



The Facilitator

July 2005

Kansas City Chapter of International Facility Management Association

July Program Preview

By Jackie Johnson

Make sure you take advantage of the FREE FM Audio Seminars provided monthly. It takes about two hours of your day once a month and is a great opportunity to network with your fellow IFMA members and share tips and tricks on the presentation topic.

Information on upcoming seminars is available on the IFMA web site. Just look on the calendar and don't forget to sign up online.

P.S. It's FREE!!

EVER WONDER HOW IFMA INTERNATIONAL IS IMPACTING YOUR CAREER AND THE FUTURE OF FACILITY MANAGEMENT? PLEASE JOIN US ON JULY 19th FOR A SPECIAL PRESENTATION: "TODAY'S REALITIES AND TOMORROW'S OPPORTUNITIES"

Dave Brady, President and CEO of IFMA International will make a presentation that will focus on today's facility management issues, as well as IFMA's predictions for the future of the workplace and the facility management profession.

Topics that will be addressed include sustainability, environmental concerns, energy, outsourcing, security, technology, demographics, globalization and the workplace of tomorrow.

The IFMA 2005 Forecasting Team has recently validated this presentation. This team consisted of a panel of experts representing Facility Management, Design, Architecture, Corporate Real Estate, Research, Engineering and Higher Education.

Teena Shouse, First Vice Chair and a member of our local chapter, will discuss the association's strategy.

About the Speakers:

David J. Brady is President and CEO of the Houston-based International Facility Management Association. He has 22 years of experience in association management. Brady joined the IFMA staff in 1993 as Director of Membership Services and has also served as Vice President of Education and Event Management and Vice President of Administration and Member Resources. Brady previously was Executive Vice President and Chief Operating Officer before being appointed to his current position.

Prior to joining IFMA, Brady served for nine years in various capacities with the National Association of Credit Management in Columbia, Maryland. He was the President of NACM affiliates in Grand Rapids, Michigan and in Houston, Texas. He also was NACM's national Director of Affiliate Services. Brady entered the association management field from banking.

Brady is a member of the American Society of Association Executives and he holds a bachelor's degree in business administration from Olivet College in Olivet, Michigan.

Inside this issue:

August Program Preview	3
CFM Question	7
Educational Opportunity	5
Events Calendar	11
Focus Feature	4
Golf Outing	2
International News	6-7
July Program Preview	1
President's Podium	8
Quick Pix	9
Welcome New Members	5
Winning Results	8
World Workplace	10

Continued on page 3

KC IFMA Golf Outing

By Sam Davidson, CFM, KCIFMA Golf Chair 2005

Well, another golf outing has successfully come and gone, and once again, the weather was nearly perfect and a great day was had by all. The course was in great shape this year - thanks to Steve Price and his hard working crew at Painted Hills. His staff always does a great job and their efforts also contributed greatly to the day's success.



First off, I would like to say THANK YOU to all of those who participated - especially to all of our Chapter Sponsors and Hole Sponsors for helping us to have another successful outing! This year's turnout was not what I expect from the KC Chapter of IFMA, but nevertheless, over 90 golfers played, and over \$7,000 was raised in support of the KC IFMA Scholarship Fund and the IFMA Foundation. Next year we will do better!

The money that is raised each year goes towards the KC Chapter's local scholarship program and also to the IFMA Foundation. This money is used to provide scholarships to local students in the study of the "FM/Built Environment" and to help support the advancement of the FM field worldwide through research grants, benchmarking studies, CFM Study handbooks, and other educational activities - all directed towards furthering the Facility Management profession.

The winning teams for this year's outing were as follows:

First Place Team – "A Flight"
Milliken Carpet

First Place Team—"B Flight"
Facility Source, Inc.

Second Place Team – "A Flight"
Multi-Systems Installations Inc.

Second Place Team—"B Flight"
ABM Janitorial

Third Place Team – "A Flight"
Treat America

Third Place Team—"B Flight"
Fry-Wagner Moving & Storage

A special thanks to Volunteer Coordinator, Greg Gladfelter from Gladfelter Engineering, and golf committee members Eric Harper from Woodley Building Maintenance and Michael Short from the City of Lenexa for all their hard work this year. Without their efforts, this event would not have been a success. In closing, I would like to again say Thanks to All KC IFMA members and to everyone else whose generous support helped us put on another great golf outing!



Remember, mark your calendars for June 1, 2006 for next year's golf outing.

Teena Shouse, CFM, General Manager of Employee Services has over 23 years in service-related fields, including facilities management, food services, retail operations, and environmental services.

Teena presently oversees the employee services and amenities programs for the Sprint World Headquarters Campus in Overland Park, Kansas. She was part of the design team, which researched, planned, and built Sprint's new 4.1 million square foot campus in Overland Park, Kansas.

Teena is a Certified Facility Manager (CFM) through the International Facility Management Association (IFMA), and is a lead instructor and presenter, and has assisted in teaching and material development for IFMA educational programs.

Teena is also an accomplished speaker and has presented at several World Workplace events, including facilitating the CFM review prior to the annual exams. She has served on the International Board of Directors for IFMA for five years.

Location: Christ Community Church, 14200 Kenneth Road, Leawood, KS 66224

Cost: Online: \$15 members; \$20 non-members / At the Door: \$20 members; \$25 non-members

Time: 11:30 a.m.—1:00 p.m.

Parking: Free parking provided at the Church parking lot.

Directions: State Line to 135th St., go through the intersection (South) and the street name will change to Kenneth Rd. The entrance for the church will be on the right-hand side. The program will be in the lower level.

IFMA Contacts: Jackie Johnson (913) 227-7763

This is a wonderful program for anyone that it interested in learning more about IFMA and a recommended program for our professional members. Every IFMA member bringing a Guest is entered into a drawing for a \$25 gift certificate to the Plaza.

RSVP WILL CLOSE ON 7/17/05

... And, Coming Up In August

By Sandy Hicks

August Monthly Meeting Topic: Archibus at Johnson County, Kansas – A Success Story

Mike Chamberlin, Information Systems Administrator for the Facilities Management Department of Johnson County, Kansas, will be the speaker for the August meeting. Johnson County Facilities management began Archibus implementation five years ago. In 2002, we reported on how implementation was accomplished with a limited staff. Mike will talk about how the department and other agencies within County Government are now using Archibus.

Date: Tuesday, August 19, 2005

Time: 11:30 a.m. – 1:00 p.m.

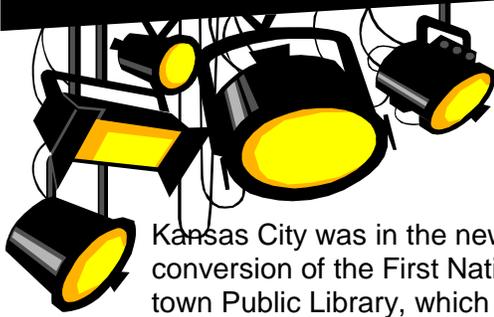
Location: 7311 W. 130th Street in South Creek, O.P., KS

Parking: Free parking provided at the site. Detail map and to follow in next month's newsletter.

Cost: Online: \$15 members; \$20 non-members

At the door: \$20 members; \$25 non-members

IFMA contacts: Sandy Hicks (816) 395-2400 or Kelly Hayes (913) 715-1152



FOCUS FEATURE

Kansas City was in the news recently with an article published by Buildings.com regarding the conversion of the First National Bank Building in Kansas City, Missouri to the Kansas City Downtown Public Library, which was given the Grand Prize Buildings Modernization Award. Also listed as a winner is Cerner Corporate Campus, Kansas City, Missouri. The other winners were in Washington, D.C., New York City, and Elmhurst, NY. Pretty impressive for Kansas City to win two of the six awards!

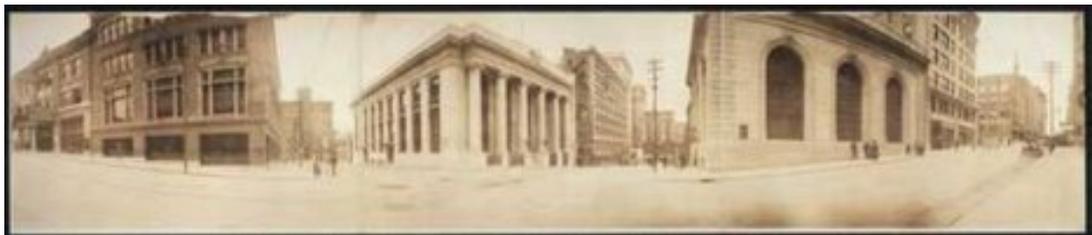
The following are excerpts from the Library article, but for the full story, go to http://www.buildings.com/Newsletters/at_the_moment/default.asp. This abridged version really doesn't do it justice.

The library needed a large, versatile building, and the vacant First National Bank facility fit the bill. Project management, programming, and planning for the conversion began in early 2001. After securing historical approvals, the construction team got to work in 2002. The library opened in Spring 2004.

The building was originally built in 1904, with several renovations and expansions prior to this effort. "The building consisted of three different eras of construction," notes Mike Householder, senior vice president at general contractor JE Dunn Construction. "Each one had a different type of structural system. One was a cast-in-place concrete frame, one was steel encased in concrete, and one was a steel frame. Every time we would open something up, there was something new."

The building was originally 4 stories with an underground parking garage. Today, it sits 5-stories high with a mechanical penthouse on top.

Historical panorama of building in 1904.



Welcome to our Newest Chapter Members:

John Johnstone
Servicemaster Cleaning & Construction

Jerry Thorsen
ACS

Gina Sparks
Sprint

William Gintzel
Johnson County Parks & Recreation District

Tom Garner
Media Services/Shred Time

Donna Howard
National Board for Respiratory Care, Inc.

Tom Garrison
ACS

William Bondurant
Document Management Solutions LLC

EDUCATIONAL OPPORTUNITIES

IFMA Audio Seminars

Relevant . . . Convenient . . . Affordable . . . FM Knowledge

IFMA's 90-minute audio seminars let you enjoy presentations in real time.

- Expert speaker(s)
- 1-800 dial-in number to hear the presentation
- Access to view the presentation online
- Live & online Q & A
- Session handouts

Upcoming Audio Seminars:

July 21, 2005, 12:00 p.m. CST

Stress Management Topic

Speaker: Dr. Deborah Bright, Bright Enterprises, Inc.

August 18, 2005, 12:00 p.m. CST

Business Process Improvement for FM

Speaker: Chris Keller, President, Integrated Data Solutions Inc.; Kevin Janus, CFM, Vice President, Operations and FM Services, Integrated Data Solutions Inc.

On-Demand Audio Seminars

Past seminars are available through the IFMA Bookstore as audio only recordings. Some seminars are also available through the IFMA Learning Center as on-demand synchronized presentations. *Note: All audio seminars will eventually be available on-demand.* Visit

http://www.ifma.org/learning/audio/on_demand.cfm.

INTERNATIONAL NEWS

IFMA's 2005 Fall Symposium

Philadelphia Marriott
Philadelphia, PA
October 19-22, 2005

A collection of IFMA Competency Courses formerly known as *Pre-Conference Education*

Are you pursuing a Facility Management Professional (FMP) designation? Are you on the road to professional certification? Seeking increased networking opportunities? Or do you simply want to improve your knowledge and skills? IFMA's 2005 Fall Symposium is an informative, affordable and convenient answer to your professional development needs!

IFMA member \$495; non-member \$695

For more information or to register go to:
www.ifma.org/profdev/symposium/fall2005.cfm

Participate in the New Benchmarking Survey and Enter Drawing for a 2005 World Workplace Registration

As an active IFMA member, we welcome your participation in the *2005 Operations and Maintenance Benchmarks Survey*, our annual benchmarking study. Take this opportunity to connect with your fellow facility professionals and compare your organization's operations to others. There is no cost to participate, and you will receive a free copy of the when it is completed. Copies of the survey were mailed to all North American members last month. If you did not receive a copy and would like to participate, e-mail your request to research@ifma.org. You can also access an electronic version of the survey at www.ifma.org/learning/research/benchmarking.cfm

Thank you to everyone who has taken the time to complete the survey. We currently have 30% of the responses needed to create the report. We still need several hundred more survey responses to generate a complete report.

Survey responses must be submitted no later than August 1, 2005 to be eligible for the 2005 World Workplace registration drawing. If you have any questions regarding the survey, please contact Shari Epstein at 713-623-4362 or research@ifma.org.

WORLD WORKPLACE UPDATE

Commit to Furthering Your Career: Attend IFMA's World Workplace

Continuing our commitment to advance the careers of our members, we've designed World Workplace to bring you a wealth of information and networking opportunities that are more than worth the price of admission!

This year's conference includes educational sessions focused on career planning and development, advancing the business and managing facilities, as well as keynote speakers who will share their expertise, and the new JOBnet Career Zone.

Whatever your experience level, IFMA's World Workplace has something that will inspire you to make the most of your career. Join us as a daily attendee or invest in the entire three-day experience. If you aren't there, you won't know what you are missing!

Take advantage of early registration rates by registering before Aug. 26, 2005. Visit www.worldworkplace.org for more information and to

INTERNATIONAL NEWS, *cont'd.*

IFMA Newsreel

Following are more key days, noteworthy events, and contributions by pivotal players in the early years of IFMA.

1988 - Edmond P. Rondeau, AIA, IFMA Fellow is president. The first year in which *IFMA News* was published on a monthly basis. IFMA Headquarters had 11 staff members. Membership surpasses 6,000. Twelve chapters were chartered.

1989 - Erik C. Lund, IFMA Fellow is president. IFMA hosts the First International Symposium on Facility Management in Washington, D.C. IFMA's first Leadership Conference held in Houston. A contract office is opened in Canada. Membership surpasses 8,000. Twelve chapters were chartered.

1990 - Robert J. Gross, IFMA Fellow is president. Dennis L. Longworth, CFM, CFMJ, ASAE Fellow appointed as IFMA's Executive Director. First Canadian Facility Management Conference and Exposition held in Toronto, Ontario, Canada. The IFMA Foundation is established. *IFMA Journal* changes its name to *Facility Management Journal (FMJ)*. IFMA Headquarters had 26 staff members. Membership surpasses 9,600. Twelve chapters were chartered.

1991 - Christine H. Neldon, CFM, CFMJ, IFMA Fellow is president. Academic Facilities, Legal Industry, Museum/Cultural Institutions, and Public Sector councils established. IFMA Headquarters had 28 staff members. Membership surpasses 10,000. Eight chapters were chartered.

1992 - Samuel E. Johnson, CFM, IFMA Fellow is president. IFMA holds its first conference outside the U.S. in Tokyo, Japan. IFMA holds its first European Conference in Brussels, Belgium. IFMA recognizes its first Certified Facility Managers (CFM) through the equivalency process. A contract office is opened in Brussels, Belgium. IFMA Headquarters had 30 staff members. Membership surpasses 11,000. Six chapters were chartered. Seven people made up the first IFMA Fellows Class of 1992.

1993 - Diane H. MacKnight is President. IFMA conducts its first Certified Facility Manager examination.

IFMA Headquarters had 32 staff members. Membership surpasses 12,000. Two chapters were chartered. Three people made up the IFMA Fellows Class of 1993.

What is the IFMA Foundation?

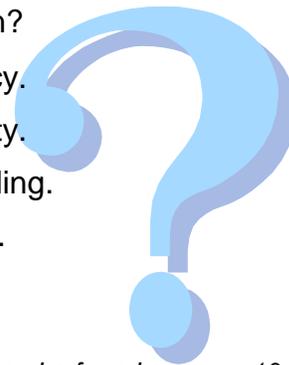
Established in 1990 as a non-profit, 501(c)(3) corporation, and separate entity from IFMA, the IFMA Foundation works for the public good to promote priority research and educational opportunities for the advancement of facility management. The IFMA Foundation is supported by the generosity of the FM community including IFMA members, chapters, councils, corporate sponsors and private contributors who share the belief that education and research improve the FM profession.

To learn more about the good works of the IFMA Foundation, visit ww.ifmafoundation.org.

CFMs Know—Do You?

What is the most important attribute of a master plan?

- A. Accuracy.
- B. Flexibility.
- C. Scheduling.
- D. Viability.



The answer can be found on page 10.

PRESIDENT'S PODIUM



Hi All,

As you may remember at the beginning of this year, the IFMA Board made a goal to better communication/dialog with our membership. Our programs committee and education committee work very hard to try and bring you the very best in educational opportunities and tours. And, we want to know how we're doing--what we're doing well or where we could make improvements.

Our first order of business was to enhance our webpage. The new webpage was designed and intended to be a vehicle for providing the most up-to-date chapter happenin's. It has many online capabilities, such as credit card registration, survey capabilities, and data tracking (i.e., member's attendance or finances - like pay pack). And back-of-house, we have an FTP site where board member documentation can be posted or shared. At times, it seemed building these improvements was a huge undertaking, but the benefits will be available for the chapter for years to come.

The next item on the Board's agenda is to try to invigorate our membership by providing opportunities for our members to become more involved—more involved, more networking opportunities, more educational events, etc.. We will be discussing, at our next board meeting, our new member welcome process and will be reviewing our membership list to see what larger Kansas City companies may not have membership representation in our chapter (and perhaps gain a few new corporate sponsors as well). We will also be reviewing our student membership opportunities and benefits as well as discussing how to better connect with our existing members and gather their opinions regarding what they feel IFMA is doing well and where we could use improvements.

So, in the months ahead, please feel encouraged to bring guests or to find out what new opportunities of interest might be happening. Hopefully, you'll start seeing a few new happenin's posted on our website soon!

Thank you and I look forward to seeing you more soon!

*Brittany Gamble,
Chapter President*



And the winner is . . .

For identifying the location of Rambo, Kris Coyan's pet, in the newsletter:

Debbie Deason, who reads the newsletter even though she doesn't have a pet, and tried to sneak a picture of her new grandson in instead, but we knew the difference!

Quick Pix

2005 KC IFMA GOLF TOURNAMENT



The International Facility Management Association presents

THE FM EVENT YOU CAN'T AFFORD TO MISS

Join us in historic Philadelphia at the premier event for facility management professionals. Celebrate IFMA's silver anniversary with three days of exceptional education, networking and previews of products and services coming in 2006, all brought to you by *the* association serving the FM industry.

If you attend one FM event in the coming year, make it IFMA's World Workplace Conference and Expo this October!

Take advantage of early-bird rates. Register online today at www.worldworkplace.org or call 713-623-4362 to speak to an IFMA representative.

Don't miss *the* FM event in 2005!



2005 Conference & Expo
Philadelphia, Pa. October 23-25, 2005



Kansas City Chapter
INTERNATIONAL FACILITY MANAGEMENT ASSOCIATION CALENDAR

(All dates and times are subject to change)

DATE SPONSOR	PROGRAM	LOCATION	TIME
July 19 KC IFMA	Facility Management: Today's Realities—Tomorrow's Opportunities	Christ Community Church 14200 Kenneth Road Leawood, KS 66224	11: 30 a.m.-1:00 p.m.
July 21 FM Audio Seminar	Stress Management: Using Your Emotions as an Asset in the Workplace	BNIM Architects 106 W. 14th Street, 29th Floor Kansas City, MO 64105	11:45 a.m.-1:30 p.m.
August 16 KC IFMA	Archibus at Johnson County, KS	7311 W. 130th Street South Creek Bldg. 7, Ste. 100 Overland Park, KS 66213	11:30 a.m.-1:00 p.m.
August 18 FM Audio Seminar	Business Process Improvement for FM	BNIM Architects 106 W. 14th Street, 29th Floor Kansas City, MO 64105	11:45 a.m.-1:30 p.m.
August 23-26 IFMA	The Business of FM	Houston, TX	
October 19-22 IFMA	2005 Fall Symposium	Philadelphia Marriot Philadelphia, PA	
October 23-25 IFMA	World Workplace 2005 Conference and Expo	Philadelphia, PA	

**Answer to CFMs Know—
Do You:**

B. Flexibility.

*Kansas City Chapter of International
Facility Management Association*

The International Facility Management Association is a growing, fast-paced organization whose purpose is to strengthen and advance the knowledge base essential to leading the integration and optimization of the built environment worldwide. The Kansas City Chapter of IFMA is dedicated to carrying out this goal through the work of its members and the leadership of its Board of Directors.