



# SEATTLE NEWS

The Newsletter of the Greater Seattle Chapter of IFMA  
IFMA SEATTLE: YOUR RESOURCE FOR EXCELLENCE!

June 2005

## IN THIS ISSUE

Programz Corner/Local IFMA  
Chapter Events  
front page

President's Message &  
IFMA Officers  
page 2

Member Recognition &  
Education News  
page 3

More News & Continuing  
Education  
page 4

IFMA Golf Event  
insert (3)

Educational Seminar  
insert (1)

IFMA Sponsorship  
page 5

\*NEW\* Advertising  
page 6

Advertising cont.  
page 7

IFMA Committee Chairs  
page 8

Calendar of Events  
page 9

### Our Mission

Create an environment that supports the diverse membership of IFMA and encourages each member's growth in the areas of facility management most important to them individually.

## Programz Corner

Facility management outsourcing can be an excellent way for organizations to drive down operating costs, tighten their focus on core mission and improve their competitive position. Outsourcing is a complex process that touches issues ranging from strategic goals of the business to loyalties and daily concerns of the employees. The reality is that when outsourcing falls short of expectations, the reason lies not in the concept itself, but in the planning and execution. By outsourcing, companies can improve their focus on their core business, reduce costs, free up resources for strategic activities, improve reliability and quality and get access to world-class technology, business processes and talent. Still, some organizations hesitate to outsource because they have seen such efforts fail elsewhere. As you are asked to do more with less outsourcing may be a solution. How do you know it's right for your organization? How do you ensure success? What are the possibilities and what does it mean for you, your employees, your internal customers and your bottom line?

The June program focuses on Outsourcing: Is it Right for Your Company? Becky Aaronson, together with a panel of subject matter experts including both outsourcing providers and Facility Directors, will discuss outsourcing options and talk to these questions.

Becky is currently a Sr. Region Customer Business Manager for Johnson Controls, Inc., a Fortune 100 company with offerings in building automation systems, lifecycle management, energy management, sustainability and outsourcing. Within the Facility Management Solutions group, Johnson Controls manages more than one billion square feet. Becky was formerly a General Manager for Xerox Business Services, the outsourcing division of Xerox, and past Johnson Controls Service General Manager for the Pacific Northwest.

Please join us on June 21 for this informative presentation and discussion at the Phillips Oral Healthcare, Snoqualmie, Washington. Registration begins at 7:30 a.m, and the program is scheduled from 8:00 - 9:30.

Sponsored by:



The Programz Committee  
Eric Postle  
Marlaine McCauley

### Northwest Lighting Design Lab

Website:

[www.lightingdesignlab.com/calendar/classes.html](http://www.lightingdesignlab.com/calendar/classes.html)

Phone: 206-325-9711

### University of Washington Engineering

Professional Programs

Website: [www.engr.washington.edu/epp/](http://www.engr.washington.edu/epp/)

Phone: 1-866-791-1275



## PRESIDENT'S MESSAGE

**David Ling**

Greetings Fellow IFMA members

It's June already and all I can say is my how time flies when you're having fun. We've already had many exciting and informative events so far this year and

we have more great events planned over the next few months:

**June 21st - Outsourcing - Is it right for you?**

**July 19<sup>th</sup> - Tour of Norm Dicks Center/Kitsap Conference Center**

**And During August we are planning a Summer Social - More details to follow**

Since this will be my last "Letter from The President" I wanted to take the opportunity to thank the board, the committees and everyone else who joined in to help continue moving the chapter forward.

Last years golf event was another grand success due to the efforts of Dan Maus and all the hard workers on the Golf Committee. This past year was full of great program and events that provided value to our membership and the chance to see some really cool buildings, hats off to Eric Postle and Marlaine McCauley for consistently raising the bar. Our membership is strong and growing due to the efforts of our Membership committee chaired by Cindy Strickland and Kimberly Shelton.

There have also been many exciting and new changes to the chapter over the past year. Our new Website looks great and is now a conduit for information for the entire chapter, special thanks Ray Zimmerman for all of his efforts. Our redesigned Newsletter is now published in soft copy only, reducing the costs to the chapter as well as saving a few trees in the process. And thanks to Melanie Saenz for getting the newsletter out, even when I hold up the show! I can't thank everyone here but please know that your contribution was appreciated.

I have truly enjoyed my time as President of this chapter and hope that I have mean able to make a small contribution to its success over the past year. It takes a large group of people to continue to make this chapter operate from month to month, and we can always use another volunteer. Take the time now to step up and offer your assistance, I can assure you the reward will be will worth the effort.

As I make this transition to "Past President" I know that I leave the chapter in good and able hands.

David W. Ling, CFM

## Officers

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## IFMA Educational News

### Washington State Green Building Legislation Sets National Precedent

*Excerpted from [www.BetterBricks.com](http://www.BetterBricks.com)*

On April 8, Washington Governor Christine Gregoire signed Senate Bill 5509 into law, making Washington the first state in the country to adopt high performance green building standards for state-funded buildings. Although governors in other states have implemented executive orders relating to green building, Washington's legislature is the first to give high performance building standards the force of law through statute.

Democratic Representative Hans Dunshee worked with Republican Representative Fred Jarrett to spearhead a bi-partisan coalition to pass the bill. Dunshee worked tirelessly for the bill because he believes the law's requirements will mean that "people are going to work in better buildings, and buildings will be better for the communities they are in and the environment around them." Dunshee also expects that "high performance buildings will save money, and in particular high performance schools will help kids do better."

The law requires state agency and higher education buildings (as well as other projects receiving funding in the state capital budget) greater than 5,000 square feet, to be built and certified to the U.S. Green Building Council's Leadership in Energy and Environmental Design (LEED™) Silver Standard. It applies to new construction and major remodels where the cost is greater than 50% of the assessed value. It allows new construction and major remodels of K-12 schools the option of meeting the LEED™ Silver requirement or of using the Washington Sustainable Schools Protocol (WSSP). The WSSP is a set of criteria recently drafted and piloted under the auspices of the Washington State Board of Education and Office of Superintendent of Public Instruction (OSPI). The criteria were initially developed as a voluntary standard due to the initiative of Washington Chapter of the Council of Educational Facility Planners (CEFPI), and of the Northwest Energy Efficiency Alliance, which provided funding to produce the Protocol criteria and documents.

For more information, visit: <http://www.betterbricks.com/default.aspx?pid=hpslanding>

## Recognition

### Welcome New Members

**Joel Lanthier** – Labor Sales\Project Manager – Legacy Group

**Daniel Cross** – Operations Manager – Waggener Edstrom

**Rebecca Riesen** – Facility Manager – Sterling Realty Organization

**Erik Scudder** – Facilities Manager – Nextel Communications

**Janet Gibson** – Director of Facilities – Weyerhaeuser Company

**Richard Malley** – Regional Property Manager – Wells Fargo

**Bud Goad** – Salesman – Sound Business Systems

**Matthew Kennedy** – President – Purus Technologies, Inc.

**Claudine Pivetta** – Facilities Manager – Spectrum Controls, Inc.

### Anniversaries

**Steve Sackenreuter**– Facilities Manager – City of Bellevue – **17 years**

**Vicki Kolmodin** – Office Planning Manager – Nordstrom – **11 years**

**James Davis** – Global Director of Facilities – Fluke Corp. – **9 years**

**Doug Burns** – Director, Engineering & Facilities – ICOS Corp. – **6 years**

**Jean McCleery** – Manger Administrative Services – T-Mobile, USA – **6 years**

**Pete Gillespie** – Emerald City Moving & Storage – **6 years**

**David Burgdorf** – **5 years**

*Cindy Strickland  
Kim Shelton, IIDA  
Co-Chairpersons,  
Membership Committee*

## More News

### IFMA Members Awarded Building Operator Certification

Seventeen building operators working for IFMA member companies have been awarded "Building Operator Certification – Level 1" and one has been awarded "Building Operator Certification – Level 2" since the year began.

BOC is a nationally-recognized professional certification for building operators, offering improved job skills and more comfortable and energy efficient facilities. The BOC credential is earned by completing seven months of classroom training and hands-on projects conducted at the operator's facility. Topics include HVAC systems and controls, energy conservation techniques, electrical systems, and indoor air quality.

#### Building Operator Certification – Level 1

Kelly John Allen, Washington State Department of Transportation

Wes Cline, State of WA/Div Cap Facilities

Steve Diibon, King County Library Systems

James Edelen, Amgen, Inc.

Catherine Fahoum, Washington State Dept. of Health

Dennis Fields, University of Washington

Ron Gihlstrom, Matsushita Avionics Systems

Michael Glidden, University of Washington

Duane Honeycutt, Washington State Dept of Transportation

John Klintworth, Snohomish County Facilities Maintenance

Dennis Knight, Capital Medical Center

Jerry Lowe, State of WA/DCF Bldg Support Services

Wm. Scott Mayfield, State of WA/DCF Bldg Support Services

Davina McGilvra, Washington State Department of Transportation  
Teresa Rodgers, ID Biomedical Corp of Washington

Dan Roy, Capital Medical Center

Dennis Scott, Port of Seattle

#### Building Operator Certification – Level 2

Paul Youngedyk, City of Renton

Over 2,500 operators hold BOC certifications nationally. The certificate is registered with the Building

Owners and Managers Institute (BOMI) and the International Facilities Management Association (IFMA) for continuing education maintenance points. In Washington State, the BOC certificate is accredited by the Washington Department of Labor and Industries and Lower Columbia College for continuing education.

A Level 1 Course will be offered in Tacoma beginning in October. For more information attend the Free BOC Information Meeting that will be held August 24, 2005 10-11:30am at City University in Fife.

This meeting provides an opportunity to meet the people behind the program, review the course materials, and ask questions about the program. For more information about BOC and upcoming classes, call 206-292-4793x2 to request an information packet, email: [admin@theBOC.info](mailto:admin@theBOC.info), or visit the website at <http://www.theboc.info/wa/index.html>.

### Continuing Education Opportunities

#### IFMA FM Edge SEMINARS

For registration and more information: [www.ifma.org/profdev/fm\\_edge/](http://www.ifma.org/profdev/fm_edge/)

June 16, 2005 12:00 p.m. CST

Innovative Workplaces: The Value and Role of "Place"  
Speaker: Dana B. Adamski, Humana, Inc.

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

Stress Management: Using Your Emotions as an Asset in the Workplace

Speaker: Dr. Deborah Bright, President and Founder of Bright Enterprises Inc.

Wednesday, June 15<sup>th</sup>

Ethics is Good Business Short Course - (please note date change)

Port of Tacoma; Port of Tacoma, Business Center  
Sponsored by BOMA South Sound. This is a required Course for all individuals working towards either the Real Property Administrator Designation and/or the Facility Maintenance Administrator Designation.

\$325.00 BOMA Members

\$350.00 Non-BOMA Members

More info, contact Kelly Rose, Education Chair at 253.779.2408



## MARK YOUR CALENDAR

### 8<sup>TH</sup> ANNUAL IFMA SEATTLE *2005 GOLF OUTING* & *SILENT AUCTION*

SEPTEMBER 14, 2005

It is with a great deal of pleasure that your IFMA Golf Committee announces that the **8th Annual Greater Seattle Chapter IFMA Golf Outing** is scheduled for an 8a.m. shotgun start **Wednesday, September 14<sup>th</sup>**, at **Washington National Golf Course** located in Auburn.

Last years IFMA Golf Outing at Washington National was a huge success, selling out weeks prior to our event. The success was due to the support of you and your organization.

Last year, golfer participation and sponsorships netted over \$11,000. The proceeds benefited Special Olympics Washington, the Facilities Management Scholarship Fund at the University of Washington, the IFMA Foundation and our local IFMA Seattle chapter.

This year, the IFMA Seattle Chapter Executive Board has again selected Special Olympics Washington as the principal recipient along with the Sander Abrahms Memorial Scholarship Fund at the University of Washington. Tax deductible sponsorships are available and will ensure these recipients continued success.

Don't miss out on this "must attend" event. It has sold out the last 7 years and this year will be no exception. This year's event will again include a Silent Auction and Raffle!

**Registration and Sponsorship forms are available online at [www.ifmaseattle.net](http://www.ifmaseattle.net)**

Your IFMA Golf Outing Committee thanks you for your past support and we're looking forward to seeing you again this year at **Washington National, on Wednesday September 14<sup>th</sup>**. If you have any questions regarding sponsorships, please contact Dan Maus at (425) 278-1600. Registration questions may be directed to Peter Renner at (425) 430-6605.

See you on September 14<sup>th</sup>.





**2005 IFMA Golf Outing  
Washington National Golf Course  
Wednesday, September 14<sup>th</sup>, 2005**

**Player Registration Form**

*Please complete all contact information to receive confirmation.*

Contact name: \_\_\_\_\_ Phone: \_\_\_\_\_

Organization: \_\_\_\_\_ Fax: \_\_\_\_\_

Address: \_\_\_\_\_ City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

Contact E-mail address: \_\_\_\_\_

Registration (\$150.00 per player) includes golf, ½ cart, lunch, apparel, and bag drop service. Proceeds support Special Olympics Washington and IFMA. Tournament questions may be directed to Peter Renner at [prenner@ci.renton.wa.us](mailto:prenner@ci.renton.wa.us) or phone 425-430-6605.

	<u>Player</u>	<u>Phone</u>	<u>Golf Shirt Size</u>	<u>E-mail Address</u>
1.	_____	_____	_____	_____
2.	_____	_____	_____	_____
3.	_____	_____	_____	_____
4.	_____	_____	_____	_____

**TOTAL DUE**      \$ \_\_\_\_\_

\_\_\_ Check enclosed for payment in full (please make check payable to: IFMA 2005 Golf Outing)

\_\_\_ Send invoice to above name and address

\_\_\_ Bill my Visa/MasterCard # \_\_\_\_\_ Expiration: \_\_\_\_\_

Name as it appears on card \_\_\_\_\_ Signature(s): \_\_\_\_\_

Date: \_\_\_\_\_

**Mail or Fax to:**  
**IFMA Seattle 2005 Golf Outing**  
Attention: Lianna  
PO Box 6906, Tacoma, WA 98406  
1-877-460-5880 1-253-265-3043 fax





**2005 IFMA Golf Outing Sponsorships  
Washington National Golf Course  
Wednesday September 14<sup>th</sup>, 2005**

**“Caribbean Theme”**

<b>Eagle sponsor</b>	<b>\$2,500.00</b>	<b>Complimentary four-some entry and sponsorship of one product included</b> <ul style="list-style-type: none"><li>• Logo Camp Golf shirt (right sleeve) <b>SOLD</b></li><li>• Logo Camp Golf shirt (left sleeve)</li><li>• Logo Cooler</li><li>• Logo Golf Cap</li><li>• Logo Golf Beach Towel</li><li>• Logo Umbrella</li><li>• Logo Four-Some Photograph (each player receives)</li><li>• Logo Golf Shoe Bag</li><li>• Logo Survival Kit (band-aids, sunscreen, etc)</li></ul>
<b>Birdie sponsor</b>	<b>\$ 1,500.00</b>	<b>Complimentary two-some entry and sponsorship of one product included</b> <ul style="list-style-type: none"><li>• Logo Golf Ball</li><li>• Beverage Cart</li><li>• Scoreboard/Trophies</li><li>• Awards Banquet Lunch</li><li>• \$25,000 Hole-in-One</li><li>• Calendar (Best golf holes)</li><li>• Beat the Pro-Par 3</li></ul>
<b>Par sponsor</b>	<b>\$ 1,000.00</b>	<b>Complimentary two-some entry and sponsorship of one product included</b> <ul style="list-style-type: none"><li>• Driving Range</li><li>• Putting Green</li><li>• 150 Yard Markers (14 total)</li><li>• Longest Drive (front nine)</li><li>• Longest Drive (back nine)</li><li>• Closest to the Pin (front nine)</li><li>• Riding Cart (logo on every cart)</li></ul>
<b>Hole sponsor</b>	<b>\$750.00</b>	<b>Complimentary two-some entry and Signage Plaque at tee box</b>
<b>Cash donation sponsor</b>	<b>\$250.00</b>	<b>Gold level</b>
	<b>\$150.00</b>	<b>Silver level</b>
	<b>\$75.00</b>	<b>Bronze level</b>



# SPPECSS Consulting, LLC

Steven G. Liescheidt, P.E., CSI-CCS, CCPR  
273 Glen Hollow Drive, Chesterfield, Missouri 63017  
Phone: 314-706-2615 E-Mail: [speccs@sbcglobal.net](mailto:speccs@sbcglobal.net)

## Contract Documents & Product Criteria Seminars

Seminar For Engineers, Designers, Architects, Facility Managers, Building Owners, Contractors

>>>Seattle, WA – Monday, June 20<sup>th</sup> ----- Portland, OR – Wednesday, June 22<sup>nd</sup> <<<

Breakfast Provided - Start Time: 7:15 A.M

Monday, June 20<sup>th</sup> Seattle, WA - Denny's Restaurant - 5700 S. Center Blvd. - Tukwila, WA  
Wednesday, June 22<sup>nd</sup> Portland, OR - Denny's Restaurant - 15815 SE 82<sup>nd</sup> Street - Clackamas, OR

>>>Earn Up To 4 PDH Professional Credits <<<

### Session 1 (7:45 A.M. – 9:45 A.M.) - Contract Documents – Specifications And Drawings

This two hour session is based partly on principles in the CSI (Construction Specifications Institute) Project Resource Manual and partly on information in the ASHRAE Systems Handbook. The course is intended give the participants a deeper understanding of what Contract Documents consist of and how they are use the industry to communicate the engineer's and architect's "design intent" for commercial construction project to the contractors that bid and build the work. In this session the participant will learn about:

- ✓ Project Phases – Design Through Construction
- ✓ Specification and Drawing Formats
- ✓ Specifications – Methods of Specifying
- ✓ Drawings – Types And Information Shown
- ✓ Drawings and Specifications Coordination
- ✓ Product Evaluation & Selection Procedures
- ✓ Shop Drawings
- ✓ Substitutions & Alternates – The Theory
- ✓ Change Orders
- ✓ Dispute Resolution Options

### Session 2 (10:00 A.M. – Noon) - Product Design Criteria–The Client's Vision To Occupancy Reality

This two hour session is focused on practical techniques for proper product selection that help ensure that facility owner's functional requirements are clearly identified and the design criteria is established during the appropriate phase of the project. In addition, the cycle of product selection, specification, bidding, submittal and installation review will be discussed. Reference source materials are CSI – Project Resource Manual and the speaker's 28+ years of experience in design/sales/marketing. In this session participants will learn about

- ✓ Establishing product selection design criteria
- ✓ Decision making techniques for product selection
- ✓ Incorporating design criteria into the contract documents specifications
- ✓ Evaluating Substitutions and Alternates – The Theory In Practice
- ✓ Reviewing Or Approving submittals and ensure that the client gets what they paid for
- ✓ Punch List & Substantial Completion project closeout

### Presented By Steven G. Liescheidt, P.E., CSI-CCS, CCPR

Mr. Liescheidt is a registered Professional Engineer. He has practiced HVAC design engineering for over 15 years in the consulting segment of the construction industry. He has been in a position of technical sales/marketing in manufacturers' representation segment of the industry for over 9 years.

Mr. Liescheidt has been actively involved in professional organizations in St. Louis, Mo including ASHRAE, CSI St. Louis Green Building Council, IFMA, SMACNA, MABOI, MFMA, and The Engineers' Club of St. Louis.

Mr. Liescheidt has published technical articles related to the HVAC industry including the technical educational testing series HVAC Challenge for Engineered Systems Magazine based on the ASHRAE Handbooks.

Mr. Liescheidt also maintains his CCS (Certified Construction Specifier) and CCPR (Certified Construction Product Representative) certifications through CSI.

Questions: Contact Steve Liescheidt @ SPPECSS Consulting, LLC  
Phone: 314-706-2615 E-Mail: [speccs@sbcglobal.net](mailto:speccs@sbcglobal.net)



# GREATER SEATTLE CHAPTER

## International Facility Management Association

### Sponsorship Opportunities for 2005

- |  |  |
|--|--|
| <input checked="" type="checkbox"/> January- REI Corp HQ, Seattle                        | <input type="checkbox"/> July- Norm Dicks Gov't Center/Kitsap Conference Center Tour (only 2 left) |
| <input checked="" type="checkbox"/> February- Negotiating Skills for FM's                | <input type="checkbox"/> August- Summer Social   |
| <input checked="" type="checkbox"/> March* - Education Symposium                         | <input type="checkbox"/> September*- Golf Tournament   |
| <input checked="" type="checkbox"/> April - New Member Meeting                           | <input type="checkbox"/> October- David & Dean's Fabulous Adventures (only 2 left available)       |
| <input checked="" type="checkbox"/> May - IFMA Tour - Tacoma                             | <input type="checkbox"/> November*- "Tomorrow Space" Topic: Audio/Visual Media                     |
| <input type="checkbox"/> June- Outsourcing- Is it right for you? (only 2 left available) | <input type="checkbox"/> December- Customer service with Bonnieclare                               |

\*\*Please select the month(s) that your company would like to sponsor...for each month, our Chapter can accept up to 2 sponsors per meeting (except where\*- these need multiple sponsors).

Monthly sponsorships are \$350 per event (Education Symposium and Golf Tournament have separate listings). Fax sponsor requests to Kelly Thomson, IFMA Seattle Advertising & Promotions Chair, 253-680-3173. E-mail or call with questions: kelly.thomson@macmiller.com or 253-680-3172.

\$\$\$\$ Receive a \$35 DISCOUNT with 45 day or more advanced sponsorship commitment \$\$\$\$

### IFMA Seattle Chapter Meeting & Tour Sponsorship Benefits

#### Benefits include:

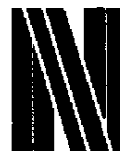
- 1) Intro by Chapter President (or Vice Pres)
- 2) 3 min "Company Portrait"
- 3) Table for business cards & brochures available at registration
- 4) Company logo on Chapter website for the event month
- 5) Company logo on event news Flash
- 6) Networking chance to get personal and company name exposure

Meeting and tour sponsorships are \$300 for 2004 and \$350 for 2005...if you book by 2/28/05, you will receive a \$35 DISCOUNT!!!

Fax sponsorship requests to Kelly Thomson direct at 253-680-3173.

E-mail or call with questions:  
kelly.thomson@macmiller.com  
or 253-680-3172.

### Proud IFMA Sponsors



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Outsourcing; is it right for  
you?



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**Eric Postle, SIOR**

*Principal*

**(425) 586-5646**

epostle@pugetsoundproperties.com

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BELLEVUE, WA 98004

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**Business card size:  
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## TRUSTED IFMA VENDOR Advertisements

### \*NEW\*

Now IFMA members can advertise their products and services in the newsletter; so that trusted vendor information is right at your fingers tips. Please see the pricing below; space is limited to one page per newsletter, so get your ad in today!

**2 bus card spaces:  
\$50.00 per month**

Send art work and request to:  
Melanie D. Saenz:  
msaenz@bankandoffice.com  
Kelly Thompson:  
kelly.thomson@macmiller.com

Must have print ready work (jpg or pdf);  
only blk/wht accepted.

**Business card size:  
\$35.00 per month**

**FOR A LOOK AHEAD INTO  
IFMA SEATTLE'S 2005 PRO-  
GRAM SCHEDULE  
SEE THE BACK PAGE**

for your information: members only  
*website login: ifma*  
*password: fmseattle*

## Committee Chairs

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**newsletter & member recognition**  
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**website**  
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 fax: 206.248.6200  
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*\*\*Board Meetings are held on the first Wednesday of the month at 11:30am.\*\**

Sponsored by:



National  
Maintenance  
Contractors, Inc.

**June- 2005**

21st - Outsourcing - Is It Right For You?

Sponsored by: Heery International

**July- 2005**

TBA - Kitsap Conference Center Tour

Sponsored by:

**August- 2005**

TBA - Summer Social

Sponsored by:

**September- 2005**

14th - IFMA Annual Golf Event



Sponsored by:



National  
Maintenance  
Contractors, Inc.

**October - 2005**

19th - David &amp; Dean's Fabulous Adventure

**November - 2005**15th - Tomorrow Space; New trends in Audio/  
Visual**December - 2005**

TBA - Customer Service - BonnieClaire

**January - 2006**

TBA - IFMA Event

**February - 2006**

TBA - Education Symposium

**March- 2006**

TBA - IFMA Event

**April- 2006**

TBA -IFMA New Members Event

**May- 2006**

TBA - IFMA Event

Seattle News is published monthly by and for the members of the Greater Seattle Chapter of the International Facility Management Association (IFMA). Opinions expressed in Seattle News do not necessarily represent the views of the association, its members, or its Board Members.

IFMA is the premier professional association for facility management. Representing the largest community of FM professionals on the planet, IFMA membership comprises 18,000 facility professionals worldwide.

The Greater Seattle Chapter of IFMA serves to support our members on a local basis. Our Vision is to be an organization that fosters social interaction and opportunities for personal and professional growth within the facility management industry.

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