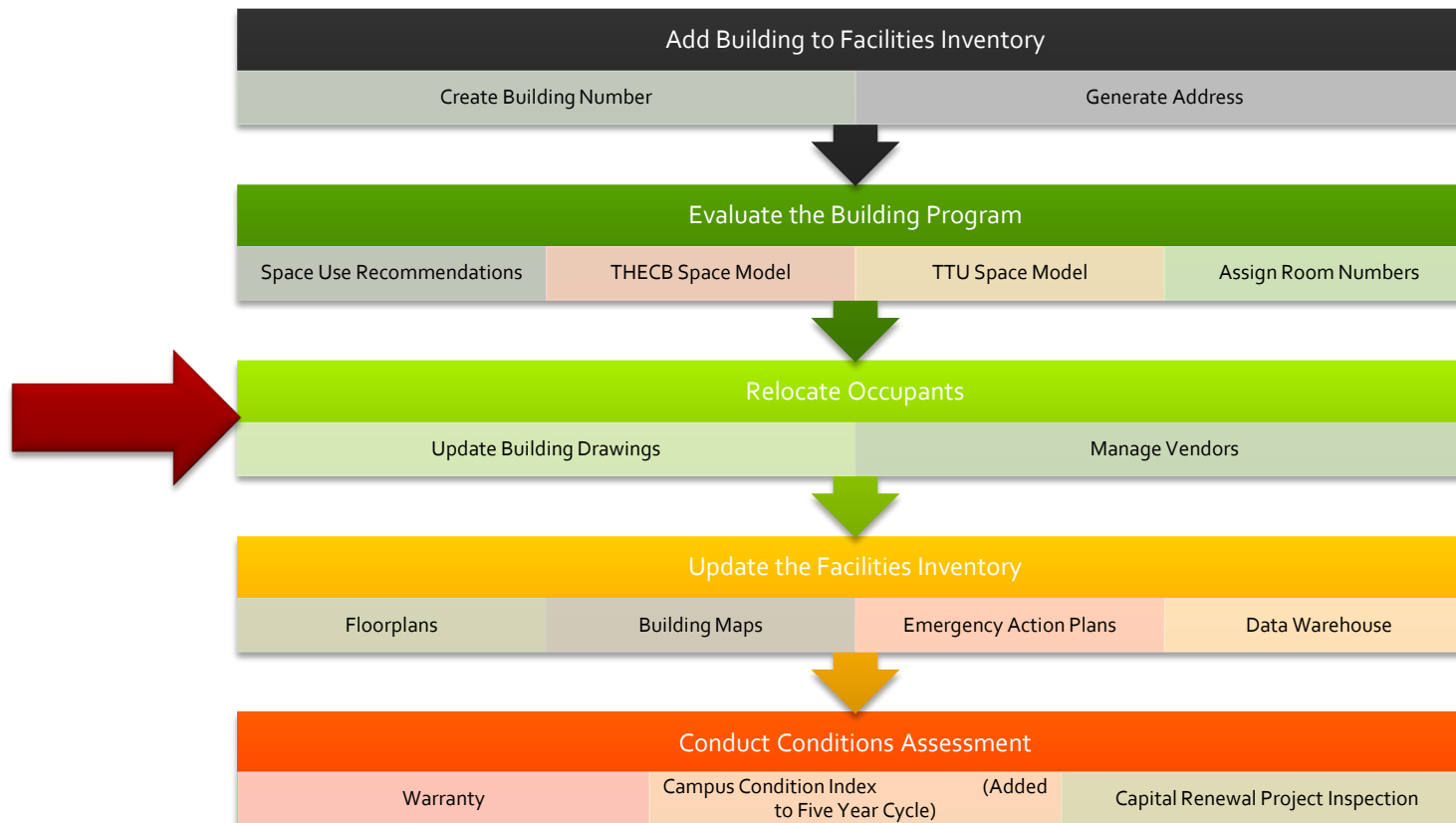
Adding New Construction Process



New Construction | Evaluate the Building Program

- Global Program Analysis
 - Space Planning & Programming
- THECB Space Model
- TTU Space Model
 - Space Management Usage Guide (SMUG)
- Assign Room Numbers
 - Operating Policies

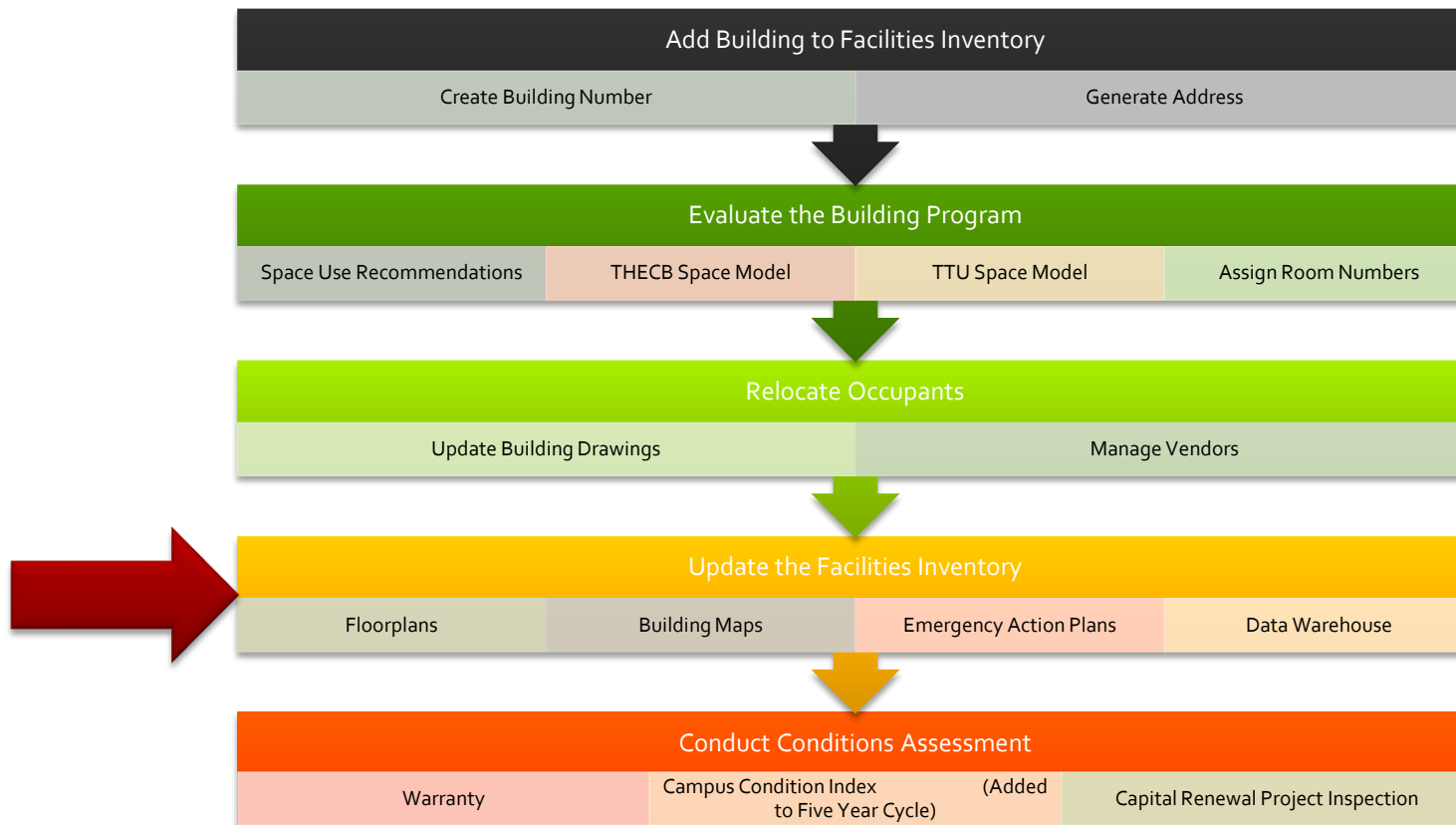
Adding New Construction Process



New Construction | Relocate Occupants

- Update Building Drawings
 - After substantial completion, before occupation
- Manage Vendors
 - Internal
 - External

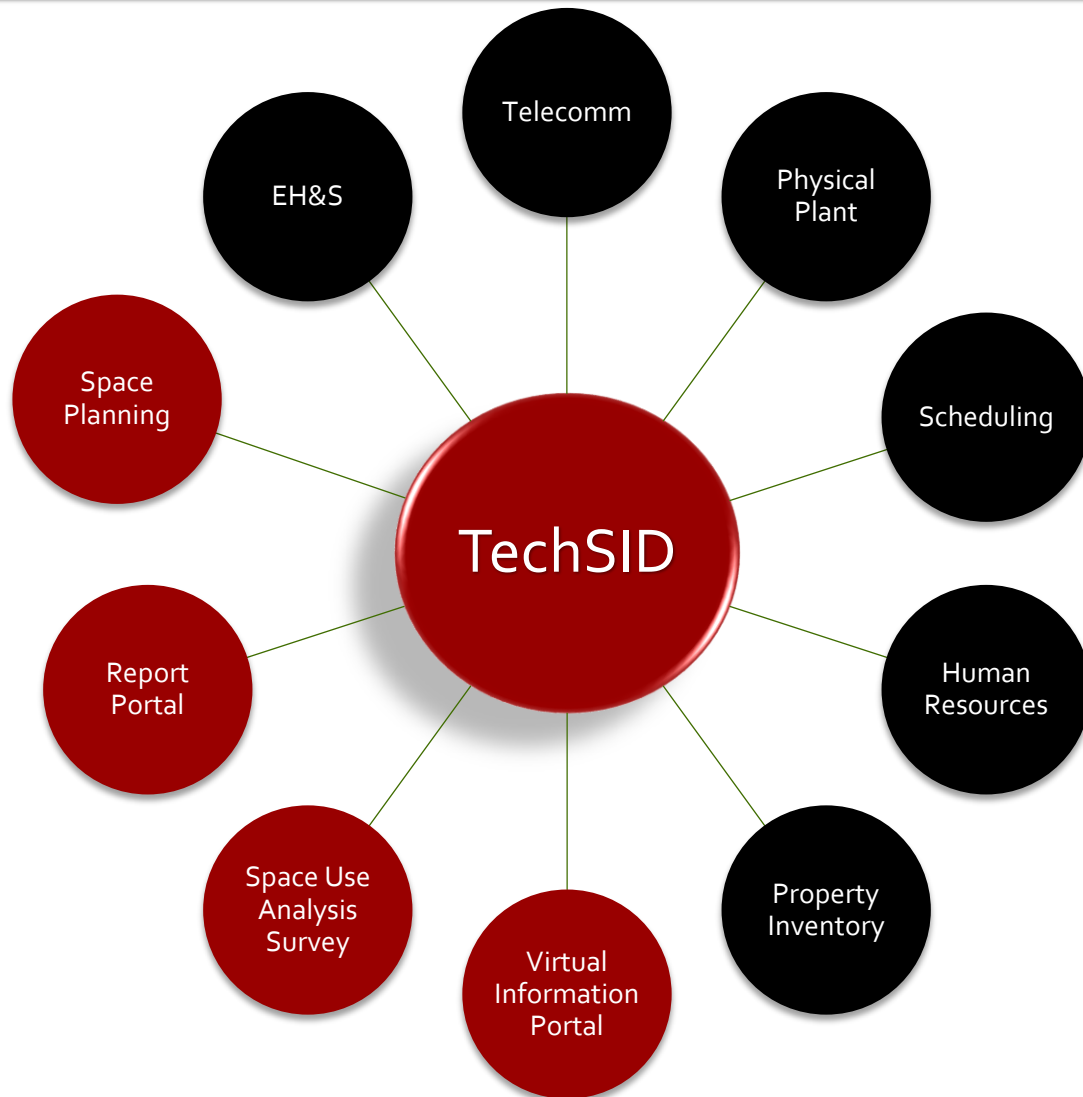
Adding New Construction Process



New Construction | Update the Facilities Inventory

- Floorplans
- Campus Maps
- Emergency Action Plans
- Data Entry

New Construction | Internal Systems



New Construction | Update Inventory



TEXAS TECH UNIVERSITY

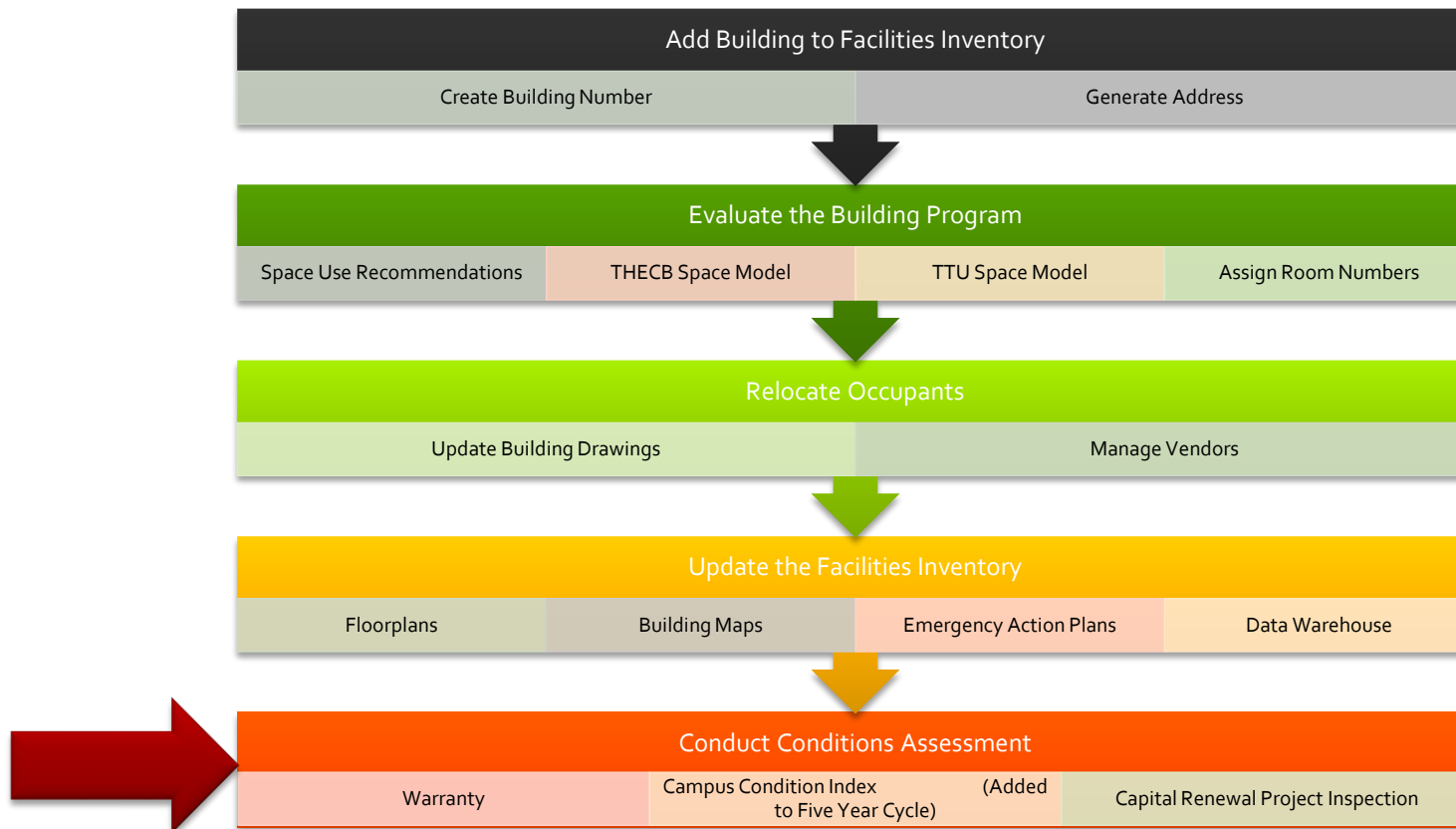
TechSID: Spatial Information Data™



New Building

Entity	<input type="text" value="(T) Texas Tech University"/>		
Building Number	<input type="text"/>		
Building Name	<input type="text"/>		
Occupancy Year	<input type="text" value="0"/>	Constructed Year	<input type="text"/>
Gross Area	<input type="text" value="0"/>	Number Of Floors	<input type="text" value="0"/>
Building Alias	<input type="text"/>		

Adding New Construction Process



New Construction | Conduct Conditions Assessment

- Warranty
- Campus Condition Index
 - Five Year Audit Cycle
- Capital Renewal Project Inspection

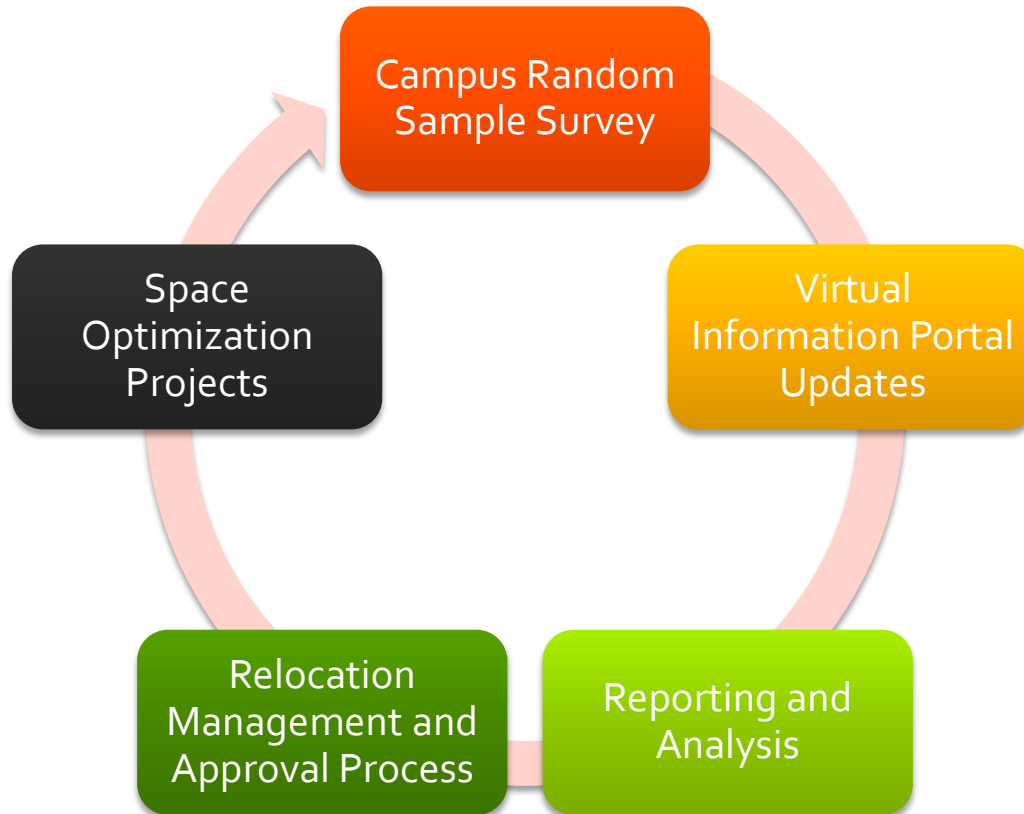
MAINTENANCE OF EXISTING BUILDINGS

Maintaining Existing Buildings



INTERNAL CHECKS & BALANCES

Internal Checks & Balances



Unlikely Allies

- State Property Accounting
 - Track all capital expenditures by building
- Relocation Services
 - Extension of our Space Planning function
 - Pre-planning provides insight into space use and identifies which areas might need specific attention
- Facility Conditions Assessment
 - Enlists occupants perspective on the condition/use of the space

LEARNING OBJECTIVES

Participation & Involvement

- Continuous involvement helps prepare and inform those responsible for the facilities inventory
- Site visits and inventory updates can take less time with foreknowledge and technology.

End-User Participation

- Providing an end-user survey promotes participation and buy-in from others on campus.
- Sharing our goals and why we need to collect this data allows end-users to supply informed usage of spaces on campus.

Share Data

- The facilities inventory is a tool used by a variety of different groups on higher education campuses; the fidelity of the data needs to be reliable.
- Publishing and maintaining the inventory allows other services on campus to operate efficiently.
 - Scheduling
 - Telecommunications
 - Physical Plant
 - Emergency Services
 - Property Inventory
 - Environmental Health & Safety

Develop Indicators for Change

C – Continuous Coordination

H – High-Quality Data (Maintenance, Measure)

A – Analysis

N – Numerous ways to visualize and access the data

G – Get departments involved

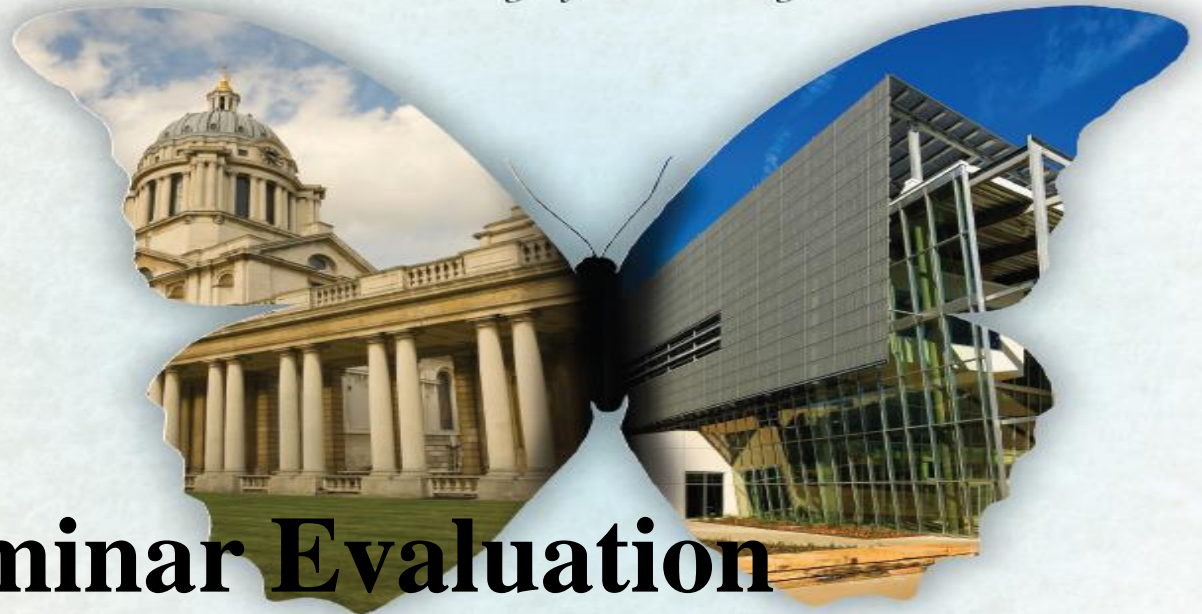
E – Evaluate Progress

S – Set up Controls and Governance

Continued Metamorphosis

- Space Allocation Committee
- Key Management System
- Increased Systems Integration

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Seminar Evaluation

We hope you enjoyed this session...

Please take a moment to complete the evaluation form.

Thank you!