



**IFMA<sup>TM</sup> RVA**  
International Facility Management Association

**March 2024**

## THE PRESIDENT'S MESSAGE...



Hello Everyone,

I want to thank everyone that came out and our event sponsors for a very successful Genworth HQ tour last month. I was amazed by the crowd and hope you all enjoyed the tour of the Genworth space. We had over 75 people attend the tour and the social at Capital Ale House afterwards was fantastic. It was great to see so many of you. Thank you to our events team for coordinating the whole thing.

This month, we will be touring the Dominion High Voltage Lab & Technical Building. This is a highly specialized new build, designed to test and diagnose bulk electrical equipment systems in a controlled environment. Check out our events page for more information on this event and to sign up.

With an eye toward the future, I want to share a couple of additional updates that I'm really excited about. We are planning to tour Evergreen Enterprises on April 9<sup>th</sup> and have penciled in the Richmond Raceway for June 4<sup>th</sup>. Those should both be exciting events so be sure to block your calendar. In addition to those events, we will be sending out some educational opportunities, so watch your email for more information.

We will continue to work on lining up locations, but as always if you have an idea or there is a site you think would be of interest to the group please reach out to Twila Tyler, Sunny Hobbs or myself with those suggestions.

I look forward to seeing you at a future event and thank you for supporting IFMA RVA.

- Brian

## UPCOMING MEETINGS



**IFMA<sup>TM</sup> RVA**  
International Facility Management Association

### March 2024 Board Meeting

**Date:** Tuesday, March 5, 2024

**Time:** 4:30-6:00pm

**Location:** Trolley House or Virtual

### March Membership Meeting

**Date:** Tuesday, March 12, 2024

**Time:** 5:30pm-7:30pm

**Place:** *Dominion Energy Lock's High Voltage Lab & Technical Support Bldg.*

26326 Washington Street, Dinwiddie, VA 23803

*See page 3 for details*

## MEMBERSHIP CORNER

Zach Parker—Membership

### NEW MEMBERS

Benjamin Conaway  
American Pest  
[ben.conaway@americanpest.net](mailto:ben.conaway@americanpest.net)

Brandon Cosby  
KONE  
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Madi Davis  
AppleOne.  
[madid@appleone.com](mailto:madid@appleone.com)

Cara Derricott  
Markel  
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### RENEWING MEMBERS

Steve Atkins  
[steven.atkins@virginiaabc.com](mailto:steven.atkins@virginiaabc.com)

Melando Brown  
CBRE  
[mbrown6573@gmail.com](mailto:mbrown6573@gmail.com)

Keith Eberle  
Willow Oaks Country Club  
[keitheberle@icloud.com](mailto:keitheberle@icloud.com)

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[hubs80@gmail.com](mailto:hubs80@gmail.com)

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Ed Payne  
Enterprise Holdings  
[Edward.L.Payne@ehi.com](mailto:Edward.L.Payne@ehi.com)

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Brian Dudley, SFP, FMP  
[Brian.Dudley@Genworth.com](mailto:Brian.Dudley@Genworth.com)

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[Trent.dickson@bhegts.com](mailto:Trent.dickson@bhegts.com)

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[michael@trolleyhouseva.com](mailto:michael@trolleyhouseva.com)

#### Treasurer

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[gretchenhemmer@gmail.com](mailto:gretchenhemmer@gmail.com)

#### Immediate Past President

Sunny Hobbs  
[sunnyh@ptsalesinc.com](mailto:sunnyh@ptsalesinc.com)

### CHAPTER ADMINISTRATORS

#### Administration

Adam Larsen  
[Adam.Larsen@allegion.com](mailto:Adam.Larsen@allegion.com)

### COMMITTEE CHAIRS

#### Membership

Zach Parker  
[ZParker@FandR.com](mailto:ZParker@FandR.com)

#### Programs

Sunny Hobbs (Interim)  
[sunnyh@ptsalesinc.com](mailto:sunnyh@ptsalesinc.com)  
And  
Twila Tyler  
[tyler@moii.com](mailto:tyler@moii.com)

#### Sponsorship

Brian Workman  
[BWorkman@MOII.com](mailto:BWorkman@MOII.com)

#### Social Media/Web Site

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[Adam.Larsen@allegion.com](mailto:Adam.Larsen@allegion.com)

#### Newsletter

Beth Gay  
[beth@buckinghamgreenery.com](mailto:beth@buckinghamgreenery.com)

#### Hospitality

Karen Clifton  
[kclifton@servproctn.com](mailto:kclifton@servproctn.com)

#### Professional Development

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CFM, SFP  
[mocallag@richmond.edu](mailto:mocallag@richmond.edu)

#### Golf Tournament

Chad Bishop  
[cbishop@svmservices.net](mailto:cbishop@svmservices.net)

#### Founding Member Advisor

Ranny Robertson, CFM, Retired  
[grrjr41@gmail.com](mailto:grrjr41@gmail.com)



## **MARCH MEMBERSHIP MEETING – EXCLUSIVE ACCESS!**

**WHEN: March 12th 5:30pm -7:30pm**

**LOCATION: High Voltage Lab &  
Technical Support Bldg. at Dominion  
Energy Lock's Campus**

**26326 Washington Street Dinwiddie Va 23803**

Join us for exclusive access on Tuesday March 12th, as we tour the Dominion Locks High Voltage Lab and Technical Support Building, a highly specialized new build, designed to test and diagnose bulk electrical equipment systems in a controlled environment, mimicking real world applications -- before it opens for use. This building is unique (only a few similar in the US) and is targeted as LEED Silver for sustainability. The architect, **Gresham Smith** will be on site as well as primary GC, **Barton Malow**, along with the Senior Project Manager for Capital Projects from Dominion, who will lead the presentation and tour of the space.

**Time: 5:30pm-7:30pm**

**RSVP by: Monday, March 11th. Registrations are recommended, may pay at the door.**

RSVP at [ifmarva.com](http://ifmarva.com) through the events tab or on the main page

**Cost\*: Certified Members:**  
\$15  
**Members: \$25**  
**Non-Members: \$50**

**\* Registrations are encouraged prior to event.**  
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Questions? Contact [ifmarichva@gmail.com](mailto:ifmarichva@gmail.com)

**Thank you to our Meeting Sponsors!**





## 2024 PREPAID MEETING INVOICE

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Richmond, VA 23218

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## **Professional Member Spotlight—Keith Eberle**



### **Job Title and Company**

Facilities Manager at Willow Oaks Country Club

### **How did you first become interested in Facility Management?**

After several years working in the engineering department at the Grand Canyon I entered property management in Richmond. I needed a change from this field, wanted to continue in the maintenance field making Facility Management a great decision.



### **What's one major challenge you've faced while working in FM and how did you overcome it?**

Facility Management does present many challenges from a daily, monthly, and yearly perspective. One of the biggest challenges is ensuring decisions are made that the customer or the end user, most of the time unknowingly, benefits from. For example, at Willow Oaks we have an event in September known as the River Party for the club's members and guests. This event incorporates moving half of a full service kitchen down to the James River for the event. One aspect such as safety for the event needs to be analyzed from all perspectives. The members may benefit from covering cords to avoid slips and falls. The kitchen staff from having equipment hooked up properly, first aid in place, and even fire extinguishers within reach. Developing, communicating, and organizing effective plans using strong communication on a micro and macro level allow a manager to overcome many hurdles.

### **What has been the most rewarding aspect of your job?**

In many professions that exist success is measured when a customer has zero complaints. One of the more rewarding aspects of running a facility occurs when an idea is executed into action without the customer's knowledge. As time passes, it brings extreme joy to hear positive feedback from increased satisfaction.

### **Are there any upcoming trends in FM that you are particularly interested in and why?**

An interesting part of Facility Management currently is the attention to literally the place where we all live, the earth. I strongly feel that conserving and adapting new strategies to save the planets non-renewable resources, energy, and water usage should be adapted when feasible. Simply converting lighting to LED can have a positive impact that benefits everyone.

### **What advice would you give to someone new to FM or looking to get into the field?**

When entering the Facility Management field displaying patience, strong organization, and

## Professional Member Spotlight—Keith Eberle continued....

staying within budgets are essential in the position. Like any other area in life, maintaining a truly positive attitude is most important!

### From your perspective, what are the benefits of belonging to a professional community like IFMA?

Meeting great individuals at an organization such as the Richmond chapter of IFMA is terrific! Establishing contacts with experts in their respective fields will pay dividends for a Facility Manager that otherwise would be challenging to accomplish.

## PROFESSIONAL MEMBERSHIP WINNERS FOR 2024

Mark Beatty  
University of Richmond  
[mbeatty@richmond.edu](mailto:mbeatty@richmond.edu)

Lauren Frazier  
Grace & Holy Trinity Church  
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Meghan Johnston  
University of Richmond  
[mmcloone@richmond.edu](mailto:mmcloone@richmond.edu)

Matt Long  
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Jason Wells  
Westminster Canterbury  
Richmond  
[jwells@wcrichmond.org](mailto:jwells@wcrichmond.org)

***If you'd like to be more involved with IFMA RVA, the Board is looking for help with Vice President & the Newsletter for 2024.***

***If interested, please reach out to***

**Adam Larsen at [Adam.Larsen@allegion.com](mailto:Adam.Larsen@allegion.com)**

## **2024 IFMA Golf ! ! !**

**31st Annual Richmond IFMA**

**Golf Tournament**

**Monday, September 23, 2024**

**@ Lakeside Park Club**

**More details to follow  
soon!**



**If you'd like the opportunity to showcase your company during an event by becoming a meeting Bronze Sponsor, please reach out to**

**Brian Workman at  
[bworkman@moii.com](mailto:bworkman@moii.com).**





## FEBRUARY MEMBERSHIP MEETING RECAP

On February 13th, more than 70 attended our tour of **Genworth** and learned about their complete renovation and tenant upfit to the existing building, which includes the addition of an employee cafeteria, social room, clinic and health space, gym, locker room and creative collaborative spaces. **Baskervill**, the architect, and **Whiting Turner**, the general contractor, as well as other contractors and vendors were on-hand to discuss the intention and development of the space.

Following the Genworth tour members enjoyed refreshments across Broad Street from Genworth at Capital Ale.

Thank you to our Meeting Sponsors!











## 2024 BRONZE SPONSORSHIP FORM (MEMBERSHIP MEETING/CHAPTER EVENT SPONSORSHIP)

For \$300, the Sponsor Company will receive the following:

- Logo on Chapter website relative to meeting announcement
- Logo in Chapter newsletter (if received before deadline)
- Logo on meeting notice (if received before deadline)
- Logo displayed at meeting
- Two paid registrations to attend the meeting
- Marketing material displayed at meeting
- Opportunity to speak for 2 minutes at meeting

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*Thank you for helping us empower facility management professionals in the Central Virginia! Please send company logo in adobe illustrator file (or image file if .ai not available) to Brian Workman, our Sponsorship Committee Chair, for publication. [bworkman@moii.com](mailto:bworkman@moii.com)*



**IFMA<sup>TM</sup> Richmond Chapter**  
International Facility Management Association

## IFMA ANNUAL SPONSORSHIP FORM

### SILVER:

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One guest participant at the meeting you sponsor  
Logo on Chapter website, Chapter newsletter, Meeting notices

### GOLD:

All Silver benefits above plus the following  
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### PLATINUM:

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▼ Skill Level/Course

▼ Eligibility & Requirements

<p>Master</p> 	<p><b>Who</b> Experienced professionals who meet eligibility requirements</p> <p><b>What</b> Demonstrate mastery of 11 competencies through knowledge and experience</p>
<p>Authority</p> 	<p><b>Who</b> Facility professionals with a strong foundation of FM knowledge</p> <p><b>What</b> Implement sustainable practices within any facility, regardless of age</p>
<p>Proficient</p> <p><b>IFMA's CORE Competencies</b></p>	<p><b>Who</b> Facility professionals who want to round out their skills across the FM body of knowledge</p> <p><b>What</b> Complete your understanding of all 11 core competencies of FM</p>
<p>Skilled</p> 	<p><b>Who</b> Individuals seeking to gain knowledge of standards and best practice*</p> <p><small>*Typically FMP learners have at least one year of FM experience</small></p> <p><b>What</b> Gain knowledge in four foundational competencies</p>
<p>Beginner</p> 	<p><b>Who</b> New to FM or FM-adjacent role</p> <p><b>What</b> Gain high-level understanding of the role of a facility manager</p>

[ifma.org](http://ifma.org)

Not sure where to start on the path to FM mastery? IFMA's Self-Assessment Tool helps you map your strengths across the FM body of knowledge and pinpoint your next training.



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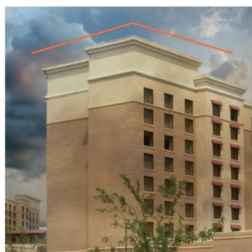
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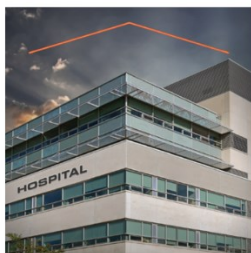
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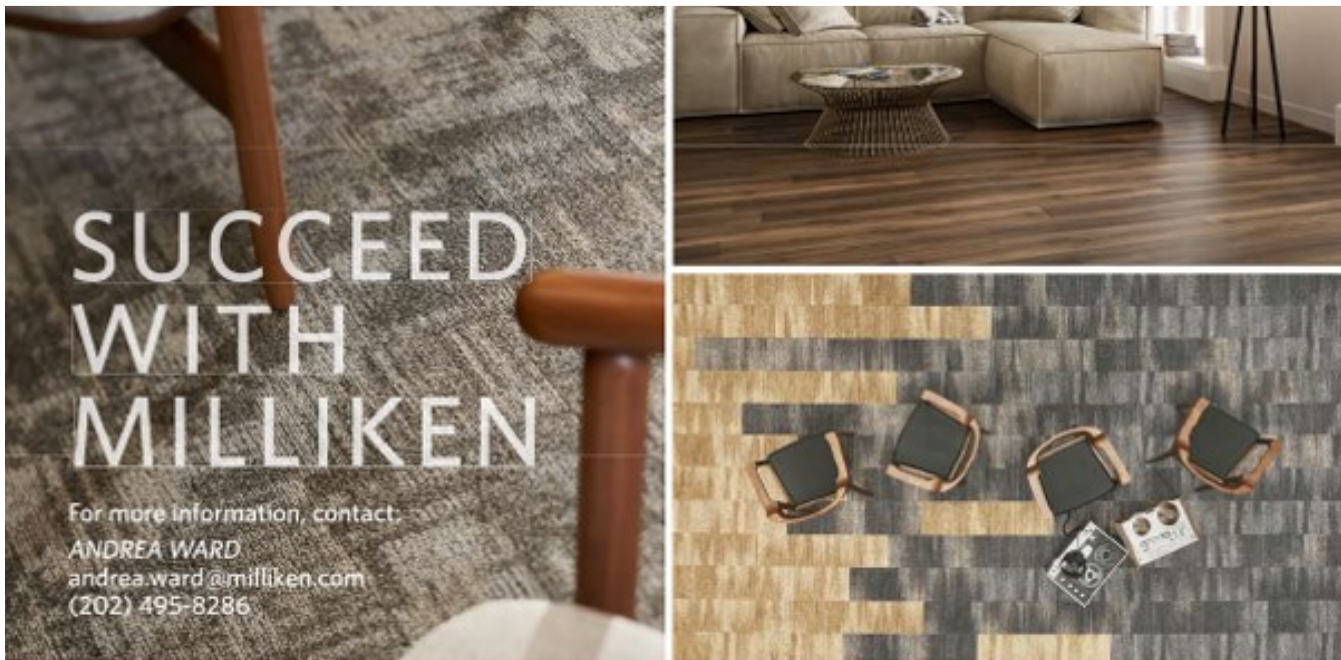


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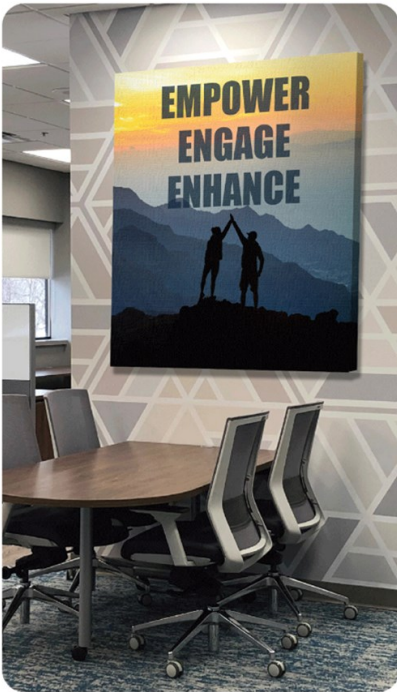
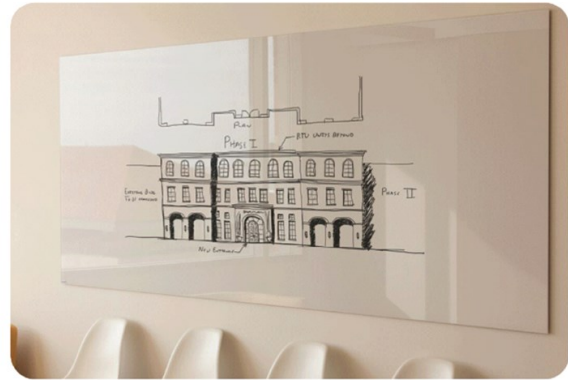
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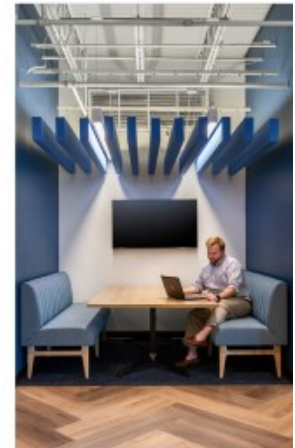
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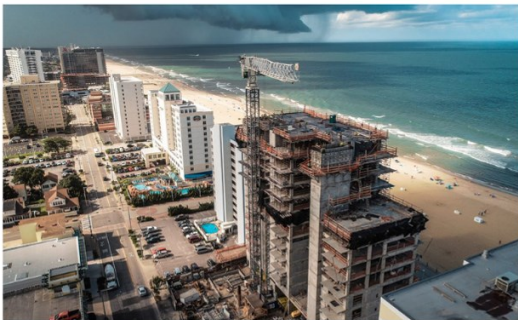
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Meet changing code requirements on your aging equipment and give your passengers an upgraded interior to match your building's aesthetic. Our extensive product portfolio guarantees the best option for your elevators.



## CAPITAL PLANNING

Our capital planning offers you dedicated representatives who will provide you with the best recommendations for extending your elevator's lifespan. All consulting is customized for your building to see that your modernization fits your budget.

Contact the Richmond branch office at 1 804-355-9792

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