

**Priority:** Accountability **Lead Agency:** County Management  
**Program Offer Type:** Internal Service **Program Contact:** Doug Butler  
**Related Programs:** 72043, 72044, 72046, 72047, 72048, 72051

**Program Characteristics:**

**Executive Summary**

Facilities and Property Management pays for utilities, debt service on facilities and Capital cash transfers. These expenses are then charged internally through the buildings and directly "passed through" to the respective tenants in those facilities.

**Program Description**

This program is linked to the Accountability priority by paying for, managing and allocating the resources for utilities, facility debt service, as well as, the collection of fees for both the Capital Asset Preservation and Capital Improvement Project Funds.

All pass-through expenses are then allocated amongst facilities to pay for actual debt, actual utility expenses (including an overhead charge of 6%), as well as, Tiers 1, 2, and 3 Capital projects.

**Program Justification**

Facilities recognizes and supports energy saving opportunities with County facilities in order to optimize the operation of energy using equipment in County owned buildings. FY07 Expenses for utilities are projected at \$6,196,929 and are adjusted annually to align with deregulated market pricing.

FY07 Facility debt service is \$10,351,935 and is adjusted when Finance restructures its debt portfolio or when buildings are sold through the Facilities Disposition Plan. In summary, this also includes \$154,495 for allocated Central Indirect.

FY07 Capital cash transfers are \$4,587,113 which include fees for both Asset Preservation at \$2.25 per square foot and Capital Improvement Projects at \$1.80 per square foot.

**Performance Measures**

Measure Type	Primary Measure	Previous Year Actual (FY04-05)	Current Year Purchased (FY05-06)	Current Year Estimate (FY05-06)	Next Year Offer (FY06-07)
Output	Reduction of overall energy costs	0%	3%	3%	3%
Outcome	Reduce Long term Facility Debt	0%	0%	1%	8%
Output		0	0	0	0

**Performance Measure - Description**

We will manage and reduce energy use, as well as, created and established a new baseline to adjust and compensate for fluctuations in deregulated energy markets. We have created a joint Energy Task Force team to assess and evaluate energy usage to ensure both the efficiency and effectiveness of our facilities.

In FY06 we have reduced the County's long term debt by \$767,000 due to the successful implementation of the ongoing disposition plan. In FY07 we expect to reduce ongoing Facility debt of \$108,600,000 by \$8,269,174 or 7.6% due to dispositions of the Kelly, Mead and McCoy buildings.

## Legal/Contractual Obligation

## Revenue/Expense Detail

	Proposed General Fund	Proposed Other Funds	Proposed General Fund	Proposed Other Funds
<b>Program Expenses</b>	2006	2006	2007	2007
Materials & Supplies	\$0	\$0	\$0	\$6,196,929
Internal Services	\$0	\$0	\$0	\$10,331,347
Cash Transfer	\$0	\$0	\$0	\$4,510,591
Subtotal: Direct Exps:	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$21,038,867</b>
Administration	\$0	\$0	\$0	\$0
Program Support	\$0	\$0	\$0	\$0
Subtotal: Other Exps:	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>
Total GF/non-GF:	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$21,038,867</b>
Program Total:	<b>\$0</b>		<b>\$21,038,867</b>	
Program FTE	0.00	0.00	0.00	0.00
<b>Program Revenues</b>				
Fees, Permits & Charges	\$0	\$0	\$0	\$21,144,837
Program Revenue for Admin	\$0	\$0	\$0	\$0
<b>Total Revenue:</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$21,144,837</b>

## Explanation of Revenues

Revenues are generated by directly passing through the actual expenses related to debt, utilities and capital funds. These funds are reimbursed through internal client services funds.

## Significant Program Changes

### Last year this program was:

In FY05, we saved 472,659 KWH electric (kilowatt) hours and held the Natural gas (therms) usage to no growth, and decreased the water (CCF) usage by 2.5%. To date, we have recognized over \$33,000 in cost reduction. We are also continuing to work with Sustainability and our vendors to assist in monitoring the effectiveness of our conservation and recycling efforts and build into our contracts Green Building standards.