



Public Health- Related Deferred Maintenance

**Presentation to the Joint Oversight
Committee on Government Facilities**

Donna Sheppard, Chief Financial Officer

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Presentation Overview



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- Overview of DSHS-operated and non-operated facilities
- DSHS deferred maintenance
- DSHS project prioritization and monitoring
- Hurricane Harvey impact

DSHS Deferred Maintenance

Introduction

- FY 18-19 deferred maintenance projects will occur at DSHS-operated and DSHS-occupied facilities

DSHS-operated: Texas Center for Infectious Disease

DSHS-occupied: DSHS laboratory

Project Location	Overview	Source of Funding	Amount
TCID	Roof Replacement and Other Improvements	ESF	\$1,400,000
DSHS Laboratory	Replace Specialized Ventilation	General Revenue	\$400,000
		Total:	\$1,800,000

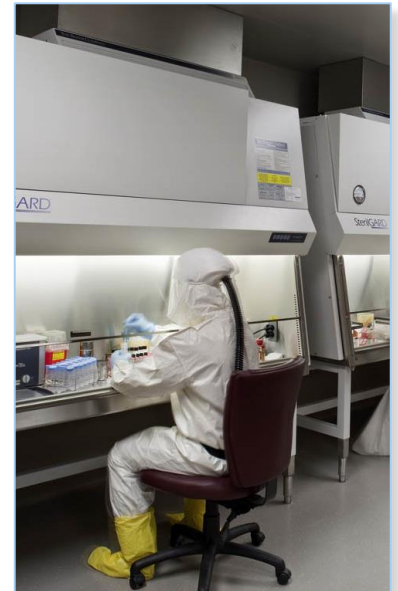
Texas Center for Infectious Disease



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- DSHS-operated facility
 - DSHS operates
 - HHSC provides maintenance
- Located in San Antonio
- Founded in 1953
 - 37 buildings
 - Inpatient facility built in 2011
- Scope of treatment:
 - Hard-to-treat inpatient cases for tuberculosis (3 month to 2+ year stays)
 - Comorbid conditions related to TB cases
 - Lab and outpatient services for TB, Hansen's disease, and other conditions



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- FY 18-19 Deferred Maintenance Project TCID
Subtotal: \$1.4 million
- Scope of Projects
 - Roof Repair and Replacement
 - Building 501 houses Administration, Maintenance, Medical Records, IT management, Heartland TB program
 - Current leaks affect IT infrastructure, as well as employee safety
 - Other improvement projects as determined by DSHS and HHSC prioritization
- Timeline
 - Summer 2018: contract executed
 - Spring/Summer 2019: projects completed



DSHS Laboratory



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- DSHS-occupied facility
 - Texas Facilities Commission manages and provides maintenance
- Located in Austin
- Current laboratory: completed in 2002
 - Previous locations: west of the House Gallery, east side of the Capitol ground floor during the 1910s-1920s
- Over 1.6 million specialized tests each year for:
 - Infectious and emerging diseases, newborn screening, environmental, food, drug, and animal testing
 - Unique equipment requiring: temperature control, sufficient ventilation, contained environments



DSHS Laboratory



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- FY 18-19 Deferred Maintenance Project DSHS Lab Subtotal: \$400,000
- Scope of Project: Replace Specialized Ventilation
 - Chemical fume hood system is used when working with acids to remove hazardous fumes
 - One of three hoods is not functioning and the other two are rusting, which causes rust particles to fall into samples
- Expected timeline for completion: 8/31/2019
 - Interagency contract with TFC will need to be completed to transfer funds before project can begin





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Project Prioritization & Management

How projects are managed depends on whether DSHS operates or occupies a given location.

- DSHS-operated:
 - HHSC manages and provides maintenance
 - DSHS tracks immediate and long-term maintenance issues using HHSC Computer-Aided Facility Management (CAFM) program
 - CAFM uses a 5-tiered priority system based on immediate and future needs
- DSHS-occupied:
 - TFC manages and provides maintenance and uses a portal for filing requests
 - HHSC assists in tracking request progress
 - DSHS solicited TFC to provide long-term analysis of laboratory building maintenance in 2016 – project still in process



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Hurricane Harvey Damage

Affected buildings

Austin – Exchange Building (leased)

- 30% of building affected (33,000 sq. ft.)
- 360 on-site staff (plus remote staff) located at the Exchange building
 - 8 staff working at home due to health-related concerns
 - Other staff are traveling or working remotely
 - Protective gear for remaining staff paid for by DSHS
- Building remediation covered by lessor
 - Timeline: too early to establish a completion date

Corpus Christi – Region Field Office (leased)

- Roof damage
- Costs to be covered by lessor



Thank you
