

Public School Facilities Process Improvement Update

Public School Capital Outlay Oversight Task Force
(PSCOOTF)

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Presenter(s):

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CAPITAN MIDDLE SCHOOL
CAPITAN HIGH SCHOOL



New Mexico Public School Facilities Authority

Partnering with New Mexico's communities to provide quality, sustainable school facilities for our students and educators.

Agenda

- PSCOC Direction Process Improvement
- Internal Process Improvement Implemented
- Simplification
- Construction Information Management System (CIMS)
- District and Stakeholder Outreach
- District Survey Results
- Process Improvement with PM Solutions

PSFA Internal Process Improvement

PSFA / PSCOC Problem Statement:

- Based on revisiting several processes internally, PSFA Staff recognized there are many steps that can be eliminated in an effort to better serve Districts and PSCOC in a more efficient manner to move projects forward.
- PSFA staff is actively engaged in reviewing internal processes to find and eliminate redundancies, creating new functional logic to streamline them.

PSFA Process Improvement Strategies

- Combined Planning and Design Phases –
 - Reduction of 6 months to 9 months in the planning and design process (to address district concerns)
- Enhance training
 - Internal training to create better consistency
 - Training to districts to understand PSFA/ PSCOC
- Simplify awards application process
- Removal of redundant processes in CIMS (expedite project delivery)
- Develop stronger relationships with the districts and design & construction communities
 - Partnering meetings

Awards Application Improvements

Pre-applications:

- Used to be a complex form
- Now is a letter from school districts with request outlined

Web-based applications:

- Standards-based (large projects)
- Facilities Master Plan
- Lease assistance
- The next round of PSCOC Systems, Pre-K and Teacher housing awards will be web-based

Construction Information Management System (CIMS) Restructure

Request for Approval of School Construction

- Previous - 9 steps (1 external actor, 8 internal)
- Revised - 2 steps
 - Saved 30 days

Owner Design Review

- Previous - 3 steps (1 external, 2 internal)
- Revised- 5 steps,
 - Saved 35 days

Request for Proposal Review (RRP)

- Now completed before 100% Construction Document review
- Reduction of 4 to 6 months (to expedite projects)

District & Stakeholder Outreach

- Actively meeting with districts (creating relationships with districts and cultivates projects)
- Actively meeting with stakeholders (internal and external education)
- Implementation of Quarterly Partnership meetings; architects, engineers, general contractors and consultants
 - **November 2021** - *PSFA /school districts*
 - **January 2022** - *PSFA /architects*
 - **February 2022** - *PSFA /general contractors*
 - **March 2022** - *PSFA brought feed-back from stakeholders to the PSCOC*
 - **April 2022** - *PSFA /general contractors and design professionals*
 - **June 2022** – *PSFA/districts*

At all partnering meetings, minutes are taken and sent to participants, indicating their concerns and PSFAs response

Survey Results

PM Solutions (process improvement vendor) released a state-wide survey to school districts on May 6th through May 18th, 2022. The purpose of the survey was to gather information/feedback from districts to see their perspective on how PSFA is performing and potential ways to improve.

Of the 89 school districts 37 responded.

Based on the survey, areas in need of improvement:

- Education of districts on PSFA/PSCOC processes
- Communication with districts
- Turnover of Regional Project Managers
- Slow approval process in construction information management system

Survey Results

Based on the survey, areas of satisfaction:

- Positive recognition of PSFA primary mission
- Over half of respondents indicated PSFA operated in an efficient way

PSFA response to areas of improvement listed in survey findings:

- On-going PSFA quarterly partnering meetings which help address district education and communication.
- To cure/assist with Regional Project Manager turn over: increased staffing to lessens individual project load, toolbox of training materials, improved administrative support.
- We have partially addressed our approval process based on what we heard from our partnering meetings; however, we hope to learn more from PM Solutions

Next Steps

Meet with PM Solutions on June 18th, 2022

Review suggested improvements

Review implementation plan with PSCOC

Thank you



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