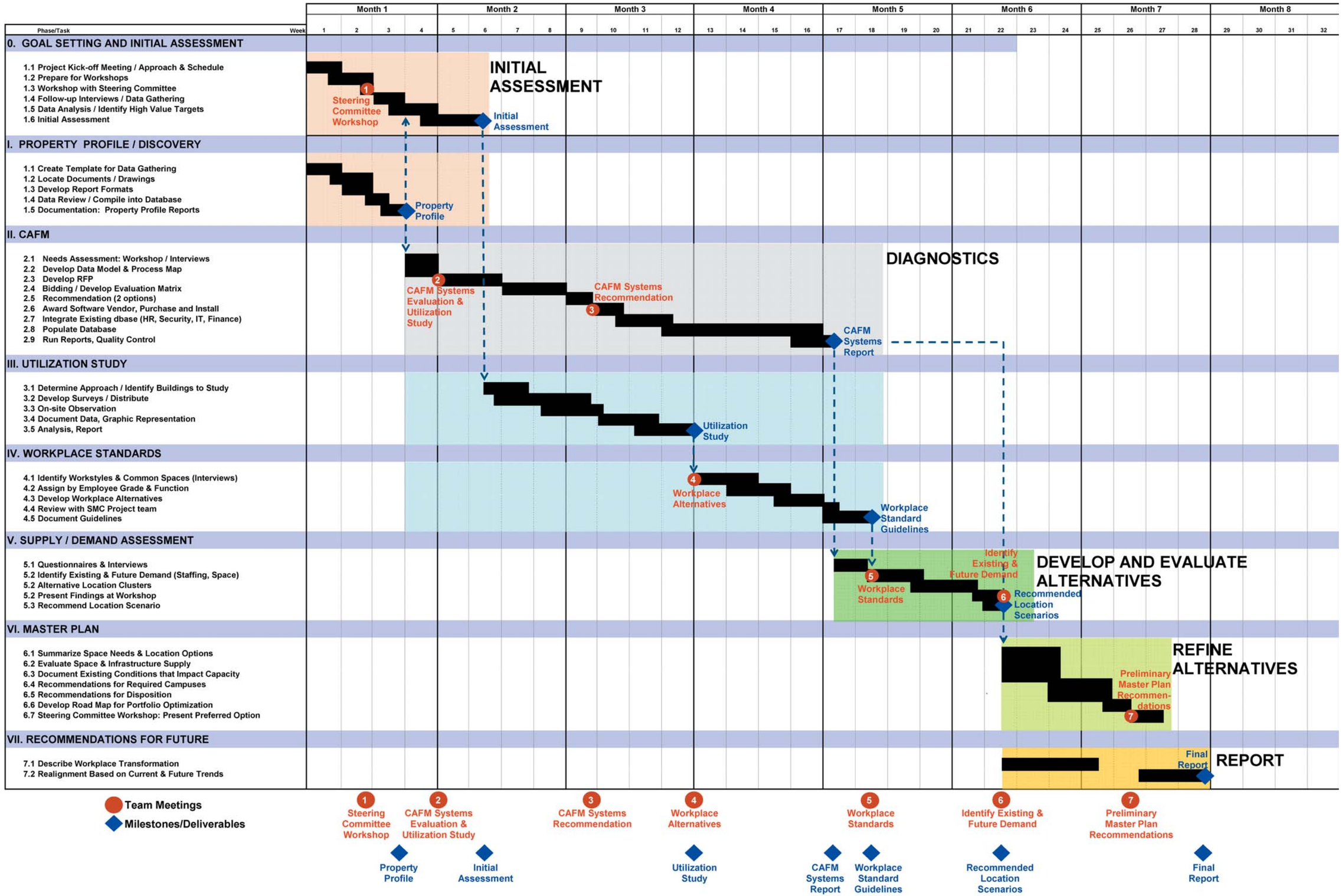COUNTY OF SAN MATEO FACILITY MASTER PLAN / PROPERTY MANAGEMENT STRATEGY