Definitions
Facilities "Repair and Replacement" and "Operations"

FUND CODE 110 - GENERAL OPERATIONS PROGRAM CODE 710 - PHYSICAL PLANT	FUND CODE 830 - REPAIR AND REPLACEMENT
General Definition for Operations: The physical plant services required for programs support and other functional uses of campus facilities and grounds	**General Definition for Repair & Replacement:** Repair and/or in-kind replacement of physical elements of facilities and fixed equipment (Boiler, pumps etc.)
Architect/Engineering/Design services attributed to new capital construction and campus planning/development (Facilities Master Plans and Predesigns)	Architect/Engineering/Design services attributed to specific R & R projects
Generation and maintenance repair of steam, hot water, chilled water generating equipment. Stationary Engineers (202) and Steam Boiler Engineers	Replacement of all electrical and mechanical components. Including major projects not funded by HEAPR or Capital appropriations
	Construction Management attributed to specifc R and R projects
All Utilities (electric, natural gas, fuel oil, purchased hot water/steam, water, sewer) services	Repair and replacement of utilities
	Renovation Projects : (same general use)
Building Automation/Energy Management	
Building Hardware repairs/replacement: Voice Mail, Blue Light Phones, Call Boxes, Radio, Telephones.	Tuckpointing masonry walls
Changing fluorescent light ballast and relamping	
Equipment operations (vehicle drivers and equipment operation and maintenance)	Window and door replacements
Communication System Maintenance - Install/moving lines	Carpet and Flooring Replacement
General Maintenance Work and Custodial services (Including Space Event Services)	
Building Services Supervisor and maintenance foremen (Bargaining unit 216 and 218)	
Plumbing and Steam Fitting Services	
HVAC Maintenance and Operation	
Hazardous Materials Management and Storage/Removal Costs	
Leasing physical plant equipment	
Grounds Maintenance: Lawns, Landscape, Snow Removal (Roads Sidewalks)	Sidewalk replacement
Locksmith – daily repairs	Major re-key projects
Refuse Collection & Disposal	
Maintenance Contracts: Custodial/Elevator/Boiler/EMS/Security/Grounds	
Physical Security (Parking Lots not included)	
Supplies and materials attributed to facilities maintenance and repair (Not for resale)	
Debt Service	
Consultants (relative to the Phsyical Plant)	
Land/Building Purchases	