



IFMATM Richmond Chapter

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



January 2017 Issue

THE PRESIDENT'S MESSAGE...



Happy New Year!

It was good to see so many of you at our holiday event at Luck Stone. Thank you Jeff Sechrest and Luck Stone for providing a fantastic venue for our year end event. I think all will agree it was a fun evening with good food, drink and people. Grovin Gourmet did an excellent job and Connie Hom of Buckingham Nursery again provided us with beautiful table arrangements (in our IFMA colors). Tim Hume and Barbe Shaffer presented this year's charity donation to Hanover Habitat for Humanity and the Central Virginia Food Bank's Feedmore Program. Each received a \$5,000.00 check raised from the proceeds of our IFMA Annual Golf Tournament in October at Hermitage Country Club. Thank you, Tim Hume, and all who volunteered, sponsored and played in the tournament.

Thank you to all of our IFMA RVA members for your support throughout 2016. I think 2016 was a great year for our chapter thanks to your commitment and support. We had great meeting venues in 2016 including Hourigan Construction's renovated offices, Quirk Hotel, Dominion, VCU's State of The Art Training Facility, The Diamond for our annual SquirrelRama in June, SERVPRO Chesterfield, Westwood Club, Deco @ Central National Bank, Chamber RVA and Stone Brewery. Special thanks to Ranny Robertson for the not so easy job of getting out our monthly chapter newsletter. Ranny does a wonderful job. I couldn't mention the newsletter without mentioning Bud Vye. I don't know how he does it but his

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MEETINGS

January 2017 Membership Meeting

Date: *Tuesday, January 10, 2017*
Time: *5:30 pm*
Place: *Luck Stone*
Program: *LED Lighting*
Cost: *Members \$15 Member w/cert. \$10*
Non-Members \$35
RSVP: *By Thursday January 5, 2016*

Next Board Meeting:

Date: *Tuesday, February 7, 2017*
Time: *4:30 p.m.*
Place: *Magellan Health, 11013 W Broad*
5th Floor

Next Membership Meeting:

Date: *Tuesday, February 14, 2017*
Time: *5:30 p.m.*

Visit our Local Chapter Web Site

www.ifmarichmond.org

2016/17 OFFICERS

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378-2323

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380-8999

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330-4875

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339-2232

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Golf Tournament

Tim Hume, CFM
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IFMA RICHMOND CHAPTER NEWS

Is a publication of the Richmond Chapter of the International Facilities Management Association. This newsletter is designed to provide a channel of communication to members and prospective members.

IFMA, PO BOX 808, RICHMOND, VA 23218



AROUND THE CHAPTER

by Bud Vye, Retired CFM

Lots of buzz at the Holiday Social about the ceremonial groundbreaking held the day before for Dominion Resources' forthcoming 20 story, nearly 1 million sq.ft. office building that will take shape over the next two years at 111 S. Sixth St. across the street from their existing One James River Plaza building. The property, which encompasses the entire city block between Sixth and Seventh streets between Cary and Canal, was until recently home to the Richmond Plaza building. Dominion purchased the six-story, 269,000-square-foot eyesore for \$5 million in 2011. Once completed as expected in 2019, the tower will hold 17 floors of office space, two floors of above ground parking and four floors of underground parking. Around 5,000 square feet of ground floor retail space is also planned for the building's northeast side on Seventh Street and Cary.

Several Chapter connections will be involved in this project, on which the GC will be Hourigan, as Karen Frebert will now be working for them (after a long stint with Creative) and assigned to this project, while Dominion's Jim Mallon and Harvey Jones (both Chapter past Presidents) will certainly have involvement also.

Sam Jennings (another past President) also reporting that he is involved in a long running project, this one the addition to the Engineering School at VCU, which he has been working on for some time, and still has a ways to go before completion.

While Markel's Corinne Harvey was proudly showing U Tube footage of her grandson Chris Lykes, who I have reported on previously as his basketball career has attracted attention from an early age. He's now a High School Senior up in the DC area, doing very well as a small shooting guard who has been offered (and accepted) a scholarship by Miami of Florida, so we will be able to follow his college career starting next year, as we get plenty of ACC coverage in our local media.

No signs of saturation yet in the Craft Brewing sector, as Triple Crossing opens their 2nd, much larger, location in Fulton, not far up the hill toward town from Stone, where we met in November. And that very nice looking branch bank building on Broad about three blocks west of Boulevard looks as though it will be converted to a brewery and eatery, as it appears that Scott's Addition is well on its way to becoming the center of our brewing district. Sounds as though Triple Crossing's small, original location on Foushee, right around the corner from the VCU Brand Center, will continue to operate as a boutique brewery, on the order of the one Center of the Universe has just opened in downtown Ashland, while their new location will give them capability to expand their brewing capacity as they start exporting their product into other markets.

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No sooner does Bon Secours announce plans for their Memorial College of Nursing in the historic Westhampton School at Patterson & Libbie (with Baskervill handling the design) than they change directions and announce that it would be too expensive to rework the old building so they would rather build anew out by their Memorial Regional campus in Hanover county. This results in a big hue and cry, since the use of the old school was a key part of the Redskins Training site deal with the city, so we'll watch closely to see how this plays out.

The Richmond Kickers take the other tack and go the adaptive re-use route, as City Council approves their proposed 20 year lease for City Stadium, whereby they will do \$20 million of improvements to the old facility. The neighborhood should be pleased now, as this appears to scuttle any plans for a shopping center and additional residential development that had been proposed previously, which they opposed. The Kickers also are happy, as they don't have to go and find another place to play, but can continue on their beautiful field, albeit with the North stands that look like they are about a century old, with parking facilities of only a little more recent vintage.

Some familiar GC's getting some big jobs as we note Whiting-Turner's name on the just opened National Harbor resort and casino across the Woodrow Wilson Bridge from Alexandria as well as on the Libbie Mill Midtown development that Gumenick is building near Henrico's new library and the closed Southern Season; W.M. Jordan on the \$96 million, 175,000 sq. ft. Measurement Systems Lab down at NASA's Langley Research Center in Hampton; and Hourigan on the aforementioned Dominion office building in downtown RVA. Always good to see the folks we know getting the work.

And Carvana, the outfit that had proposed to build the 6 story automobile vending machine out in Short Pump, pulls their plans and walks away from the project. Seemed like a Rube Goldberg type scheme to me anyway, so their decision didn't surprise me.

I'm also skeptical of CarMax's latest pilot project whereby the buyer would do all their car shopping over the Internet, and then have one of the store's associates deliver the car to the customer's home. Whatever happened to kicking the tires and taking a test drive before you buy the car? They just had a very strong quarter, resulting in a nice upward bump in the stock price, however, so they have generally had a pretty good idea of what the customer wants, as they are now up to 160 locations, with 15 more planned for 2017.

Lots of big mergers in the works right now with Martins-Food Lion, Cigna-Anthem, Walgreen-RiteAid, AMC-Carmike Cinemas, and now its being rumored that Philip Morris (the foreign operation) is going to re-join Altria (the domestic operation). Some of these (like #1 Walgreen with #3 RiteAid) seem to really have the potential to reduce competition so I would hope the FTC would take a close look before approving them.

No shortage of competition in the new car arena, so the DMV Commissioner approved Tesla's request to operate a corporate owned dealership in the 30,000 sq.ft. former Bassett Furniture building on Broad near Gaskins, over the strenuous opposition of the Auto Dealer's Assn. Nor in the Entertainment arena, where it looks like RIR is bringing their Classic Amphitheater out of hibernation, signing a partnership with a

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2017 PREPAID MEETING INVOICE

CERTIFIED PROFESSIONAL MEMBER: \$110
PROFESSIONAL OR ASSOCIATE MEMBER: \$165

NAME _____
ADDRESS _____

PHONE NUMBER _____
E-MAIL ADDRESS _____

Payment Options:

Remittance by Check:

IFMA RICHMOND CHAPTER
ATTN: Barbe Shaffer, IFMA Chapter Administrator
P.O. Box 808
Richmond, VA 23218

Signup Genius: Go to www.ifmarichmond.org
Click on the Signup Genius Button
Select 2017 Pre-Paid Membership Meetings
and follow directions

PREPAID DUES ARE NON-TRANSFERABLE

DECEMBER MEETING REPORT

by Bud Vye, Retired CFM

A nice, seasonally crisp evening on the 13th as 44 members and 20 guests found their way out to Luck Stone in Manakin Sabot for the Chapter's Holiday get-together. Down the steps outside and into the side door of the beautifully decorated room where we had met last December and on several other occasions. Music was being provided by Big Gavel, the country rock group that had previously called themselves a duo, but had added a percussionist so now they call themselves a Band. A nice lay out of hors d' oeuvres and liquid refreshments (including Moscow Mules, mixed on request) provided by Groovin' Gourmets, with Mike Calkins himself present and accepting compliments. Compliments also in order to Past President Connie Hom, whose Buckingham Greenery this time changed up from poinsettias and provided very nice, unique floral centerpieces for each table instead.

LUCKSTONE

After a lengthy period of conviviality, President Kathy Taylor gave the band a break and took the mike with Golf Tournament Chair Tim Hume at her side to get the attention of the group. The usual acknowledgments of new members, first time attendees, and sponsors were handled by Kathy before she handed the mike to Tim for his report on the Tournament. Once again, the event was highly successful despite being torrentially rained out on 9/19, forcing a rescheduling to 10/24, which provided a much nicer day for golfing. The event was also a financial success despite having to purchase and donate the box lunches for the rained out date to FeedMore, and purchase them again on the rescheduled date.

Then, calling the two ladies from Hanover Habitat for Humanity up to join him, along with Chapter Administrator Barbe Shaffer bearing the over-sized ceremonial check, Tim presented the contribution of \$5,000 from the Tournament's proceeds to the agency's Executive Director, Linda Tiller and Volunteer Coordinator, Laurie Usiny . During her acceptance comments, she mentioned that the unit is now working on their 61st home, as they provide a "Hand Up, rather than a Hand Out" to a deserving family in the county and continue to make significant contributions to the area's stock of affordable housing, due in some measure to the Chapter's long time support of their mission.



Next, Tim called up the two representatives of FeedMore, the Chapter's new charitable partner, and made a similar presentation to them. In the acceptance remarks, Austin Archer and Kevin Rudnick expressed their gratitude, stating that our contribution can result in as many as 10,000 meals while also appreciating the canned goods some of our members had brought with them to contribute tonight, and also stating that he looked forward to setting a date when our members can come to their location to both observe their operation and pitch in and help.



Presentations concluded, it was time for the door prize drawings, most of which were for a long list of gift cards to a variety of restaurants and retailers. The first two prizes awarded were for our Strive for Five Program which were won by our outgoing and current Program Chairs, Karen Frebert and Allen Hurt. Later in the proceedings, President Kathy and Vice President Jeff Sechrest called up Past President Connie Hom and presented her with a gift card as a small token

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of



the Chapter's appreciation for her firm's considerable contribution of floral decorations to our Holiday Parties over a number of years. With the gift cards all presented, numbers continued to be drawn for the centerpieces on each table, which in most cases were prized more highly than the gift cards by their recipients. After the drawings concluded, the band resumed playing for a time as the conversation resumed, participants gradually called it an evening and headed out and up the steps as the party gradually wound down.

Many thanks to Jeff Sechrest and Luck Companies for hosting us again this year; to our Platinum sponsors --- Bonitz, Dominion Service Company, DUCTZ, Servicemaster, and SERVPRO, for making the music and top flight refreshments possible; to Big Gavel and Groovin' Gourmets for providing the same; and to Connie Hom and Buckingham Greenery for the beautiful floral arrangements, as another very nice Holiday Social goes into the books.



MEMBERSHIP CORNER

Cameron Bridges and Steve Dahowski, Membership Committee Co-Chairs

Welcome to our newest members!

Brandon Ayers
Mohawk
Brandon_ayers@mohawkind.com

Jeremy Crumley
Hourigan Construction
jcrumley@houriganconstruction.com

On behalf of the Chapter Board, "Thank You" to the following for renewing/rejoining this month*

Randy Faulk
Bon Secours
Randy_faulk@bshsi.org

Michael Marcialis
JLL
mj813@gmail.com

Kevin Linhares, FMP
Spotswood Baptist Church
kslinhares@verizon.net

Jeff Sechrest
Luck Stone
jsechrest@luckcompanies.com

Cassandra Jones, CFM
Phillip Morris
cassandra.e.jones@pmusa.com

*New and renewing members listed since previous publication. Current as of the time of writing.

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major booking promoter, and planning to give Innsbrook After Hours some serious competition next summer. It's a nice venue, with much easier parking than Innsbrook, so it should be a good addition to our entertainment scene.

With Martins leaving our market, I had thought Publix might pick up sponsorship of the Monument Ave. 10k. But it was Kroger that stepped in and will sponsor what is now the fourth largest 10k in the country, with over 30,000 runners expected for next April's race.

A big deal for me personally, as the Tyler Potterfield Bridge from Brown's Island over to the Manchester side of the river behind SunTrust's buildings has their ribbon cutting, after a long time in the planning. Already getting known as the "T-Pot Bridge", this will be an extremely popular addition to our Riverfront attractions, as nicer weather comes along in the Spring. If you haven't yet checked it out, you can park at Tredegar on the north side, or off of Semmes Ave. behind SunTrust on the south side to walk out and really get the feel of the river. Add it to your "To Do List" for the next time you are down in the area.

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“Around The Chapter” article is always full of great information about what’s going on in Richmond. It is definitely a must read. Bud also recaps our meetings and funnels chapter meeting information and news to the Times Dispatch. Thank you Ranny and Bud for all you do to make our newsletter current and informative.

Our board is looking forward to 2017 with great anticipation. As we move into the second half of our term I would like to recognize and thank all board members for their hard work and dedication to the chapter:

Vice President: Jeff Sechrest

Past President: Harvey Jones

Secretary: Steve Pancham

Treasurer: Justin White

Membership Co-Chairs: Cameron Bridges, Steve Dahowski

Programs: Allen Hurt

Sponsorship: Brian Workman

Professional Development: Maureen Roskoski

Public Relations: Bud Vye

Website/Social Media: Andrew Cheatham

Newsletter: Ranny Robertson

Hospitality: Andrea Niedhammer

Golf Tournament: Tim Hume

Chapter Administrator: Barbe Shaffer

The new year always calls us to improve and make our resolutions. I remember reading an article last year on New Year Resolutions for Managers. It was full of great resolution “ideas”. If you haven’t already made your resolutions or need a few more check out these four I summarized from an article that appeared in Forbes.

Hire the Best People You Can

To optimize your team’s performance, hire the best people you can and people you feel will work well together on your team. Hire people who have talents you lack. It will likely boost your team’s overall performance.

Stop Micromanaging

Micromanaging is so easy to fall into doing yet it is so ineffective. Talented employees often cite micromanagement as one of the primary reasons they began looking for other opportunities and eventually found work elsewhere. Know the difference between close supervision when needed and chronic micromanagement when not: one is constructive, the other destructive.

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Bring a Prospective Member to a Meeting

Please be advised that the Board has an established policy for anyone who would like to bring a prospective member to a meeting. If you let the Membership Committee place the RSVP for the prospective member, there will not be a guest fee charged for that attendee.

Again, the RSVP must be placed by the Membership Chair.

Cameron Bridges bridgesca@cox.net or Steve Dahowski sdahowski@kloke.com

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Stop Avoiding Conflict

Conflict is unpleasant. It is stressful and most do not enjoy confrontation. But handling conflict effectively is a core task of management. Often conflicts originate as simple misunderstandings or misinterpretations. Always use firm, direct communication when dealing with conflicts. Ask clarifying questions and be a good listener – sometimes such simple actions can not only halt escalation of the conflict; it can open the doors for quick and lasting resolutions.

Be Your Best - Set an Example

Set an example that's easy to follow. This is probably the simplest and best action you can take in the new year. Just be a good example to your team, it always has the same cost - zero dollars and zero cents. Your team will reward you with respect and productivity.

Good luck with the resolutions you've made for 2017. I wish you a happy and safe new year filled with prosperity, joy, and contentment. I look forward to seeing you at our membership meetings held on the 2nd Tuesday of each month.

Kathy



**Richmond Chapter Monthly Meeting
Luck Stone
Tuesday, January 10, 2017**



Please Join Us This Month For Learning At Luck
Please join the IFMA Chapter this month in learning all about the many benefits of LED Lighting. We will have Dale Barnett with Grainger speaking to the group. Dale will be explaining different options and ways LED's can lower your facilities operational cost and enhance its looks. This will be a "hands on"/"Q & A" session.

Sponsors

PLATINUM



GOLD

SILVER



Where: Luck Stone

515 Stone Mill Drive, Manakin Sabot, VA 23103

Parking: Parking Lot In Front

Time:

5:30 pm: Networking/Social Hour
6:30 pm: Speaker
7:30 Q&A

RSVP by:

Thursday, January 5, 2017
Simply e-mail Barbe Shaffer at ifmarichva@gmail.com
or register on our website at www.ifmarichmond.org
and click on Sign-up Genius and pay by credit card or at the door

COST:

Members: \$15
Members w/certification: \$10
Non-Members: \$35

Registrations are required. An additional \$5 will be charged at registration if you have not registered prior to the event. Credit card payments accepted at the door.

Be sure to include your guests name and company

No Shows will be billed



IFMA™ Richmond Chapter

International Facility Management Association

P.O. Box 808

Richmond, Virginia 23218



PLACE
STAMP
HERE

January Meeting

Luck Stone

515 Stone Mill Drive

Manakin-Sabot

Tuesday, January 10, 2017

5:30 PM

www.ifmarichmond.org