



IFMA News

a publication of the Richmond Chapter of the International Facility Management Association

October 2011 Issue

THE PRESIDENT'S MESSAGE...

Celebrating Our 26th Year



In coming off a very busy month for our chapter, we are excited about the level of participation both our annual membership drive meeting and charity golf tournament produced. These were two great events that helped showcase our commitment to the local chapter as well as the ability to give back to the community.

The annual membership drive meeting was a success as we gathered at Hermitage Country Club in Manakin-Sabot to meet prospective members and discuss all of the benefits and resources the chapter has to offer. In continuing our focus on overall growth of our local chapter, we are currently 194 members strong and our looking to make it to the 200 member mark shortly. It is proven that each year we enjoy steady growth in our chapter as a combination of exciting programs and positive communication within the facility management community regarding our organization are the keys to our success. On a larger scale, I am pleased to report that IFMA International now serves more than 20,000 members worldwide. These members are a diverse group of facility professionals concerned with the form and function of the built environment. IFMA counts among its membership facility managers, architects, engineers, interior designers, property managers, real estate professionals as well as the industry service providers that support these professionals.

The golf tournament enjoyed the same success as our membership drive meeting. Even though it seemed like the Fall season was approaching us early this year, we were fortunate to be able to enjoy another perfect day of weather for this year's annual charity golf tournament. I would like to personally thank Tim Hume and Hermitage Country Club for hosting this year's event for a 3rd year in a row. As the same in previous years, the golf course and facilities were impeccable! Tim put in a lot of hard work in organizing this year's tournament as many modifications were made to ensure a more enjoyable experience was had by all. The success of this tournament will allow our chapter to continue to support our charities at a very high level this year. Job well done to you and your committee Tim!

In keeping with the theme of organization participation, I'm happy to report that this year's World Workplace registration numbers are looking better than ever. Information regarding details of this year's conference can be found on our chapter website. Also, there are many chapter members already registered for this event as this is a great opportunity to meet up in Phoenix, enjoy fellowship with one another and take advantage of all the conference has to offer. Should anyone have any interest in

MEETING

October 2011 Meeting

Date: *Tuesday, October 11, 2011*
Time: *5:30—7:30 pm*
Place: *Glen Allen HS*
Program: *Building Tour*
Cost: *Members \$10 Guests \$25*
RSVP: *By Thursday October 6, 2011*

Next Board Meeting:

Date: *November 1, 2011*
Time: *4:30 p.m.*
Place: *Markel Bldg. 4600 Cox Road*

Next Membership Meeting:

Date: *November 8, 2011*
Time: *5:30 p.m.*

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AROUND THE CHAPTER

by Bud Vye, CFM

Been away in New England for a reunion of my college class (57 years out, which is hard to believe), so missed both the Membership meeting and the Golf Tournament.

Would like to have been able to ask some members how their buildings made out after the hurricane, but that will have to wait. Mayor Jones and his administration taking some heat for designating Huguenot High, a 50 year old building with no emergency generator, as an emergency shelter only to have its power go out, stranding some city workers and local residents in the dark. Not a good result for an emergency shelter!

“The Tide” light rail system getting a lot of good press down in Norfolk, prompting a lot of questions regarding why doesn't Richmond move ahead with their long talked about designated bus lanes (and eventual light rail) along Broad St. from Willow Lawn to Rocketts Landing. Major difference is that “The Tide” goes to a major shopping destination downtown (MacArthur Square) and their baseball stadium, both of which are absent along the Broad St. route.

Speaking of Rocketts Landing, they've got three restaurants open now, all doing very well, so what do they do? Naturally, they announce plans to build a new building (5 stories, 50,000 sq. ft.) with the bottom two floors housing three more restaurants, with offices on the upper floors. Location would be on the existing sand volleyball courts just upstream from the Boathouse. This place is really becoming a popular destination, and I'm not sure where everyone is going to park when they get three more restaurants open, so maybe they ought to get moving on that designated bus lane/light rail after all. Lest you get the idea they are turning the place into a commercial development, they also announce plans to construct nine more high dollar riverfront townhouses, since they are getting close to sold out on their existing stock.

With all that restaurant success going on at Rocketts, one of the saddest hurricane stories I heard was the sinking of the boat Mallory just upstream at the Intermediate Terminal. A 40 year old, 74 ft. long house boat, it had been fully restored, and fitted out as a restaurant. It had taken seven months, at a cost of around \$400,000, when it went down two days prior to its scheduled grand opening. It's owners, the Britts, who also own Poe's Pub up on the hill, gamely talk like they are going to go through the process again, and spend another \$100,000 to get it back in shape (there was no insurance coverage) but it looks like this season is lost. Britt said that the hardest part was telling the 20 people he had hired to work on the boat, that they no longer had a job.

Williams Mullens' 200,000 sq. ft. building, where we met last November, gets their office space fully leased as Capital One signs up for the last 14,000 sq. ft. to house their newly established Commercial Banking branch, which is currently housed out in Innsbrook, awaiting the completion of the build out. Only space still available in the building is 2350 sq. ft. of retail on the ground floor, alongside French cafe, La Parisienne.

Down at Fort Lee, things have continued to roll since we were there in May, and only a few ordnance personnel have yet to arrive. The monster barracks (dorm) that we saw under construction has been completed, and the only BRAC project still under construction is one big parking lot. Quite a project, which I'm glad we had a chance to observe in its advanced stages.

While up here in town, champagne flutes are raised in the Marble Hall, as VMFA and VCU jointly celebrate the largest gifts in each of their histories. A total of \$115 million; \$70 million to the Art Museum & and \$45 million to VCU, from the trusts of the Glasgows. Mrs. Glasgow died way back in 1952, but the trusts didn't terminate until this summer when their son in law died at the age of 104. Of the museum portion, \$60 million will be used to create a Glasgow Fund to strengthen the museum's permanent collection, which will really put them into the big time among museums. VCU's \$45 million will go to the university's medical campus for research and prevention of cancer and other degenerative diseases, which similarly will permit them to do big things. .

Beyond the museum and VCU, \$10 million from the trusts will be distributed to 13 nonprofit organizations, most of which are in Richmond. They are: Sheltering Arms Hospital, Richmond Memorial Health Foundation, Jenkins Foundation, Virginia Home, Children's Hospital of Richmond, Virginia Healthcare Foundation, Historic Richmond Foundation, Virginia Historical Society, Second Presbyterian Church of Richmond and St. Paul's Church of Richmond. Other recipients are Washington and Lee University; Wabash College in Crawfordsville, Ind.; and the Stevens Institute of Technology in Hoboken, N.J. Everyone at all of the recipient institutions sounded thrilled (and I think, a little surprised) at the magnanimity of the Glasgows, as it had been so long in arriving, and perhaps a lot more than expected.

That power plant we see on the west side of I-95 up above Doswell, owned by Florida-based NextERA Energy, has been sold as part of a billion dollar deal, along with three other facilities across the country to New York based LS Power. The facility is an 879-megawatt natural gas-fired power plant capable of producing enough electricity to power 850,000 homes. It has been in operation since 1992. Its 34 employees will continue to work at the plant for their present employer, who has a service contract to operate the plant for the next five years.

I no more than report that Mondial is moving into my old Deep Run I building of Circuit City's corporate HQ, than along comes word that Spilman Short's Diversified Realty Ventures (in a joint venture with a major institutional equity fund) has a contract to buy the adjacent, 383,000 sq. ft. Deep Run III. Good to see my old stomping grounds coming back to life again.

And after having VCU rumored as the potential buyer of Wyeth's (the old A.H. Robins) building along I-95 (where the Chapter met back in '04, and past President Ned had his office for some years), I was a little surprised to learn that Midlothian-based Rebkee Co. had closed on the 273,000 sq. ft. building. The new owners indicate that they will spruce up the building and then try to locate a research or manufacturing tenant.

In this day and age of intentional leaks of almost all governmental announcements, and WikiLeaks of everything they don't want released, it was a big surprise to see the announcement of Syracuse and Pittsburgh moving from the Big East to the Atlantic Coast conference kept a secret right up to announcement time. Just goes to show that there are still people out there that can keep a secret.

And for those of you, like me, that may be collecting the Presidential Dollar coins, we are now up to Ruth-erford B. Hayes, perhaps the least known of our presidents, which you may be able to find at your bank, if you ask them nicely

MEMBERSHIP CORNER

By Julie Mutcher , Membership Chair

Welcome to our newest members !

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On behalf of the chapter board, "Thank You" to the following members for renewing this month.

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New Member Spotlight Jeanne Cerveny



Sodexo ranks third on the 2011 Global Outsourcing. Sodexo designs, manages and delivers **comprehensive On-Site Solutions** for their clients with services that range from foodservices to construction management, reception to the maintenance of scanners laboratory equipment of data centers to leisure cruises and from housekeeping to rehabilitation services at correctional facilities. Their solutions are available in eight client segments including: corporate, defense, justice, remote sites, health-care, education, seniors and sports and leisure.



**Are you under 30?
Or have you recently earned a bachelor's degree or
MBA?
You may qualify for a reduced IFMA membership fee!**

Young Professional membership is open to new IFMA members that are under the age of 30 and new or current IFMA members that graduated from an accredited university or college within the last 12 months at the time of application or membership reclassification/renewal.

(Continued from page 1)

doing so, please contact Barbe or myself and we will be sure to get a list of all local attending members to you.

Thanks again for supporting our events last month and I look forward to seeing you all in October.

Your President,

**Visit our Local Chapter Web Site
www.ifmarichmond.org
Registration is required for Members Only benefits**

SEPTEMBER MEETING REPORT

by Bud Vye, CFM

No report on submitted on the September meeting
Your reporter was out of town



18TH ANNUAL RICHMOND IFMA GOLF TOURNAMENT Pictures Hermitage Country Club





SPONSOR SPOTLIGHT



Glen Allen High School Receives LEED Gold Certification

Glen Allen High School recently received a Leadership in Energy and Environmental Design (LEED) Gold certification by the U.S. Green Building Council for its sustainable design and construction methods. KBS worked in conjunction with Moseley Architects, the project designer, to implement 45 points toward the school's certification.

The Glen Allen High School is a 256,000-square-foot educational facility is located on Staples Mill Road in Glen Allen. The building includes an auditorium, gymnasium, commons area, media center, specialty laboratory spaces, classrooms, administrative offices and a cafeteria. The athletic facilities consist of baseball, softball and field hockey fields, football and soccer stadium accommodating 3,500-people, six tennis courts and a gymnasium with three full basketball/volleyball courts.



Glen Allen High School's sustainable design and construction efforts include:

- More than 60 percent of the site is preserved as open space for recreational and instructional purposes;
- Low-flow plumbing fixtures and a 50,000-gallon stormwater collection cistern reduces water usage;
- More than 90 percent of construction waste was diverted from landfills by salvage or recycling;
- Building materials contain about 35 percent recycled content

and 30 percent regionally extracted, processed, and manufactured materials;

- Indoor air quality was protected through the use of low-emitting materials such as paints, adhesives, carpet and composite wood.

In 2009, KBS completed the Walter L. Rice Education Building at the VCU Inger & Walter Rice Center for Environmental Life Sciences in Charles City, Va., the first LEED Platinum certified building in Virginia and awarded the Mid-Atlantic Construction magazine's Best of 2009 award. The building serves as the focal point for administrative, educational and outreach activities conducted by faculty, students and staff of the Rice Center, VCU's environmental field station.



LEED is the nationally-accepted benchmark for the design, construction, maintenance and operation of green buildings. LEED ratings are based on a point system that measures the impact on the environment and those who use the building.



**Richmond Chapter of IFMA
October Meeting
Tuesday, October 11, 2011**

Glen Allen High School
10700 Staples Mill Rd.
Glen Allen, VA 23060



In 2010 the Glen Allen High School was awarded the LEED Gold Certification.

If you haven't been in a high school recently, you need to make this meeting! This innovative high school offers a 256,000-square-foot educational facility. The building includes an auditorium, gymnasium, commons area, media center, specialty laboratory spaces, classrooms, administrative offices and a cafeteria.

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- Low-flow plumbing fixtures and a 50,000-gallon storm water collection cistern reduces water usage
- More than 90 percent of construction waste was diverted from landfills by salvage or recycling
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Indoor air quality was protected through the use of low-emitting materials such as paints, adhesives, carpet and composite wood
Come visit this state-of-the-art learning environment!

**Hosts: Chris Robinson, Director of Athletics/Activities
Presentation by KBS, Adam Britt, Project Manager**

**5:30-6:30pm Social/Networking
6:30-6:45pm Chapter Business
6:45-7:30pm Presentation/Tour**

Join us for a great evening!

Parking: Lot

THANKS TO OUR SPONSORS:



RSVP by Thursday, October 6, 2011
Simply e-mail Barbe Shaffer at ifmarichva@gmail.com
or register on our website at www.ifmarichmond.org
and pay by PAYPAL

Be sure to include your guests name and company
Members: \$10.00 Non-Members: \$25

No Shows will be billed

October Meeting

Glen Allen High School
10700 Staples Mill Rd.
Glen Allen, VA 23060

Tuesday October 11th
5:30—7:30 PM