



**CONGRESSIONAL BUDGET OFFICE  
COST ESTIMATE**

August 5, 2010

**H.R. 5112  
Federal Buildings Personnel Training Act of 2010**

*As ordered reported by the House Committee on Transportation and Infrastructure  
on July 29, 2010*

**SUMMARY**

H.R. 5112 would require the General Services Administration (GSA) to develop and implement a governmentwide program to train and certify personnel performing building operations and maintenance activities in federal buildings.

CBO estimates that implementing H.R. 5112 would increase the administrative costs of GSA and other federal agencies by \$22 million over the 2011-2015 period, assuming the availability of appropriated funds. H.R. 5112 also could affect direct spending by agencies not funded through annual appropriations, such as the Tennessee Valley Authority and the Bonneville Power Administration; therefore, pay-as-you-go procedures apply. However, CBO estimates that any net increase in spending for training programs by those agencies would not be significant. Enacting H.R. 5112 would not affect revenues.

H.R. 5112 contains no intergovernmental or private-sector mandates as defined in the Unfunded Mandates Reform Act (UMRA) and would not affect the budgets of state, local, or tribal governments.

**ESTIMATED COST TO THE FEDERAL GOVERNMENT**

The estimated budgetary impact of H.R. 5112 is shown in the following table. The costs of this legislation fall within budget function 800 (general government) and all budget functions that include rental payments for federal facilities.

	By Fiscal Year, in Millions of Dollars					2011- 2015
	2011	2012	2013	2014	2015	
<b>CHANGES IN SPENDING SUBJECT TO APPROPRIATION</b>						
Estimated Authorization Level	3	4	5	5	5	22
Estimated Outlays	3	4	5	5	5	22

## **BASIS OF ESTIMATE**

For this estimate, CBO assumes that H.R. 5112 will be enacted in 2010 and that spending will follow historical patterns for similar activities.

H.R. 5112 would direct GSA to identify, within 18 months, the core competencies needed by personnel that operate and maintain federal facilities. GSA would then identify training courses, professional certifications, and licenses that would be needed by such personnel.

Information from GSA and private contractors suggests that about 40,000 people are involved in federal building operations, including about 1,500 federal employees. Based on information from GSA, CBO estimates that implementing H.R. 5112 would increase GSA's administrative costs by about \$2 million over the 2011-2012 period to develop core competencies in building management and to identify certification programs for federal building managers and related personnel. In addition, we estimate that other federal agencies would incur additional training costs for federal employees or contractors that provide building management services to the federal government. Based on information provided by GSA about similar governmentwide training programs, CBO estimates those costs would reach about \$5 million annually by 2013.

## **PAY-AS-YOU-GO CONSIDERATIONS**

The Statutory Pay-As-You-Go Act of 2010 establishes budget reporting and enforcement procedures for legislation affecting direct spending or revenues. H.R. 5112 could affect direct spending by agencies not funded through annual appropriations, such as the Tennessee Valley Authority and the Bonneville Power Administration; therefore, pay-as-you-go procedures apply. However, CBO estimates that any net increase in spending for training programs or contracts to operate federal buildings by those agencies would not be significant. Enacting H.R. 5112 would not affect revenues. The net budgetary changes that are subject to pay-as-you-go procedures are shown in the following table.

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**CBO Estimate of Pay-As-You-Go Effects for H.R. 5112, the Federal Buildings Personnel Training Act of 2010, as ordered reported by the House Committee on Transportation and Infrastructure on July 29, 2010**

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By Fiscal Year, in Millions of Dollars													
2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2010-2015	2010-2020	
<b>NET INCREASE OR DECREASE (-) IN THE DEFICIT</b>													
Statutory Pay-As-You-Go Impact	0	0	0	0	0	0	0	0	0	0	0	0	0

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**INTERGOVERNMENTAL AND PRIVATE-SECTOR IMPACT**

H.R. 5112 contains no intergovernmental or private-sector mandates as defined in UMRA and would not affect the budgets of state, local, or tribal governments.

**PREVIOUS CBO ESTIMATE**

On June 16, 2010, CBO transmitted a cost estimate for S. 3250, the Federal Buildings Personnel Training Act of 2010, as ordered reported by the Senate Committee on Environment and Public Works on May 20, 2010. The pieces of legislation are similar as are the CBO cost estimates.

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