

## **2.17 Facilities Maintenance Element**

### **Data and Analysis**

#### **2010-2020 Campus Master Plan Update**

Physical Plant maintains the University's facilities in support of the academic mission of the University. By establishing proactive routine, preventive and planned facility maintenance programs, the department will extend the useful life of all buildings and prevent premature capital outlay for replacement. On an annual basis, each building on campus is surveyed to evaluate its "Building System Condition." This ongoing assessment is critical in providing a cost-effective operation and is essential in deterring the accumulation of deferred maintenance on campus. Routine data gathered includes: building name, building number, age, exterior and interior materials, roof and structural systems, as well as the condition of the building envelope, HVAC, elevator, electrical and plumbing systems.

As new construction is funded, Physical Plant assists in assessing the needs, planning and construction of future facilities so that the University is in a positive position to meet future challenges and opportunities effectively. Our role is to focus on the new buildings' systems to insure they are consistent with University standards. The buildings must have sound, proven engineering designs with standard building systems components, so they are able to be integrated into the existing maintenance programs on campus.

As building deficiencies are identified, Physical Plant works in corroboration with Facilities Planning and Environmental Health & Safety to address issues. Subject to the availability of funding, issues regarding State Requirements for Educational Facilities (SREF), life safety codes, ADA compliance, hazardous materials (including asbestos, lead-based paints and other environmental or hazardous materials), roof management, and energy efficiency are prioritized and addressed.