

Facilitations

News & features for facility professionals

Published periodically by



October 2008

PRESIDENT'S MESSAGE

CERTIFICATION OPPORTUNITIES

Did you know IFMA offers 2 types of certifications? Certified Facility Manager (CFM) & Facility Management Professional (FMP). Did you also know Facility Manager's with their CFM credential earn, on average, 13% more than non-certified Facility Managers? Certification adds value to both your career and your employer. The focus for this month is these (2) certification opportunities.

Certified Facility Manager (CFM)

CFM is a competency-based certification. Candidates must meet the following education & experience requirements.

(They must fall into one of the following categories):

<u>Education:</u>	<u>FM Experience:</u>
Facility Management Master's Degree or Bachelor's Degree from an IFMA recognized Program	3 years
Related Bachelor's Degree	4 years
Non-related Bachelor's Degree or Associate Degree	5 years
Some Post-Secondary Education	8 years

We encourage all Facility Management practitioners who meet the approved requirements to apply and take the CFM exam. Also, individuals who work in related fields such as Architecture, Interior Design, etc. may qualify to take the exam.

The CFM Exam focuses on the 9 core competency areas we reviewed last month. If you want to explore your readiness for the exam, you can take an on-line self-assessment. You will find it on www.IFMA.org. Mike Schwartz, our Education Chair, will be putting together a CFM study group shortly. If you are interested, for more information call Mike at (608) 256-6683.

When you are ready, you must submit your CFM application through IFMA HQ. Once your submission is ap-

proved, you have 3 months to take the exam. IFMA will give you a list of locations to take the exam. The cost is \$525.00. It's a computerized test consisting of 180 multiple-choice questions. You find out right away if you passed.

Currently our Chapter has 24 CFMs. We have a Chapter goal to increase the number of CFM Professionals by 2 people before July 2009. Ron Rowe, who passed the exam in September, is 1 of the 2 people towards our goals. Are you ready to be a CFM and help us meet our goal?

Facility Management Professional (FMP)

FMP is a great first step toward a CFM. There are no exams or up-front applications. It's simply 4 required courses. The FMP designation is open to anyone interested. All Professional and Associate Members can become a FMP.

<u>4 required courses are:</u>	<u>Class Duration & Cost:</u>
1. Business of Facility Management	4 days / \$995.00
2. Leadership & Management	2 days / \$495.00
3. Operations & Maintenance Competency Course	2 days / \$495.00
4. Planning & Project Management Competency Course	2 days / \$495.00

These courses are offered through IFMA HQ, approved community colleges, & IFMA Foundation's recognized Degree Program. Currently our Chapter is exploring the possibility of holding these classes locally for our members. We will keep you in the loop of our progress.

I'm proud to say we already have 4 FMP's in our Chapter. This is also a designation that we would like to increase in our Chapter totals. If you are interested, for more information call Mike at (608) 256-6683.

Remember IFMA is about developing and increasing value in your career! Let us know how we can help!

Until Next Month,

Karyn Biller
IFMA Madison - President

2008-2009 OFFICERS & COMMITTEE CHAIRS

President

Karyn Biller

Target Commercial Interiors
257-0521 x104
karyn.biller@target.com

Vice President & President-Elect

Matt Darga

Urban Land Interests
251-0706
mdarga@uli.com

Secretary:

Dani Michels

Commercial Interior Contractors (CIC)
575-5537
dani@cicbuildsout.com

Treasurer:

Eugene Post AIA

Potter Lawson
274-2741
genep@potterlawson.com

Past President:

Larry Barton

Strang, Inc.
276-9200
barton@strang-inc.com

Programs/Tours:

Jon Schneider, Co-Chair

Hillcraft, Ltd.
221-3220
JonS@hillcraft.com

Ron Rowe, Co-Chair

Alliant Energy
458-3493
ronrowe@alliantenergy.com

Membership:

Jim Zirbel, Co-Chair

Capital Fire & Security
442-8777
jzirbel@capital-fire-security.com

Karen Miller, Co-Chair

A&J Specialty Services, Inc.
846-9525
karen@aandjss.com

Meeting Planning and Reception:

Mike Jarlsberg, Chair

RMT, Inc.
831-4444
mike.jarlsberg@rmtinc.com

Sponsorship:

Jenny Crubaugh, Co-Chair

Interior Investments
216-7900
jcrubaugh@interiorinvestments.com

Jean Barry, Co-Chair

WPS
226-2686
jean.barry@wpsic.com

Public Relations:

Angela Brzowski, Chair

Mortenson Construction
441-5551
Angela.brzowski@mortenson.com

Communications:

Emily Rowe, Co-Chair

Creative Business Interiors
249-0904
emily.rowe@creativebusinessinteriors.com

Vicky Statz, Co-Chair

Office Furniture Resources
208-6146
vstatz@ofr-inc.com

Dick Pearson, Co-Chair - Web Site

Pearson Engineering
274-3339
dick@pearsonengineering.com

Education:

Mike Schwartz, Chair

Coakley Relocation Systems
256-6683
mschwartz@ccoakley.com

Golf Outing:

Paula Roberts, Co-Chair

Steelcase Inc.
444-4402
probert1@steelcase.com

Vickie Wenzel, Co-Chair

Target Commercial Interiors
257-0521 (x110)
vickie.wenzel@target.com

Scholarship:

Jennifer Bendoritis, Chair

American Security & Investigations
222-0700
jbendoritis@americansecurityllc.com

Madison IFMA Administration:

Le and Bob Jordan,

Communicators of Wisconsin (COW)

848-1960, fax 848-9266;
ifma@mailbag.com

IFMA

International:

Kenzi Harris,

Member Services Manager

IFMA International (Houston)

(713) 623-4362 (ext. 162):
kenzi.harris@ifma.org

Chapter Monthly Luncheon

October 21, 2008
12 Noon - Sheraton Madison

Carrie Meier, EMS Specialist, will be sharing her safety expertise with the IFMA Madison Chapter. Carrie has been volunteering in EMS for 10 years as well as working full time for Dane County Emergency Management in the EMS division and closely with the EMS services throughout the County. Earlier this year all EMS services made the transition to compression only CPR, and now their goal is to train every person to be able to help someone who collapses from cardiac arrest. This is a simple skill that will take only minutes to learn and can save a life! **HELP SAVE A LIFE! LEARN CCR!**

Tour for October: TBA (watch your email)

September Tour Recap



On September 9, IFMA members and friends toured the new state of the art OR area at the American Family Children's Hospital. Highlights included several technologies as well as building features that add to the sterile environment. Thank you Findorff and UW Hospital for allowing IFMA to catch a glimpse of this area.

September Lunch Program Recap



John Fuchs of AVI Systems gave an presentation on wireless technology in facilities, with a specific focus on security of these technologies. John, thanks for an interesting and informative luncheon!

Education Opportunity

The University of Wisconsin-Madison, Department of Engineering Professional Development will offer the course, Selecting and Operating Boiler Plants for Central Heating or Process Systems (PDH/CEU: 40/4.0), October 20-24, 2008 in Madison, Wisconsin

This practical course is your opportunity to focus on applications of the latest technologies for central boiler (utility) plant design, remodeling, or existing plant analysis.

- Analyze an existing plant and increase energy efficiency
- Make informed design decisions for a new or existing plant
- Learn the various components of a plant and how to operate them safely
- Discover where and when to use specific types of boilers, and how to specify them.

Reserve your space today!

Call toll-free 1-800-462-0876

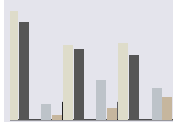
Or online at <http://epd.engr.wisc.edu/emaJ427>

Your Worst Nightmare...

*Have you ever finished designing your new facility only to find...
the project costs too much,
there is no interest from senior management,
the operating expenses are higher than originally anticipated,
and you are left with an expensive set of plans and no building?*

Miron can help.

Innovations...



VISION STUDY / FEASIBILITY ANALYSIS

Miron will help determine the financial feasibility of your new facility long before design even begins.



EXPERIENCE-BASED DESIGN

We help you design a memorable experience that differentiates you from your competitors.



BUILDING INFORMATION MODELING (BIM)

BIM helps you visualize your facility in new ways to save you time and money during design, construction and future operations.



LEED® CONSTRUCTION & SUSTAINABLE SERVICES

Facilities built to LEED / sustainable standards are healthier for people and the environment.

The Miron Team

Miron is an interdisciplinary team of facility planners and construction professionals providing clients with customized solutions that assist with strategic facility decisions, improve the client experience, and enhance your bottom line. Our expertise ensures you have the information you need to build the right facility—in the right location—at the right time.



**Call Dennis Lynch at 608.203.2723
for a FREE, no obligation, 2-hour session
to discuss the strategic direction of your next facility.**

Membership Update

The Membership committee welcomes Brad Crowley from Design Structures to our chapter.

The directory will be coming out soon, look for yours in the mail!

Here's a photo from our new member event at the Pyle Center in July.



These events are a great way to introduce a facility manager to IFMA Madison and its workings. Watch for more fun events coming soon, brought to you by the Member Squad!

Member News

Website addition: **Dick Pearson** has been working diligently to create a searchable members database on our website. Look for this added benefit to be live soon, and don't forget to create your own biography using key words in the facilities industry.

Margo Duffy from Eppstein Uhen Architects, and her husband Dan, welcomed son Ellis Hector Duffy into the world on August 30th at 4:42AM. Ellis weighed 10lbs and was 21 3/4 inches long. All are well; Mom will be returning to work and IFMA in December. Congratulations Margo!

Coakley Bros. Co. would like to extend an invitation to all attendees of World Workplace. They, along with other founding partners of Office Moving Alliance Worldwide (OMAW), will be hosting a

cocktail party on Thursday, October 16 from 5:30-8:30 at the Hyatt Regency Dallas. Festivities include an open bar, heavy appetizers, and fabulous raffle prizes such as a Wii game system, 42" flat screen TV, and other things. For more information, visit www.kanecompany.com/cocktailparty.htm.

ASHRAE has appointed **Dick Pearson** to be a Distinguished Lecturer. In this capacity, Dick is available to ASHRAE chapters throughout the US to provide a presentation on Energy Management and Sustainability. The presentation is unique in that it specifically targets actions by facility managers in the quest for lower utility costs and reduced global warming. Madison IFMA members heard it first last year. Dick is also one of the presenters on the same topic at IFMA's World WorkPlace in Dallas on October 17. Working with ASHRAE, Dick has expanded the basic Energy Management and Sustainability presentation into a more specific three-hour course. He will be presenting this course as an ASHRAE Webinar on Wednesday, October 22, and again at the ASHRAE International Convention in Chicago in January 2009.

Report Available on Workplace Violence

The IFMA Foundation has released a new report on workplace violence entitled "Violence in the Workplace: The Role of the Facility Manager." Written by Wayne D. Veneklasen, Ph.D., CFM, and Donald W. Barnes Jr., CPP, the report looks at the history of violence in the workplace, examines the scope of the problem, describes the statutes surrounding it and concludes with a focus on planning, response and recovery.

While publications on workplace violence have traditionally focused on the preventive role of the human resources department, there are many aspects of the problem that can be alleviated by having the proper safety plans and security procedures in place — and by the facility itself. This new report takes the perspective of the building owner and facility manager while outlining the steps they can take to help mitigate this problem.

To obtain a free copy of the report, visit www.ifmafoundation.org.

IFMA Madison October Member Profile

Ron Rowe



How long have you been involved with IFMA and what do you appreciate about being an IFMA Madison member? I have been an IFMA member since March 2003. The biggest benefit of being an IFMA Madison member for me is the networking opportunities.

Brief History of your work experience: I started working for Alliant Energy in 1981 where I built, maintained, and operated power generating stations until 1998. Then I worked in the performance monitoring area until 2002. I have been maintaining 90 Energy Delivery Department sites across the state of Wisconsin from 2003 until the present.

You recently passed your CFM exam. How long were you preparing for this exam, what was the most difficult part of your preparation, and how will having this certification assist you on your career path? I passed my CFM exam in September 2008. I spent about 3 months preparing, including taking a preparation course with the Green Bay Chapter. The most difficult aspect of preparing for the test was viewing information as a member of upper management instead of considering the day to day realities of facilities management that I troubleshoot every day. Having the CFM certification will add credibility to the facilities decisions I make.

Family/Home Life: I have been married 32 years to my wife Jamie. We have one child, fellow IFMA member Emily Rowe. I grew up in Missouri, worked in Iowa for 20 years, and moved to Wisconsin in 2000.

Hobbies/Interests: My hobbies include gardening, reading (mainly mysteries and historical fiction), and fishing occasionally. I also enjoy watching sports and movies, especially old ones. One of my great joys has been teaching preschoolers at church for the last 25 years.

Most interesting facility related incident: A few years ago I had a puzzling problem with an emergency generator at an unmanned site. The generator was supposed to run weekly to insure it is operable in case the site lost commercial electrical power. I would find it with the alarm activated and noted that it had failed to start automatically. However, when I started it manually, it seemed to work correctly. I suspected a problem with the automatic transfer switch or the automatic exercise time. I had extensive testing done on those components but could not find a problem. One day another person visiting the site reported the generator was operating but it was cycling too fast and then too slow. With that information, the maintenance contractor and I decided to have the voltage regulator checked. It was discovered the voltage regulator was intermittently failing. After all of that trial and error, the regulator was replaced and the generator has operated successfully for several years now.

Things you appreciate most about IFMA: The programs and tours are a large part of my positive IFMA participation experience. I really enjoy learning about facilities issues. They give me references to compare against my sites and give me a starting point for a new activity. The tours provide a great opportunity to see new things and to get new ideas. Actually, these activities interested me so much that I became involved on the IFMA Madison Chapter Programs and Tours Committee. I am currently co-chair of the committee.

Your idea of a dream vacation: My wife and I have long discussed a vacation to Alaska. We would like to take a leisurely drive from Madison to Washington and then take a cruise up the inner passage to Alaska. It would be wonderful to see the glaciers and the wilderness of Alaska. I think the wildlife, flora, and faun would be spectacular!

Note: A big congratulations goes out to Ron Rowe, who is our latest CFM professional!

Great job Ron!

Top Ten

Tommy Linstroth's Top Ten Water Saving
Tips for Commercial Buildings

1. Separately meter your irrigation

As simple as this sounds, I've been to way too many commercial buildings that do not submeter their irrigation. This is important for two reasons: First, if you don't know how much water you are using for irrigation, how can you measure your savings? The second reason is just as important. If you do not have your irrigation separately metered, you are more than likely paying sewer charges on that water.

2. Separately meter your cooling tower

The same rule that applies to irrigation applies to cooling tower water use. One, you can't work to reduce the evaporation rate if you do not know how much water you are using. And two, you should not be paying sewer charges on cooling tower water that is being lost to irrigation.

3. Better manage your irrigation schedule

The simple fix is to make sure you are setting back your irrigation system seasonally. Once you are doing that, begin to challenge how long that it actually needs to run. Is 30 minutes four times a week sufficient, or can you get by with 20? It is amazing to see how quickly savings add up. To prevent watering when not required, adding a basic rain or soil moisture sensor to your irrigation system costs maybe a few hundred bucks.

4. Change some of your more water intensive plants

Something we've incorporated in many of our buildings at Melaver is simply removing some of our more water-intensive plants, replacing them with just as colorful native or adapted species. The "color" plants for buildings require the most amount of water (or at least compared to turf) but less water demanding options abound, no matter what region of the country you are in.

5. Make sure your irrigation is maintained

When was the last time a complete inspection occurred to ensure that sprinkler heads were pointed in the right direction and that the system was not leaking? This also leads into incorporating more drip irrigation into your facility. Drip irrigation has a 95 percent efficiency rating versus 65 percent for spray irrigation.

6. Change your flush valves

How old is your building? If your toilets were installed prior to 1992, you are likely using three to five gallons of water per toilet flush — more than triple what your fixtures

are using post-1992. For commercial toilets, changing the flush valve allows you to retain the actual toilet, and can be a very minimal charge. If you have standard tank-type toilets, numerous manufacturers make a traditional flap tank with 1.28 gpf, or pressure assisted toilets all the way down to 1 gpf.

7. Change your aerators

Most standard faucet aerators use 2.2 gpm or higher — almost the same as a shower — just to wash your hands. Most of that water is wasted. For two bucks, you can get a new 0.5 gpm aerator for your faucet, cutting lavatory water use by nearly 80 percent.

8. Touch free faucets

This is one of the more expensive options. Touch-free keeps water running only when sensing hands underneath, almost guaranteeing that faucets won't be left running down the drain.

9. Waterfree or 1-pint urinals

Standard post-1992 urinals use 1 gpf. Waterfree urinals, as the name implies, use no water. They simply have a gel barrier that allows liquids to pass through but prevents odors from rising back up. Therefore, water use is eliminated. If you are not comfortable going waterless, one-eighth gallon (1 pint) urinals are now on the market. They use just a bit of water to move waste and keep liquids flowing, while reducing water consumption over 85 percent.

10. ENERGY STAR dishwashers

This only applies if you have dishwashers, of course. But Energy Star-rated dishwashers use 40 percent less water than a standard dishwasher, while saving energy in the process. The cost is virtually the same, so if it is time to upgrade your dishwasher, make sure you are looking for the Energy Star label.

Incorporating these tips doesn't just save water — it also helps ease the burden on your municipality. On average, 25 percent of a local government's electricity bill is due to treatment of wastewater. If you reduce the amount of wastewater generated, you're helping reduce the greenhouse gas emissions generated for its treatment. And you're keeping more money in your pocket as well. Our bodies are over 75 percent water — let's make sure to conserve this precious resource.

Tommy Linstroth, LEED AP, is head of Sustainable Initiatives with Melaver, Inc. (www.melaver.com) Melaver owns and manages approximately 1.5 million square feet of LEED-certified space. This is a condensed version of the full article which can be viewed through this link <http://www.greenerbuildings.com/feature/2008/09/11/water-savings-101-top-10-tips>

Report from the Membership Committee

We would like to take the time this month to recognize all the CFMs and FMPs in our Chapter.

Madison Chapter – CFM accredited Members:

Frank Alfano, Retired member
Greg Brockmeyer, Dane County Department of Administration
Matt Darga, Urban Land Interests
David Hanson, Lands' End, Inc.
Sean Hyland, T. Wall Properties
David Kamka, Covance Laboratories Inc.
Richard Kusch, Wisconsin Physicians Service Insurance Corporation
Michael McConnell, CUNA Mutual Group
Margaret McWilliams, Unicco
Catherine Neumann, American Family Insurance Company
Brian Olson, CUNA Mutual Group
Laura Olson, Kraft Foods, Oscar Mayer Division
Douglas Pearson, Madison Metropolitan School District Building Services
Randy Peterson, Lands' End, Inc.
Richard Pierce, Fellow Member
Sheri Rose, Commercial Interior Contractors
Charles Ross, Covance Laboratories Inc.
Ron Rowe, Alliant Energy Corporation (NOTE: Ron just passed the exam in September 2008)
Anton Schleinz, CUNA Mutual Group
Joel Schriever, Alliant Energy Corporation
Michael Stark, MATC
Robin Stroebel, InteriorLOGIC Facility Planning
Cindy Torstveit, State of Wisconsin – Dept. of Administration
Cheryl Weisensel, AAA Wisconsin

Madison Chapter – FMP Members:

Rebecca Slater, Credit Union Executives Society
Herman Green
Elizabeth Carleton, Covance Laboratories Inc.
Don Braxton, School of Medicine & Public Health

Congratulations to all the Members listed!

GREAT JOB!!!

October Anniversaries

3 Years

Rebecca Brown	Creative Business Interiors
Lisa Humphrey	Covance Laboratories, Inc.
Susan Matiak	Sub-Zero / Wolf Appliance
Brenda O'Brien	Covance Laboratories

7 Years

Jason Willemarck	Foremost Farms USA
------------------	--------------------

11 Years

David Kramka	Covance Laboratories
Robert Finley	Coyle Contract

13 Years

Brett Warrington	Paragon Corporation
------------------	---------------------

18 Years

Michael Bergenske	CUNA & Affiliates
-------------------	-------------------

19 Years

Paul Schams	Dairyland Power
-------------	-----------------

21 Years

Tim Lerdahl	Lerdahl Business Interiors, Inc.
-------------	----------------------------------

Welcome New IFMAdison Members

Steven Holtzman
Helm Commercial Real Estate

Reik B. Sande
JH Findorff & Son Inc.

October Executive Committee Meeting
Tuesday, October 14, 2008
at
Target Commercial Interiors



INTERNATIONAL FACILITY MANAGEMENT ASSOCIATION

IFMA Madison Chapter Calendar of Events

October 2008

- 14 Executive Board Meeting
- 15 -17 World Workplace
- 21 Luncheon Meeting - EMS
- ?? Tour - TBA

November 2008

- 12 Executive Board Meeting
- 19 Luncheon Meeting - Green Cleaning
- ?? Tour - TBA

December 2008

- 9 Executive Board Meeting
- ?? Holiday Party

January 2009

- 13 Executive Board Meeting
- 20 Luncheon Meeting - Finance for FM
- ?? Tour - TBA

February 2009

- 10 Executive Board Meeting
- 17 Luncheon Meeting - Thermal Imaging
- ?? Tour - TBA

March 2009

- 10 Executive Board Meeting
- 17 Luncheon Meeting - Site Development
- ?? Tour - TBA

November Newsletter Deadline

Wednesday, October 29, 2008

Please submit materials to Emily Rowe
emily.rowe@creativebusinessinteriors.com

or

Vicky Statz
vstatz@ofr-inc.com
(as an attached WORD document)

Our 2008-2009 Sponsors

Gold

Affordable Office Interiors
Coakley Brothers Company
CUNA Mutual Group
Durrant
Interior Investments
Miron Construction
Pearson Engineering
Strang Inc.
T.Wall Properties
Target Commercial Interiors
U.S. Water Services

Silver

Ahern Fire Protection
Alliant Energy
American Security & Investigations
AVI Systems
C. Coakley Relocation Systems
Creative Business Interiors
Eppstein Uhen Architects
Flad Architects
Ideal Builders
J. H. Findorff
JT Packard
Kramer Printing
Madison Gas & Electric
Monona Plumbing & Fire Protection
Paragon Business Furniture
ServiceMaster Building Maintenance
Tilsen Roofing Company, Inc.
Tri-North Builders
Welton Enterprises