

By: Schwertner, et al.
(Metcalf)

S.B. No. 640

Substitute the following for S.B. No. 640:

By: Metcalf

C.S.S.B. No. 640

A BILL TO BE ENTITLED

AN ACT

1
2 relating to the state agencies responsible for providing facilities
3 management services for certain state buildings allocated for
4 legislative use.

5 BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF TEXAS:

6 SECTION 1. Subchapter F, Chapter 301, Government Code, is
7 amended by adding Section 301.073 to read as follows:

8 Sec. 301.073. FACILITIES MANAGEMENT SERVICES FOR SPACE
9 OCCUPIED BY LEGISLATURE. (a) In this section, "facilities
10 management services" has the meaning assigned by Section 2165.007,
11 except that the term does not include utility services or utility
12 expenses.

13 (b) Notwithstanding Section 2165.007 or 2165.057(a) or
14 other law and except as otherwise provided by this section, the
15 State Preservation Board is responsible for providing:

16 (1) for the Sam Houston Building, the facilities
17 management services designated by the administrative head of the
18 senate;

19 (2) for the John H. Reagan Building, the facilities
20 management services designated by the administrative head of the
21 house;

22 (3) for an interior portion of the Robert E. Johnson
23 Building occupied by a single legislative agency, the facilities
24 management services designated by the administrative head of that

1 legislative agency; and

2 (4) for any portion of the Robert E. Johnson Building
3 not covered by Subdivision (3) and for the attached parking
4 facility known as state parking garage P, the facilities management
5 services designated by the administrative head of the Texas
6 Legislative Council in consultation with the other affected
7 legislative agencies occupying space in the building.

8 (c) The Texas Facilities Commission shall:

9 (1) provide any facilities management service for a
10 facility listed in Subsection (b) that has not been designated to be
11 performed by the State Preservation Board;

12 (2) operate and maintain the central utility plant in
13 the Sam Houston Building;

14 (3) subject to Subdivision (4), operate and maintain
15 the chiller utility plant attached to the Robert E. Johnson
16 Building; and

17 (4) as part of phase 2 construction of the Capitol
18 Complex master plan developed under Section [2166.105](#):

19 (A) connect the Robert E. Johnson Building to the
20 centralized chilled water distribution system described by that
21 plan; and

22 (B) subsequently decommission the chiller
23 utility plant attached to the Robert E. Johnson Building, except
24 for portions of the plant needed to provide backup chilled water for
25 the building's data center or other critical infrastructure
26 identified by the administrative head of the Texas Legislative
27 Council.

1 (d) The Texas Facilities Commission shall transfer to the
2 State Preservation Board an amount of money sufficient to reimburse
3 the board for the costs incurred by the board to perform the
4 services described by Subsection (b), including any deferred
5 maintenance project performed by the board.

6 (e) This section does not, and may not be construed to,
7 specifically commit the control of any public buildings or grounds
8 to the State Preservation Board for purposes of Section 2165.002 or
9 any other law.

10 (f) The administrative head of the appropriate legislative
11 agency may select an entity to provide construction management and
12 oversight of a project undertaken to repair or rehabilitate a
13 facility described by Subsection (b) that is funded by money
14 appropriated to the State Preservation Board. The entity selected
15 is exclusively responsible for providing construction management
16 and oversight of the project, notwithstanding Section 2165.001,
17 Chapter 2166, or other law. On the request of the administrative
18 head of the legislative agency, from the money appropriated to the
19 State Preservation Board to fund the project, the board shall
20 transfer to the legislative agency the amount of money necessary
21 for the legislative agency to pay the costs the agency incurs in
22 connection with the project.

23 (g) For the chamber and committee rooms occupied by the
24 house and senate in the Capitol, Capitol Extension, and any
25 legislative office building, the administrative head of agency for
26 the appropriate house shall specify the scope, manner, and
27 performance of all work related to audiovisual systems, including

1 sound systems.

2 SECTION 2. This Act takes effect September 1, 2023.