

# University of Louisiana at Lafayette

## Detailed Assessment Report 2015-2016 Facilities Management

As of: 11/21/2016 01:48 PM CENTRAL

(Includes those Action Plans with Budget Amounts marked *One-Time, Recurring, No Request.*)

### Mission / Purpose

The Department of Facility Management is responsible for the overall maintenance and operation of the buildings, grounds, and building equipment on the UL Lafayette campus. In many ways, Facility Management acts as the backbone for daily campus operations. Our efforts ensure that students and faculty alike may pursue their academic interests in a friendly, comfortable, and attractive environment. These essential duties must be executed in a discreet and timely fashion in order to prevent the disruption of normal campus activities. We strive to provide such assistance while promoting good relations with both the University community and the general public

### Other Outcomes/Objectives, with Any Associations and Related Measures, Targets, Findings, and Action Plans

#### **O/O 1: Maintain moveable property inventory accountability of at least 99%**

Each year, the university conducts a physical inventory of all moveable property. The goal of our department is to account for a minimum of 99% of this inventory.

#### Related Measures

##### **M 1: State Office of Property Control annual audit**

The State Office of Property Control conducts and annual evaluation of the university's moveable property inventory.

Source of Evidence: Evaluations

##### **Target:**

Maintain moveable property inventory accountability of at least 99%.

##### **Finding (2015-2016) - Target: Met**

The University has \$66,276,247 of moveable property and \$167,693 was not located this year. This results in a discrepancy of 0.25% which is below the goal of 1%.

#### **O/O 3: Maintain Tree Campus USA status**

Every year, we apply for Tree Campus USA certified campus.

#### Related Measures

##### **M 2: Tree Campus USA status**

Maintain Tree Campus USA certification annually. To achieve this recognition, we must adhere to their ongoing standards.

Source of Evidence: Benchmarking

##### **Target:**

Achieve certification annually.

**Finding (2015-2016) - Target: Met**

Tree Campus USA status was achieved in 2015-16.

**O/O 4: Reduce annual call backs on Elevator Systems**

The goal is to improve the reliability and safety of the campus elevator systems. By the use of an thorough and aggressive preventative maintenance program, we want to reduce the number of entrapments and call backs on these systems.

**Related Measures****M 4: After-hours service calls**

10% decrease from the previous year in service calls / after-hours.

Source of Evidence: Activity volume

**Target:**

Establish the baseline number of after-hours service calls.

**Finding (2015-2016) - Target: Not Met**

In 2015-16 we had 88 elevators on campus. We had 176 call backs or entrapments during the year, which is a ratio of 2 callbacks per unit per year. We identified six elevators that had 79 callback/entrapments, and have scheduled these elevators for major repairs/replacements in the upcoming fiscal year. We anticipate that our goal will be met in future years, once these repairs/replacements are completed.

**Related Action Plans (by Established cycle, then alpha):****Repair/replace troublesome elevators**

Eight elevators accounted for 79 entrapments this past fiscal year. We have set an aggressive plan in place to repair or replace each of those units.

**Established in Cycle:** 2015-2016

**Implementation Status:** Planned

**Priority:** High

**Relationships (Measure | Outcome/Objective):**

**Measure:** After-hours service calls | **Outcome/Objective:**  
Reduce annual call backs on Elevator Systems

**Implementation Description:** Have the State of Louisiana elevator consultant recommend corrective actions to make the eight elevators that have proven to be troublesome be made reliable. We will bid these corrective actions and see a drastic change in the reliability of our elevator systems.

**Projected Completion Date:** 05/2017

**Responsible Person/Group:** William Crist / Joey Pons

**Additional Resources:** The state's elevator consultant

**Budget Amount Requested:** \$400,000.00 (one time)

**O/O 5: Maintain energy consumption at the same level as the previous year**

Despite an ever increasing square footage of conditioned space on campus, our goal is to maintain the same level of energy consumption. This consumption can be achieved by increasingly efficient mechanical equipment, better maintenance on existing equipment and better scheduling of run times.

**Related Measures**

**M 5: Square Foot Utility Consumption Comparison**

Compare annual consumption usage for electrical, water, and wastewater to campus square footage.

Source of Evidence: Administrative measure - other

**Target:**

Achieve a maximum 15 kw hour usage per square foot per year for the entire campus.

**Finding (2015-2016) - Target: Met**

Main campus square footage is 4,627,311 and our electrical consumption is 55,064,800 kwh. Annual kwh consumption per square foot is 11.90.

**O/O 6: Maintain an annual work order completion percentage of at least 90%**

Each year, our department takes in approximately 24,000 maintenance work orders. Our goal is to complete at least 90% of all work orders.

**Related Measures****M 3: % completion of total work-orders**

90% completion of all work orders submitted.

Source of Evidence: Efficiency

**Target:**

90% of all work orders will be completed in the cycle year.

**Finding (2015-2016) - Target: Met**

Due to a condensing of multiple tasks into single preventative work orders, we reduced the total number of work orders for this fiscal year to 16,704. In fiscal year 2015-16, we completed 15,234 total work orders for a completion percentage of 91.2%.

**Analysis Questions and Analysis Answers**

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**How were assessment results shared and evaluated within the unit?**

I notify the unit by e-mail at the start of the fiscal year of our goals and report the results at the end of the year.

**Identify which action plans [created in prior cycle(s)] were implemented in this current cycle. For each of these implemented plans, were there any measurable or perceivable effects? How, if at all, did the findings appear to be affected by the implemented action plan?**

Our office showed a concerted effort to achieve the goals that were set.

**What has the unit learned from the current assessment cycle? What is working well, and what is working less well in achieving desired outcomes?**

We've learned that we are doing a good job of achieving our measurable goals, but need to maintain effort to improve these levels of achievement.