

Voice OF THE Rockies

Denver Chapter
of IFMA

Advancing and Supporting
the Facility Management Profession

IFMA
DENVER

FALL 2011

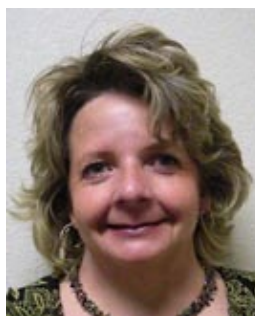
IFMA
AWARDS OF
EXCELLENCE

2007 WEBSITE
2008 MEMBERSHIP
& PROFESSIONAL
DEVELOPMENT
2009 CHAPTER OF
THE YEAR
2010 NEWSLETTER
2011 WEBSITE &
MEMBERSHIP

PEOPLE AS ASSETS

by Penny Johnson, LEED AP, Operations Manager, Northern Region, FBF Services Corp.

Even though it has been publicly announced that the recession is “officially over” my budget has not improved. Maybe I am embracing long term frugality, or perhaps I have integrated my budgetary requirements into thinking sustainably..... re-use reduce, recycle. Either way, there are significant rewards to taking care of what you have, shedding what you no longer need, and recycling



what you can. I will admit at first, when the recession first began revealing its’ ugly presence, I was annoyed. How inconvenient that everything should cost more, and that my budgets be reduced simultaneously!

Months were spent searching for the most menial of cost savings. Numbers and budgets were analyzed, reviewed, scrapped and started over. As people with responsibilities in Commercial Properties we became more than familiar with every aspect of our budgets. We also had to protect our assets. We could not forgo maintenance and repair, because that would be detrimental to our assets. We had to worry about tenant happiness. We had to pursue the greater “green”.

Among the drudgery of searching for savings however large or small for months on end, eventually I was hit with the most amazing revelation. Our assets and our tenants’ assets go beyond the four walls of our facilities. Our greater assets are our people, and the people who make our tenants successful. Somewhere in my mind I knew that. At that moment however, it was big. I am so thankful that we have a reason to regulate the temperature to keep our assets comfortable happy and productive. I have enthusiasm for the cleanliness of our facilities, that they are a pleasant place to go every day. I am happy to keep things in good repair, because it is good practice not only for our four walled assets, but also the living and breathing ones.

I have noticed a sensation of freedom, as I continue to purge old files, catalogs and magazines into the recycle bin. I feel lighter and more focused with every increment of progress I have made. I have never been a fan of clutter and am completely embracing electronic files over

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- Announcements

ARTICLES

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- NFRC’s CMA Program Makes Selecting High Performance Fenestration Easier
- AFEC Review
- Education Update

EDITOR’S BOX

- Suzan Thomas, Editor
- Myrnan Fronczak, Co-Editor, Staff Writer
- Amy Watters, Staff Writer
- Penny Johnson, Cont. Writer
- Jim Benney, Cont. Writer
- John McDonough, Staff Photographer
- Carolyn Visalli, Cont. Writer

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the paper models. Less is more... what was old, is new again. At home, I have been tackling the basement. I have enjoyed beyond all reason giving away things I no longer need or use to people who really do need them. After all, they are assets to our community, right? In my neighborhood we finally have a fantastic single stream recycle program. Every plastic bottle and piece of cardboard makes me smile as it goes into the big bin. I know I am protecting one more asset, our planet. Strange, I have recycled for years but it has never consciously made me this happy! As we move into the holiday season, I now have so many reasons to be thankful and full of joy. This year I will not worry about holiday hassles. I will enjoy and protect my assets; our tenants and properties at work and at home. I will not waste resources on unnecessary items that do not play a part in my goals. I will continue to reduce, re-use and recycle. The recession is officially over. My budget has not improved. My attitude is better than ever. I am thankful more than ever. I think this Holiday season will be the best ever.

LETTER FROM THE PRESIDENT

JOHN McDONOUGH, FMP,
PRESIDENT, DENVER CHAPTER OF
IFMA



Does the Denver Chapter of IFMA deliver all you had hoped when you decided to join? I want to know. I see and hear from many of our members but I know that there must be some that feel that

we are not delivering all that they had hoped.

The other evening I ran into a former chapter member and got an earful about why they are no longer involved. Some of the reasons had more to do with the business connections they were not making but there were also some comments made about the same people doing the same things, over and over. Over the last year we have done a pretty good job of reaching out and getting a number of new members involved in leadership positions within the chapter. New blood, new energy and new ideas are vital to making the Denver Chapter of IFMA the best it can be. But I also want every member to feel and know that my door, well figuratively, my in-box is always open. I want to know what we are doing right, what we are doing wrong and what you wished that we would do differently. While we can't be all things to all people I do want every member to know that I care about what you think.

One way that every member can have a direct impact on the direction of the chapter, beyond becoming a leader, is by participating in our annual planning retreat. This year we had a great turnout at the beautiful Boetcher Mansion on top of Lookout Mountain. We covered our strategic plan, areas that needed attention and new ideas of how to be a better chapter for all of our members. With many professional associations, these planning conferences are for the board members only. Your IFMA chapter has always made these events open to one and all and this year we had two brand new members take the initiative to not only attend but also bring a fresh perspective to our discussions. Make sure that next year you are in attendance as these half day events are so valuable as well as fun and are a wonderful way to see behind the green curtain at the inner workings of the chapter. I've said it many times but it's true, this is your association!

On a different note I wanted to talk brief-

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DENVER CHAPTER OF IFMA 2011 SPONSORS

Platinum

Belfor Property Restoration
OfficeScapes

Gold

Able Building Maintenance
ABM Janitorial Services
Jordy Carter Furnishings
Universal Protection Services

Silver

Saunders Construction
Tolin Mechanical

Bronze

BGL Facility Consultants
Box Studios
CASI
Ellipse Group
Exodus Moving & Storage
The Floor Care Company
Margenau Associates
Royal Cup Coffee
Team K Services
Techta America
Trane

ly about this year's World Work Place in Phoenix. We had a really good representation from the chapter and from what I have heard most everyone found it to be a great conference. The trade show floor offered a wealth of technology and innovative products and the show hours were well coordinated with the educational sessions so that the traffic was steady for the exhibitors. The educational sessions covered a wide array of topics and it was difficult to choose which to attend. Even with the large number of sessions available and the size of the rooms they were being held in, many were standing room only! Don't let anyone tell you that people go to World Work Place just for the parties! However the parties were pretty darn good too. Getting to play ball on the field at Chase Stadium, home of the Arizona Diamondbacks, was a highlight for many. Live music, stadium food and all of the games made for a fun welcome reception. We also had a Colorado Party on Wednesday night that Rick Gulick of the Floor Care Company put together. 45 people from Denver, Colorado Springs and the Northern Chapter all enjoyed some good food and drink and camaraderie. Thanks to the Floor Care Co., BELFOR Property Restoration, Securitas Security Services, BGL Facility Consultants, the Pikes Peak Chapter and your Denver Chapter of IFMA for making this possible.

NFRC'S CMA PROGRAM MAKES SELECTING HIGH PERFORMANCE FENESTRATION EASIER

By JIM BENNEY

Building energy use is gaining more attention these days. Facility managers need to stay on top of the latest energy codes and green building requirements that come their way. For ex-

ample, some cities and states are now requiring commercial building owners to report their buildings' energy use.

Looking at the big picture, a building's doors, windows and other fenestration play an important role in its energy performance. Choosing commercial fenestration for new buildings and renovation projects that meet specifications and local energy codes may seem daunting. But, the National Fenestration Rating Council's (NFRC) Component Modeling Approach (CMA) can make it simpler.

For decades, NFRC has been a trusted source of independent energy performance ratings for residential fenestration products. Now, NFRC's CMA brings similar benefits to non-residential fenestration.

With CMA, energy performance data from the three primary components of a fenestration product or system (glazing, frames and spacers) is combined to calculate whole-product energy performance. Facility managers and their architects can even use the CMA software tool (CMAST) to compare the energy performance of different fenestration designs.

After a product is modeled, CMA can be used to generate a Label Certificate with certified U-Factor, Solar Heat Gain Coefficient (SHGC) and Visible Transmittance (VT) values. The Label Certificate is designed for energy code compliance purposes.

A 2010 CMA simulation study of California buildings found that the use of CMA resulted in higher energy code compliance margins over alternate fenestration rating methods. With CMA providing the most accurate energy ratings, it can also contribute to better HVAC load modeling, which can mean better sizing decisions. And, because CMA can be used to configure windows with greater energy performance, it has the potential to contribute to higher LEED scores for the building.

Another benefit CMA offers is that its data can be transferred easily to software programs used to determine whole-building energy use. Potential tenants may request this type of information, and if the building energy reporting trend continues, Denver could become one of the major cities requiring commercial buildings to disclose energy use data.

As energy building codes and green building requirements get tougher, it's good to know that innovations in fenestration technologies offer significant improvements in energy performance. And NFRC's CMA program makes it simple to select and rate the right high performance fenestration for your project.

Jim Benney is CEO of the National Fenestration Rating Council.

PROFESSIONAL SPOTLIGHT

PHILLIP HENSLEY



This member spotlight focuses on Phillip Hensley. In the past Phillip has been a Board Member and the Chair of Education for the Denver Chapter of IFMA.

Phillip appreciates the professional development and networking opportunities he gains from being a member.

Phillip works as Manager of Facilities for the City of Arvada. "After all these years I'm still enjoy and I am amazed at the new and interesting challenges that I encounter."

When asked about the best experience of his life, Phillip says "Watching my daughter grow up and I hope I can say the same about my grandson."

Phillip enjoys the Colorado mountains and travel, motorcycles, biking, skiing, photography, and watching Roller Derby.

ASSOCIATE SPOTLIGHT CRYSTAL ALLEY, COCAT RESTORATION AND RECONSTRUCTION



This member spotlight focuses on Crystal Alley. Crystal currently offers support to three committee's for the Denver Chapter of IFMA: Public Relations, Membership, and the Golf Committee. Crystal also assisted the Golf Committee in 2010 and 2011.

Crystal says that through committee involvement and networking, "IFMA has given me the opportunity to establish strong referral relationships with both Facility Managers and Vendors. These great connections have allowed me to advance my career and increase branding efforts in the market place."

Crystal works for COCAT Restoration & Reconstruction. "I love that my job is focused on helping individuals in a time of devastation. There is no better gratification than to provide 'peace of mind' and to help others re-build their lives after a tragic event!" When asked about an amazing life experience, Crystal notes that on a trip to Maui, Hawaii "I was able to be lead by a native off path to an amazing waterfall in which I climbed and jumped off

into the beautiful blue water below!”

Crystal is a Colorado Native and loves absolutely everything about Colorado. She loves, “that we have 4 seasons, even though they might not all last as long as they are supposed to. I also love that the majority of the year we can wear flip flops and a light jacket and survive. And I love how kind people are in Colorado, opening doors for each other, saying ‘please and thank you’ etc. I also love that native’s are rare in Colorado, because that means that I am lucky to live somewhere amazing!”

Crystal’s entire family lives in Colorado and they are all very close and keep each other very busy. Crystal has a cat named Cherub. She is about 13 years old and is a very loving cat. She enjoys scuba diving, camping, fishing, boating, music, and painting.

AFEC 2011 REVIEW AND A LOOK FOR- WARD TO 2012

**CAROLYN VISALLI, DFM, CFMJ,
LEED AP, CONFERENCE MANGER,
AFEC 2011**

I hope you didn’t miss out on the MUST ATTEND event of our region, because the 2011 Advanced Facilities Management and Engineering Conference was a HUGE success! After 10 years of providing quality industry education, AFEC has more than tripled in size from its humble beginnings to become the largest and best attended facilities event in the Rocky Mountain Region with a focus on helping attendees “Restore. Survive. Thrive.” in their career.

“We have made great relationships and fantastic customers over the 5 years we participated in the AFEC Show!”

- Steve Bein, Colorado Asphalt Services Inc.

This year was the second largest attendance since AFEC’s inception. The planning committee is excited to improve upon this for next year. Specifically, we plan to increase our marketing efforts, so more are aware of and excited about our regional event and we can beat the attendance record! Seeing how successful this year was, it is a very reasonable goal.

“Waste paper basketball at the AFEC Skills Olympics Booth was Awesome! I had fun AND I was able to help Volunteers of America!”

- Carolyn Visalli, AFEC Conference Chair.

In our Vision for AFEC 2012, we want to attract a larger exhibitor base, with a wider variety of specialties. We may have sold out this year, but that doesn’t mean we can’t go bigger! The committee is excited to consider the possibility of worrying where to put all the exhibitors! Our exhibitors will also be excited to note that we will continue with our Exhibitor Advisory Committee, who will meet in early 2012 to provide more excellent suggestions on how to further improve the Expo.

“Lots of great prospects and leads. We are looking forward to next year!”

- Drew Williams, Larkin & Associates.

This year’s Keynote speaker was author, consultant and thought leader Rex Miller. He walked the audience through the changes to the market and businesses over the last few years, as well as generational and technology changes that are going to shape the future of our industry. Attendees were inspired by his insight and approaches to being ready for these changes and helping to lead our industry moving forward. For those IFMA members who missed out, the powerpoint presentation and an audio recording of the Keynote will be available on our website at www.ifmadenver.org. Keep an eye out!

"The seminars have been very informative and the speakers are very knowledgeable and gave good presentations. The exhibitors represent a broad selection of facilities interests and were helpful and interesting!"

*-Ann Rosenthal, University of Iowa
(Iowa City, IA)*

As always, your feedback plays a key role in the planning of future shows. If you have any comments or suggestions, please send them to your IFMA AFEC Chair, Carolyn Visalliat Carolyn.r.visalli@xcelenergy.com. We are open to suggestions for the next Keynote, new speakers or topics for 2012, as well as associations or companies that may be a good fit to participate in our show.

You can also be a part of the planning process! There are openings for idea generators, article critics, speaker seekers, and more. Monthly Planning Meetings begin as early as November in preparation for the coming year. Gain valuable experience while helping shape the largest gathering of like-minded professionals in our region. Contact Carolyn and she can provide you further information.

"As a professional starting out in IFMA, volunteering to be a floor monitor was an inviting way to get involved with AFEC."

*-Lacy Ramunno, NCIDQ, LEED AP,
Ellipse Group.*

EDUCATION UPDATE

DARIN ROSE, EDUCATION CHAIR,
DENVER CHAPTER OF IFMA

Beginning February 29-March 1, we will begin the first of four FMP (Facilities Management Professional) classes. The following course dates are March 28-29, April 25-26, and May 30-31.

The much anticipated SFP (Sustainable Facilities Professional) launches on March 21-22. Courses 2 & 3 are 4/25-26 and 5/30-31

Each of these courses are two days led by instructors that are All-Star's and Hall-of Famers in the industry. Those ready to take on the challenge that is the CFM (Certified Facilities Manager) designation will want to set aside April 23-24. (Dates subject to change. Fees and further available online at IFMADenver.org.) We will also be partnering with a Florida chapter to offer (at a nominal fee) additional educational happenings with monthly "lunch-n-learn" webinars covering IFMA's 9 established Core Competencies, plus the two new ones; Sustainability and Continuity Planning. Miss a luncheon? Beginning soon we will be posting past meeting presentations online. As always, you can contact me or Tami Velasquez for questions you may have on the educational advantages the chapter offers you to gain from.

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MISCELLANEOUS ANNOUNCEMENTS

THE 1ST ANNUAL DENVER CHAPTER
OF IFMA

"THE STATE OF IFMA
LUNCHEON"

FEBRUARY 14, 2011

11:30AM TO 1:00PM

LOCATION - FOGO DE CHAO
1513 WYNKOOP ST. AND 15TH
ST. DENVER, CO 80202

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The State of IFMA addresses the accomplishment of IFMA and the chapter in 2011 and sets out their initiatives and goals for 2012.

In the past few years IFMA and the chapter has made great strides to initiate goals that enhances the quality of services it offer its members and promotion the FM field. Attendees will get an update on the operational and financial health of the chapter.

Attendees will be briefed by the chapter leadership and the committees. The following committees will brief members on their committee's 2011 accomplishments and their charter for 2012 in accordance with the chapter's 2012 Strategic Plan.

- AFEC/Expo
- Scholarship (Denver Chapter)
- Awards of Excellence
- Chapter Advancement
- Advocacy
- Boulder Networking
- Golf
- Foundation Liaison
- Chapter Awards
- Education
- Job Network
- Community Service
- Connections
- Newsletter
- Pat Harris Scholarship Foundation
- Membership
- Public Relations
- Website
- Programs/Hospitality
- Update

Whether you are a long standing member, new member or potential member to IFMA and/or the chapter, the address will be a great event for information about IFMA and the local chapter. You need to register on the chapter's web site (www.ifmadenver.org). Registration deadline in February 10, 2012.

2011 MEMBERSHIP DRIVE WINNERS!!!!

Congratulations to our members that won a Visa gift card at The Holiday Party. Also, thanks to our members that recruited a new Professional member in 2011. Our chapter members below have a strong commitment in helping our chapter achieve constant growth in our membership. We can't do it without the efforts of these members.

Thank you,
Adam Crowell - Membership Chair

\$250 Grand Prize Winner for recruiting the most Professional members in 2011:

**Cody Neuhold – CO Community
College System**

\$100 Gift Card from the drawing at the
Holiday Party:

Nancy Michelson – Kinder Morgan

\$100 Gift Card from the drawing at the
Holiday Party:

Walt Stone – Policy Studies

All 2011 Qualified Membership Drive Members

Walt Stone – Policy Studies
Cody Neuhold – CO Community College
System

Dan Hill – Kinder Morgan
Nancy Michelson – Kinder Morgan

Laura Torrisi – CH2M Hill

Jon Cicero – MoneyGram

Joe Stover – City of Thornton

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