

Administration and Finance - 2019

FACILITIES PLANNING AND MANAGEMENT ASSESSMENT PLAN

Physical Asset Reinvestment

Facilities Planning and Management

May 21, 2019

■ Assessment Purpose

- Facilities Planning and Management was seeking to understand how we are reinvesting our financial resources into maintenance and expansion of the physical campus.
- Question: **What resources are we investing into our physical space? Where?**

Physical Asset Reinvestment

■ Assessment Methodology

- This assessment involved collecting data from the following systems:
 - Computerized Maintenance Management System (TMA)
 - Common Financial System (CFS)
 - Facility Condition Assessments (FCA)
- The data from FY17/18 was analyzed to better understand where and how financial resources were being invested to support the physical campus
- This assessment analyzed one complete fiscal year

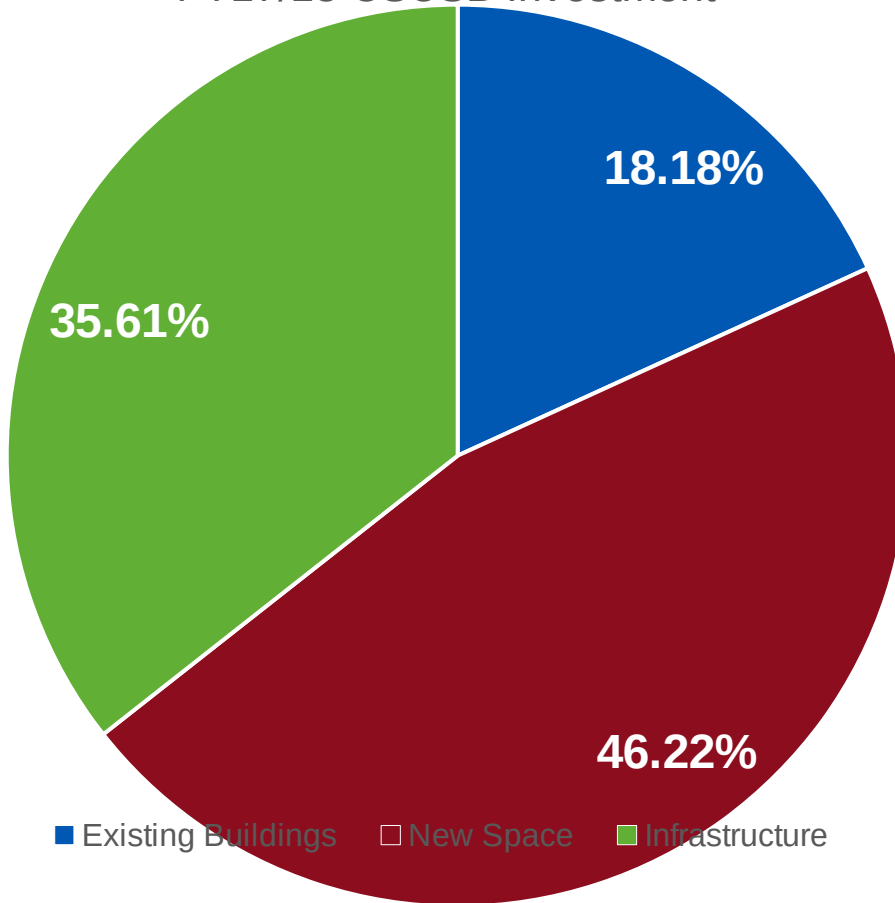
Physical Asset Reinvestment

■ Assessment Data

- The assessment included three primary metrics:
 - Investment in Existing Buildings, New Space, and Infrastructure
 - Investment by Campus Building
 - Maintenance Demand vs. Building Condition
- Overall the assessment helped to reinforce that we are being good stewards of campus resources. It did highlight areas that need further study including some newer buildings that had higher than average investments during the assessment year. We also identified two locations that are in poor condition and require high maintenance demand.

Assessment Findings

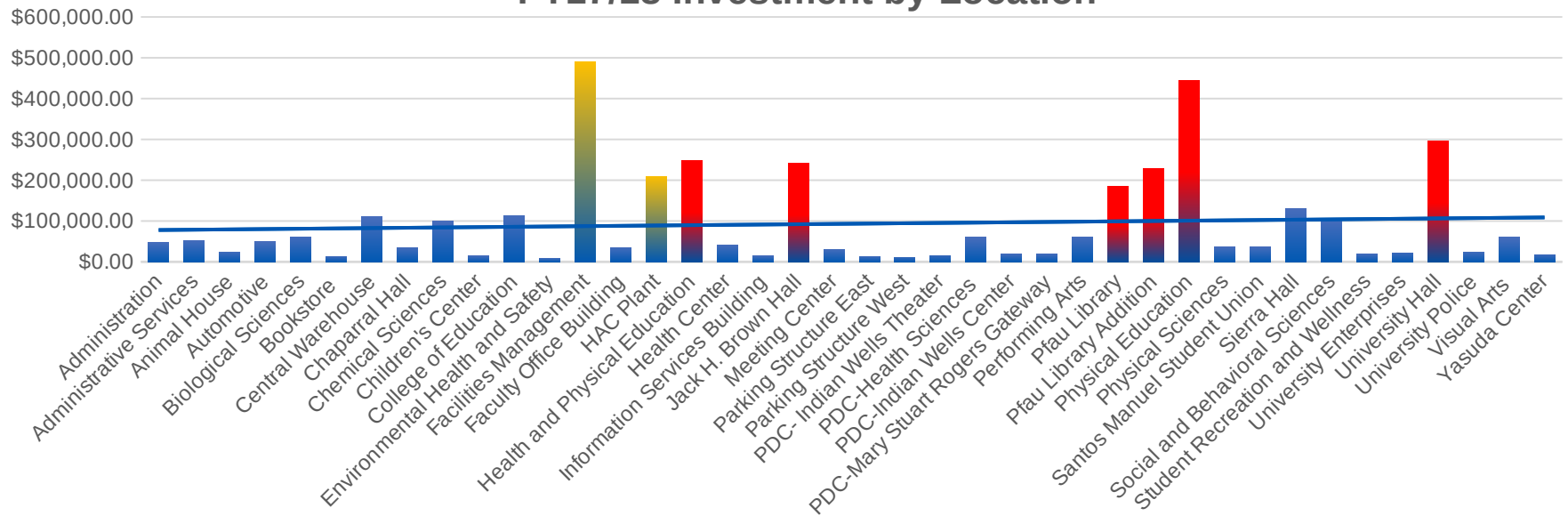
FY17/18 CSUSB Investment



- Investment Portfolio weighted toward New Construction
- Reinforces the request for additional deferred maintenance investment

Assessment Findings

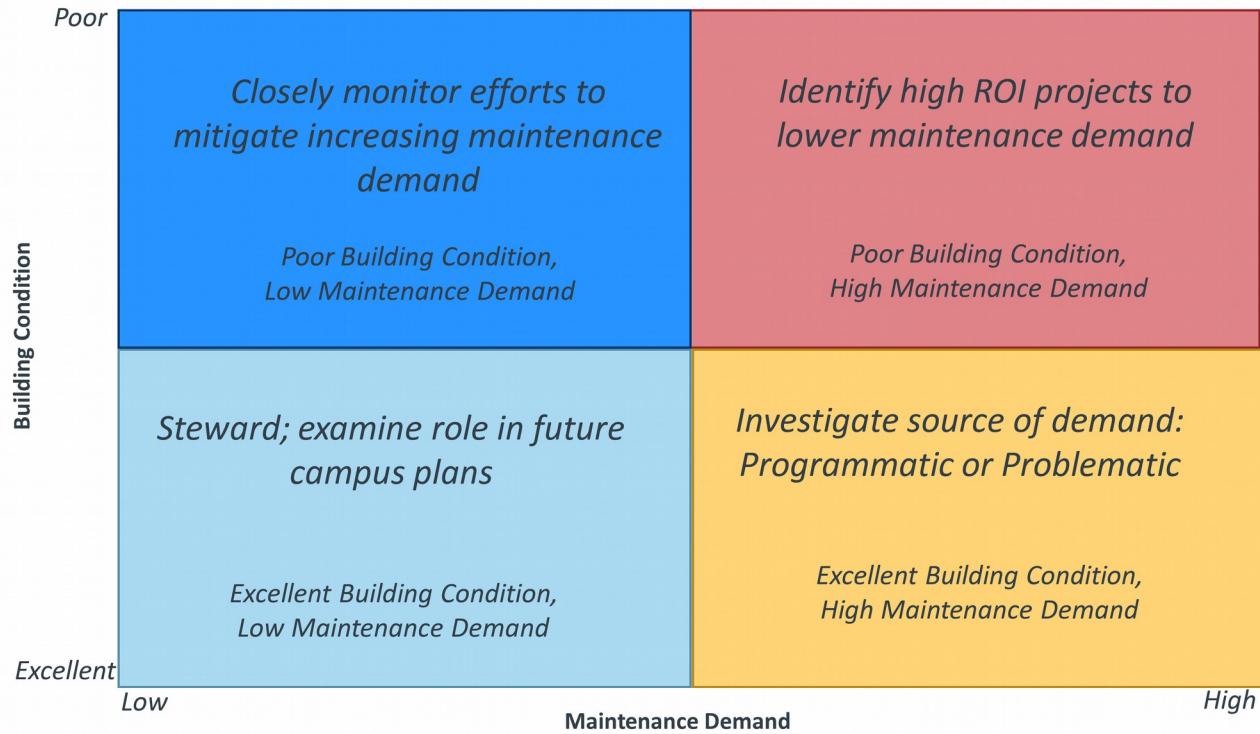
FY17/18 Investment by Location



- Newer buildings including HPE and JB with above average investment
- Reinforces asset reinvestment needed for older buildings
- Data management needed to accurately track expenditures by location

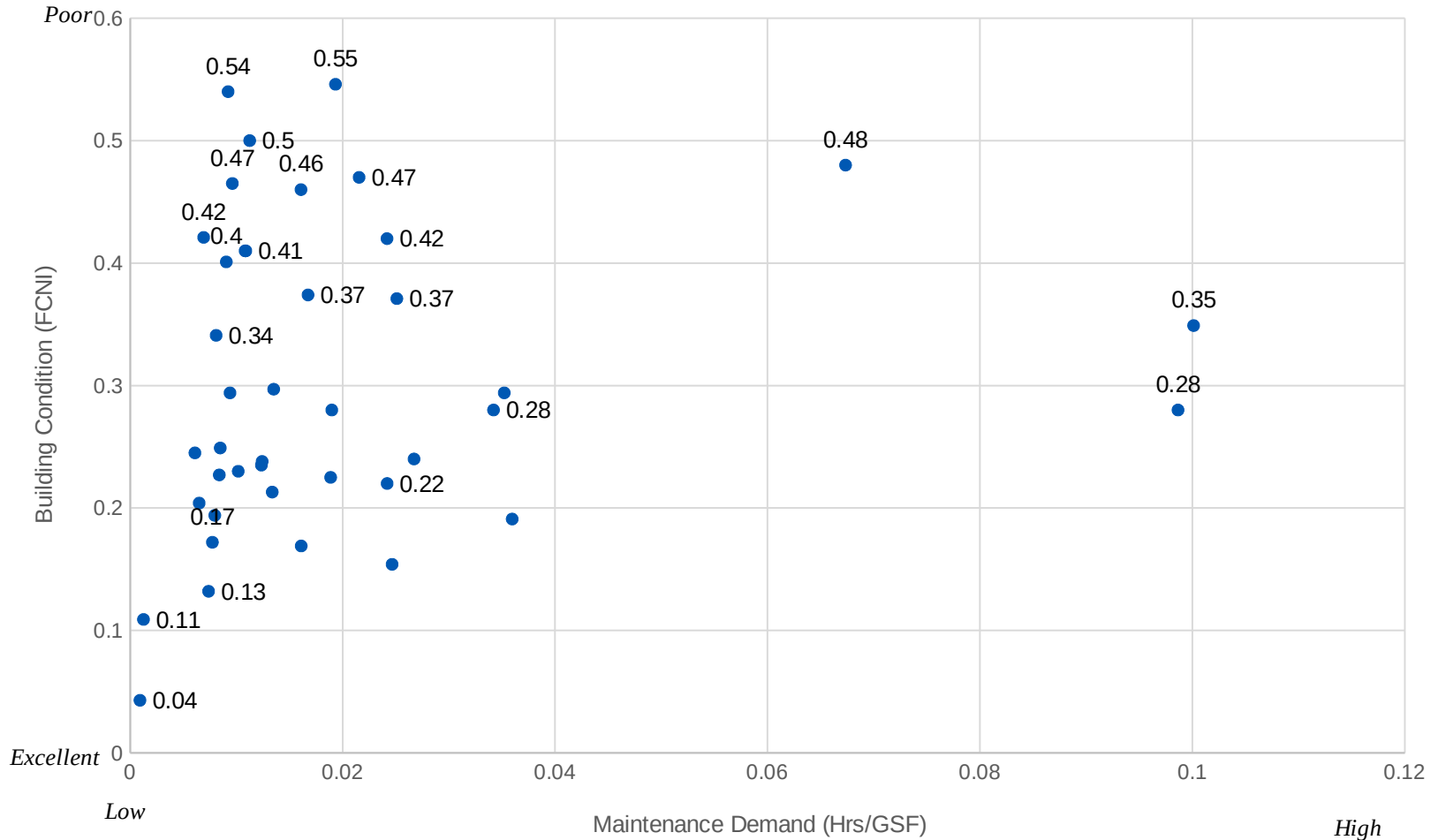
Matching Campus Need to Operational Demand

Not all buildings are created equal



Assessment Findings

Matching Campus Need to Operational Demand



FPM Assessment Outcomes

■ Implications for Practice

- FPM needs to continue to compete for deferred maintenance funding opportunities to increase funding in existing building portfolio
- Further study is needed to determine the nature of investments in newer buildings with higher expenditures
- FPM will continue to pursue reinvestment in Performing Arts and Meeting Center Building through Capital Outlay Program
- Further study is needed to determine nature of high maintenance demand in Children's Center and Information Services Building
- Improved data coding to better capture location of expenditures

