

Agenda



0900-0910 General Facilities Conditions (@ Roosevelt Hall, Tom Karnowski)

0910-0930 Roosevelt Hall Tour (CAPT Trent Hesslink, Mike Peznola)

0930-0940 Walk to Eisenhower Hall

0940-1005 Eisenhower Hall Tour (Brig Gen Kyle Robinson, John Beury)

1005-1010 Walk to Marshall Hall

1010-1030 Marshall Hall Tour of Mechanical Spaces (Tom Karnowski)

Notes:

1. Mission and Quality Ratings for North Campus are copied from the Installation Status Report, JUN2018, JBM-HH (GFEBs data).
2. Conditions classified by JBM-HH application of the Army Facility Standard Design and ISR-I Mission Criteria Alignment standard that was published in SEP2011. The Navy uses a similar system.
3. GFEBs (General Fund Enterprise Business System) is a Web-based enterprise resource planning system for the United States Army. GFEBs replaces or absorbs more than 80 legacy accounting and asset management systems to standardize business processes and transactional input across the Army.

Condition of NDU Facilities



BOV Walkabout

0900 to 1030

North Campus

7 December 2018

*Imagine, Create, and
Secure a Stronger Peace...*



**NATIONAL DEFENSE
UNIVERSITY**
Washington, D.C.

Facilities, North Campus



Budget:

- Funding at the current level of service has a shortfall of \$4.5M/yr
- We have ~\$250K per year in discretionary funds in the spend plan.
- Unfunded Requirements (UFR) don't meet contracting time requirements.

Funding priorities (IMCOM funding supplemented by NDU):

- Life, Health, Safety issues
- Mission Critical, Mission Essential, Mission Improvement
- Sustainment (Maintenance); Furniture; Carpet; Painting
- Facility utilization (resource plans) are factored into resource decisions and priorities

NDU-Foundation

- Seeking opportunities via Public Private Partnerships

Facilities Condition



Building	Mission Capable	Quality Rating
Eisenhower	Yellow	Black
Roosevelt	Green	Yellow
Marshall	Green	Yellow
Lincoln	Green	Green
Normandy JFSC	Green	Yellow
Okinawa JFSC	Green	Green
Housing JFSC	Yellow	Yellow

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3. **GFEBS** (General Fund Enterprise Business System) is a Web-based enterprise resource planning system for the United States Army. **GFEBS** replaces or absorbs more than 80 legacy accounting and asset management systems to standardize business processes and transactional input across the Army.

Conditions

1. **Roosevelt Hall:** leaking roof and envelope; mechanical systems are degrading due to deferred maintenance.
2. **Eisenhower School:** deliberately planning for dislocation in Jun 2020; broken mechanical systems, damage, and mold.
3. **Marshall Hall:** degraded mechanical system; unrepairable automation system (no replacement parts); boiler down; leaking envelope and negative pressure.
4. **Lincoln Hall:** High maintenance on the building automation system and air handling units.
5. **Normandy Hall (JFSC):** Aging and requires modernization.
6. **Okinawa Hall (JFSC):** Mechanical systems require a high level of maintenance.
7. **Housing (JFSC):** Leaking roofs and aged mechanical systems. NDU pays the cost of maintenance ISO Navy Gateway Inns.

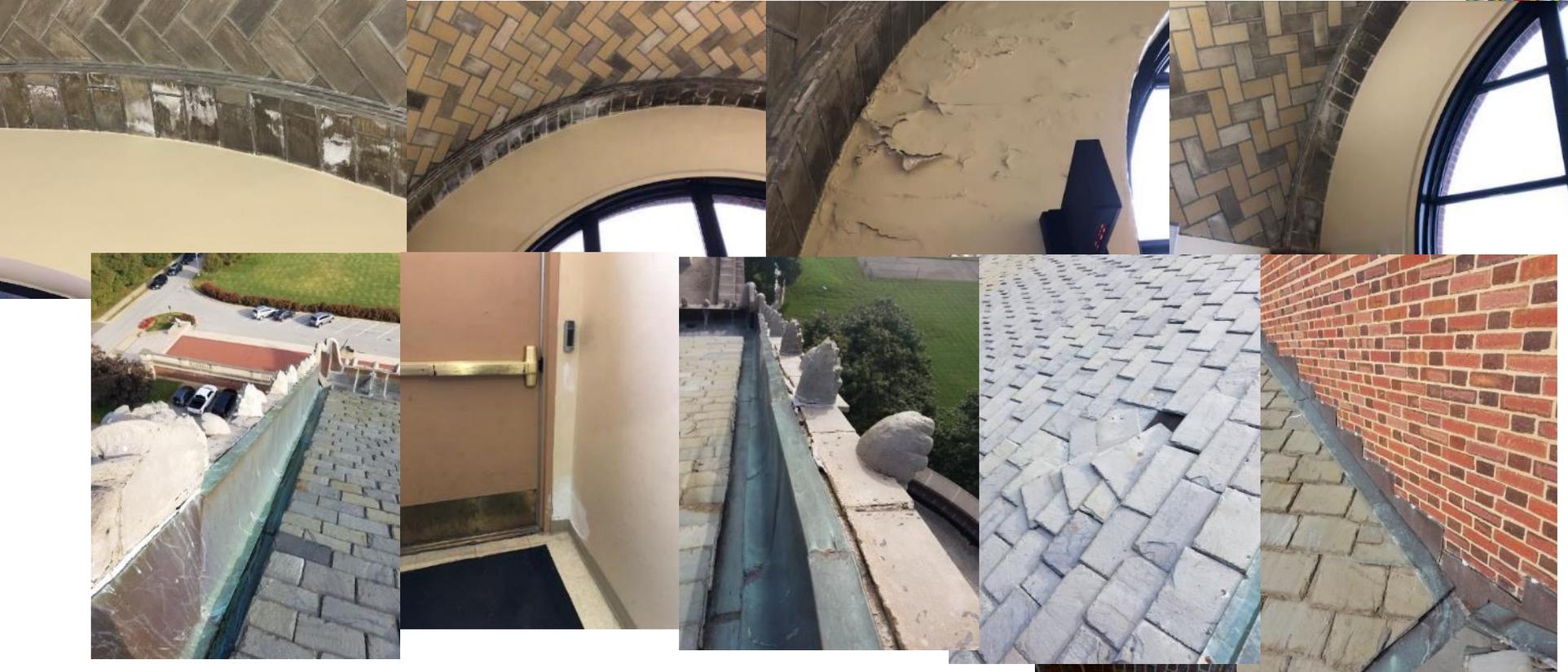
Take-Away

Inadequate and deferred routine maintenance has resulted in unrepairable systems and degraded facilities.

Roosevelt Hall



Building	Mission Capable	Quality Rating
Roosevelt	Green	Yellow



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- **Building envelope requires extensive repair to prevent moisture intrusion.**
- **Roof is leaking in multiple places causing interior damage.**
- **Mechanical systems are at their expected life.**

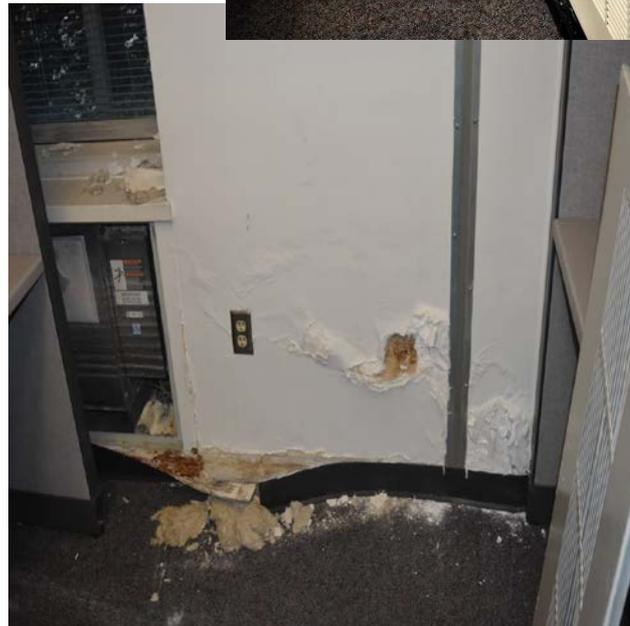


Eisenhower Hall

Building	Mission Capable	Quality Rating
Eisenhower	Yellow	Black



- **Degraded mechanical systems, loss of envelope integrity, and resultant mold.**
- **May require building closure for repair of major systems and restore facilities.**



Notes:

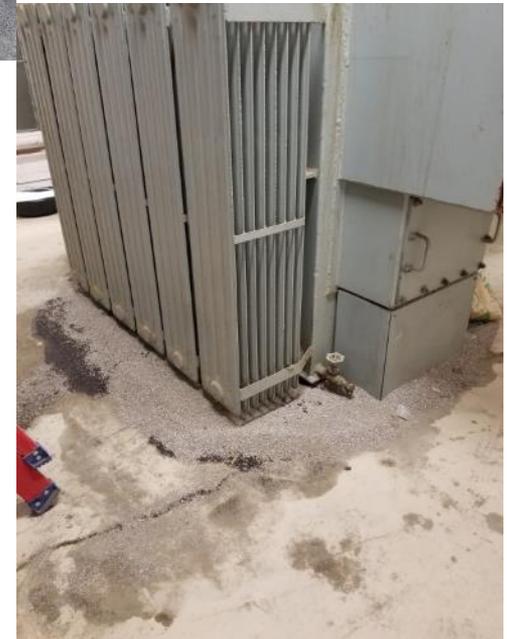
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Marshall Hall

Building	Mission Capable	Quality Rating
Marshall	Green	Yellow



- **Building envelope requires extensive repair to prevent moisture intrusion.**
- **Controls are obsolete and not repairable.**
- **Mechanical systems are at their expected life.**
- **Lightning protection dismantled.**



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Facilities Initiatives



Status Updates:

- Joint Base Myer-Henderson Hall (JBM-HH) informally changed our Current Level of Service (CLS), from CLS III to CLS II; NDU is formally requesting permanent change thru IMCOM.
 - Similar to flying “economy-plus vice economy”
- Treating NDU as a Tier 1 facility readiness driver.
- NDU Augmented JBM-HH with \$300K paid to USACE to **produce a definitive mold remediation solution**, with actionable work estimates of time and money required to restore Eisenhower and other buildings to ‘complete and usable’ status.
 - Contingency planning in progress to continue mission if rooms/buildings aren’t available.
- JFSC working with Navy Region Mid-Atlantic and NSA Hampton Roads to develop options for JFSC student housing.

Ongoing engagement with Navy for South Campus and Army for North Campus to improve funding profile of NDU facilities

Facilities Lines of Effort



LOE 1: DPW / IMCOM Annual Call for Work

Sustainment and Restoration Projects, 1-n list:

- List has grown:
 - Jan 2018 = \$20,343,000
 - Jun 2018 = \$21,777,500
 - Oct 2018 = \$36,632,000*

*Increase is due to restoration, maintenance and mold remediation; information forwarded to JBM-HH.

Note: The 1-n list is updated every month and fluctuations are due to completed work or other changes (e.g. Learning Center).

LOE 2: Unfunded Requirements (UFR)

Sustainment, Restoration, and Modernization Projects prioritized 1-n list:

- Interim Sustainment, Restoration, and Modernization funding until funds are approved thru the POM process.
- “POP-UP” infrastructure funding to bridge the gap between the basic level of service and must fund ISO mission requirements.

LOE 3: Program Objective Memorandum (POM)

Derived from the 1-n list and must incorporate the following:

- Restoration funds to return broken facilities to Class 1.
- Modernization funds to refresh carpet/paint/furniture ISO mission of a world class university.
- Additional funds over the IMCOM basic support services to sustain (maintain) NDU at a Tier 1 FRD and Class 1 condition.

LOE 4: Public-Private Partnership

- Continue work with both Business Improve Districts
- SWBID held a forum for development on 18OCT. Met Monty Hoffman who is the prime developer of SW
- Work with JFSC CMDT /staff regarding use of PPP for housing. Provided bkgnd and POCs for PPP course.
- JBM-HH is now engaging with DC Planning Office.

LOE 5: Codify NDU as Tier 1, Class 1 Facilities for SRM Scoring

- JBM-HH is now scoring NDU as a Tier 1 facility but this is not codified by higher command.
- Sustainment funding remains at Class 3 levels.