

## Administrative Services Bulletin: Thursday, March 11, 2010

By Linda Zanazzo, Director of Facilities Services

### What's new?

**Patty Ice Rink Repairs** – The Patty Ice Arena, built in 1979, was shut down on February 16 after a small Freon leak was discovered by a maintenance worker. After draining 6,000 lbs of Freon, chipping away the ice surface and removing some of the concrete base; the leak was located. It appeared to be a spot where the pipe had been nicked during installation. After the hole was repaired, a pressurization test found no evidence of any other leaks. Maintenance was able to take advantage of the unplanned closure and move up scheduled work on the rink's refrigeration equipment (originally scheduled for April). The rink was reopened on February 27.

**Building Coordinators Meeting** – Facilities Services sponsored the bi-annual Building Coordinators meeting on January 12 at Wood Center. Presentations were given by Sean McGee (Violent Intruders), Annette Chism (Department Evacuation Plans), Carla Browning (last year's Crisis Communication Test), and Reed Morisky (Facility Modifications). A Q&A session was held with Interim Maintenance and Operations Superintendants, Bill Cox and Darrin "Bear" Edson, along with Reed Morisky and Kathleen Schedler. New for Building Coordinators is a link on the Facilities Services website. This site has handy links such as the list of Building Coordinators, backup coordinators, building numbers and physical locations, plus much more. Check out the link at: <http://www.uaf.edu/fs/building-coordinators/>

**Butrovich** – The new LED corner lamp at Butrovich is online and working well.

**Deferred Maintenance Funding** - Governor Parnell's **Five-Year Deferred Maintenance Plan** will address the backlog of deferred maintenance projects for state-owned facilities. The plan will include \$100 million for deferred maintenance projects in the state capital budget in each of the next five years. Deferred Maintenance funding is necessary to preserve the University of Alaska's infrastructure to ensure the health and safety of its students, faculty, staff and visitors. Without funding the unaddressed deterioration of facilities can threaten the mission of our institution.

The University of Alaska allocation is about \$37.5 million. UAF's portion will include approximately \$22.9 million for Fairbanks and Tanana Valley Campus; approximately \$868,000 will be allocated to the College of Rural & Community Development.

Consistent funding allows for the following advantages in planning, savings and efficiencies:

1. Allows a two stage funding of projects
  - a. Small initial allocations allow design to be performed with the follow up allocation available to fund construction
  - b. Minimizes large appropriations not being used for construction while design is being completed
2. Allows large projects to be funded over two or three years
  - a. This follows the actual cash flow of the projects
  - b. Campus can see the benefits of R&R funding earlier rather than waiting until a large project can be designated to receive all of the R&R funding for one or two years
3. Potential to minimize volatile construction market pricing; a predictable and consistent volume of work from UAF should contribute to consistent pricing

### What's next?

**Natural Science Lecture Halls** – Ceiling repairs are in store for the lecture halls. Temporary patches will be done during Spring Break. Permanent repairs will be scheduled for summer 2010.

**Building Coordinators** – Another Q&A session is being planned for the Building Coordinators with the Maintenance & Operations Superintendants, and Shop Supervisors.

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