

Facilities Management Monthly Operating Report

June 2026



WELCOME



On behalf of the Facilities Management team, I'm pleased to present the **June 2026 Monthly Operating Report.**

We are proud to be your partner and appreciate the opportunity to help you achieve your strategic goals. Our goal is to continually improve Quality of Life for the WKU campus community by creating exceptional experiences for all.

Sincerely,

Kenneth Branch

Kenneth Branch
Resident District Manager
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DFM Management Team



Ken Branch, PE
General Manager/
Resident District Manager



Angie Jackson, PHR, SHRM-CP
Business Operations
Manager/Deputy Director



Jennifer McLeod
Human Resources/Training
and Safety Manager



Dan Uhls, MA
Maintenance Manager



Mark Allen, CEM
Energy Manager



Kyle Davenport
Campus Services Manager



Carla Nally
Environmental Services
Operations Manager



Catherin Cabrera
Evening Environmental
Services Manager



Ronnie Allerkamp
Housing Operations
Manager



Ray Murillo
Housing Facilities
Manager

Work Order Stats

WORK ORDERS:

1101 Received
729 Completed

PREVENTATIVE MAINTENANCE:

1174 Received
428 Completed

REACTIVE MAINTENANCE:

642 Received
347 Completed

PROACTIVE MAINTENANCE:

450 Received
379 Completed

WOs/PMs received for June 2026:

Work Type	Priority	Work Orders within period range						R
		Received	Open		Completed			
			Number	%	Number	%		
BLM		0	0	0.00%	0	0.00%		
CAN		0	0	0.00%	0	0.00%		
CAT		0	0	0.00%	0	0.00%		
CLEAN		0	0	0.00%	0	0.00%		
CM		0	0	0.00%	0	0.00%		
CMSTA		0	0	0.00%	0	0.00%		
COMPLAINTS		0	0	0.00%	0	0.00%		
LSD		0	0	0.00%	0	0.00%		
MOVE		0	0	0.00%	0	0.00%		
PM		1174	746	63.54%	428	36.46%		
PROACTIVE		450	71	15.78%	379	84.22%		
QUOTE		7	5	71.43%	2	28.57%		
SAF		2	1	50.00%	1	50.00%		
QA	0	0	0	0.00%	0	0.00%		
	3	0	0	0.00%	0	0.00%		
	5	0	0	0.00%	0	0.00%		
RM	0	0	0	0.00%	0	0.00%		
	1	0	0	0.00%	0	0.00%		
	2	1	0	0.00%	1	100.00%		
	3	2	0	0.00%	2	100.00%		
	4	0	0	0.00%	0	0.00%		
	5	619	279	45.07%	340	54.93%		
	50	0	0	0.00%	0	0.00%		
SDXD	2	0	0	0.00%	0	0.00%		
	3	0	0	0.00%	0	0.00%		
	4	0	0	0.00%	0	0.00%		
	5	0	0	0.00%	0	0.00%		
SP	0	0	0	0.00%	0	0.00%		
	1	0	0	0.00%	0	0.00%		
	3	0	0	0.00%	0	0.00%		
	4	0	0	0.00%	0	0.00%		
	5	20	16	80.00%	4	20.00%		
WAR	5	0	0	0.00%	0	0.00%		
	RM Total	642	295	45.95%	347	54.05%		
Total		2275	1118	49.14%	1157	50.86%		

Heat Plant

• Lighting Conversion

- Status: In Progress
- Replacing older larger lights for smaller and brighter units
- Older units were burned out creating an unsafe work environment



Steam Pipe Repair

- Technical assist to WKU Planning Design and Construction Department
- Cast iron pipe has been replaced and the trench is now being covered in concrete
- Ongoing steam pipe repair



Smith Stadium

- **Roof**
 - The roof was leaking, and because a roof replacement wasn't fiscally an option, a non-warranted "fix" was installed and has not leaked over the last few rainy weeks.



Collonade Drive

- **Repair**
 - Re-sealing of the Collonade Drive to cover previous red colored sealer.

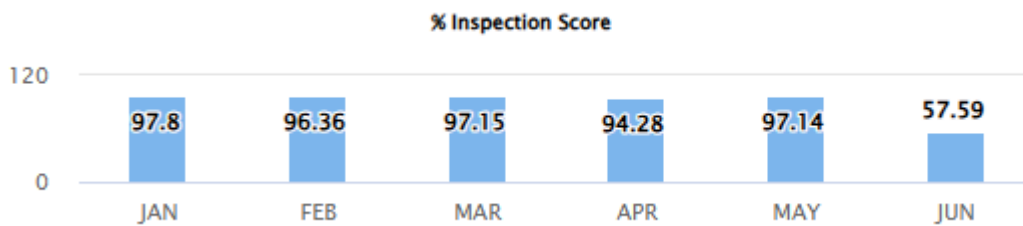


INSPECTIONS:

9 Completed
58% Score

WORK ORDERS/PMs:

36 Received June 2026
19 Completed June 2026



Completed

171

Inspection in May

9

Inspection in June

0

Inspection in July

PROJECTS

IN PROGRESS:

- Replacing Soap Dispensers
- Summer Cleaning projects

ESA Operations

Event Support provided:

- Camps, Admissions Tops(600 people)
- Farm – Mini Breeders Cup
- Van Meter –Summer Camps
- Preston, Diddle – Summer Camps and Basketball Camps

Round 2-Fertilization Complete

- Regular fertilization achieves several specific things: drives root development, crowds out weeds, speeds up recovery, improves disease and pest resistance, and assists turf maintenance of desired color.

Aerified Athletic Fields

- Aeration keeps athletic fields healthy, improves root growth and deep-water penetration. It enhances field safety, and it prevents standing water and mud, controls thatch and maximizes overseeding and fertilizing.

Training for June:

- Supervisor training for custodial team
- Maximo Support
- Custodial Method of the Week
 - Hard Floor Burnishing
 - Burnishing/Buffering
 - Kaivac Cleaning
 - Exterior Cleaning

TRAINING

A hand is shown holding a blue marker, having just finished writing the word "TRAINING" in blue capital letters. A horizontal blue line is drawn underneath the word.

DFM Safety Incident Tracking

0 -Lost Time Accidents for June

- Monthly Safety Training
 - Heat Exposure
 - Slips, Trips and Falls



June

Heat Exposure and Slips, Trips & Falls

[June Safety \(English\)](#)

[June Safety \(Spanish\)](#)

[Heat Exposure Safety \(Swahili\)](#)

Safety Walks	Safety Observations	Near Miss	Resolutions
34	31	78	41
181%			



WELCOME NEW HIRES!

Heather Braun
Travis A Phelps
Garrett (Sophia) Compton
Glenna McCoy
Corina Contreras
Tereza Mnyeme
Jarelle Byrd

KUDOS NOMINATIONS:

June 2026

Charity Haley
DeShawn Crowe
Jeremy Bowling
Ethan Aaron
Mwajuma Etabo
Mario Martinez
Mu Meh

Through Sodexo's Experiences Matter customer service program, we strive to build a team dedicate to providing exceptional experiences at every opportunity. As part of this program, 'KUDOS' is our formalized, manager led recognition developed to acknowledge those employees who go above and beyond for the campus communities we serve.

KUDOS

June 2026

Three of our lead Environmental Services team members retired.

Supervisors:

- ***Kevin Gutierrez - 25 years***
- ***Janice McDonald – 16 years***

Team Leader:

- ***Debbie Scruggs- 16 years***

Happy Retirement and thank you for your great service and dedication to DFM.



Thank you.



WKU Facilities Management