DOWN TOWN DC
Business Improvement District

1250 H Street, NW
Suite 1000
Washington, DC 20005

202-638-3232 PHONE
202-661-7599 FAX
www.downtowndc.org

# Quarterly Asset Inventory: Autumn/Winter FY 14

Methodology of Data Collection

The Public Space Management Department (PSM) completed the six week *Autumn/Winter Asset Inventory Project* surveying several permanent assets throughout the DowntownDC Business Improvement District (DBID). During the course of the last year PSM has conducted four inventory projects of permanent assets using the *Field Asset Management Mobile Application.* Similar to the previous inventory, this project had a focus of six elements minimizing the number of total assets inventoried. Staff inspected items like bike racks, catch basins, street poles, along with traffic control boxes.

During the six week period, eleven SAMs on the Quality Assurance Team (QAT) rotated surveying these assets along with one PSM staff member. The QAT was dispatched on Tuesdays, Wednesdays and/or Thursdays during data collection period from 12 pm to 4pm based on weather and other downtown activity. Members of the QAT surveyed 97 square blocks during this project and PSM staff covered the remaining 41 blocks. The daily average of field time for users was roughly 3 hours and 15 minutes (40 minute rate increase from previous inventory) and the average completion of a square block witnessed a range of about the same as the previous inventories at about an hour. The total number of surveyed assets totaled to nearly 4,526, which on average is exactly 33 assets around one square block.

Image 1.0 Density Map of the Quarterly Asset Inventory: Autumn/Winter FY 14
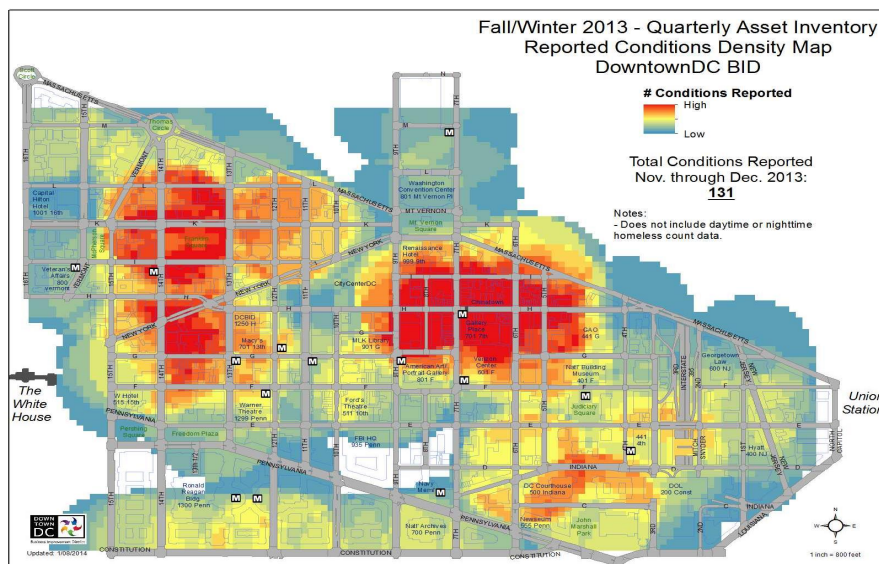
Results & Findings

This inventory continues to allow the DBID to measure each of these permanent assets over the course of the last year and a half, illustrating many positives regarding our public spaces. Any condition that currently remains unresolved or present as reported during previous surveys is not included in the total (only new conditions). First, as shown in Table 1.0, of the six assets examined during this project nearly 98% have no conditions. In the *Summer Asset Inventory FY 13*, this warranted the same statistical figure. Traffic control boxes illustrated the highest percentage of issues documented (8.5%), predominantly with cleanliness and graffiti being present.

Furthermore, of the 15 various Metro entrances only one location had new conditions apparent which consisted of lighting malfunction at the Mount Vernon Square Metro exit. Street poles illustrated the highest number of conditions documented once again at 39 with 54% including lighting timing malfunction (day burners) and physical repair like base cover replacement. Additionally, catch basins were surveyed in their entirety during this project with members of the QAT examining physical damage to the basin cover, drainage, and any obstructions preventing intended use of them. Surprisingly, only 4% of these were considered in that category and were promptly relayed to DC Water for inspection and remedy.

Table 1.0 Permanent Assets Inventoried

Asset Type	Amount	Number Inventoried	Reported Conditions	GIS Edits	Percentage Damaged
Alleyway (AW)	49	49	2 (-12)	0	4.1%
Bike Racks (BR)	397	397	1 (+1)	0	0.3%
Catch Basins (CB)	733	733	27 (N/A)	0	3.7%
Metro Entrance (ME)	15	15	1 (-2)	0	6.7%
Street Poles (SP)	3226	3226	39 (-55)	0	1.2%
Traffic Control Boxes (TCB)	106	106	9 (N/A)	0	8.5%
Totals	4526	4526	79	0	1.7%
Other Conditions (OC)*	52	N/A	52 (+28)	N/A	N/A

*Includes such conditions as: Abandoned Bike (1), Abandoned Property (4), Curb & Gutter (1), Parking Meter (5), Paver Issue (15), Tree (8), U-Pole/Signage (4)

As demonstrated over the course of the year each of these inventories has seen well over 90% of assets inventoried in good or functional condition, with primarily aesthetic related issues being documented. Of the four inventories, nearly 1,715 conditions have been reported and each subsequent project has resulted in a decline in the number accounted for. This may be due to the number of concerns being resolved, along with the level of maintenance being improved over the course of the last two years. These projects have accounted for roughly 27% of the conditions documented and reported over the last two years.

Image 2.0 Inventory Route, Zone 5&6
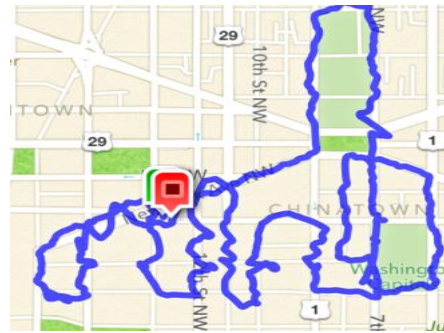

Image 2.1 Inventory Route, Zone 3& 4

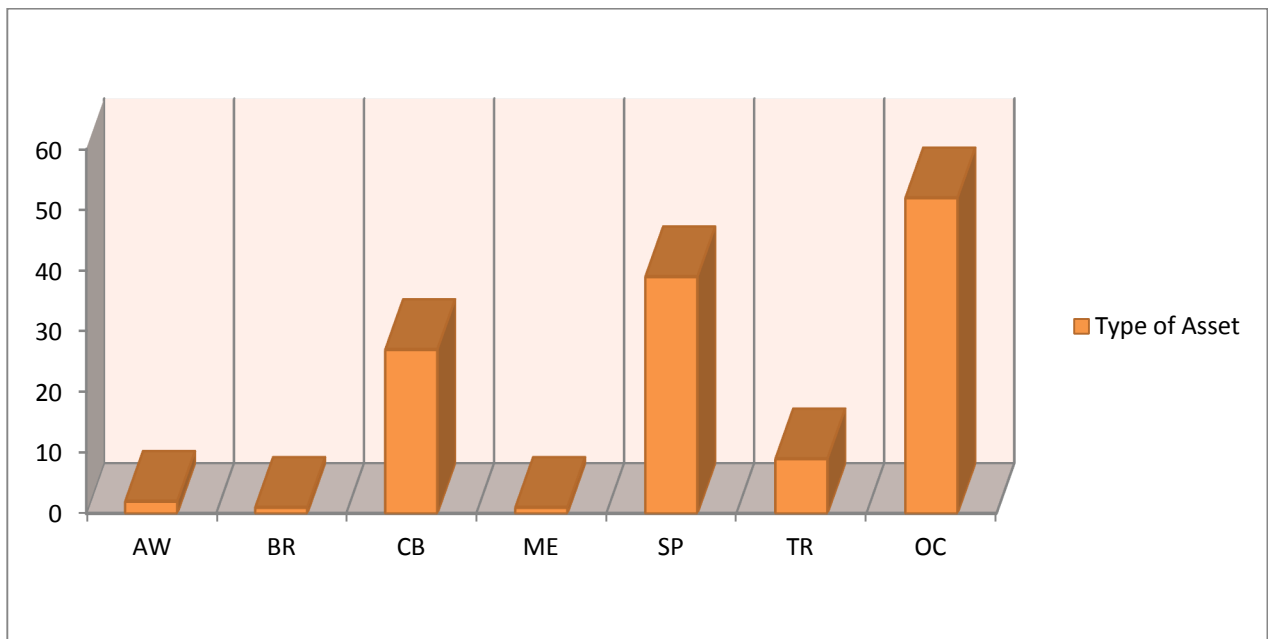*Chart 1.0 Number of Conditions by Type of Asset*

Image 3.0 Completed Block During the Quarterly Asset Inventory
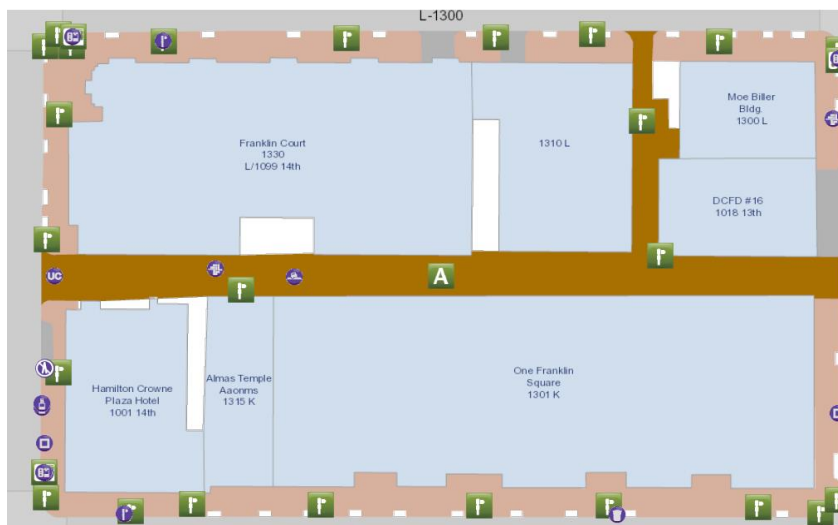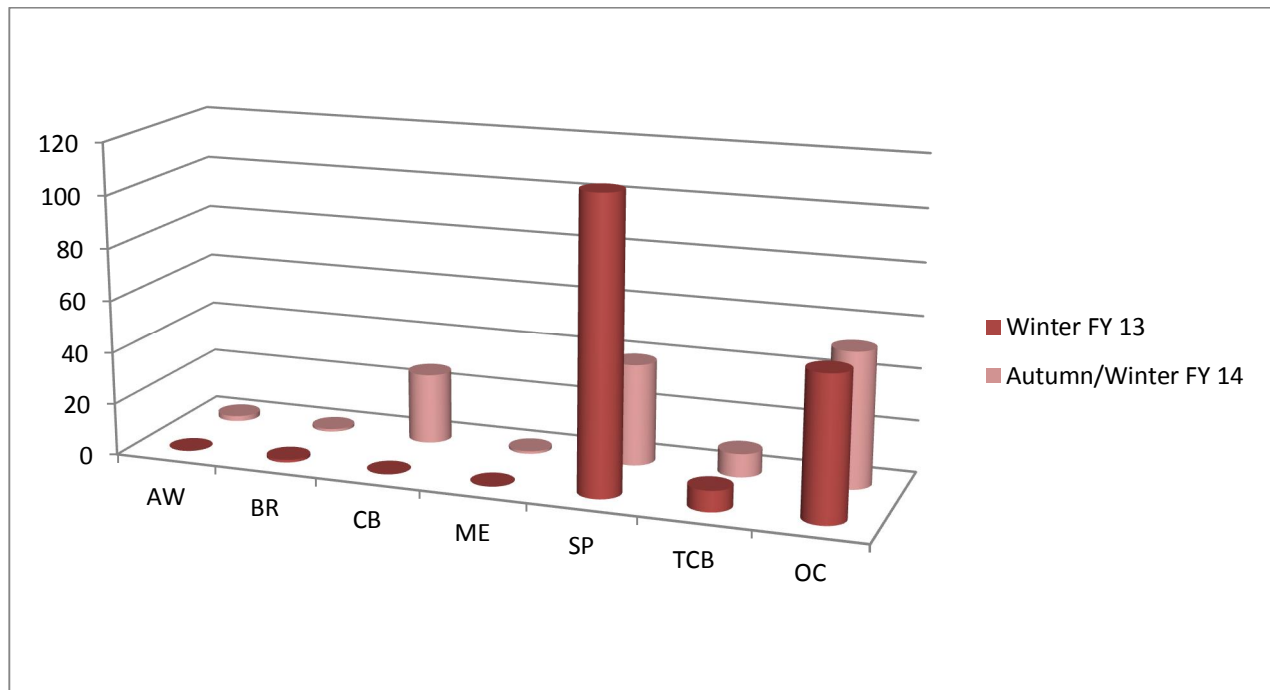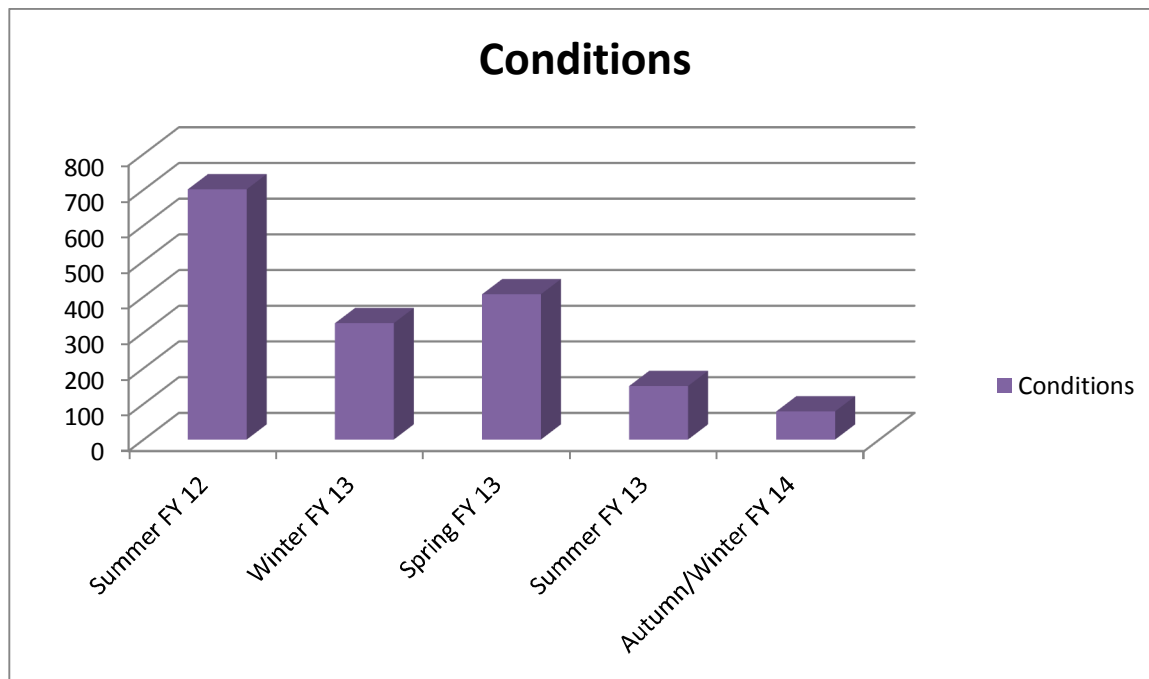
Chart 1.2 Comparison of Conditions Reported By Year

Chart 1.3 Comparison of Conditions Reported By Quarterly Inventories

*Does not included conditions reported on non-permanent assets

Recommendations & Conclusions

The four various inventories remain to be a good gauge of conditions associated with permanent assets in the DBID. These projects are complimentary to the routine level of surveying that occurs throughout a typical month with PSM staff and the QAT on other areas of interest such as sidewalk activity, quality of life concerns, and physical infrastructure. As depicted in Chart 1.3, we start to witness the number of items reported declining which indicates that the BID may be getting closer to equilibrium of reported and completed conditions as the year moves on. As the DBID comes closer to collecting information on all physical assets, the focus on the Quarterly Asset Inventory will continue to evolve to properly fit a role suitable in ascertaining useful data on public space activity.

Moreover, as the DBID moves toward improving and sustaining the high level of quality data, service requests and conditions will likely begin to decline in the realm of permanent assets. The DBID will also be able to more effectively assess areas of needs while eliminating waste on issues which have no general impact regarding the public space. Lastly, adding external factors such as weather, pedestrian activity, crime trends, and other components that impact the public space directly or indirectly will be integrated in the next quarterly asset inventory this spring.