

Critical Infrastructure Resilience:

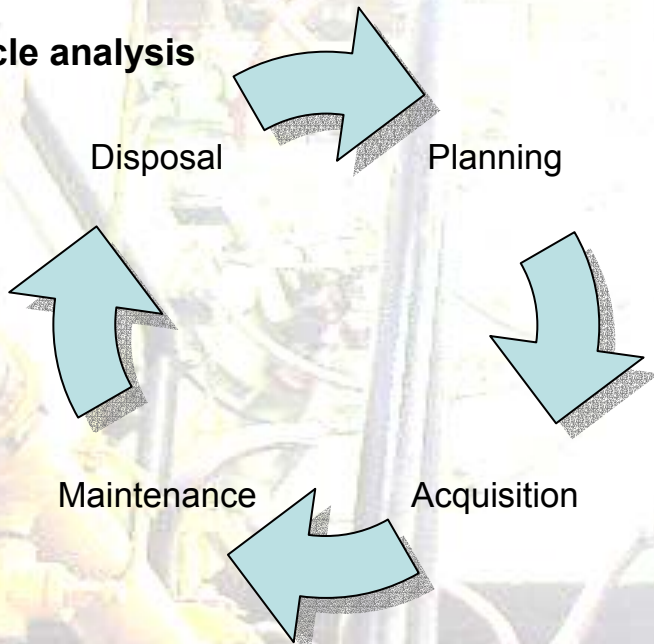
***EO#13327 on Federal Real Property Asset
Management: The Potential Role of Security Data***

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Asset Lifecycle

EO #13327 Drivers:

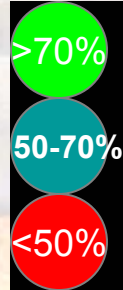
- Current Constructed Asset Status
- Governmentwide Real Property inventory database (islands of automation)
- Common data elements
- AMPs
- Life cycle analysis
- ...



Baseline Assessment: 2004

Consolidated Tally of Responses – 32 agencies/bureaus

Real Property Asset Mgmt Activity	YES %	NO %
(1) Identified Asset Management Organization	94%	6%
(2) Asset Management Plan Integrated with Agency Strategy	47%	53%
(3) Guiding Principles	63%	38%
(4) Owner's Objectives	50%	50%
(5) Agency and Asset Specific Policy and Guidance	88%	13%
(6) Real Property Inventory	88%	13%
(7) Asset Documentation	69%	31%
(8) Periodic Valuation Mechanism	53%	47%
(9) Operations and Maintenance Plan	63%	38%
(10) Capital Budget and Plan	69%	31%
(11) "Building Block" Asset Business Plans	47%	53%
(12) Balanced Performance Measures	44%	56%
(13) Continuous Monitoring Mechanism	47%	53%



Balanced Performance Measures

- 56% of respondents do not have a set of performance measures
- Measures provided by Agencies grouped by “Balanced Scorecard” methodology:
 - Financial
 - Process Improvement
 - Customer-focused
 - Learning/Professional Development



OMB- The President's Management Agenda: Quarterly Stoplight Scoring System

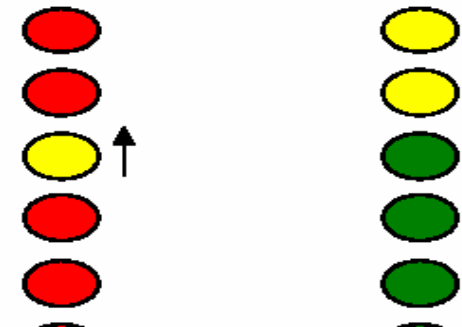
Executive Branch Management Scorecard

	Current Status as of June 30, 2005					Progress in Implementing the President's Management Agenda				
	Human Capital	Competitive Sourcing	Financial Perf.	E-Gov	Budget/Perf. Integration	Human Capital	Competitive Sourcing	Financial Perf.	E-Gov	Budget/Perf. Integration
AGRICULTURE	Yellow	Yellow	Red	Yellow	Yellow	Green	Green	Green	Green	Green
COMMERCE	Green	Yellow	Green	Yellow	Yellow	Green	Green	Green	Yellow	Green
DEFENSE	Yellow	Red ↓	Red	Red	Yellow	Green	Red	Red	Red	Green
EDUCATION	Yellow	Yellow	Green	Yellow	Yellow	Green	Green	Green	Green	Green

Real Property Asset Management:

- Agriculture
- Defense
- Energy
- HHS
- DHS

- **Green** for success,
- **Yellow** for mixed results, and
- **Red** for unsatisfactory.



EO#13327 Components

- 1. Created to promote efficient and economical use of the Federal government's real property assets**
- 2. Established the position of Senior Real Property Officer (SRPO) - accountability**
- 3. Directed the SRPO's to develop and implement asset management plans (AMPs)**
- 4. Created the Federal Real Property Council (FRPC)**
 - a. Asset Management**
 - b. Inventory**
 - c. Performance Measures**
 - d. Systems**
- 5. Directed the development of agency asset management plans (AMPs) and performance measures**
- 6. Directed the establishment of a governmentwide real property inventory database**

Guidance for Improved Asset Management

- Guiding Principles: The Guiding Principles serve as the FRPC's strategic objectives for real property management improvement. Agencies must ensure that all real property initiatives are carried out consistent with these principles.
- Asset Management Plan: Each agency will draft an Asset Management Plan (AMP) that addresses, at a minimum, the FRPC Guiding Principles and the AMP required components. AMPs are subject to Office of Management and Budget (OMB) review and approval. The FRPC guidance includes a "shelf document" that agencies are encouraged to use as a template for drafting the AMP.
- Property Inventory Data Elements and Performance Measures: The FRPC has identified and defined 23 mandatory data elements that will be captured and reported by all agencies. These data elements support the goals of the executive order, as well as the requirements of the Performance Measures Committee.

Agency Specific Document

Table of Contents

Asset Management Plan

- 1 Introduction**
- 2 Support of Agency Missions and Strategic Goals**
 - 2.1 Agency's Mission
 - 2.1.1 *Real Property Organization's Mission*
 - 2.2 Human Capital and Organization Infrastructure
 - 2.3 Real Property Asset Management Decision-Making
- 3 Owner's Objectives**
- 4 Acquisition of Real Property Assets**
 - 4.1 Capital Plan for Major Projects
 - 4.1.1 *New Construction Major Projects*
 - 4.1.2 *Repair and Alterations Major Projects*
 - 4.1.3 *Acquisition of Major Leases*
 - 4.2 Acquisition of Leases Below a Critical Threshold
 - 4.3 Acquisition Performance Measures and Continuous Monitoring
 - 4.4 Acquisition Initiatives
- 5 Operations of Real Property Assets**
 - 5.1 Inventory and Describe Assets
 - 5.1.1 *Historic Preservation Requirements*
 - 5.2 Asset Documentation
 - 5.3 Asset Business Plans
 - 5.4 Periodic Evaluation of Assets
 - 5.5 Operations & Maintenance Plan
 - 5.6 Plan for Basic Repair & Alteration Needs
 - 5.7 Capital and Operating Resource Requirements
 - 5.8 Operations Performance Measures and Continuous Monitoring
 - 5.9 Operations Initiatives
- 6 Disposal of Unneeded Assets**
 - 6.1 Tools to Support Decision-Making
 - 6.2 Disposal Process
 - 6.3 Disposal Performance Measures and Continuous Monitoring



23 Primary Data Elements/Measures

- Asset ID
- Location/Address
- Real Property Type
- Real Property Use
- **FCI**
- Legal Interest
- Status
- Historical Status
- Using Organization
- Size
- Value
- **Operating costs**

Data Elements & Performance Measures:

- Utilization
- Condition Index
- Mission Dependency
- Annual Operating Costs

2006

- Data Quality/Utility
- New Data
 - Security
 - BIM
 - Energy
 - Sustainment
 - OSCORE

SECURITY FUNCTION VS. INITIATIVE - JAN 31, 2006							
Relevant security Index with cost component	Dept. of Homeland Security	Dept. of Homeland Security	FEMA Risk Management Series	Interagency Security Committee	Interagency Security Committee	Dept of Justice: Vulnerability	DoD Min.Antiterrorism Standards for Building
	National Infrastructure Protection Plan (NIPP)	National Preparedness Goal, Universal Task List	FEMA 426, 427, 428, 452, 453	ISC Security Design Criteria for New Federal Office Buildings and	Security Standards for Leased Space	Assessment of Federal Buildings	Unified Facilities Crit
APPLICABILITY							
- New Buildings	YES	YES	YES	YES	YES	YES	YES
- Existing Buildings	YES	YES	YES	YES	YES	YES	YES
- Leased Buildings	YES	YES	YES	YES	YES	YES	YES
- Temporary Structures	YES	YES	NO	NO	NO		YES
- Infrastructure (parking, access, CCTV, Lighting, etc)	YES	YES	YES	YES	YES	LIMITED	YES
PLANNING							
- Threat Assessment Methodology	CIP SECTOR LEVEL	CIP SECTOR LEVEL	YES	Required but not defined	NO	NO	JAT or SIVA
- Asset Vulnerability Assessment	CIP SECTOR LEVEL	CIP SECTOR LEVEL	YES	Required but not defined	NO	NO	JAT or SIVA
COVERAGE							
- Incorporates Levels of Protection	YES	YES	YES	YES	YES	NO	YES
- A/E Design Considerations	NO	NO	YES	YES	YES	SOME	YES
- Stand-off distances	NO	NO	YES	YES	YES	IMPLIED	YES
- Blast data	NO	NO	YES	YES	NO	NO	YES
- Biological data	NO	NO	YES	YES	NO	NO	YES
- Radiological data	NO	NO	YES	YES	NO	NO	YES
- Electronic Security Design Considerations	NO	NO	YES	YES	YES	YES	YES
- Types of Buildings Covered	ALL	ALL	All (1)	All (1)	All (1)	All Federal Buildings (4)	DoD Buildings Or
ADMINISTRATIVE							
- Training	YES	YES	YES	NO			YES
- Mandatory (Required) Participation	YES	YES	YES	YES		YES	YES
- Percent Coverage (as of January 2006)						NO	
- Data Security/Availability	DHS SSI	DHS SSI	YES	FOUO		SPOTTY UPDATE	FOUO
- Update Procedures/Policies	(2)	(2)	(2)	YES		ANTICIPATED IN 2006	YES
- Insurance, Financial, Regulatory Information	NO	NO	YES	NO			NO
OUTPUTS							
- Performance Metrics	YES	NO	NO	YES		UNDER DEVELOPMENT	NO
- Digital Databases/Format	YES (RAMCAP)	YES	NO	NO		NO	NO
- Building Vulnerability Assessment Checklist	YES	NO	YES	YES		YES	YES
- Security Deferred Maintenance Cost Data	NO	NO	NO	NO		LIMITED	NO

Case Study -

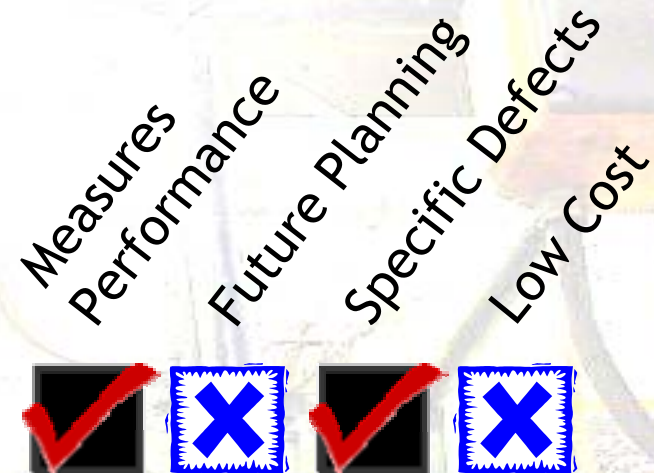
Approaches to Obtain Condition Index (CI) Values

Two Recognized Methods (FASAB)

1. Condition Assessment Surveys

Visual On-Site Assessment

$$CI = \frac{\text{Repair Needs}}{\text{Capital Replacement Value}}$$



2. Total Life-Cycle Cost Methods

Desktop Exercise

$$CI = \frac{\text{Renewal Requirements}}{\text{Capital Replacement Value}}$$

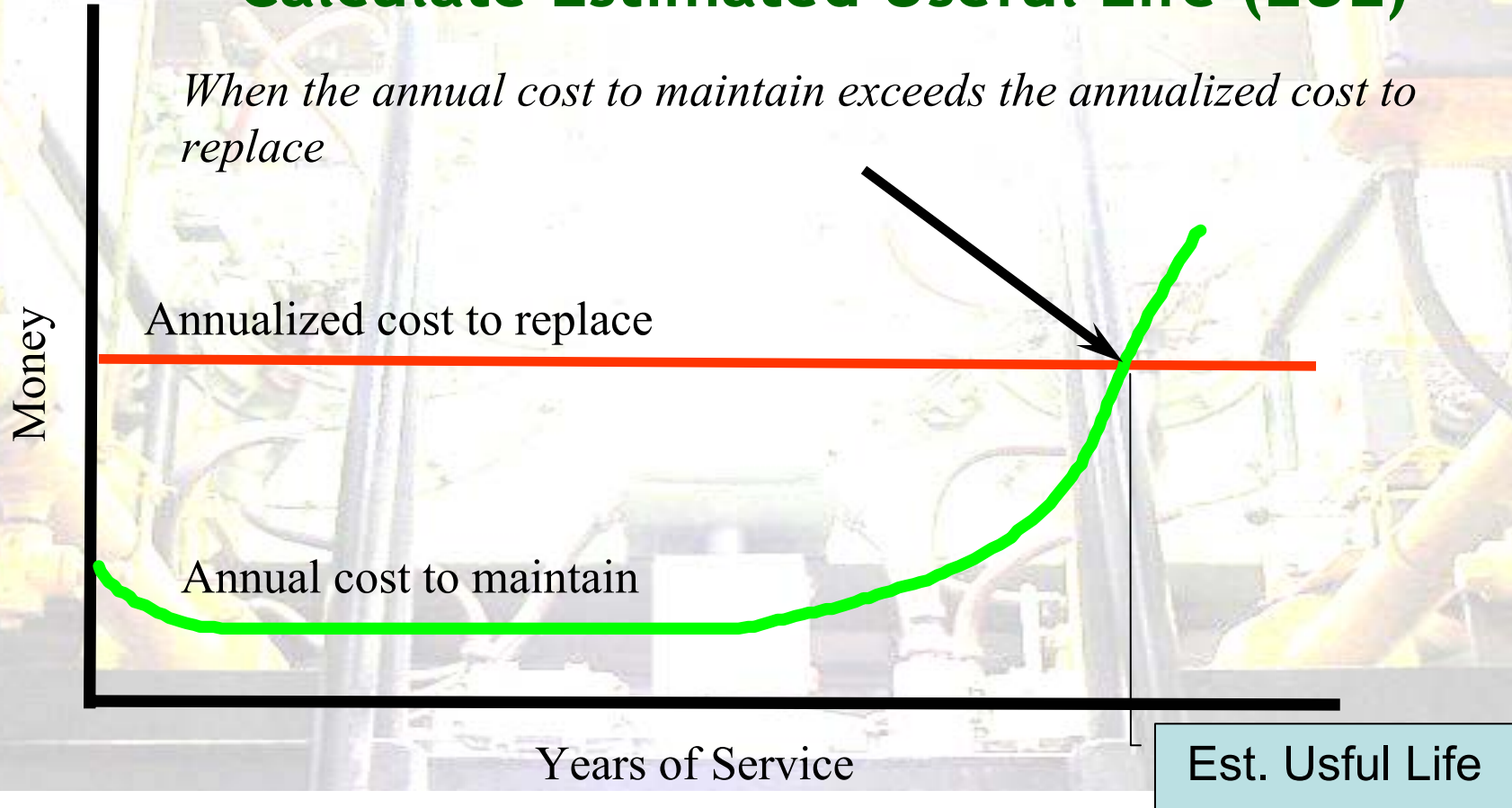


Case Study -

Method 2: Total Life Cycle Cost Method: Statistical Analysis of Predicted Repair Needs

Calculate Estimated Useful Life (EUL)

When the annual cost to maintain exceeds the annualized cost to replace



Case Study -

Conclusion: Use Best Aspects of Both Systems

1. Strategic View (Total Life Cycle Analysis)

- Perform Annually at ALL Buildings
- Need Inventory, EUL & Replacement Cost



**Use
Results**

**Feedback
Projects**

WHY?

2. Tactical View (Facility Condition Assessment)

- Perform Annually at **Selected** Buildings
(With Maximum Assessment Interval)
- Need Access to Facility



Conclusions

- Questions and Answers
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