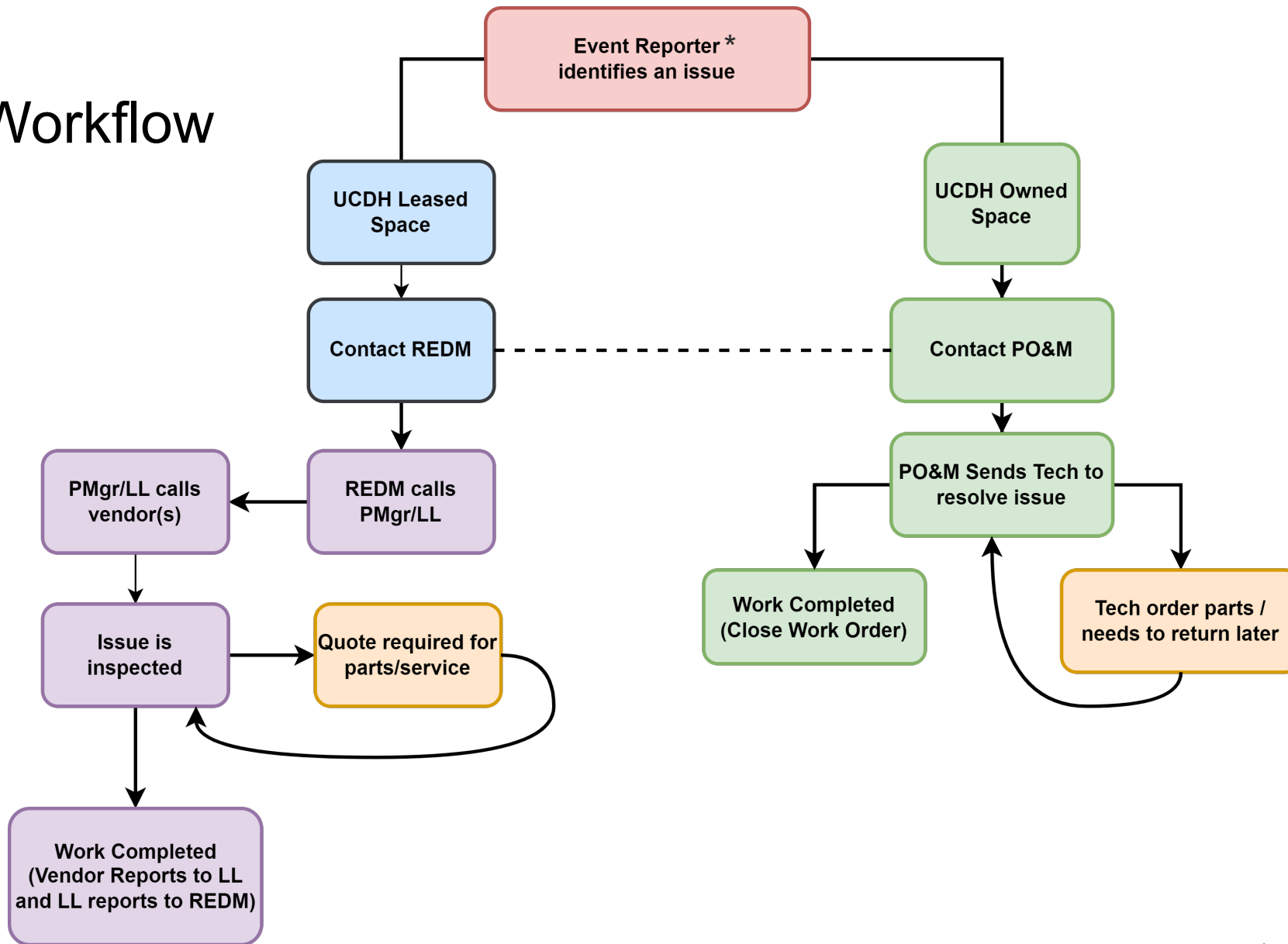




UC Davis Health Urgent Response Protocol: Leased Spaces

Real Estate Development & Management
Facilities Planning and Development

Standard Workflow



* Event Reporter = Requester

Standard Workflow – Detailed for Leased Locations

Event Reporter identifies an issue and determines if the location is a leased or owned property. **If leased:**

1. Event Reporter contacts REDM Property Manager and/or HS-Property Management
2. REDM Property Manager verifies building status (lease/owned). If owned, issue is sent to PO&M.
3. REDM Property Manager coordinates with the Landlord or Landlord Representative.
4. Landlord or Landlord Representative deploys vendors to make repairs. The vendor informs the Landlord or Landlord Rep if parts are needed.
5. Vendor notifies the Landlord or Landlord Rep when work is completed. Landlord or Landlord Rep then notifies REDM of completion.
6. REDM updates Event Reporter.

If this in an emergency or potential operational impact for leased or owned (sub-leased) properties, REDM coordinates with: REDM Leadership, Ambulatory AOD as required Patient Care Services Division, EH&S, FMO, EM, On Site POC, PO&M Director (if needed) to determine if the impact of the unexpected utility system failure requires implementation of the UCDH Continuity of Operations Plan.

https://intranet.ucdmc.ucdavis.edu/emergencypreparedness/disaster_manual.shtml

Standard Workflow – Detailed for Owned Locations

Event Reporter identifies an issue and determines if the location is a leased or owned property. **If owned:**

1. Event Reporter contacts PO&M
2. PO&M verifies building status (lease/owned). If leased, issue is sent to REDM.
3. PO&M deploys technicians to make repairs.
4. PO&M informs the Event Reporter if parts are needed and/or the technician will need to return later to complete any work.
5. PO&M notifies Event Reporter when the work is completed

If this in an emergency or potential operational impact for leased or owned (sub-leased) properties, REDM coordinates with: REDM Leadership, Ambulatory AOD as required Patient Care Services Division, EH&S, FMO, EM, On Site POC, PO&M Director (if needed) to determine if the impact of the unexpected utility system failure requires implementation of the UCDH Continuity of Operations Plan.

https://intranet.ucdmc.ucdavis.edu/emergencypreparedness/disaster_manual.shtml

Core Group (always included):

- Ambulatory Care
- Environmental Health & Safety (EH&S)
- Emergency Management
- Fire Department
- Plant Operations & Maintenance (PO&M)
- UCDH Property Management
- Risk Management
- Clinical Engineering (CE)

Contact Lists – Primary

Ambulatory Care

Christina Mintner	cmintner@health.ucdavis.edu
David Del Pizzo	djelpizzo@health.ucdavis.edu
Brandon Harris	bgharris@health.ucdavis.edu
Huyen Nguyen	kylnghuyen@health.ucdavis.edu
Tanya Mullen	trmullen@health.ucdavis.edu
Shannon Romero	sdromero@health.ucdavis.edu
Kimberlee Sierra	ksierra@health.ucdavis.edu
Ann Tompkins	amtompkins@health.ucdavis.edu

EH&S

Kaila Benton-Vitz	kbbentonvitz@health.ucdavis.edu
Becky Grunewald	bgrunewald@health.ucdavis.edu

Emergency Management

Kelly Parker	kecparker@health.ucdavis.edu
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Fire Department

JD Dewitt	jddewitt@health.ucdavis.edu
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Risk Management

Mark Vanderlinden	mvanderlinden@health.ucdavis.edu
Maria Garcia	mwgarcia@health.ucdavis.edu

PO&M

Kevin Long	kzlong@health.ucdavis.edu
David Pepsny	djpepsny@health.ucdavis.edu

Clinical Engineering

Kevin Long	kzlong@health.ucdavis.edu
Kevin Caruso	kjcaruso@health.ucdavis.edu

Property Management

Keith Kanda	ktkanda@health.ucdavis.edu
Miles Thorne	mathorne@health.ucdavis.edu
Greg Stanford	glstanford@health.ucdavis.edu
Brian Tolbert (Aggie Square)	btolbert@health.ucdavis.edu

Pertinent Numbers

Emergency Management (on-call)	916-734-8383
Fire:	916-734-2555
PO&M:	916-734-2763
Property Management:	916-869-4300

Contact Lists – Ad Hoc (Included as Needed)

Hospital Administrator

Kimmie Bleichner-Jones kmbjones@health.ucdavis.edu

Compliance

Kimber Ramos klramos@health.ucdavis.edu

Infection Prevention

Colin McGlynn ccmcglynn@health.ucdavis.edu

IT

Matt Aguilar mdaguilar@health.ucdavis.edu

Lori Steuben lsteuben@health.ucdavis.edu

Sara Syrock sesyrock@health.ucdavis.edu

Police

Captain Mark Brunet mbrunet@ucdavis.edu

Public Affairs/Marketing

Steve Telliano stelliano@health.ucdavis.edu

UC Davis Real Estate Services

Lou Orlando lorlando@ucdavis.edu

School of Health Representatives

Shawn Rasmussen serasmussen@health.ucdavis.edu

Lilly Greateorex lgreateorex@health.ucdavis.edu

Gil Lorenzo glorenzo@health.ucdavis.edu

Steven Wells (SON) slwells@health.ucdavis.edu

SOM Research – Sacramento Space

Chris Wright ccwright@ucdavis.edu

Terms and Acronyms

- Emergency Management (EM)
- Environmental Health and Safety (EH&S)
- Furniture Management Office (FMO)
- Landlord (LL)
- Point of Contact (POC)
- Plant Operations and Management (PO&M)
- Property Manager (PMgr)
- Real Estate Development and Management (REDM)
- Schools of Health (SOH)
- School of Nursing (SON)
- School of Medicine (SOM)
- Clinical Engineering (CE)

UCDH Leased Locations – Property Manager Case Eaton



Building Name	Address	Lease No
Midtown Ambulatory Care Center	3160 Folsom Blvd	14-00029L
Placer Center for Health	550 West Ranch View Drive	04-00167L
Point West Clinic Annex	1529 River Park Dr.	19-00080L
UCDH Campus Primary Care Clinic	684 Hutchison	DCA
UCDH Specialty Clinics Point West	1535 River Park Dr.	19-00080L
UCDMG Auburn II	3200 Bell Road	95-07177L
UCDMG Campus Commons	500 University Ave	12-00037L / 15-00006L
UCDMG Carmichael	7551 Madison Avenue	95-07733L
UCDMG Davis	2660 W. Covell Blvd	91-01309L
UCDMG Davis Specialty	2440 W Covell Blvd	14-00011L
UCDMG Elk Grove	8110 Laguna Blvd	03-00194L
UCDMG Elk Grove II	9390 Big Horn Blvd	12-00031L
UCDMG Folsom	251 Turn Pike Drive	96-09188L
UCDMG Folsom II	1370 Prairie City Road	16-00007L
UCDMG Folsom III Specialty	271 Turn Pike Drive	02-01597L / 12-00030L
UCDMG Natomas	2400 Del Paso Road, Ste 145	10-00013L
UCDMG Roseville II	1620 E. Roseville Parkway	18-00038L

General Email: propertymanagement@health.ucdavis.edu

Direct Email: cdeaton@health.ucdavis.edu

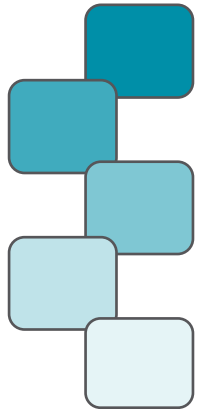
UCDH Leased Locations – Property Manager Diane Sanzonie



Building Name	Address	Lease No
14th Avenue Warehouse	7301 14th Avenue	05-00003L
Armstrong Building	10545 Armstrong Ave	17-00089L
Jackson Business Park IV	3671 Business Drive	07-00045L / 19-00035L
Jackson Specialty Testing Center	3740 Business Dr.	03-01027L
Patient Contact Center	10888 White Rock Road	19-00086L
Pharmacy Shared Services Center	3575 Business Drive	21-00009L
UCDH Fleet and Transit Facility	8210 Berry Lane	22-00034L
UCDH HAS Building	10850 White Rock Road	20-00018L

General Email: propertymanagement@health.ucdavis.edu

Direct Email: dsanzonie@health.ucdavis.edu



UCDH Leased Locations – Property Manager Lizzie Price



Building Name	Address	Lease No
UCDMG Rancho Cordova	3201 Data Drive	10-00009L

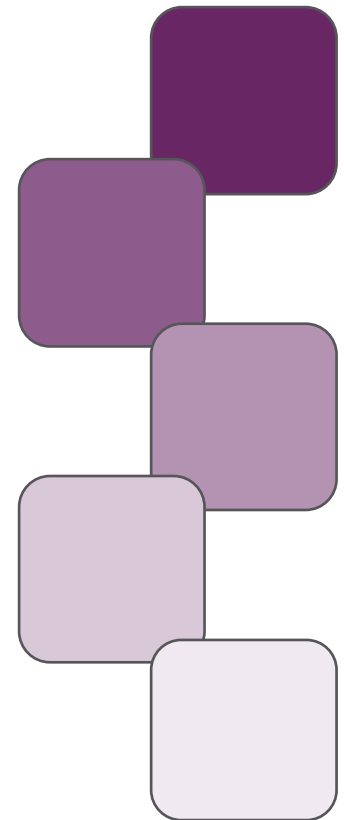
General Email: propertymanagement@health.ucdavis.edu

Direct Email: elmpri@health.ucdavis.edu

UCDH Leased Locations – Property Manager Derek Schroeder



Building Name	Address	Lease No
77 Cadillac Drive, Peds/Optical Shop	77 Cadillac Drive, Ste 101/120	04-00132L
77 Cadillac Drive, Derm	77 Cadillac Drive, Ste 240	17-00003L
Alhambra Cannery/Cancer Registry	1651 Alhambra Blvd/1631 Alhambra Blvd	12-00062L/12-00043L
Behavioral Health Center	2230 Stockton Blvd	98-01191L
California Medical Building	2825 J Street	17-00035L
Cannery Business Park	3301 C Street	05-00020L
		16-00025L
		14-00012L
Children's Behavioral Health Center	2248 Stockton Blvd	12-00034L
Davis I	2360 Stockton Blvd	95-06828L
Davis II	2420 Stockton Blvd	98-00004L
Edwards Family Athletic Center	1120 Hutchison Drive	-
EXPLORER Imaging Center	3195 Folsom Blvd, Ste 120	17-00090Z
Glassrock Building	2521 Stockton Blvd	90-08578L
Hunt Building UCDH	2701 Stockton Blvd	92-02082L
Lyndell Terrace	2035 Lyndell Terrace, Ste 100	19-00039L
Sunshine Café	2330 Stockton Blvd	09-00039L
Ticon I	2000 Stockton Blvd	07-00019L
Ticon II	2516 Stockton Blvd	99-00454L
UCD Alzheimer's Disease Center East Bay	100 N. Wiget Lane	14-00020L
UCDH Prenatal Diagnosis Sacramento	1111 Exposition Blvd, Bldg. 200	19-00078L
UCDH Prenatal Diagnosis Stockton	5757 Pacific Ave, Ste A132	21-00024L
Western Fairs Building	2500 Stockton Blvd	92-01800L



General Email: propertymanagement@health.ucdavis.edu

Direct Email: djschroeder@health.ucdavis.edu

UCDH Leased Locations – Property Manager Brian Tolbert (Aggie Square and Other Sites)



Building Name	Address	Lease No
200 Aggie Square Life Science, Technology and Engineering East	4500 2 nd Ave	22-00041L
300 Aggie Square Lifelong Learning Building	4480 2 nd Ave	22-00043L
400 Aggie Square	4450 2 nd Ave	22-00048L
Clinical and Translational Science Center	4603 Broadway, Ste A	04-00007L

General Email: propertymanagement@health.ucdavis.edu

Direct Email: btolbert@health.ucdavis.edu

