



# Overview of State Facilities Management

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# DTMB Overview

## INFORMATION TECHNOLOGY

- Agency services
- Software and application development
- Infrastructure, telecommunications, and network services
- Cybersecurity and infrastructure protection
- Enterprise architecture and technology innovations
- Desktop and end-user support
- IT project management
- IT shared services
- Data analytics
- Geographic information systems
- Michigan Public Safety Communications System

## MANAGEMENT AND BUDGET

- Procurement services
- Building operations, real estate, and leasing
- Fleet, mail, print, delivery, warehousing, records management, and surplus services
- Michigan Infrastructure Office
- Multi-agency financial services
- Facility design, construction, and maintenance
- Michigan Center for Data and Analytics
- Archives of Michigan

## INDEPENDENT AGENCIES AND COMMISSIONS

- State Budget Office
- Michigan Civil Service Commission
- Office of the Child Advocate
- Office of the State Employer

# DTMB Customers and Statistics



State agencies / residents



Businesses



Local governments



Universities

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**\$1.7B** budget

**3,100** employees

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**48,500** SOM employees

**4** represented  
employee organizations (MSEA,  
SEIU-Tech, SEIU-S&E, and UAW)

**18** SOM departments

**5,800+** procurement contracts with  
an annual spend of **\$3.38B**

**1,700** business applications

**64,000** desktop, laptop, and tablet  
computers

**23,500** managed mobile devices

**151,000** public safety radios

**45** managed facilities

**14,000** vehicles in state fleet

**5** retirement systems  
that serve one out of every eight  
Michigan households



# **State Facilities Administration (SFA)**

# Authority and Responsibilities: Facility Management

- Pursuant to PA 431 of 1984, DTMB maintains all authority, powers, functions, duties, and responsibilities pertaining to the planning, management and operation, capital renewal, and acquisition of buildings and facilities of the executive branch agencies. Exceptions: MDOC, MDOT, DNR.
- Responsible for all building infrastructure programs, including:
  - Preventative maintenance programs
  - HVAC services
  - Energy management systems
  - Electronics
  - Plumbing
  - Lighting
  - Landscaping
  - Carpentry
  - Masonry
  - Painting
- Goal is to keep the facilities operating at peak operational efficiency to ensure a safe, comfortable, and high-quality environment for our customers.

# Authority and Responsibilities: Facility Management

- Current portfolio includes:
  - 45 facilities totaling more than 13.5 million square feet of space.
  - 933 acres of land.
  - 14,000+ managed parking spaces in 6 ramps and 42 lots.
  - DTMB managed office buildings provide a workplace for more than half of the state's workforce. The remaining employees are in agency locations across the state.
- Facilities management is a core responsibility of SFA. In recent years, we have successfully partnered with MSP and MDHHS to provide facility management services and allow them to focus on their own core responsibilities.

# Increasing Portfolio Size/Responsibilities

**SFA has recently assumed facilities management responsibility for:**

Building Name	Location	Square Footage	Addition Date
MSP Grand Rapids Facility	Grand Rapids	100,308	Spring 2021
Caro Psychiatric Hospital	Caro	239,362	Fall 2023
Walter P. Reuther Psychiatric Hospital	Westland	253,523	Spring 2025
Total		593,193	

**SFA will be adding the following locations to our management responsibility in 2025 - 2027:**

Building Name	Location	Square Footage	Anticipated Addition Date
Center for Forensics Psychiatry	Saline	344,100	Summer 2025
MSP Gun Range & Classroom Facility	Dimondale/Secondary Complex	7,749	Summer 2025
Kalamazoo Psychiatric Hospital	Kalamazoo	320,108	Spring 2026
State Physical Health & Sciences Lab	Dimondale/Secondary Complex	290,000	Fall 2026
Southeast Michigan Psychiatric Hospital	Northville Township	408,000	Fall 2026
Bay Pines Center	Escanaba	38,760	Fall 2026
Emergency Management & Homeland Security Training Center	Dimondale/Secondary Complex	4,600	Spring 2027
Total		1,413,317	



# Increasing Portfolio Size/Responsibilities



**Caro Psychiatric Hospital**



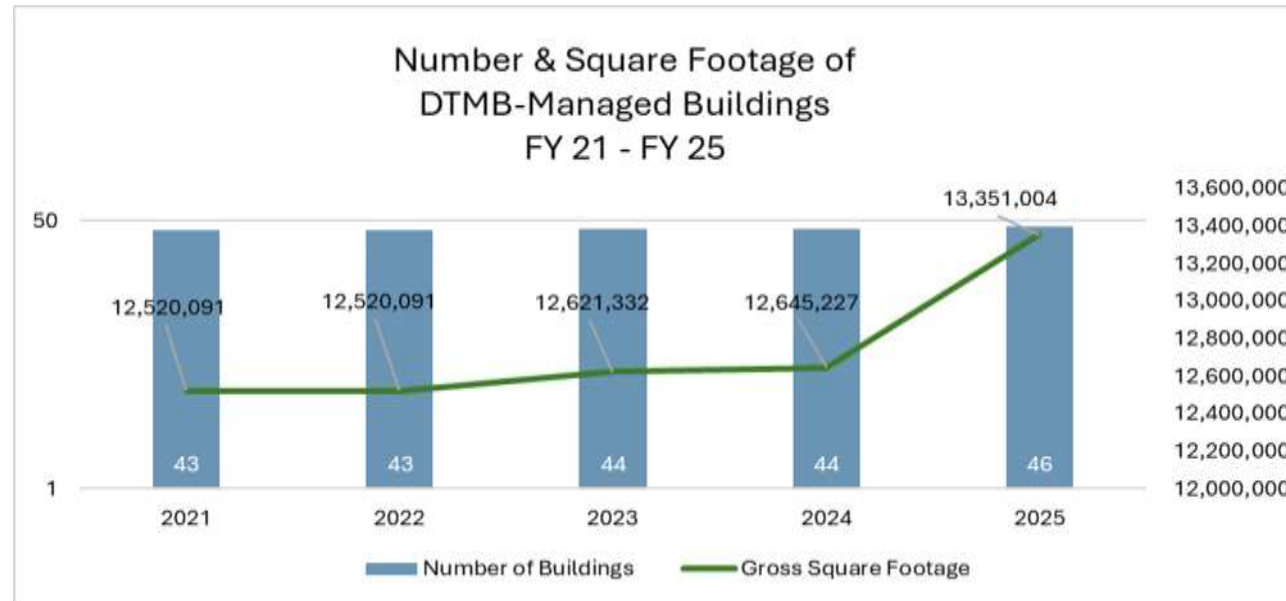
**Southeast Michigan Psychiatric Hospital**



**State Physical Health & Sciences Lab**



**Kalamazoo Psychiatric Hospital**



**MSP Grand Rapids Facility**



# Authority and Responsibilities: Real Estate

- PA 431 of 1984 enables DTMB the ability to oversee, execute, and maintain leases for executive branch agencies. Continued reduction through optimization and efficiency of space needs and standards.
- Lease types include:
  - Office
  - MDHHS public facing
  - MDOS public facing
  - Land/parking
  - Mechanic shop
  - Mixed use
  - Warehouse

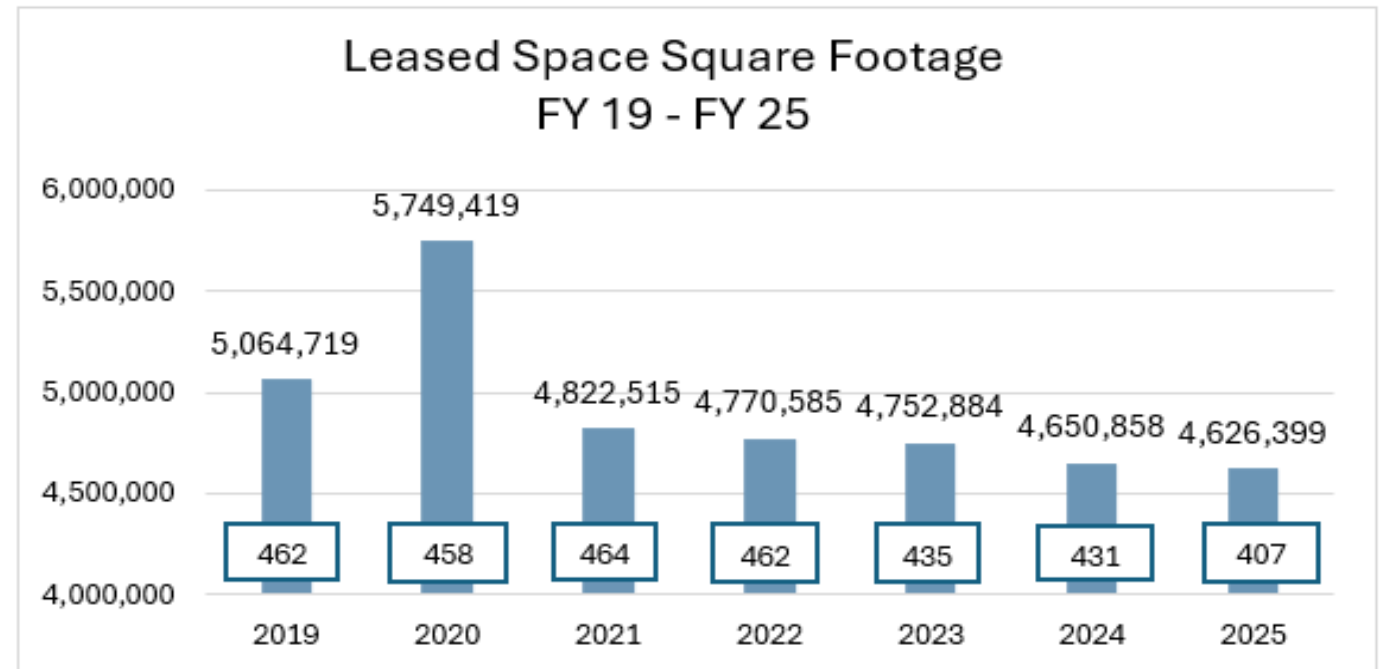
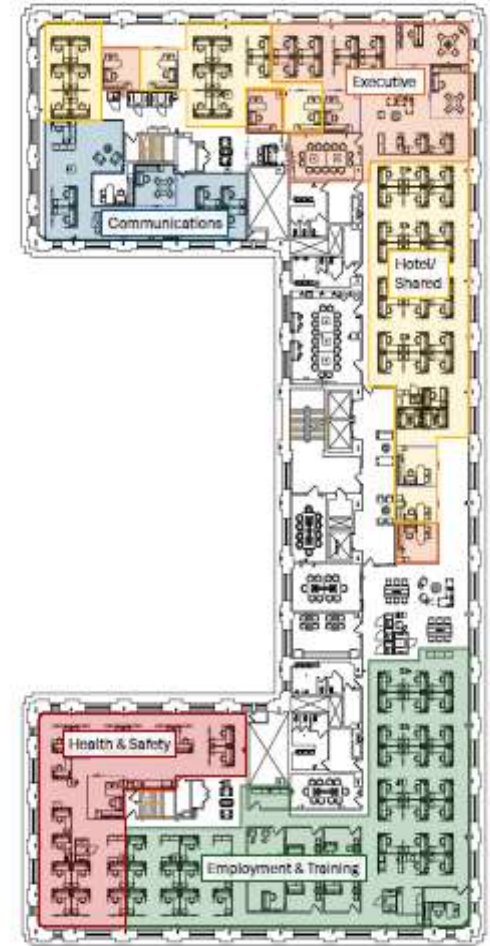


Chart reflects number of leases and square footage

- Note on 2020 increase: COVID-19 response – MDHHS

# Space Allocation Process

- On an annual basis, DTMB works with state agencies to allocate appropriate space within the DTMB-managed portfolio to meet their operational needs.
- Once finalized, the necessary space is officially allocated to the agency through a building occupancy agreement (BOA) for the coming fiscal year.
- Agency costs are determined based on their assigned space, plus a portioned share of common and/or amenity spaces. A calculated share of any unassigned space within the building is also factored as a function of the total costs of building operations.



# Statewide Building/Land Inventory

- SFA maintains an inventory of all State of Michigan locations in a central inventory.
- Including DTMB, the State of Michigan manages more than 5,300 owned/leased facilities on 4.5 million plus acres. Most managed by agencies independently.
- The 45 DTMB-managed buildings had an estimated replacement value of \$2.1 billion in FY24.
  - Annual operating cost was \$62.6 million
- Currently 407 leases with a leased value of \$87.6 million

