

WELCOME

Monthly Building Coordinator Meeting Via ZOOM

May 15, 2024

IOWA

Facilities Management



Agenda

Pallet Pickup Program Review:
Steph Rourke on behalf of UI Purchasing



FM Alerts:
John Weyer, Engie



Design and Construction Services:
Dave DeGroot, Associate Director: Design and Construction

Pallet Pickup Program

- ✓ Pallets should not be landfilled
- ✓ Keep out of dumpsters
- ✓ Keep out of recycle bins
- ✓ Departments to place pallets in an organized fashion
- ✓ Call the vendor directly - Riverside Pallets
– Tom Aubrecht - Owner
- ✓ Services locations almost daily
- ✓ Mobile: 319-530-6873
- ✓ Other contact number:
319-653- 4343
- ✓ Email: tomrpri@gmail.com
- ✓ Questions/concerns, contact UI Purchasing/Joshua Hannan @ 384-3342
or joshua-hannan@uiowa.edu



Overview – FM Alerts

Building Coordinators Meeting

05/15/2024

John Weyer

Distribution Plant Manager, ENGIE



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Why Am I Discussing Today?

- Application that exists but is not widely known or understood.
- Important communications tool for our key campus customers for unplanned utility outage events.

FM Alerts

What

- FM application created and maintained by UI Utilities and FM IT staff in 2019, accessed via FM Intranet.
- For quick, general messages to selected campus constituents about significant, unplanned utility outages. Broadcast email, text, and text-to-voicemail.
- Intended for significant outage events (power, water, steam, chilled water) impacting one or more buildings, or other significant unplanned utility events. Set up to target one or more campus regions the user selects (West, East, Main Campus, Oakdale, Hawkeye) and utility service impacted.
- Intended to broadly communicate quickly, allow customers to take appropriate actions, and minimize calls to ENGIE staff performing or overseeing restoration.

FM Alerts

When

- ASAP after a significant outage event is known. Full extent of outage need not be completely understood to send alerts.
- A Return-To-Normal message is generally sent, as well as periodic updates as needed.

Who

- Senior Management in ENGIE or UI Utilities typically send messages (Weyer, Bergerud, Patricio, Fish...). (Notifications issued manually—are not automatic.)
- Recipient lists are maintained by FM@YourService or ENGIE and UI Utilities Senior Management.

Need:

- HawkID
- Email address
- Mobile telephone number (essential to receive texts)
- Which list(s) you want to be added to for alerts

FM Alerts

How

- ENGIE Senior Management and others prepared to be called upon as a planned or unplanned delegate, depending on the circumstances.
- ENGIE on-call and front-line staff are to notify upward through ENGIE management the existence of an outage or significant event as soon as known, anytime, 24/7.
- FM Alerts application messages are pre-written to be short and general. Are edited as needed for the specific situation. Emphasis on being brief, using simple language, no acronyms.
- A Return-To-Normal message is generally sent, as well as periodic updates as needed.

FM Alerts

Current Status

- Phone calls are issued, but when called party answers, nothing heard. Known issue being investigated by FM IT staff. Last tested 5/6/24.
- Text messages and emails are usually issued reliably.
- Want to sign up? Please include information needed and send a request using the FM@YourService BLUE button option on the portal. Steph Rourke will then add you to the list(s) requested.

Questions?

john.weyer@engie.com
319-560-4133

Building Coordinator – D&C update

May 15, 2024

Design & Construction

- FM D&C Workflow
- Construction Services

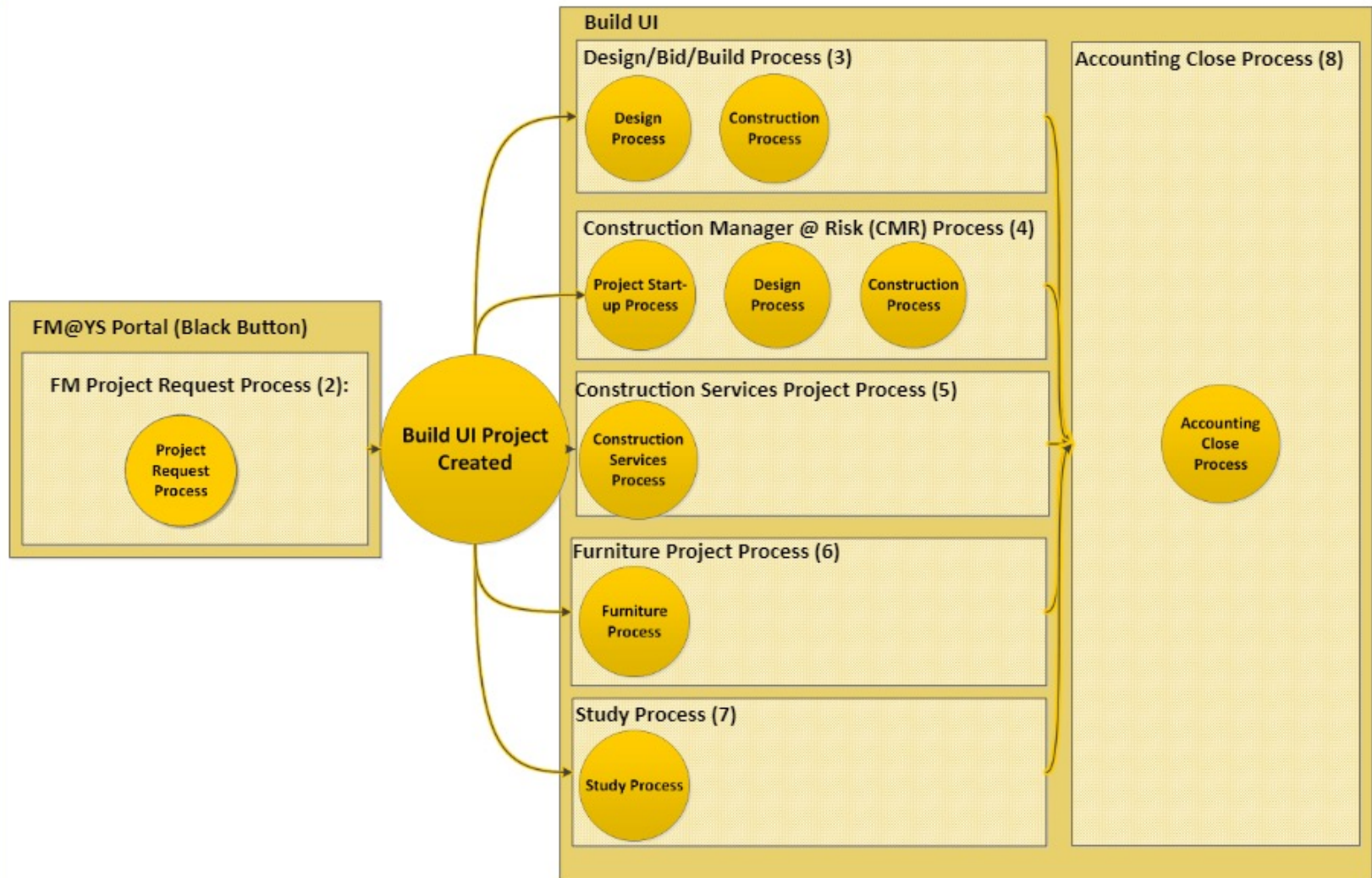
Construction Services Team

Michael Kearns
Director

Dave DeGroot
Associate Director

Construction Services

Ian Bjurstrom
Gabriel Gilbert
Ben Rickels
Kyle Suchy
Jon Swearingen



Construction Services Process

→ What is it?

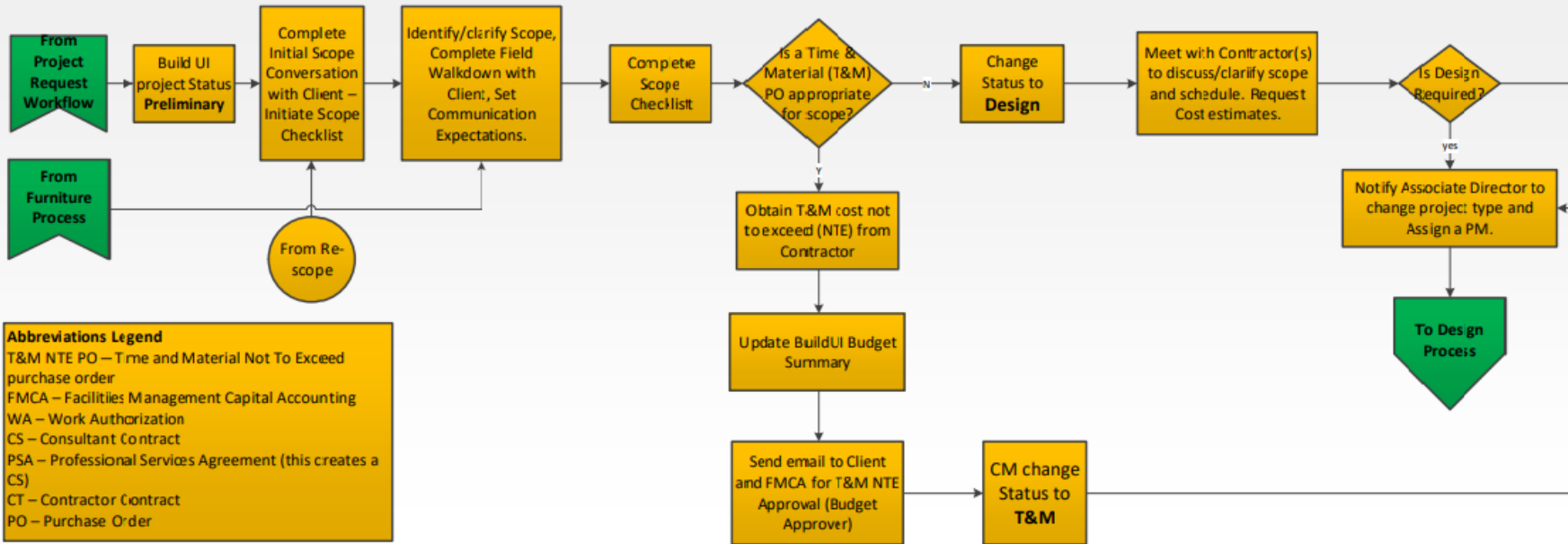
- A Construction Services project (not a capital improvement and under \$100,000) is typically related to Finishes (paint, wall repair, carpet, furniture, ceiling), Mechanical/Electrical repairs, Specialized Equipment (labs), Openings and Pass Throughs – Doors/Windows, Bldg Envelope/Structural repairs, Exterior signage – marking, or General/Miscellaneous services. This service is provided to campus to complete work that is not a capital improvement and follows an informal budget approval with the Client and FM Capital Accounting (FMCA) to ensure scope and budget alignment as well as BOR thresholds are followed.

→ How is it done?

- Scope Definition, Budget Approval, Identify Resources and Construction, and Client Acceptance / Project Close-Out

Construction Services Process

Scope Definition



Abbreviations Legend
 T&M NTE PO – Time and Material Not To Exceed purchase order
 FMCA – Facilities Management Capital Accounting
 WA – Work Authorization
 CS – Consultant Contract
 PSA – Professional Services Agreement (this creates a CS)
 CT – Contractor Contract
 PO – Purchase Order

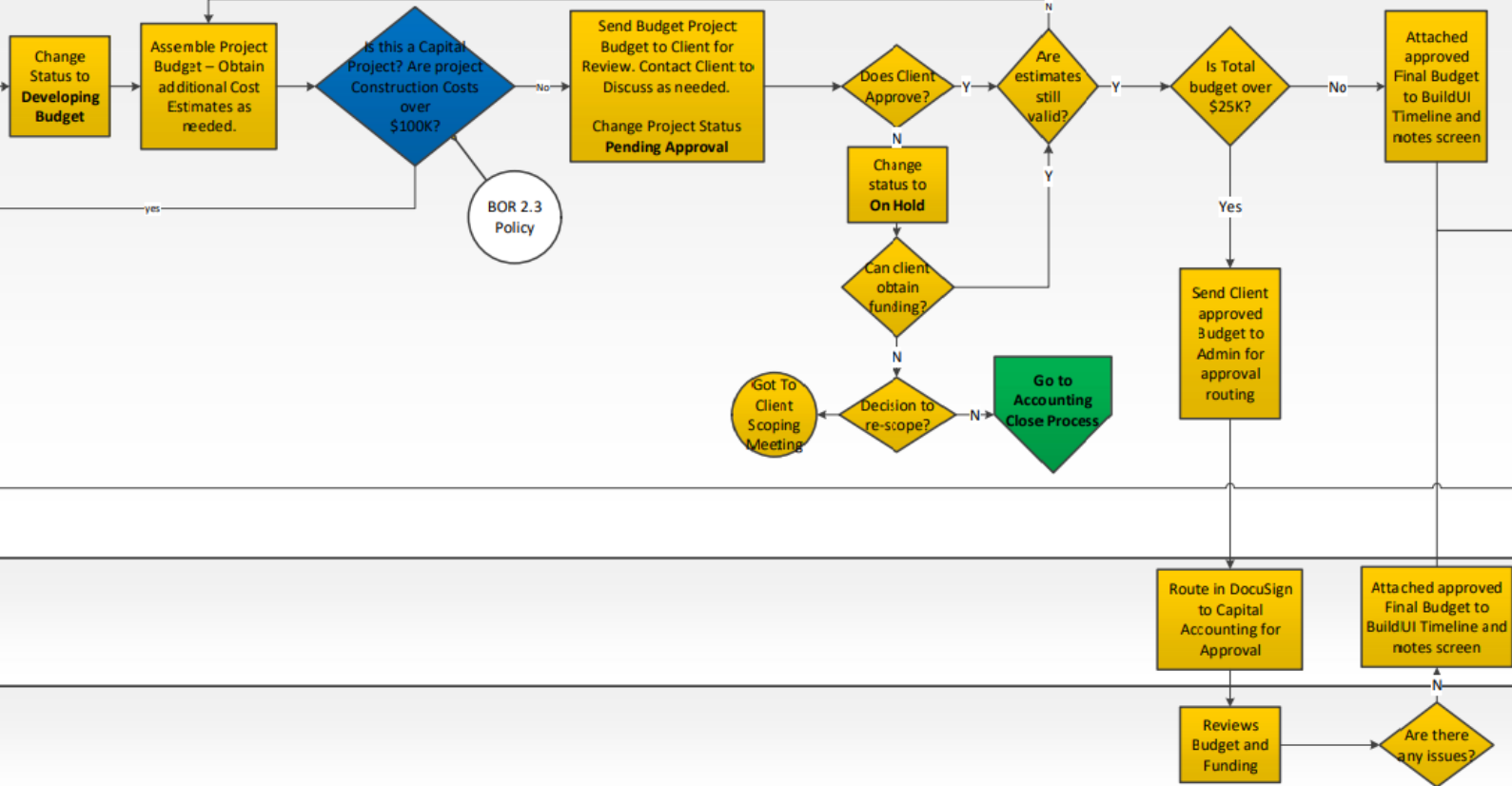
Construction Services Manager

Admin

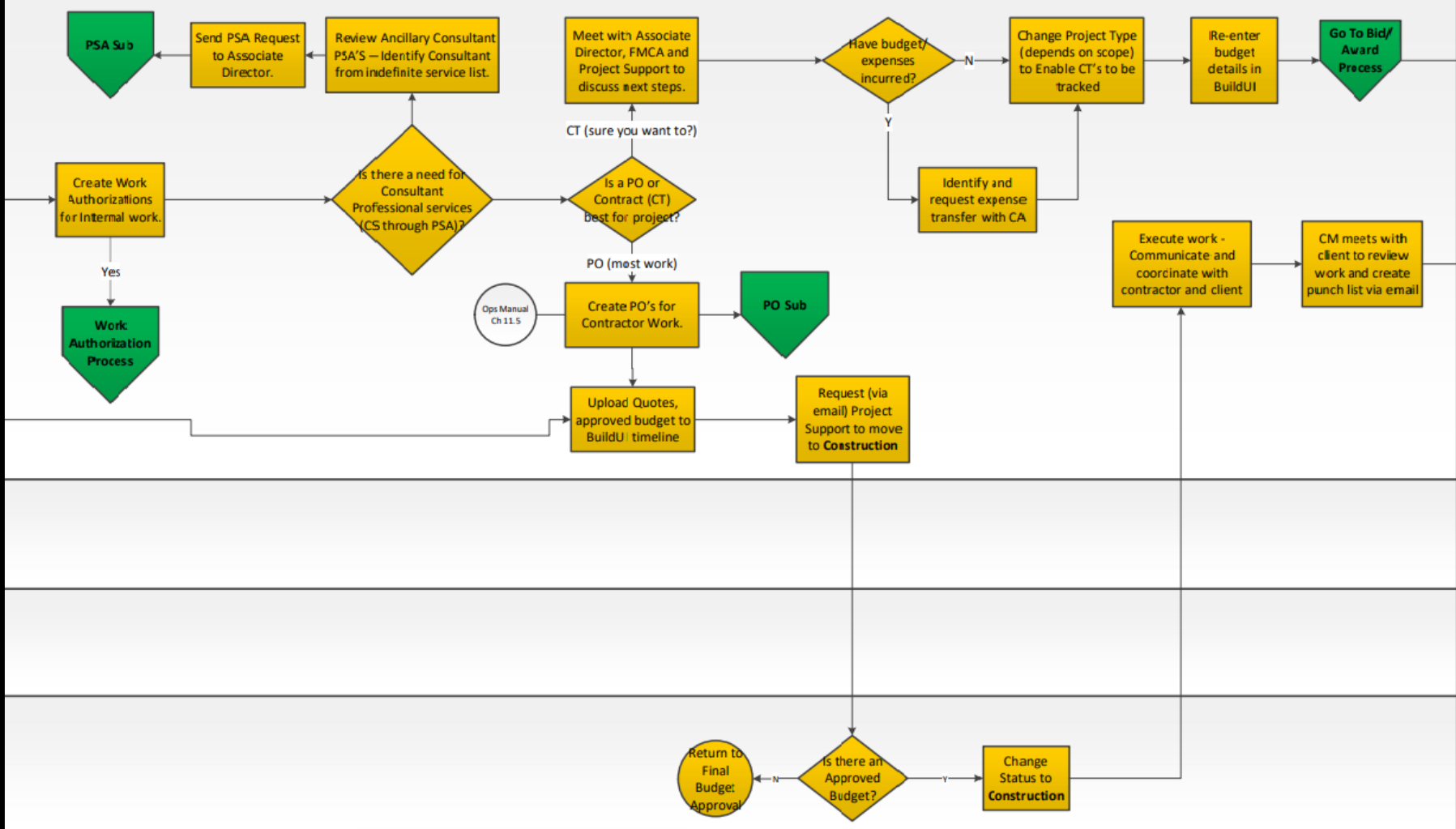
FMCA

Project Support

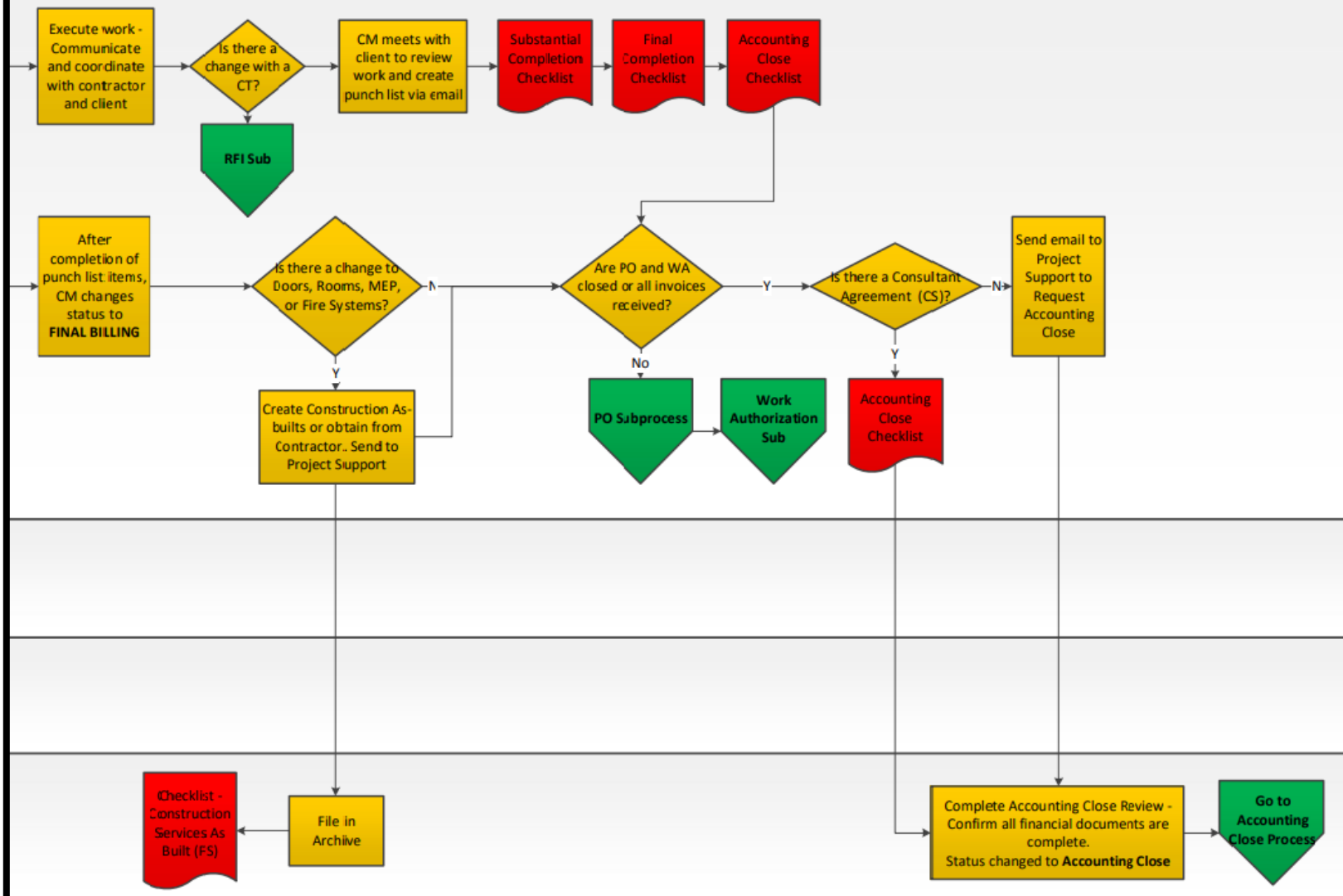
Final Budget Approval



Acquire Resources and Construction



Client Acceptance and Close out



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Building Coordinator

Next meeting:

June 19, 2024, via zoom 11 AM to 12 PM

Proposed Agenda:

Test of Chilled Water System Review

Security Engineering Services

Questions?
THANK YOU!

Feedback welcome by emailing stephanie-rourke@uiowa.edu