

# ASSESSMENT

## Facility Condition Assessment Services

### PROFESSIONAL CONDITION ASSESSMENTS TO CREATE ACCURATE LONG-TERM CAPITAL PLANS

#### VFA's FACILITY ASSESSMENT SOLUTIONS

VFA's Facility Assessment solutions ensure that organizations get the accurate, objective and defensible condition data needed to maximize facility budgets and secure funding. Integration with our market-leading cloud software offers unparalleled decision support for strategic facility capital planning and management.

#### VFA HELPS ORGANIZATIONS UNDERSTAND:

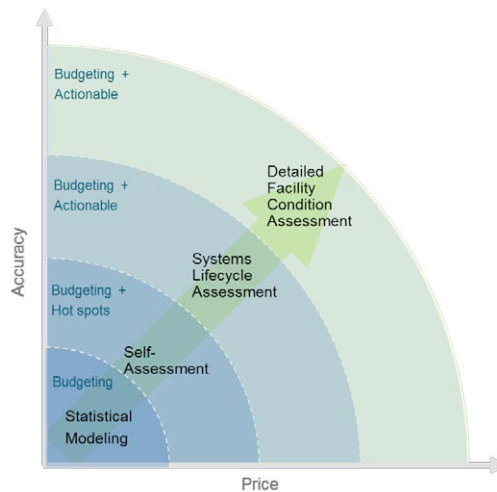
- What assets are in their facilities portfolio
- The condition of those assets at an individual and portfolio level
- Funding needs and priorities
- What projects to do first, and why.

#### WHY CUSTOMERS CHOOSE VFA

##### THE RIGHT DATA FOR THE RIGHT DECISIONS

VFA offers the most cost-effective, accurate and innovative condition data collection solutions to meet business objectives and prioritize high value investments.

- **Facility Condition Assessments:** Comprehensive, objective and defensible views into the state of the building portfolio.
- **Life Cycle Assessments:** Aggregate system level information for deferred maintenance and capital renewal estimates.
- **Mobile Assessments:** Mobile solution, VFA.auditor, that lets organizations capture condition and non-condition data cost-effectively on iPad® and Android® devices.
- **Modeling:** High level insight into building conditions that enables organizations to focus an assessment program.



#### OBJECTIVE, TRUSTED RESULTS

Customers trust data from VFA. Our Assessment methodology is based on industry standards from organizations such as APPA, IFMA, BOMA, and RSMMeans®, refined by experience assessing over four billion square feet of facilities worldwide, and tightly integrated with VFA's powerful Web-based capital planning software, VFA.facility®. And because VFA provides assessment services only (no remediation), clients are assured of objective results.

#### ABILITY TO BENCHMARK AGAINST INDUSTRY STANDARDS

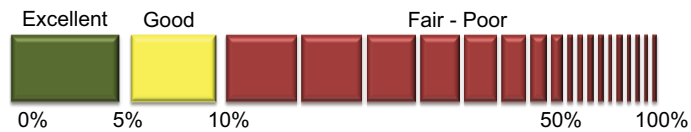
By employing industry cost standards, VFA enables organizations to accurately benchmark their facilities condition using the Facility Condition Index (FCI). This industry-standard metric provides a way to analyze the effect of investing in facility improvements.

“Condition assessments allow us to put our facilities operations on an objective, data-related footing. We can track our effectiveness and establish benchmarks for success.”

## Facility Condition Index (FCI)

An industry standard measure used to compare relative building conditions

$$\text{FCI} = \frac{\text{total cost of existing deficiencies}}{\text{current replacement value}}$$



### VFA.FACILITY SOFTWARE FOR DECISION-MAKING AND PRIORITIZATION

The powerful analytic capabilities of VFA's capital planning software, VFA.facility, allow users to transform the data into decisions that optimally allocate funding. With VFA.facility, users can determine if current funding levels are adequate or need to be adjusted, forecast the impact of various funding levels and develop multiple funding strategies, and use specific funding targets to prioritize what should be funded first based on what is most important.

### PROGRAM MANAGEMENT GUIDANCE

VFA provides customers with consistent, reliable data and transparent, easy-to-follow program management advice that enables them to effectively and efficiently manage a capital renewal program. Our project teams develop strong working relationships with clients at every level. This on-going interaction is a critical factor in the success of VFA projects.

### COMPLEMENTARY SERVICES

VFA can gather additional data as part of our on-site condition assessments. This is a cost-effective way to get critical data that can be incorporated into prioritization and funding decisions.

- **Green Building Assessments** help organizations evaluate the costs and benefits of sustainability programs in the context of broader capital needs.
- **Energy Assessments** help organizations identify opportunities to save energy and reduce energy costs.
- **Non-structural Seismic Assessments** help organizations identify non-structural components at risk.

### TRUSTED ADVISOR

Organizations globally look to VFA to help optimize the significant capital investments required to maintain their building portfolios. Our sole focus is facility capital planning excellence and applying that to our customers' challenges. VFA's facility condition assessment services provide the foundational data necessary to build a defensible facilities capital plan.

### LEARN MORE

Find out how VFA can help your organization to obtain objective data for strategic facilities capital planning and management. Contact any VFA office or email us at [info@vfa.com](mailto:info@vfa.com).

#### About VFA, Inc.

VFA helps organizations strategically manage their facility portfolios with Capital Planning and Management Solutions (CPMS™) that combine software, assessment services and business process consulting. Organizations in the corporate, education, healthcare and government sectors use VFA solutions to manage over four billion square feet of real estate.

Contact us to learn how VFA can help your organization to optimize its facilities investment.

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