

**UNIVERSITY COLLEGE LONDON**

University of London

**EXAMINATION FOR INTERNAL STUDENTS**

For The Following Qualification:-

*M.Sc.*

**ESGF3: Facility and Environment Analysis**

**COURSE CODE : ENVSGF03**

**DATE : 05-MAY-05**

**TIME : 14.30**

**TIME ALLOWED : 2 Hours**

Instructions to Candidates

**Answer 2 from 5 Questions ONLY.**

**Answer all parts of each question attempted.**

- 1    A] Describe the key concepts used by those who suggest that employee productivity is affected by property and facilities.
- and
- B] Discuss the significant variables that need to be considered by the facility management team with reference to employee productivity and well-being.
- and
- C] Speculate on the extent to which better management might possibly impact on future productivity of staff within buildings.
- 
- 2    A] Outline the main elements of a facility manager's role in creating an environmental programme for an organisation.
- and
- B] Discuss the type of management systems that British and International Standards organisations suggest are necessary for successful implementation of environmental programmes in organisations.
- and
- C] Summarise the key organisational benefits and disbenefits creating an environmental programme may have for an organisation.
- 
- 3    A] Outline the basic framework within which Health & Safety (H&S) legislation operates in the UK.
- and
- B] Discuss the significant H&S Regulations that facility managers are normally asked to administer within an organisation.
- and
- C] Summarise, with examples, the challenges facility managers face in implementing these Regulations.

**TURN OVER**

- 4    A]    Describe the significant issues that facility managers should consider when developing an asset register for a property portfolio.
- and
- B]    Discuss the ways in which the development of an asset register impacts on the organisation.
- and
- C]    Outline the primary concerns that a facility manager needs to address once the development of an asset register is completed.
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- 5    A]    Outline the primary categories related to the concept of building obsolescence.
- and
- B]    Discuss how a facility manager might use these categories to describe their building stock.
- and
- C]    Speculate on how the use of the concept of obsolescence might benefit the organisation.

**END OF PAPER**