

## **BILL ANALYSIS**

H.B. 2620  
By: Isett, Carl  
Government Reform  
Committee Report (Unamended)

### **BACKGROUND AND PURPOSE**

Current law lacks clarity regarding the specific action required of the Texas Building and Procurement Commission (commission) in maintaining state buildings and facilities. In recent years, the commission has reduced its attention to preventative maintenance operations, facility management planning, and energy efficiency measures. Without greater statutory definition of the building maintenance and management activities required of the commission, the state's facilities will continue to fall further in disrepair as associated costs continue to rise.

This bill requires the Building and Procurement Commission to undertake certain facility management and maintenance activities to ensure the state's buildings remain in acceptable condition at the lowest cost possible.

### **RULEMAKING AUTHORITY**

It is the committee's opinion that this bill does not expressly grant any additional rulemaking authority to a state officer, department, agency, or institution.

### **ANALYSIS**

This bill amends the Government Code by requiring the Texas Building and Procurement Commission (commission) to establish a preventive maintenance program and enter into energy savings performance contracts described by Section 2166.406(a), in which the estimated savings in utility costs is guaranteed to offset the cost over a specified period.

The bill also requires the commission to enter into a contract with each state agency that describes the specific level of facilities management services the commission will provide, and what services the tenant agency and its employees will provide at agency cost. The commission is required to establish property-specific budgets for each state agency facility that the commission provides facility management services to assist in contracting and in evaluating the success and efficiency of the facilities management services provided by the commission.

### **EFFECTIVE DATE**

September 1, 2007.