

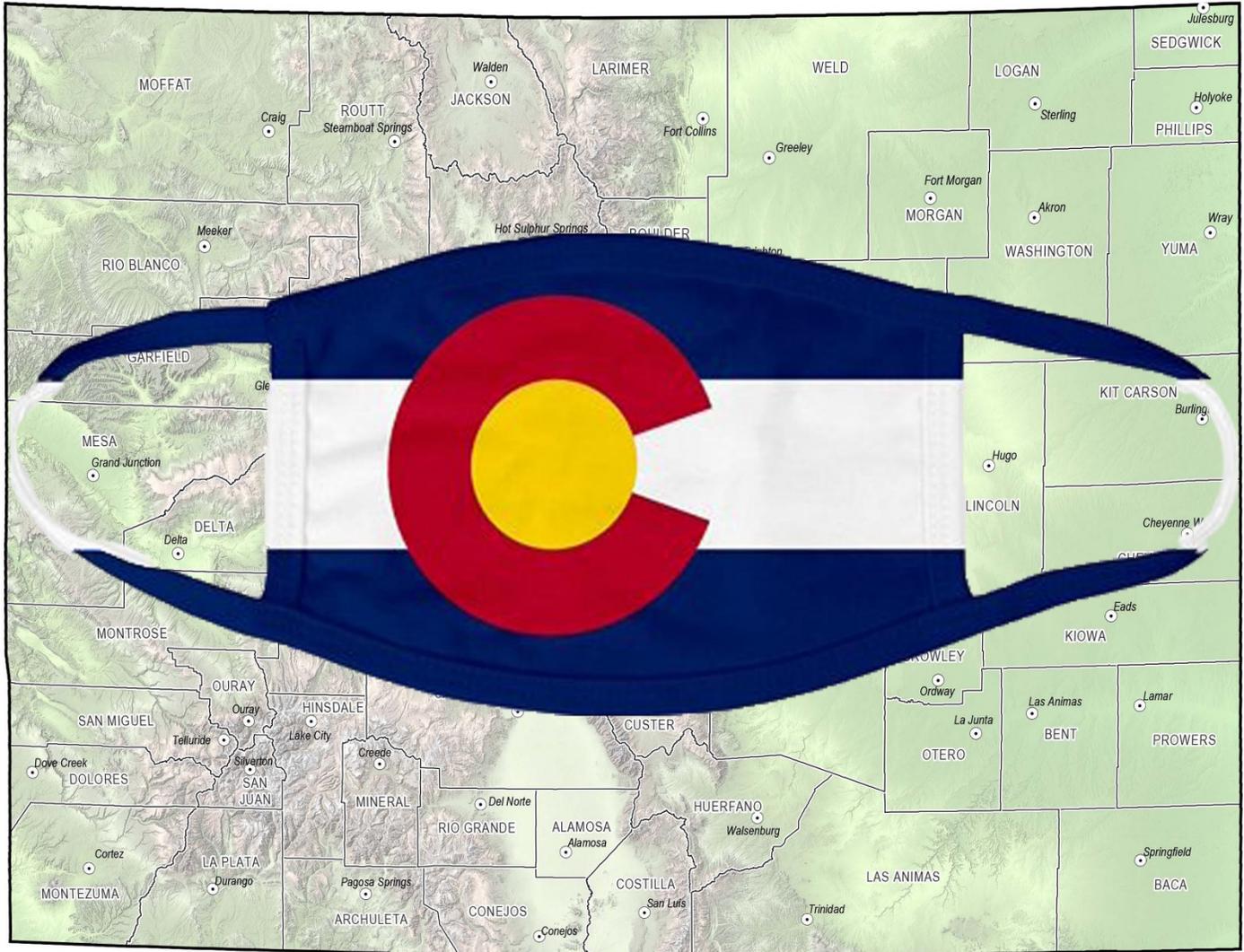


COLORADO

STATE OF COLORADO OFFICE OF THE STATE ARCHITECT
ANNUAL REPORT

PRESENTED TO THE **CAPITAL DEVELOPMENT COMMITTEE**
DECEMBER 2021

BY THE
DEPARTMENT OF PERSONNEL & ADMINISTRATION
OFFICE OF THE STATE ARCHITECT



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1525 Sherman St.
Denver, CO 80203

December 15, 2021

Senator Tammy Story, Chair and
Members of the Capital Development Committee
State of Colorado General Assembly
46 State Capitol Building
Denver, CO 80203

Re: Office of the State Architects
Annual Report to the Capital Development Committee

Dear Senator Story and Committee Members:

The Office of the State Architect (OSA) hereby submits to the Capital Development Committee (CDC) the FY2022/23 Annual Report. Consistent with past years, the Office of State Architect combines its statutory oversight and reporting responsibilities into a single (digital in-part or whole for the last three years) document. This document highlights statewide Capital Construction and Controlled Maintenance funding recommendations, the status of state funded construction projects, the inventory of state-owned buildings, facility planning, energy conservation measures, and real estate activities.

The FY2022/23 Capital Construction project requests listed in Sections II – A, B, C, and D, Recommendations and Request, were submitted for review to OSA from each state agency as part of their Capital Construction Five-Year Plan and Annual Budget request submission. Capital Construction as defined in statute is Cash Funded, Capital Renewal, Capital Construction, Controlled Maintenance project requests, and Acquisitions/Dispositions request. As required by Section 24-30-1301 (1) (t) (I) C.R.S., OSA submitted the recommendations to the Governor’s Office of State Planning and Budgeting (OSPB). Please note that the Colorado Department of Higher Education (CDHE) recommends Capital Construction project requests from institutions of higher education separately to the OSPB and the CDC. Concurrently, the Controlled Maintenance project requests listed in Section II – E, Recommendations, were submitted to OSA from each state agency and institution of higher education as part of their Controlled Maintenance Five-Year Plan and also included in their Annual Budget request submission. As required by Section 24-30-1303 (1) (t) (II), C.R.S., OSA submits these recommendations as the state’s controlled maintenance budget requests to the OSPB



and the CDC. Subsequently, in most years, OSPB considers the recommendations made by the CDHE and the OSA and submits a single prioritized list to the CDC.

As in previous years, OSA continues to recommend the annual controlled maintenance funding goal of 1% of the Current Replacement Value (CRV) of the State's inventory of general funded and academic buildings. The prioritized list of Controlled Maintenance project requests in Section II – E represent a balanced approach to addressing annual facility maintenance needs across the state's building inventory. Due to a lack of available revenue, controlled maintenance appropriations have historically been inconsistent and below recommended goals as the state's building inventory continued to grow and age. However, due the appropriations from HB18-1322 and SB17-267, our annual controlled maintenance funding goal of 1% was achieved only once in the last twenty years.

The commitment of time, energy and expertise provided by facilities staff statewide towards planning, constructing, operating, maintaining and leasing of their facilities through varying economic cycles is noteworthy. The level of professionalism and pride is demonstrated through their stewardship of well-maintained facilities.

In closing, in light of the continuing impact of COVID on our state's budget, the people and the state of Colorado, the Office of State Architect and the state agencies and institutions of higher education sincerely value the essential role that the Capital Development Committee plays in supporting, the need for annual capital construction and controlled maintenance funding.

Sincerely,

Cheri R. Gerou, FAIA, LEED AP BD+C
State Architect



SECTION I: EXECUTIVE SUMMARY - STATE BUILDINGS PROGRAM

INVENTORY

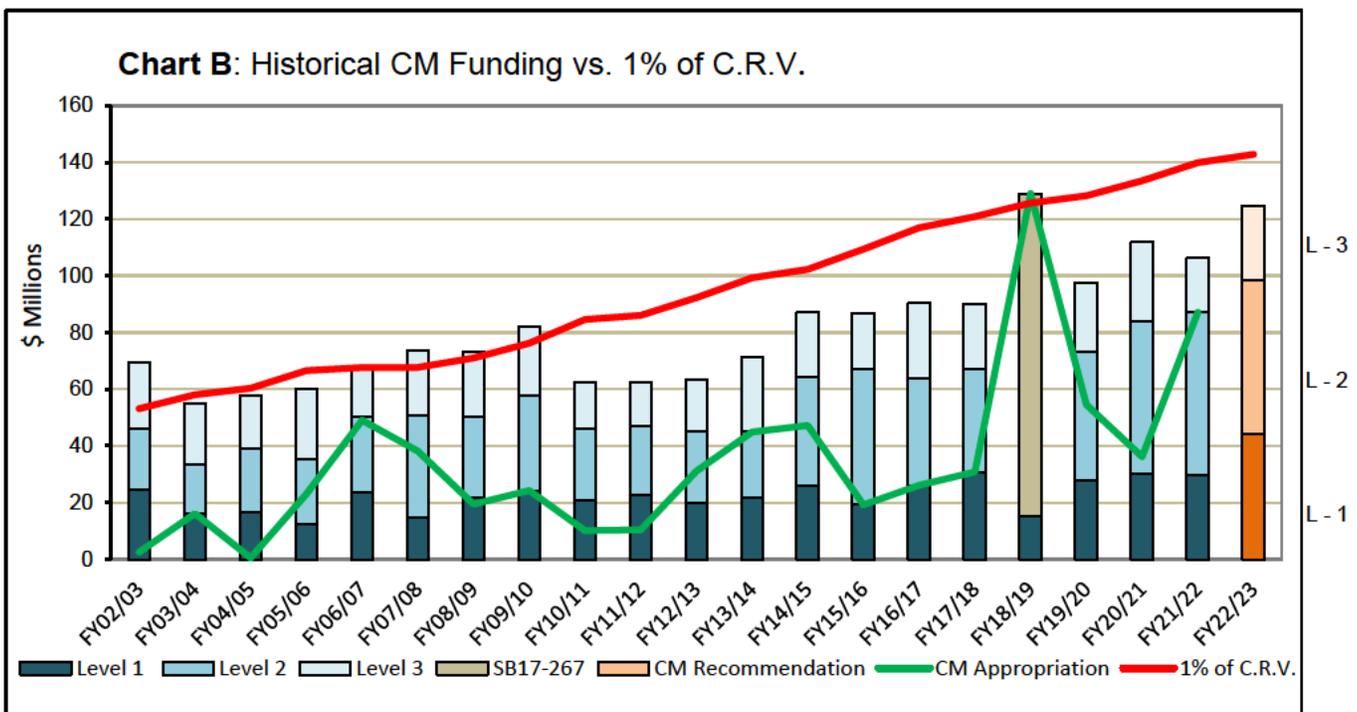
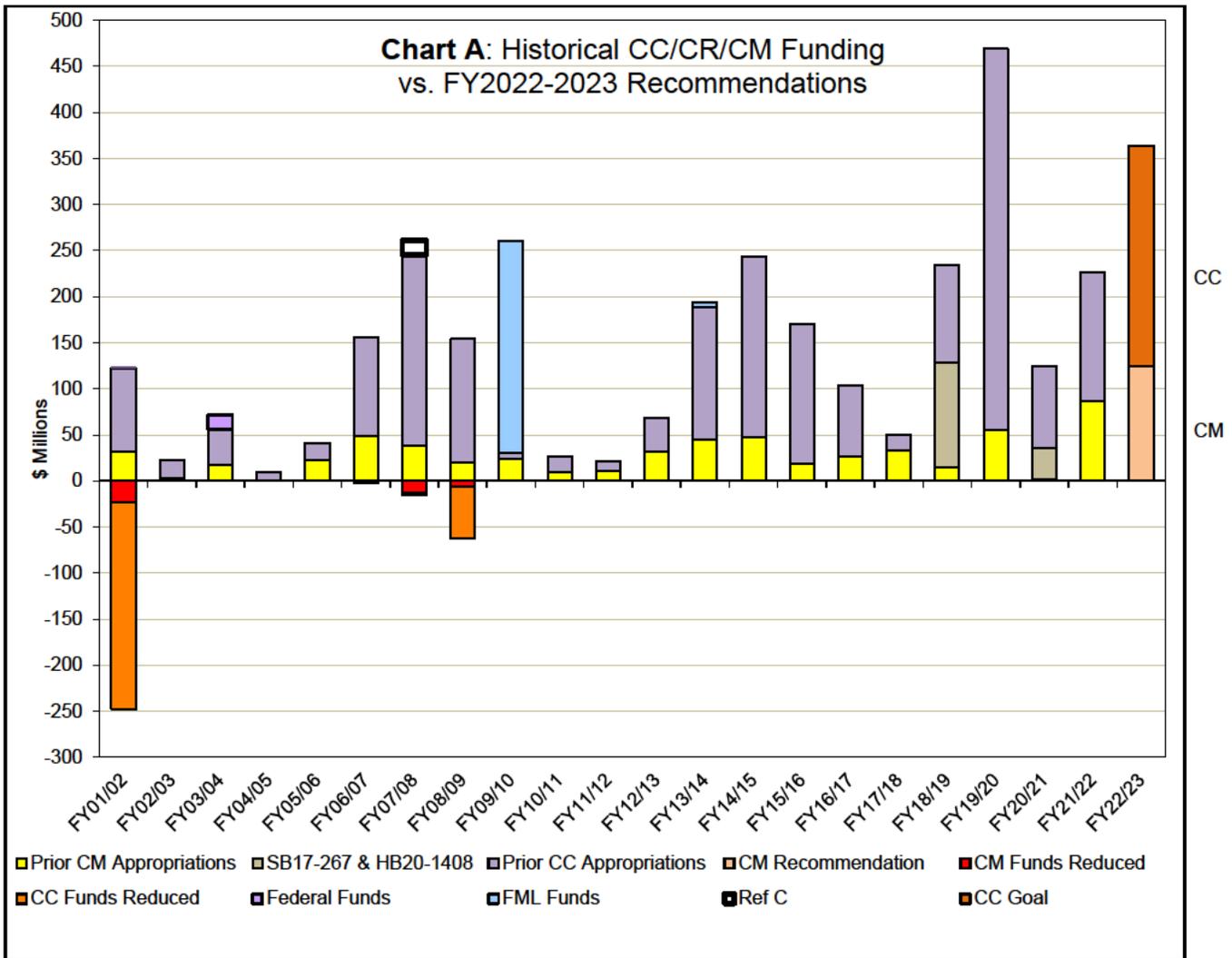
- **Gross Square Feet/Current Replacement Value:** The reported inventory of state owned general funded and academic buildings has increased by approximately 32% (12.0 million GSF) over the past twenty years, from 37.2 million GSF in FY2002-2003 to 49.2 million GSF in FY2022-2023 with a Current Replacement Value (CRV) of \$14.3 billion dollars. (The CRV is calculated from insured values from DPA-Division of Risk Management and as reported from Institutions of Higher Education). Auxiliary funded and non-academic buildings have been reported at an additional 32.8 million GSF with an additional CRV of \$7.7 billion dollars and are not included in the calculations for number, age, facility condition or funding recommendations below.
- **Number and Age of Buildings/Facility Condition:** Forty (40) state agencies and institutions of higher education are included in the inventory of state owned general funded and academic buildings comprising **2,419** buildings. Approximately 1,314 buildings, comprising 27.2 million gross square footage (GSF) (55% of the total inventory) were constructed pre-1980. Of that, 1,055 buildings, 19.0 million GSF are pre-1970 (39% of the total inventory) and 734 buildings, 12.0 million GSF are pre-1960 (24% of the total inventory). Facility assessments conducted by the agencies and institutions to estimate building conditions were reported as follows: approximately 6% of the GSF was within an FCI of less than 0.35 (poor condition), 20% was within an FCI of 0.35 to 0.60 (poor-fair condition), 47% was within an FCI of 0.60 to 0.85 (fair-good condition), and 22% was within an FCI of 0.85 to 1.0 (targeted condition). Conversely, **82% of the buildings assessed are or will be eligible for controlled maintenance funding.** A Facility Condition Index (FCI) rating of 1.0 is equivalent to a like new condition

ANNUAL APPROPRIATIONS

- **Historical Funding:** Capital Construction appropriations over the last twenty years have been inconsistent due to a lack of available revenue as illustrated in **CHART A** on the next page. This has resulted in controlled maintenance appropriations below recommended funding levels with the exceptions of FY2018-2019 as illustrated in **CHART B** on the next page. Industry guidelines (i.e. The Association of Higher Education Facilities Officers (APPA), 2016 report on Capital Renewal and Deferred Maintenance) continue to recommend an annual Reinvestment Rate (RR) of 2% to 4% of the CRV of a building inventory be dedicated for capital improvements to operate, maintain and renew to targeted levels. The Office of the State Architect continues to recommend, as a **goal**, an annual RR equivalent to **1% of the CRV** to address Controlled Maintenance and an **additional** RR goal of 1% - 1.5% equivalent to **2.5% of the CRV** to address Capital Renewal/Capital Renovation project requests in existing buildings. Note that funding recommendations for Capital Construction (new facilities) are separate and in addition to the RR recommendations and do not impact existing facility conditions.

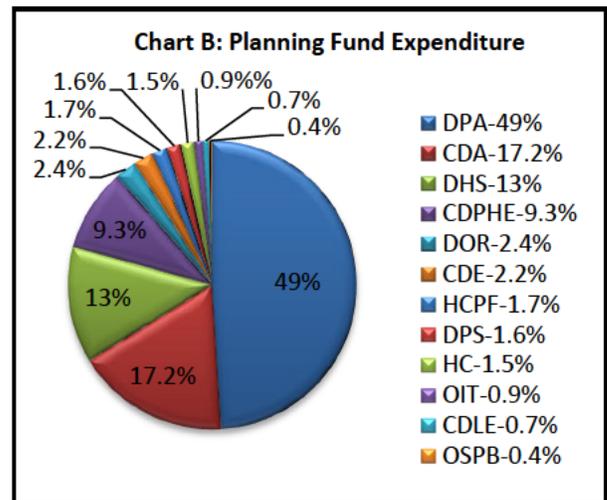
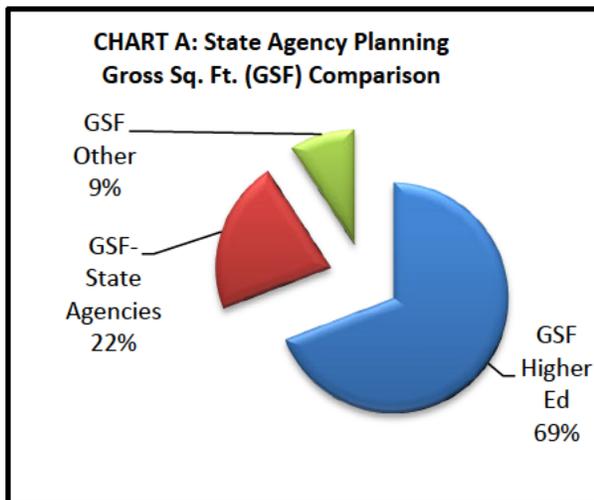
FY2022-2023 RECOMMENDATIONS

- **Cash Funded Requests for State Departments (Planning Services to Facilities Maintenance):** Three (3) cash funded project requests from state agencies were recommended by the OSA to the OSPB for a total of \$1,807,372 (Refer to SECTION II – A for project details).
- **Capital Renewal/Capital Renovation Requests for State Departments (Upgrades to Existing Facilities):** Fifteen (15) Capital Renewal/Capital Renovation project requests from state agencies were recommended by the OSA to the OSPB for a total of \$120,356,977 (Refer to SECTION II - B for project details).
- **Capital Construction Requests for State Departments (New Facilities):** Eleven (11) Capital Construction project requests from state agencies were recommended by the OSA to the OSPB for a total of \$82,078,762 (Refer to SECTION II - C for project details).
- **Acquisitions / Dispositions for State Departments (Purchase, Transfer, or Disposing of Real Property):** Zero Acquisitions / Dispositions requests from state agencies were submitted to the OSA (Refer to SECTION II - D for project details).
- **Statewide Controlled Maintenance Budget Request (Repairs to Existing Facilities):** One hundred and nine (109) prioritized project requests are recommended by OSA for FY2022-2023 as the *statewide controlled maintenance budget request* comprised of **\$124,681,782** for current-year project requests and **\$43,775,867** for twenty-eight (28) associated out-year project phases for a total of **\$168,457,649** (Refer to SECTION II - E for project details). As a RR, the current and out-year budget request total is equivalent to **1.18% of the CRV** for FY2022-2023. Controlled Maintenance project requests fall into the following categories: life-safety, structural, heating-ventilation and air conditioning, electrical, plumbing, roofing, general maintenance and infrastructure.
- **Project Request Five Year Plans:** The reported Controlled Maintenance project request five year plan total for general funded state agency and academic buildings and infrastructure is of **\$627,361,528** for FY2022-2023. The reported Capital Construction/Capital Renewal project request Five-Year Plan total for general funded/academic buildings and infrastructure for state agency's is **\$2,107,452,017** and for institutions of higher education is **\$3,042,149,225** for a total of **\$5,149,601,242** (Refer to SECTION III – H).



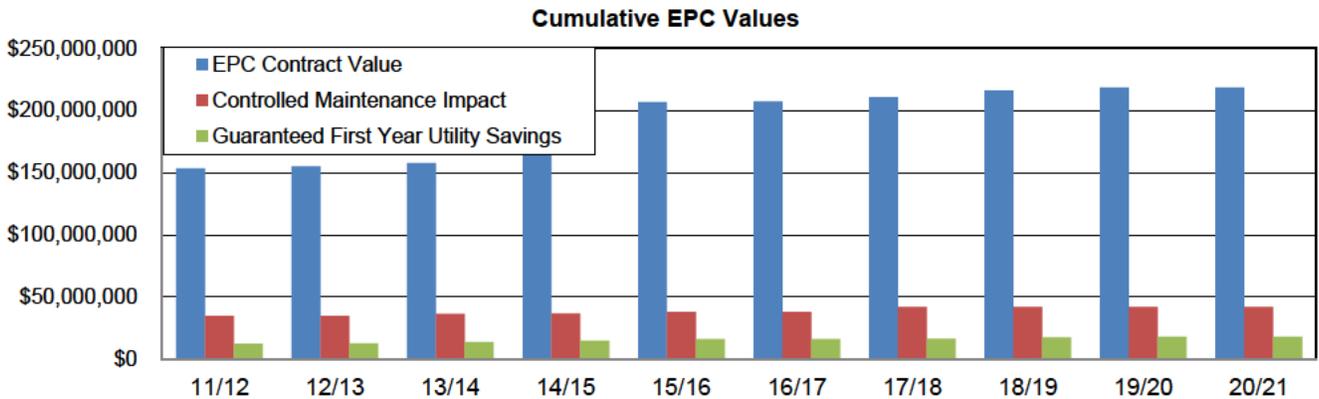
SECTION I: EXECUTIVE SUMMARY - STATEWIDE PLANNING PROGRAM

- Planning Program Established:** A management audit in 2012 identified that the State lacked “a comprehensive mechanism for long-term planning for its real estate assets. Such a mechanism could assist the State in its efforts to maximize the value of its real estate assets, reduce facility costs and support funding decisions.” In a subsequent master planning effort for the Capitol Complex, the consultant recommended strategies for addressing the issue. Ten peer state processes were analyzed which resulted in policy recommendations. In 2015, the State passed **SB15-270** along with an update to Section 24-1-136.5, CRS, which added the Statewide Planning Program (SPP) to the Office of the State Architect. These two updates coordinate the responsibilities of Executive Directors to establish planning efforts within their agencies and the State Architect to enact policies for the creation of state agency planning documents and a process for review, approval, and reporting. The result of this effort is a mission driven capital plan that maximizes the value of each capital investment by minimizing long term costs.
- Planning at State Agencies:** In 2015, the SPP developed and established the framework for a planning process for 15 State Agencies that parallels the requirements established by the Colorado Commission for Higher Education. These agencies occupy 22% of the total owned real estate as noted **CHART A**. SPP created and published guidelines, instructions and templates for the state agency process and submittal requirements for **Operational Master Plans (OMP)** that describe how Departments provide their service, **Facilities Master Plans (FMP)** which organizes all the Departments space needs, and **Facility Program Plans (FPP)** which analyze and describe project specific objectives, costs and schedule. These templates are currently available on the Office of the State Architect’s website. As part of the annual site verification visits of State facilities, SPP reviews the planning process to the State Departments that manage State owned real estate. (Refer to SECTION III - F). This year, there was one new FPP submitted for review.
- State Agency Planning Fund: State Agency Planning Fund:** Last year, the SPP selected 5 Statewide Planning Consultants that can be used to assist state agencies with implementing the requirements of the program. The Statewide Planning Consultants in prior years has implemented 53 task orders at 12 agencies totaling \$4,760,718 for State Agencies as noted in **CHART B** which is approximately 97% of the appropriated statewide planning fund with three-year expiration to date (Refer to SECTION III - G). The task orders comprise a variety of planning efforts that included physical space planning, market and cost analyses, building assessments, Facility Program Plans, and agency program needs analysis.

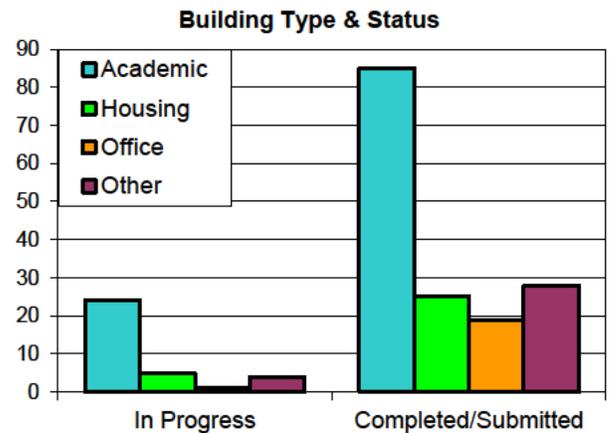
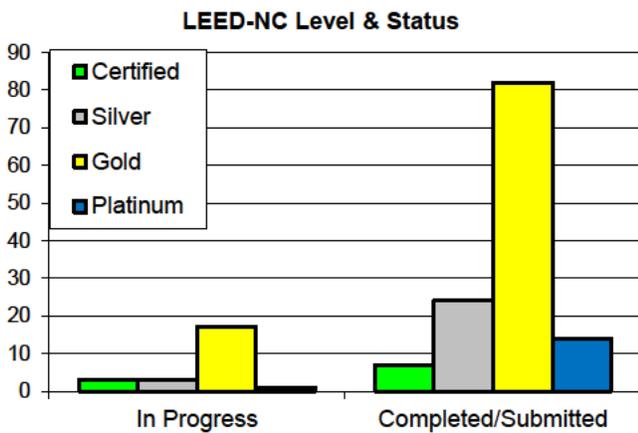


SECTION I: EXECUTIVE SUMMARY - ENERGY MANAGEMENT PROGRAM

- Energy Performance Contracts:** Energy Performance Contracts (EPC) are considered as an alternative funding source for energy related Controlled Maintenance for *existing buildings* for state agencies and institutions of higher education to improve facility conditions and increase energy/water efficiency. This process uses the utility dollars saved (avoided future utility cost) to pay for facility improvements over a specified time. The first EPC for the state of Colorado was implemented in 1996, and to date, most state agencies and institutions of higher education have completed or have under-way energy performance projects. Since the EPC program was implemented the cumulative total contract value of construction work is at **\$218,584,642** which includes the funding of **\$41,922,644** in identified Controlled Maintenance needs and a guaranteed first year utility savings of **\$17,772,223**. The chart below graphs the cumulative total values over the last ten fiscal years. (Refer to SECTION III - I).

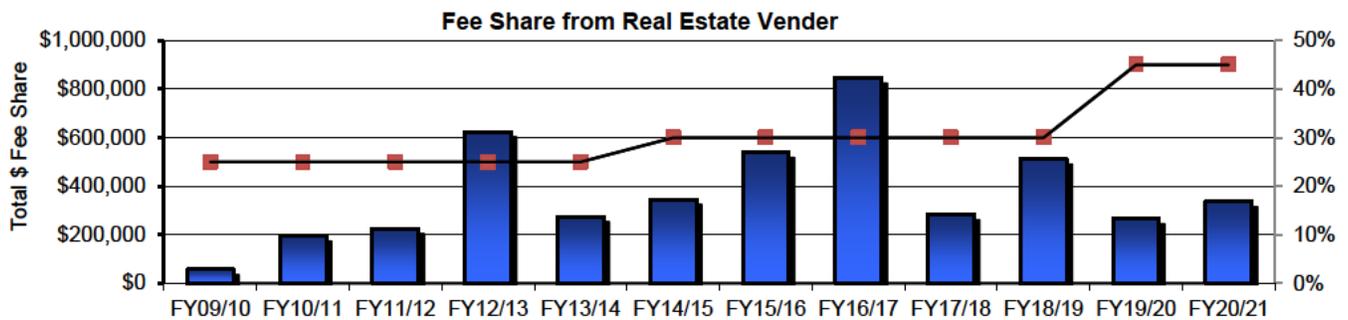


- High Performance Buildings and the Governor’s Executive Orders:** The High Performance Certification Program (HPCP) standards were adopted by the Office of the State Architect (OSA) to establish the design and construction guidelines for *new buildings* and buildings undergoing substantial renovations as required by Section 24-30-1305.5, C.R.S. The United States Green Building Council/Leadership in Energy and Environmental Design (USGBC/LEED) was the guideline chosen and the Gold level certification is the targeted goal of the HPCP. State agencies and institutions of higher education projects that started design work after January 1, 2010 are required to track and report utility data. Additionally, OSA works with the Colorado Department of Education on Building Excellent Schools Today (BEST) funded projects and the Department of Local Affairs on their grant programs for compliance with HPCP standards, (Refer to SECTION III - J). In 2017 the U.S. Green Building Council announced that, based on its analysis, Colorado ranked 2nd nationally for the number of LEED-certified environmentally friendly commercial and institutional buildings per capita.

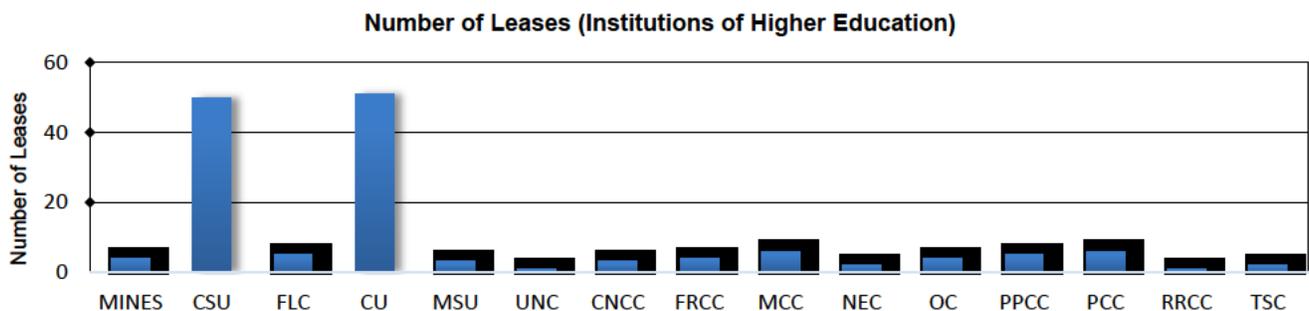
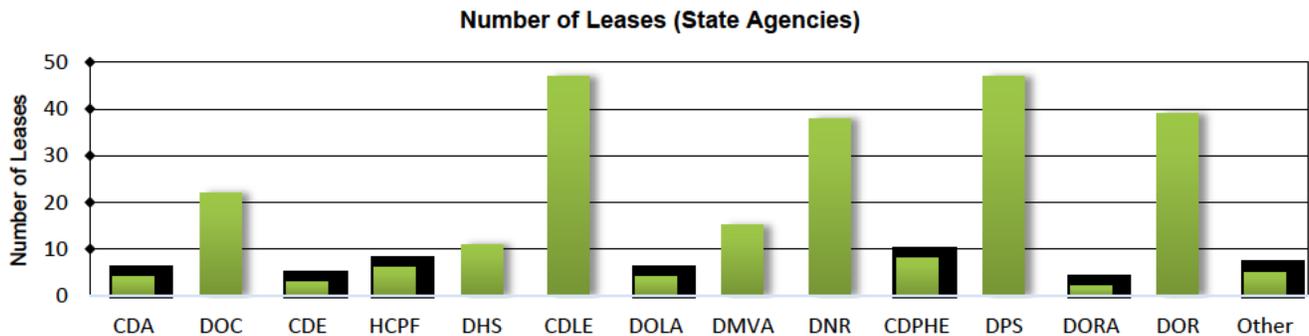


SECTION I: EXECUTIVE SUMMARY - REAL ESTATE PROGRAM

- **Real Estate Services Vendor:** OSA established Fee Share as part of the Centralized Leasing process with the State's contracted real estate broker. The Fee Share has been used to lower the rent paid by agencies and institutions of higher education during the term of the lease. From July 2009 - June 2014 the Fee share started at 25% of the commission paid for by the landlord. In July 2014 it was increased to 30%. The most recent procurement in early 2019 raised this amount even further to 45%.



- **Leased Property:** As of October 2021 there were 399 commercial building lease agreements comprised of 251 leases with state agencies and 148 leases with institutions of higher education. The commercial building leases comprised a total of 3,809,074 rentable square feet. The annual base rent paid by state agencies and institutions of higher education to third parties has increased by approximately 72% in the last sixteen years from \$38,480,872 in FY2005/06 to \$66,271,110 in FY2021-2022. The chart below illustrates the number of leases by state agencies and institutions of higher education (Please refer to SECTION III - M).



- **Interagency Leases:** There were 103 interagency leases in effect as of October 2021. These leases comprise a total of 1,534,462 rentable square feet. Interagency Leases generally include space within a state owned building being leased out to another state agency or institution of higher education. An example of this is the Capitol Complex Building Group. (Please refer to SECTION III - N).
- **Acquisitions and Dispositions:** 2 acquisitions and 3 dispositions of real property in FY2020-2021 were reported to the Office of the State Architect/Real Estate Program for state agencies and institutions of higher education (Refer to SECTION III - K).
- **Vacant Facilities:** 153 buildings comprising 1,480,318 gross square feet statewide were reported as of October 2021. Each state agency and institution of higher education has provided an individual Vacant Facility Management Plan for each building on this list with an explanation of why the building is vacant and the future plan for the facility use or demolition. (Refer to SECTION III - L).

A: STATE AGENCIES: CASH FUNDED PROJECT REQUEST LIST AND DESCRIPTIONS

The table below lists the Cash Funded project requests for the current fiscal year based on the Office of the State Architect’s (OSA) annual review process. Cash funded project requests are submitted on OSA’s Capital Construction/Capital Renewal forms. The projects are listed by reference number, project title, and dollar amount. The process includes an annual site visit to each state agency to initiate the verification of the projects followed by the review of the submitted documentation for each cash funded project request. This list of state agency funding recommendations has been sent to the Governor’s Office of State Planning and Budgeting as required by Section 24-30-1303 (1) (t) (I) C.R.S.

On the following pages is the individual project descriptions for the recommended projects. The descriptions provide a brief scope narrative of each recommended Cash Funded project request and the corresponding name of the state department, the building or site, funding history and current funding request. The reference number (**Ref. No.**) at the top left corner of each description page corresponds to the reference number listed for each project request in the list of recommendations. The Office of the State Architect prepares the list based on criteria developed in coordination with the Department of Higher Education and the Governor’s Office of State Planning and Budgeting. Specifically, emphasis was placed on the following criteria: was the project request mandated by law, life safety/loss of use concerns, availability of matching funds other than state general funds, is the project request multi-phased and previously partially funded, life cycle cost comparisons to buy/build/lease scenarios, space needs analysis, re-use of existing facilities, incorporation of deferred maintenance, sustainability and justification based on previous facilities master plans.

The table below lists the Cash Funded recommended projects.

Ref. No.	Agency Project Title, Phase	Project P#.	Prior Funding	Current - Year Project Request	Out - Year Project Balance	Total Project Cost
1	History Colorado Community Museum Preservation, Ph 1 of 1		\$0	\$385,000	\$0	\$385,000
2	History Colorado Georgetown Loop Railroad Preservation Projects, Ph 1 of 1		\$0	\$385,000	\$0	\$385,000
3	Department of Human Services DRCO Depreciation Funded Capital Improvements, Ph 1 of 1		\$0	\$1,037,372	\$0	\$1,037,372
CASH FUNDED TOTALS			\$0	\$1,807,372	\$0	\$1,807,372

Ref. No Funding Recommendation

1 History Colorado Cash

Community Museum Preservation, Ph 1 of 1 **\$385,000**

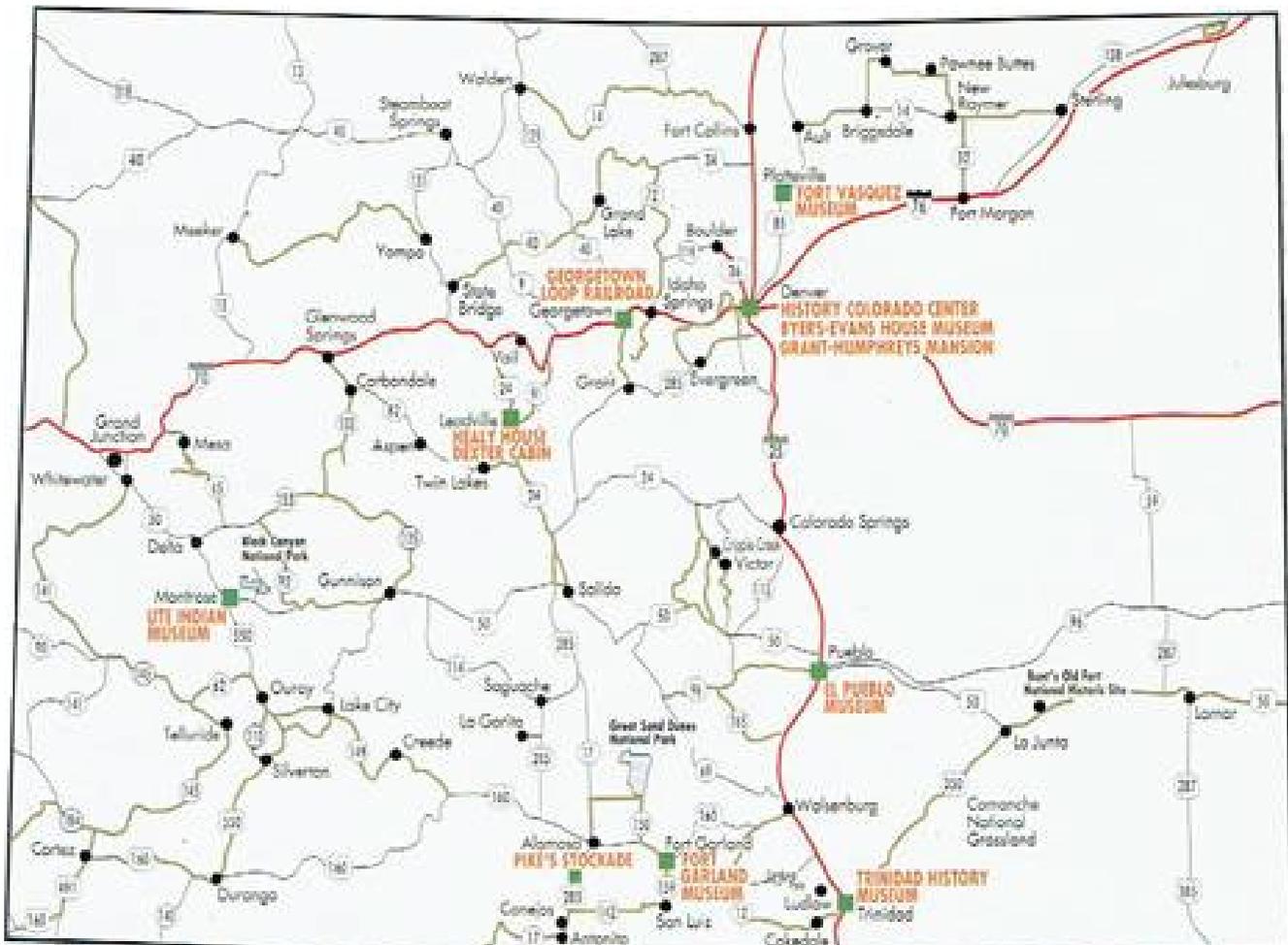
PROJECT DESCRIPTION / SCOPE OF WORK:

History Colorado is responsible for the maintenance, repair, and upkeep of over 50 contemporary and historic buildings, of which 14 are built from adobe materials. Facility Condition Audits (FCA) for these properties are outdated, with the majority being performed from 2000 to 2002. FCAs are used to support annual budget requests for CC/CR/CM construction projects, and support operation and maintenance budget requests by identifying where deficiencies exist. Updated Facility Condition Audits are necessary to understand building and infrastructure condition, and to determine routine maintenance projects, modify CC/CR and CM 5-year plans, update the building inventory information, and create a report of findings and conclusions.

This is a single-phase project. The agency requests spending authority for \$385,000 cash funds from the Museum and Preservation Operations Account of the State Historical Fund, created in Section 44-30-1201(5)(c), C.R.S to perform updated Facility Condition Audits. The request also includes the development of maintenance plans for each individual site based on unique attributes, equipment, operating systems, and infrastructure. The FY22-23 request is a standalone request with no previous related appropriations.

PROJECT FUNDING:

Prior Phasing: Funded To Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$385,000	All Phases: Project Total:	\$385,000



Ref. No		Funding Recommendation
2	History Colorado	Cash
	Georgetown Loop Railroad Preservation Projects, Ph 1 of 1	\$385,000

PROJECT DESCRIPTION / SCOPE OF WORK:

This is an annual stand-alone request to preserve the rolling stock of the Georgetown Loop Railroad (HEHS4089 – HEHS4097) and support the business operations of History Colorado (HC), as authorized in CRS 24-80-501. The state gives History Colorado exclusive management control over the regional properties and authority to reconstruct, restore, construct, install, and furnish, in its discretion, to the extent funds are available.

This cash funded capital construction project will provide Georgetown Loop Railroad Rolling Stock Acquisition/Repairs and Facility Improvement: The repairs will include locomotives, passenger cars, kitchen cars, or work cars. The project will improve equipment availability and operational condition to meet Federal Railroad Administration requirements and to avoid costly disruption of operations. The estimated cost for rolling stock acquisition, repairs, and facility improvements is \$350,000, based on vendor pricing and current market costs.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded To Date:	\$0	Project Balance:	\$0
Current Phase:		All Phases:	
FY22/23: Ph 1	\$385,000	Project Total:	\$385,000



Ref. No	Funding Recommendation
3 Department of Human Services	Cash
DRCO Depreciation Funded Capital Improvements, Ph 1 of 1	\$1,037,372

PROJECT DESCRIPTION / SCOPE OF WORK:

This capital construction request for the Division of Regional Center Operations (DRCO) is submitted as part of an ongoing effort to improve the DRCO facilities. These funds are a continuation from enabling legislation CRS 24-75-302 and are used to renovate facilities managed by this program. The highest priority homes and needs are included in the request with lower priority homes slated for improvements in the out-years. The proposed improvements are mainly comprised of interior renovations and have therefore been itemized per home rather than specific tasks for each year's request. This will enable all the proposed work in each home to be accomplished at the same time, minimizing disruption to the residents. This request focuses on making capital improvements to the group homes that were built in the early 1980s.

In Pueblo, the Elm (HSGJ1134) and 30 Road (HSGJ1132) buildings would receive kitchen remodels. The Development Center (HSGJ1127) would receive a kitchen and floor remodel and level the uneven floors. Desert Ct (HSGJ1129) building would receive a new whirlpool and refinish the kitchen cabinets. Florida (HSGJ1135) building would receive a new walk-in shower. 6 homes would receive fencing repairs or replacement. Wheat Ridge homes Perry (HSWR1168) would replace floors/subflooring; Amber (HSWR1183) & Garnet (HSWR1182) add delayed egress on fire doors; Depew (HSWR1170) would receive a flooring replacement; Lamar (HSWR1176) would replace carpet with hard surface; Secrest (HSWR1175) would see the kitchen cabinets refinished and door and hardware replacement; Kipling Village – Remove courtyard rocks; 59th (HSWR1167) repair bathroom floors; and Iris (HSWR1174) repair fencing.

PROJECT FUNDING:

Prior Phasing: Funded To Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$1,037,372	All Phases: Project Total:	\$1,037,372



B: STATE AGENCIES: CAPITAL RENEWAL PROJECT REQUEST LIST AND DESCRIPTIONS

On the following page(s) is a list of recommendations for Capital Renewal (CR) project requests for the current fiscal year based on the Office of the State Architect’s (OSA) annual review process. Capital Renewal is maintenance driven needs greater than two million dollars per phase as defined by Section 24-30-1301(3) C.R.S., that are more cost effective or better addressed by corrective repairs or replacement rather than a limited repair. The projects are listed by reference number, level, project title, and dollar amount. The OSA process includes an annual site visit to each state agency to initiate the verification of the projects followed by the review of the submitted documentation for each general funded project request. This list of state agency funding recommendations has been sent to the Governor’s Office of State Planning and Budgeting as required by Section 24-30-1303 (1) (t) (l) C.R.S.

Following the list of recommendations are the individual project descriptions for the recommended projects. The descriptions provide a brief scope narrative of each recommended capital renewal project request and the corresponding name of the state department, the building or site, funding history and current funding request. The reference number (**Ref. No.**) at the top left corner of each description page corresponds to the reference number listed for each project request in the list of recommendations. The level (**Level**) refers to the project request’s level of criticality as assigned by the Office of the State Architect.

The Office of the State Architect prepares the list based on criteria developed in coordination with the Department of Higher Education and the Governor’s Office of State Planning and Budgeting. Specifically, emphasis was placed on the following criteria: was the project request mandated by law, life safety/loss of use concerns, availability of matching funds other than state general funds, is the project request multi-phased and previously partially funded, life cycle cost comparisons to buy/build/lease scenarios, space needs analysis, re-use of existing facilities, incorporation of deferred maintenance, sustainability and justification based on previous facilities five year maintenance plans.

The chart below summarizes by priority level, quantity and dollar amount the **\$120,356,977** of current-year project requests and also lists for further consideration an additional **\$112,306,985** of associated out-year project request balances by project phase, for a total of **\$232,663,962**. The total project cost that includes all phases is \$253,795,249.

Priority	Quantity	Current-year project requests and associated Out-year project phases	\$ Amount	
Level 1*	6	Current-year project requests	\$46,125,918	
	2	Current requests with out-year project phases		\$53,957,864
Level 2**	9	Current-year project requests	\$74,231,059	
	2	Current requests with out-year project phases		\$58,349,121
Level 3***	0	Current-year project requests	\$0	
	0	Current requests with out-year project phases		\$0
CAPITAL RENEWAL RECOMMENDED TOTAL			\$120,356,977	\$112,306,985

***Level 1** incorporates critical projects that are predominantly *life safety and/or loss of use* (the later resulting from building equipment or infrastructure system failure and/or lack of compliance with codes, standards and accreditation requirements).

****Level 2** incorporates projects that are predominantly causing *operational disruptions/energy inefficiencies* and/or *environmental contamination*.

*****Level 3** incorporates projects that predominantly contain differing levels of building or infrastructure *deterioration*.

OFFICE OF THE STATE ARCHITECT, DEPARTMENT OF PERSONNEL AND ADMINISTRATION
 FY2022/2023 ANNUAL REPORT, SECTION II – B: STATE AGENCIES
 CAPITAL RENEWAL PROJECT REQUEST LIST AND DESCRIPTIONS

December 2021

Ref. No.	Agency Project Title, Phase	Project P#	Total Prior Funding	Current - Year Project Request	Out - Year Project Balance	Total Project Costs
LEVEL 1						
1	Department of Agriculture - Colorado State Fair Palace of Agriculture, Replace Roof, HVAC and Windows, Ph 1 of 1		\$0	\$5,278,877	\$0	\$5,278,877
2	Department of Corrections AVCF, Utility Water Lines Replacement, Ph 1 of 1		\$0	\$9,539,209	\$0	\$9,539,209
3	Department of Corrections ECCPC, Repair One Water Tank and Replacement One Water Tank, Ph 1 of 1		\$0	\$5,349,710	\$0	\$5,349,710
4	Department of Corrections SCF, Kitchen Renovation and Building Repairs, Ph 1 of 2		\$0	\$2,800,000	\$42,546,904	\$45,346,904
5	History Colorado Grant-Humphreys Mansion, Exterior Life Safety Repairs and Rehabilitation, Ph 1 of 1		\$0	\$4,043,639	\$0	\$4,043,639
6	Department of Human Services Campus Utility Infrastructure Upgrade, CMHIFL, Ph 2 of 3	2002-108P01	\$8,935,147	\$19,114,483	\$11,410,960	\$39,460,590
LEVEL 1 TOTAL			\$8,935,147	\$46,125,918	\$53,957,864	\$109,018,929
LEVEL 2						
7	Department of Corrections AVCF, Electronic Security System Replacement, Ph 1 of 1		\$0	\$3,520,144	\$0	\$3,520,144
8	Department of Corrections AVCF, Shower and Toilet Room Improvements, Ph 1 of 1		\$0	\$12,402,937	\$0	\$12,402,937
9	Department of Corrections BVCF, Sanitary Sewer Line Replacement, Ph 1 of 1		\$0	\$2,324,904	\$0	\$2,324,904
10	Department of Corrections CSP, Electronic Security System Replacement, Ph 1 of 1		\$0	\$4,696,314	\$0	\$4,696,314
11	Department of Corrections DWCF, Support Building Roof Replacement, Ph 1 of 1		\$0	\$2,225,500	\$0	\$2,225,500
12	Department of Corrections ECCPC, Electrical Distribution Infrastructure Replacement, Ph 1 of 1		\$0	\$14,764,340	\$0	\$14,764,340
13	Department of Corrections FCF, ADA Deficiencies Repairs, Ph 1 of 1		\$0	\$6,055,136	\$0	\$6,055,136
14	Department of Human Services Campus Utility Infrastructure Upgrade, CMHIP, Ph 1 of 3		\$0	\$10,682,004	\$31,649,491	\$42,331,495

OFFICE OF THE STATE ARCHITECT, DEPARTMENT OF PERSONNEL AND ADMINISTRATION
 FY2022/2023 ANNUAL REPORT, SECTION II – B: STATE AGENCIES
 CAPITAL RENEWAL PROJECT REQUEST LIST AND DESCRIPTIONS

December 2021

Ref. No.	Agency Project Title, Phase	Project P#	Total Prior Funding	Current - Year Project Request	Out - Year Project Balance	Total Project Costs
15	Department of Human Services HVAC Replacement in Four Buildings and Emergency Suicide Mitigation, CMHIP, Ph 2 of 3	2021-003P21	\$12,196,140	\$17,559,780	\$26,699,630	\$56,455,550
LEVEL 2 TOTAL			\$12,196,140	\$74,231,059	\$58,349,121	\$144,776,320
LEVEL 3						
No Level 3 projects			\$0	\$0	\$0	\$0
LEVEL 3 TOTAL			\$0	\$0	\$0	\$0
CAPITAL RENEWAL RECOMMENDED TOTAL			\$21,131,287	\$120,356,977	\$112,306,985	\$253,795,249

Ref. No. Level

Funding Recommendation

1 1 Department of Agriculture - Colorado State Fair

Palace of Agriculture, Replace Roof, HVAC and Windows, Ph 1 of 1

\$5,278,877

PROJECT DESCRIPTION / SCOPE OF WORK:

The Palace of Agriculture (AGSF1338) is a vital component of the facilities at the Colorado State Fairgrounds. This building houses administration, food/entertainment and competitive exhibits offices. The 30-year-old roof, has deteriorated beyond repair in many locations and is experiencing leaks which have caused damage to the interior. Future leaks could cause mold. Additionally, the heating and cooling systems are not efficient and soon they will become irreparable. The windows are original to the building and must be replaced to provide energy efficiency. The heating system is becoming difficult to maintain, as parts are scarce. The system frequently operates at less than 100% because one or more units are down. The cooling, provided by several large evaporative coolers on the roof, are unable to keep up with the Pueblo weather, which often reaches over 100 degrees during the busy event season and during the fair.

This single phase capital renewal project will replace the roof and provide a more energy efficient HVAC system and the improved thermal qualities of the window replacements will comply with the Governor’s Executive orders on life cycle cost reduction and sustainability.

PROJECT FUNDING:

Prior Phasing: Funded To Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$5,278,877	All Phases: Project Total:	\$5,278,877



Ref. No. Level

Funding Recommendation

2 1 Department of Corrections

AVCF, Utility Water Lines Replacement, Ph 1 of 1

\$9,539,209

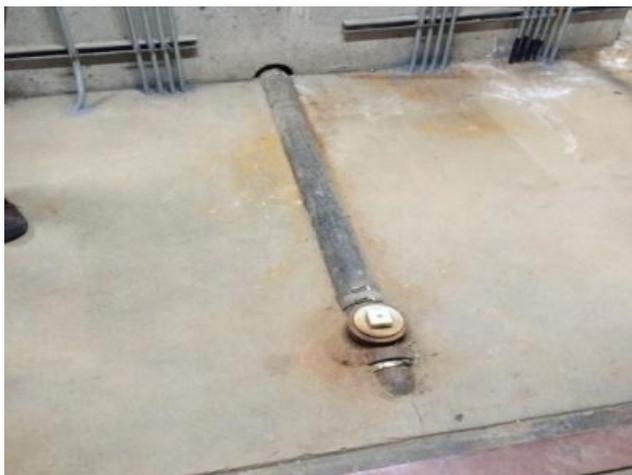
PROJECT DESCRIPTION / SCOPE OF WORK:

This capital renewal project request at the Arkansas Valley Correctional Facility (AVCF) would replace the existing exterior and interior water lines (hot water and chilled water line loops). The hot water system utilizes victaulic couplings, but problems arise when the system cools and the couplings start to leak. These leaks require a significant amount of staff time and cost for repairs. Failure of the hot water system affects the building heat with the potential loss of heat to all buildings within the facility. The pipes are buried 13 feet deep and are often undetectable except with the use of infrared heat sensor. Often, it is not just one leak, but numerous throughout the underground piping. Over a ten-day span in April of 2021, twenty-one hot and cold water leaks were found and repaired. Previously, the leaks were in only the hot water loop; however, the cold-water loop is degraded and is failing at the same rate. The leaks in the interior spaces have occurred above electrical equipment and in offender cells. The leaks in the cells have rendered the unit uninhabitable for offenders. The facility is a major water customer for the local utility and the leaks significantly impact the local water provider's ability to provide water for other customers and maintain water pressure. Loss of any of these water service lines could result in an emergency closure of the facility.

The project includes the replacement of the exterior water utility distribution system, hot water piping mains, interior hot water distribution piping systems, chilled water piping mains, and existing water treatment system, inclusive of associated fittings, valves, hangers, and insulation. A new parallel system will be installed in the existing unused concrete tunnel for ease of future maintenance. The existing system will be abandoned in place upon completion of the new system. The project is in the Cell House Unit 1-4 (COOR20910), Cell House 5-6 (COOR2169), the Administration (COOR9999), and the Boiler Plant (COOR0911) buildings.

PROJECT FUNDING:

Prior Phasing: Funded To Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$9,539,209	All Phases: Project Total:	\$9,539,209



Ref. No. Level Funding Recommendation

3 1 Department of Corrections

ECCPC, Repair One Water Tank and Replacement One Water Tank, Ph 1 of 1 **\$5,349,710**

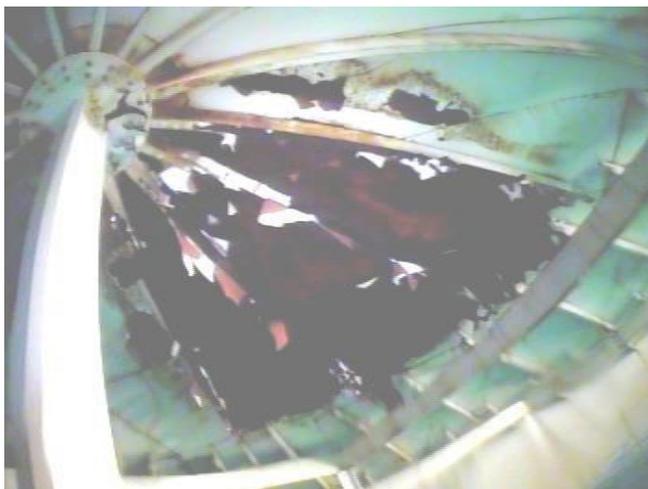
PROJECT DESCRIPTION / SCOPE OF WORK:

This capital renewal project request is to meet the long-term water storage and supply needs of the East Canon City Prison Complex (ECCPC or Complex). The existing 1.60 million-gallon (MG) North Storage Water Tank was installed in 1992 and is in need of rehabilitation and repairs in order to extend its useful life. Currently the northwest quadrant of the tank is at risk of failure. The existing 0.15 MG South Storage Water Tank capacity meets less than 5% of total water required and should be replaced as a part of this project. The existing system is insufficiently sized to provide water for code-required fire suppression duration a major fire event at the Complex. The single point of failure of the existing 1.6 MG water tank will result in loss of use of all facilities on the ECCPC, impacting 5,024 multi-custody level male offenders.

This project will repair the existing 1.6 MG tank and install a new 1.63 MG tank to replace the 0.15 MG South tank. The project will need to modify the piping connections to and from the tank and convey water to the existing distribution system. Modifications will allow the tanks to operate as a system, maximizing the use of the tanks and reduce stagnation and potential water quality problems. Two tanks will provide redundancy water and fire storage requirements at the Complex.

PROJECT FUNDING:

Prior Phasing: Funded To Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$5,349,710	All Phases: Project Total:	\$5,349,710



Ref. No. Level Funding Recommendation

4 1 Department of Corrections

SCF, Kitchen Renovation and Building Repairs, Ph 1 of 2

\$2,800,000

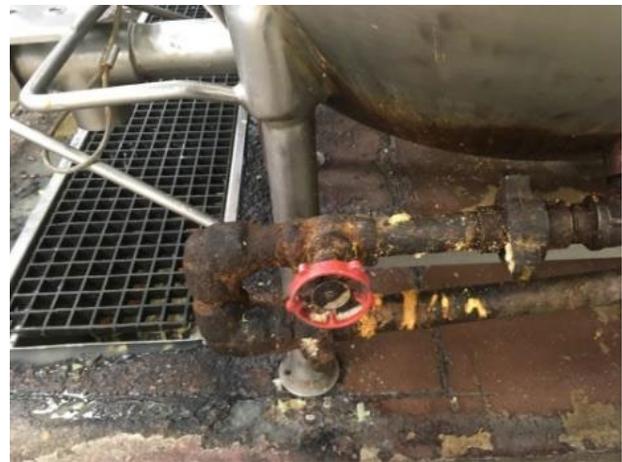
PROJECT DESCRIPTION / SCOPE OF WORK:

This capital renewal project request will renovate the kitchen and related spaces in the Sterling Correctional Facility (SCF) Support Building (COST7806), which opened in 1999. The cleanliness of the kitchen is constantly compromised with cramped spaces and cross traffic of “clean” and “dirty” functions. Soiled food trays and garbage are trekked through the clean cooking areas to reach the dish wash area and the exit corridor to outside and dumpsters. The kitchen floor surface is uneven which has caused trip hazards but also creates polluted and stagnant wet areas. These areas cannot be properly disinfected and may become a breeding ground for bacteria and other pathogens. The layout of the kitchen consists of divided and compartmentalized spaces. The layout, with little to no visual capacity provides innumerable spaces that are nearly impossible to monitor by cameras and patrolling staff. These spaces have resulted in offender assaults and other incidents. The kitchen equipment is constrained by insufficient electrical supply causing the inability to use appropriate equipment and staggering work hours for both offenders and staff. Additionally, the roof over the kitchen and support spaces is failing and leaking in food storage, prep, and cooking areas.

Phase 1 will provide a portion of the project’s professional design services to begin the architectural and engineering services. Phase 2 will complete the design services and will provide the funding to construct and renovate the kitchen and building repairs. Phase 2 includes building a temporary kitchen prior to any renovation of the existing space. The existing sanitary sewer waste piping will be replaced because of age and condition. Trench drains and floor sinks will be added to reduce moisture on the floor providing a safer work environment. The new layout will reduce the potential contamination of delivered food and supplies, provide an efficient, safe and secure kitchen for the offenders and the staff. A new roof (52,585 S.F.) will be installed and meet the latest ICC requirements for roof assemblies.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded To Date:	\$0	FY23/24: Ph 2: Construction	\$42,546,904
		Project Balance:	\$42,546,904
Current Phase:		All Phases:	
FY22/23: Ph 1: Design	\$2,800,000	Project Total:	\$45,346,904



Ref. No. Level **Funding Recommendation**

5 1 History Colorado

Grant-Humphreys Mansion, Exterior Life Safety Repairs and Rehabilitation, Ph 1 of 1 **\$4,043,639**

PROJECT DESCRIPTION / SCOPE OF WORK:

This project includes exterior damage to the terra cotta at the fountain, building trim, chimneys, brick and walkways. Exterior metal damage is comprised of damaged copper gutters and drip edge. Door and window damage includes minor repairs, painting and sealants at some locations. It also includes portions and whole wood window assemblies that are in need of replacement. The porte cochere ceiling is in need of repairs as well as various other ceilings, soffits and roofs which require counter flashing. History Colorado hired a design firm to determine project scope and a cost estimate.

This single phase capital renewal project will rehabilitate the exterior of the Grant-Humphreys Mansion (HEHS4085) terra cotta work, stone walkways, doors, windows, and gutter work. The funds requested will repair terra cotta and masonry work that have been included in the agency's Historic Structural Assessments (HSAs) since the 1970s when History Colorado received the property.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded To Date:	\$0	Project Balance:	\$0
Current Phase:		All Phases:	
FY22/23: Ph 1	\$4,043,639	Project Total:	\$4,043,639



Ref. No. Level **Funding Recommendation**

6 1 Department of Human Services

Campus Utility Infrastructure Upgrade, CMHIFL, Ph 2 of 3 **\$19,114,483**

PROJECT DESCRIPTION / SCOPE OF WORK:

The Colorado Mental Health Institute at Fort Logan (CMHIFL) campus currently covers about 231 acres the infrastructure serves 74 buildings. There has been an escalation in the number of failures in these systems that have required emergency funding. This request will address the second phase of the Campus Utility Infrastructure Upgrade including domestic water mains, sewer mains, storm water drainage, irrigation lines, fire lines, roadways, parking lots and sidewalks. This project would result in monetary cost and time savings, which will sustain the campus for decades into the future.

Phase 1 of this capital renewal request included funding for overall site survey/investigation, review of the CMHIFL infrastructure, and design and construction improvements along Lowell Boulevard, Oxford Avenue, Knox Court, and Julian Way. Phase 2 includes: replacing pavement, sidewalks, fire and domestic water lines, sanitary sewers; improving storm drainage; exterior lighting and installation of below-grade conduits in concrete trenches for communication and security needs for Princeton Circle (including the alleyway), S. Newton Street, S. Osceola St., S. Knox Ct., Lowell Boulevard (south of Oxford), and the drive east of Julian Way. Phase 3 will address replacing pavement, sidewalks, fire and domestic water lines, sanitary sewer, improving storm drainage, and exterior lighting west of Princeton Circle behind the homes on the Princeton Circle.

PROJECT FUNDING:

Prior Phasing: (2002-108P01)		Future Phasing:	
FY18/19: Ph 1: Design/Survey/Construction	\$8,935,147	FY23/24: Ph 3: Construction	\$11,410,960
Funded To Date:	\$8,935,147	Project Balance:	\$11,410,960
Current Phase:		All Phases:	
FY22/23: Ph 2: Construction	\$19,114,483	Project Total:	\$39,460,590



Ref. No. Level Funding Recommendation

7 2 Department of Corrections

AVCF, Electronic Security System Replacement, Ph 1 of 1 **\$3,520,144**

PROJECT DESCRIPTION / SCOPE OF WORK:

This capital renewal project request will upgrade the Arkansas Valley Correctional Facility (AVCF) outdated door control and intercom systems within Cellhouse Units 1, 2, 3, & 4 (COOR0910) and Cellhouse Units 5 & 6 (COOR2169). A significant portion of the existing security and life safety systems at AVCF remain from the original construction when the facility was built in 1988. Another portion of the systems has been installed over 20 years ago and the final portion has been installed about 10 years ago. The security and life safety system includes the door control system and associated user graphic interface, intercom and paging system, and video system. The majority of the replacement parts for the existing systems are no longer available. Over time, maintaining and repairing these systems has left the current system in a state of unreliability. AVCF has only two security envelopes in addition to the Non-Lethal Electric Fence (NLEF). This is not standard for current prison design. These two security envelopes are comprised of the day hall and the living units. The doors of the day halls don't always lock because of the three systems not working together very well which leaves only one working security envelope in addition to the NLEF. This is a major safety and security concern outlining the importance of replacing the existing security system.

The project would upgrade or replace the door control system, the intercom system, the uninterruptable power source and the door locking system. The project also includes paging horns and cabling upgrades to the North Recreation Yard to meet the current CDC standards which has been installed recently at four Department Facilities.

PROJECT FUNDING:

Prior Phasing: Funded To Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$3,520,144	All Phases: Project Total:	\$3,520,144



Ref. No. Level Funding Recommendation

8 2 Department of Corrections

AVCF, Shower and Toilet Room Improvements, Ph 1 of 1

\$12,402,937

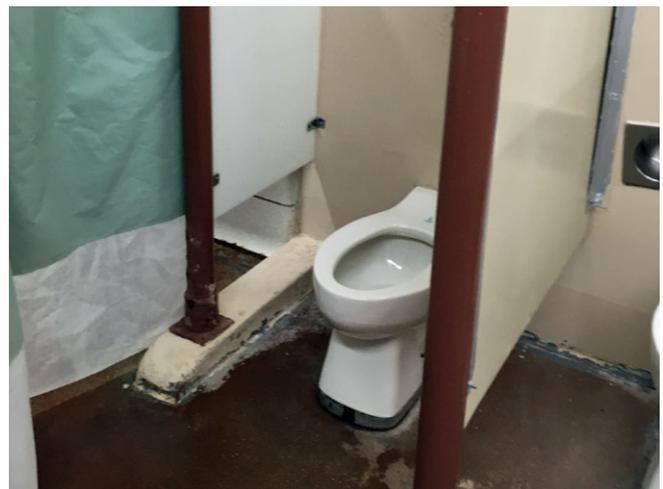
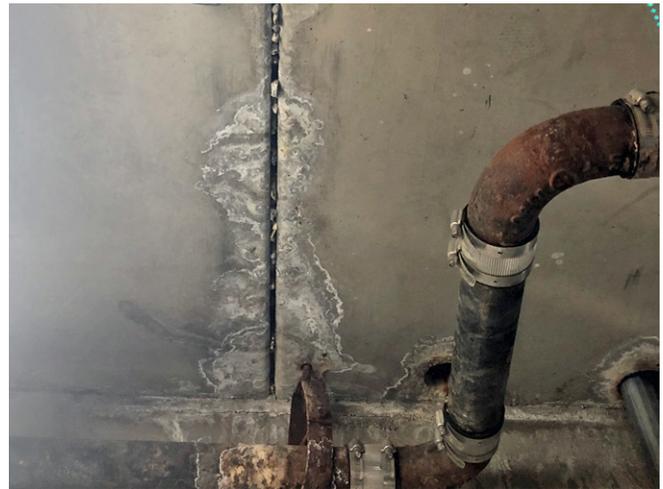
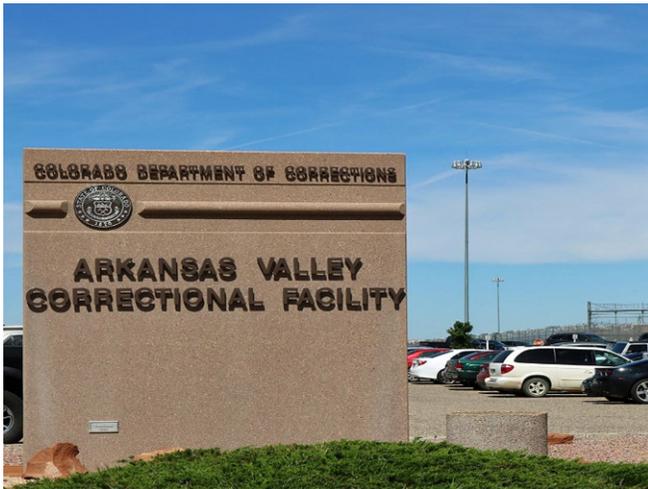
PROJECT DESCRIPTION / SCOPE OF WORK:

This capital renewal request will upgrade the Arkansas Valley Correctional Facility (AVCF) plumbing fixtures within Cellhouse Units 1, 2, 3, & 4 (COOR0910) and Cellhouse Units 5 & 6 (COOR2169). AVCF is a Level III facility and typically all cells would each have a toilet and sink. Only the showers would be communal. In these units, the cells are dry (without sinks or toilets). The toilets and lavatories have a very high use because they are communal. The showers' drain design has proven to be not successful to containing the amount of water that is used by inmates on a daily basis. These drains leak into the restroom area, under the floor, and behind the walls, further deteriorating other systems in these buildings. The showers in the living units drain above the electrical rooms and leak into the electrical rooms and onto the newly installed equipment degrading the new equipment on a daily basis. An existing wall opening formerly used for fan coil intake louver that has been abandoned and covered with sheet metal leading to a lack of ventilation in the toilet/shower rooms. The shower/toilet areas have not been renovated since the facility opened over in 1986. Additional, the ratio of fixture to offender does not meet State of Colorado penal code.

This project includes all shower units, water closets, urinals, lavatories, piping, and ventilation systems would be replaced and brought up to current accessibility standards and the State of Colorado penal code as part of this project. Cells will be permanently taken offline in the course of this project, however this facility houses both single and double bunked cells. It is anticipated that some remaining single bunks will become double bunks to get the bed count back to official capacity when the project is complete.

PROJECT FUNDING:

Prior Phasing: Funded To Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$12,402,937	All Phases: Project Total:	\$12,402,937



Ref. No. Level

Funding Recommendation

9 2 Department of Corrections

BVCF, Sanitary Sewer Line Replacement, Ph 1 of 1

\$2,324,904

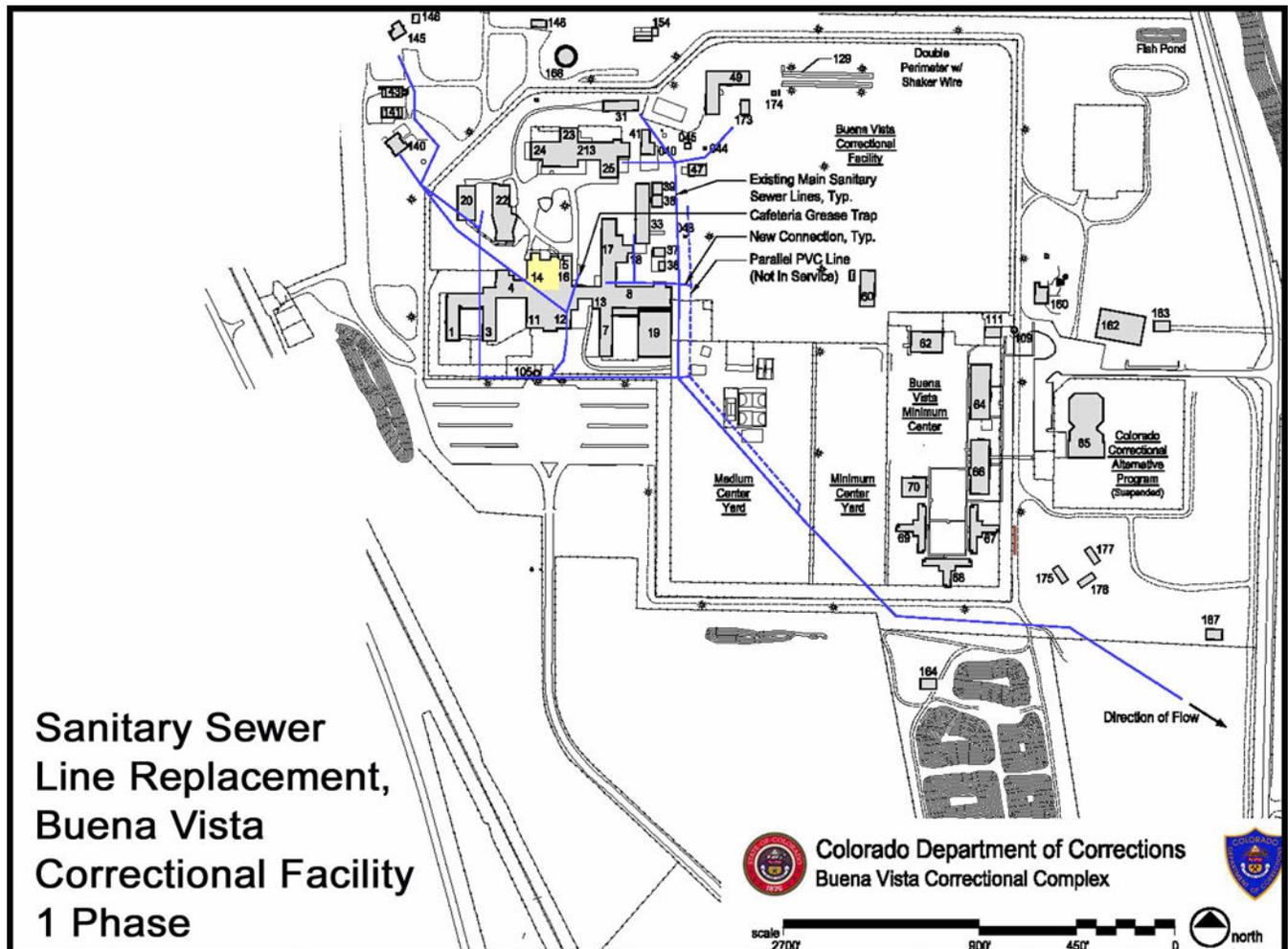
PROJECT DESCRIPTION / SCOPE OF WORK:

This capital renewal project request is for the replacement and rehabilitation of failing sanitary sewer piping serving the medium-security prison at the Buena Vista Correctional Facility (BVCF), a Level III male facility. These pipes are in danger of complete failure which will result in loss of use of the Facility. The facility has to perform emergency repairs on the pipes to keep wastewater out of the buildings and keep the system working. The existing sanitary wastewater collection system consists of approximately 3,000 linear feet of sewer pipe, ranging in diameter from 2 inches to 12 inches. Pipe construction materials vary and include ductile iron, clay, PVC, and asbestos cement piping, with conditions ranging from poor to good. A portion of the sewer pipelines exhibit evidence of having a negative slope, greatly inhibiting proper wastewater flow. The majority of the existing clay piping are cracked and breaking, causing groundwater to infiltrate the sewer lines while at the same time waste water is percolating into the groundwater. The problem of groundwater infiltrating the sewer lines is evident by the amount of wastewater leaving the facility exceeds the purchased water from the local water provider. If the volume of wastewater continues to exceed the sanitation district's permitted amount, CDOC may be required to fund a wastewater plant expansion.

This project will connect the existing sewer system to the newly installed, yet unused parallel system. This will allow for work to proceed on the existing system with less disruption and maintain use of the facility. The project will rehabilitate or replace particular sewer piping as detailed in professional reports completed between 2018 and 2020.

PROJECT FUNDING:

Prior Phasing: Funded To Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$2,324,904	All Phases: Project Total:	\$2,324,904



Ref. No. Level **Funding Recommendation**

10 2 Department of Corrections

CSP, Electronic Security System Replacement, Ph 1 of 1

\$4,696,314

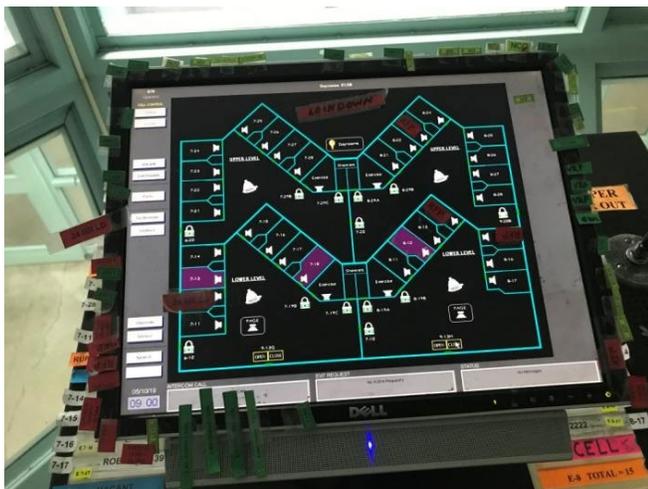
PROJECT DESCRIPTION / SCOPE OF WORK:

This capital renewal project request is to upgrade the Colorado State Penitentiary (CSP) Electronic Security Control System (ESCS) system that supports the door control, intercom, and video call-up functions. Operation, function and maintenance of these systems are becoming more and more challenging. A majority of the replacement parts for the systems are no longer available. These systems are outdated and replacement parts have become unavailable. The originally Man Down system is a stand-alone system. With the change of facility mission from Administrative-Segregation to more open inmate movement and increased rehabilitation efforts through programs and education, there has been a significant increase in direct inmate and staff contact. The systems reviewed and assessed in the Maximum Security Engineering report are all critical security and life safety systems. The ESCS system is used to protect and safeguard staff, public and inmates. These systems control and restrict movement, monitor and maintain secure conditions, observe and prevent incidents, and provide communication throughout the facility supporting mission critical tasks.

This project would update the security workstations, software, central processing units, monitors, networking system, power supply systems, cabinets, and intercoms. The Man Down system will be repaired and upgrade as part of this project. The current system is an isolated internal system that is not connected to the internet. It is planned the new system will remain the same. This keeps the system unavailable to outside hackers and cyber criminals.

PROJECT FUNDING:

Prior Phasing: Funded To Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$4,696,314	All Phases: Project Total:	\$4,696,314



Ref. No. Level **Funding Recommendation**

11 2 Department of Corrections

DWCF, Support Building Roof Replacement, Ph 1 of 1

\$2,225,500

PROJECT DESCRIPTION / SCOPE OF WORK:

This capital renewal request at the Denver Women’s Correctional Facility (DWCF) is to replace the roof of the 1998 Support Building (CODW7774). The building’s roof consists of five separate roof sections which are divided by parapets and/or building elevations. The roofs observed are predominately covered with low-sloping, loose-laid ballasted ethylene propylene diene monomer (EPDM) rubber roofing system. The roofing membrane is nearing the end of its useful service life. Multiple open seams, membrane tenting/shrinkage, embrittled flashings, membrane punctures at curb-mounted mechanical units, ponding water conditions, and evidence of water intrusion have been documented by the facilities staff. The programs in the Support building included the kitchen, all the food storage areas, the dining rooms, laundry, education, vocational training, and offender counseling rooms.

This project will install a multi-ply Built-up Roof (BUR) asphaltic membrane system with a flood coat and embedded gravel surfacing to be used for the replacement roof covering, with proposed alterations to the existing drainage patterns of the roof to improve overall drainage.

PROJECT FUNDING:

Prior Phasing: Funded To Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$2,225,500	All Phases: Project Total:	\$2,225,500



Ref. No. Level Funding Recommendation

12 2 Department of Corrections

ECCPC, Electrical Distribution Infrastructure Replacement, Ph 1 of 1

\$14,764,340

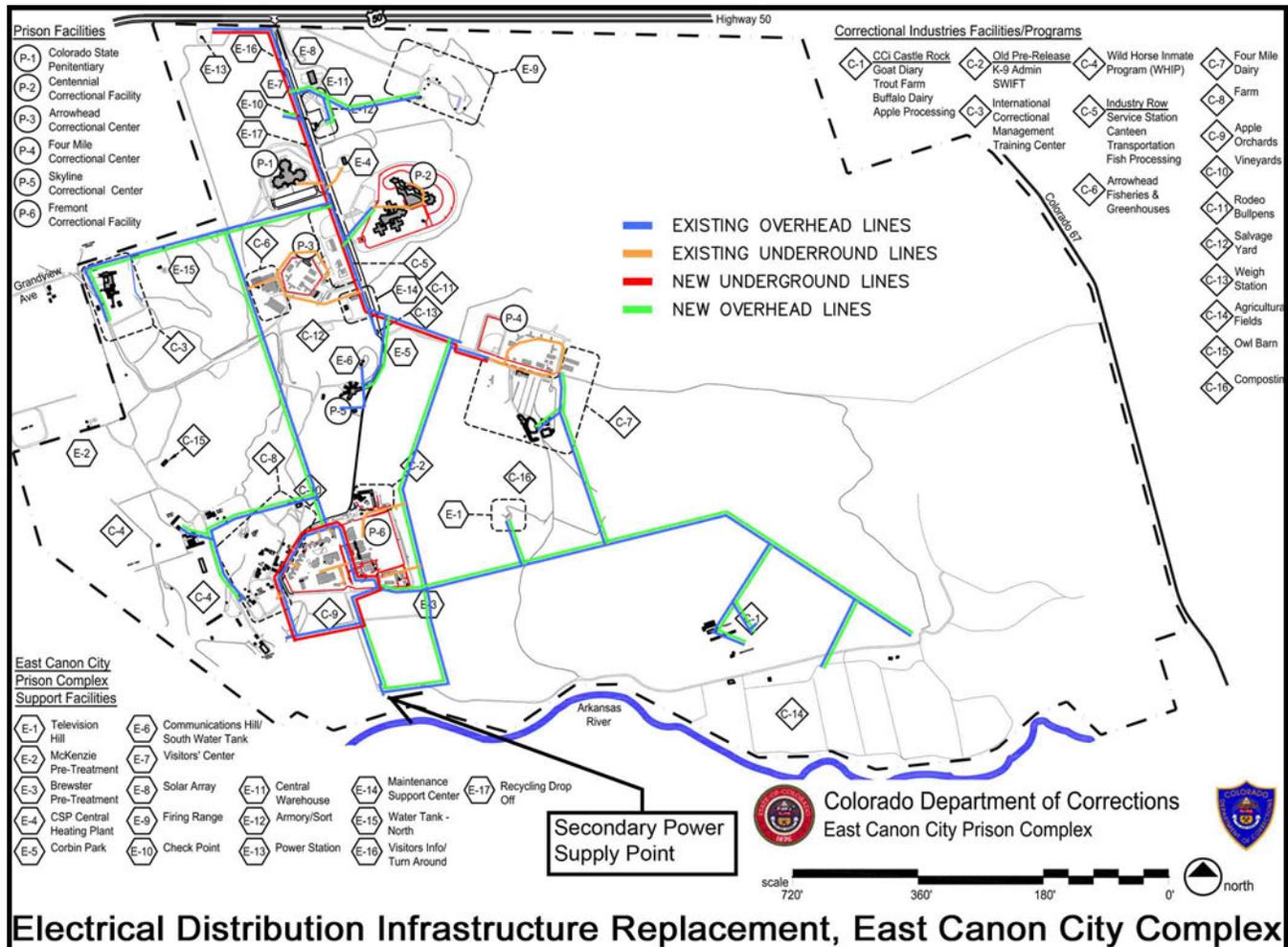
PROJECT DESCRIPTION / SCOPE OF WORK:

This capital renewal request is for the renovation of the existing electrical infrastructure system at East Canon City Prison Complex (ECCPC) in Canon City, Colorado. The condition of the overhead electrical distribution system appears to be in average to below average condition. The entire complex is served power from one source and would be subject to prolonged outages if damage to the source were to occur. Most of the prison complex is not supported by emergency power. Standby emergency power is currently available at Centennial Correctional Facility (CCF) and Colorado State Penitentiary. There are several small generators dedicated to the local supply. The majority of the distribution system is provided by overhead power lines, not only at medium voltage, but at line voltage. The overhead power lines are more susceptible to damage caused by strong winds, ice build-up and lightning. These environmental conditions can and have been problematic, causing power outages, operational challenges and potential safety issues for inmates and correctional staff. The current overhead distribution network is difficult to maintain and requires third party involvement. If a problem arises it is difficult and sometimes impossible to isolate the problem without impacting multiple facilities and large geographical areas.

It is the recommendation to replace the single point supply, overhead transmission line distribution with an underground loop type distribution network that is capable of supplying power to the complex from two different power supply points. The loop would be established using pad mounted switches so that problems can be isolated without impacting adjacent facilities and/or geographical areas. The existing emergency standby generators at the CCF would be reconfigured to support the entire prison complex. Remote and non-critical areas of the complex are not included in this project.

PROJECT FUNDING:

Prior Phasing: Funded To Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$14,764,340	All Phases: Project Total:	\$14,764,340



Ref. No. Level **Funding Recommendation**

13 2 Department of Corrections

FCF, ADA Deficiencies Repairs, Ph 1 of 1

\$6,055,136

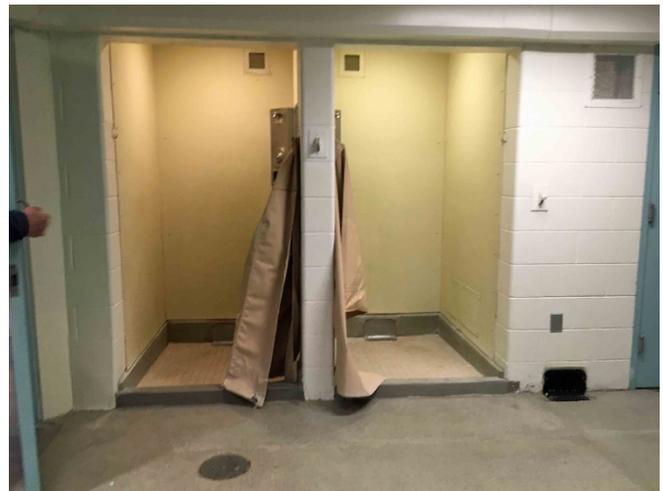
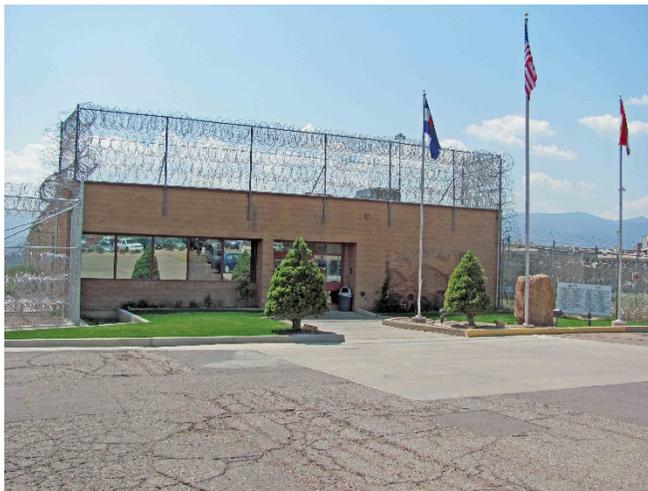
PROJECT DESCRIPTION / SCOPE OF WORK:

The capital renewal request was originally a five phase Controlled Maintenance (CM) project. Phase 1 and 2 (2020-086M19) were funded in FY2019/20 (\$1,978,510) and FY2021/22 (\$1,891,058) respectively. Because of inflation, labor compliance, and other construction issues, the following 3 phases of the project exceeded the CM rule of \$2 million per phase criteria. Through a discussion with OSA, it was determined the best option was to combine all the remaining phases into one CR project to maintain the integrity of the original scope of work. The overall offender population continues to age and CDOC is experiencing an increase in younger offenders entering the system with mobility limitations due to their previous life choices. As such, there is a need to provide additional Level III ADA mobility compliant beds. ADA accessibility deficiencies have been identified in the cellhouses with inadequate cell door openings and associated non-compliant plumbing fixtures for offenders needing accommodation. Other deficiencies have been identified in the support areas that include the main building, Education, Recreation, Visiting, Clinical Services, Laundry, Food Services, and site issues.

This project will convert existing cells to create new accessible beds with new shower and toilet facilities. Additionally, there are walkways, ramps, and other common areas that need repairs or replacement to meet ADA requirements.

PROJECT FUNDING:

Prior Phasing: Funded To Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$6,055,136	All Phases: Project Total:	\$6,055,136



Ref. No. Level **Funding Recommendation**

14 2 Department of Human Services

Campus Utility Infrastructure Upgrade, CMHIP, Ph 1 of 3 **\$10,682,004**

PROJECT DESCRIPTION / SCOPE OF WORK:

This project will continue to replace/repair the steam, domestic water and sanitary sewer lines infrastructure on the Colorado Mental Health Institute at Pueblo (CMHIP) campus. It will include abatement and utility tunnel repair as needed to complete the replacement of these critical campus systems.

Phase 1 includes design for Phase 1 and Phase 2 utilities. Construction includes the south side of the campus beginning with the water and sewer line replacement, and new roads and walkways. It will also include abatement within the utility tunnels and the storm sewer. Phase 2 includes design and construction on the northwest side of the campus addressing roads, walkways, and site work, as well as abatement, water and sewer line replacements designed in Phase 1. Phase 3 includes work on the north-central portion of the campus, completing design and construction of water and sewer line replacement and new roads and walkways.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded To Date:	\$0	FY23/24: Ph 2: Northwest Side	\$14,855,131
		FY24/25: Ph 3: North-Central Side	\$16,794,360
		Project Balance:	\$31,649,491
Current Phase:		All Phases:	
FY22/23: Ph 1: Southside of Campus	\$10,682,004	Project Total:	\$42,331,495



Ref. No. Level **Funding Recommendation**

15 2 Department of Human Services

HVAC Replacement in Four Buildings and Emergency Suicide Mitigation, CMHIP, Ph 2 of 3 **\$17,559,780**

PROJECT DESCRIPTION / SCOPE OF WORK:

This Project will upgrade the HVAC for four buildings on the CMHIP campus and address suicide risk mitigation that was approved as an emergency supplemental in FY 2021-22. Buildings 115 (HSSH2886) and 116 (HSSH2887) are nearly identical patient care facilities with HVAC systems last upgraded in 1992. Building 121 (HSSH2892) was built in 1952 and is a six-story facility that houses geriatrics, community reintegration unit, occupational therapy, office space, staff development/training, and vacant space on the top floor. The HVAC systems were last updated in 1986. Building 125 (HSSH2895) has seven HVAC systems original to the building. It serves as the main administration building and provides ancillary services such as radiology, laboratories, respiratory therapy, electroencephalography, dental suites, admissions clinics, and physical therapy.

Phase 1 provided for professional services for the HVAC system design for all four facilities and emergency suicide mitigation at seven facilities. This design phase will explore the potential sustainable replacement systems such as a geothermal system for heating and cooling. Recommendations based on an energy analysis will inform the direction for construction. This phase also includes outlining a construction phasing plan for future phases. The current plan is that Phase 2 will abate and provide the construction for Building 115 and Building 116. Phase 3 will abate and renovate Building 121 and Building 125.

PROJECT FUNDING:

Prior Phasing: (2021-003P21)		Future Phasing:	
FY21/22: Ph 1: Design/Emergency Work	\$12,196,140	FY23/24: Ph 3: Buildings 121 and 125	\$26,699,630
Funded To Date:	\$12,196,140	Project Balance:	\$26,699,630
Current Phase:		All Phases:	
FY22/23: Ph 2: Buildings 115 and 116	\$17,559,780	Project Total:	\$56,455,550



C: STATE AGENCIES: CAPITAL CONSTRUCTION PROJECT REQUEST LIST AND DESCRIPTIONS

The table below lists recommendations for Capital Construction (CC) project requests for the current fiscal year based on the Office of the State Architect’s (OSA) annual review process. Capital Construction is program driven needs arising out of an agency or institutions needs to create, expand, relocate or alter a program due to growth, advances in technology or changes in methods or program delivery. The projects are listed by reference number, project title, and dollar amount. The OSA process includes an annual site visit to each state agency to initiate the verification of the projects followed by the review of the submitted documentation for each general funded project request. This list of state agency funding recommendations has been sent to the Governor’s Office of State Planning and Budgeting as required by Section 24-30-1303 (1) (t) (l) C.R.S.

On the following pages are individual project descriptions for the recommended projects. The descriptions provide a brief scope narrative of each recommended capital renewal project request and the corresponding name of the state department, the building or site, funding history and current funding request. The reference number (**Ref. No.**) at the top left corner of each description page corresponds to the reference number listed for each project request in the list of recommendations.

The Office of the State Architect prepares the list based on criteria developed in coordination with the Department of Higher Education and the Governor’s Office of State Planning and Budgeting. Specifically, emphasis was placed on the following criteria: was the project request mandated by law, life safety/loss of use concerns, availability of matching funds other than state general funds, is the project request multi-phased and previously partially funded, life cycle cost comparisons to buy/build/lease scenarios, space needs analysis, re-use of existing facilities, incorporation of deferred maintenance, sustainability and justification based on previous facilities five year maintenance plans.

The chart below summarizes by priority level, quantity and dollar amount the **\$82,078,762** of current-year project requests and also lists for further consideration an additional **\$996,854,471** of associated out-year project request balances by project phase, for a total of **\$1,078,933,233**.

Priority	Quantity		Current-year project requests and associated Out-year project phases	\$ Amount	
Level 1*	3		Current-year project requests	\$33,669,175	
		1	Current requests with out-year project phases		\$882,724,055
Level 2**	8		Current-year project requests	\$48,409,587	
		2	Current requests with out-year project phases		\$114,130,416
Level 3***	0		Current-year project requests	\$0	
		0	Current requests with out-year project phases		\$0
CAPITAL CONSTRUCTION RECOMMENDED TOTAL				\$82,078,762	\$996,854,471

***Level 1** incorporates critical projects that are predominantly *life safety and/or loss of use* (the later resulting from building equipment or infrastructure system failure and/or lack of compliance with codes, standards and accreditation requirements).

****Level 2** incorporates projects that are predominantly causing *operational disruptions/energy inefficiencies and/or environmental contamination*.

*****Level 3** incorporates projects that predominantly contain differing levels of building or infrastructure *deterioration*.

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 CAPITAL CONSTRUCTION PROJECT REQUEST LIST AND DESCRIPTIONS

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Ref. No.	Agency Project Title, Phase	Project P#	Total Prior Funding	Current - Year Project Request	Out - Year Project Balance	Total Project Costs
LEVEL 1						
1	Department of Personnel & Administration - Division of Capital Assets Statewide Footprint Reduction, Ph 1 of 2		\$0	\$TBD	\$0	\$TBD
2	Department of Human Services Institute Facility Modernization, Denver Metro Area and CMHIP, Ph 1 of 3		\$0	\$28,545,182	\$882,724,055	\$911,269,238
3	Department of Human Services OBH Suicide Risk Mitigation, Ph 1 of 1		\$0	\$5,123,993	\$0	\$5,123,993
LEVEL 1 TOTAL			\$0	\$33,669,175	\$882,724,055	\$916,393,230
LEVEL 2						
4	Department of Education State Office Building, Room 101, Board Room Renovation, Ph 1 of 1		\$0	\$1,774,654	\$0	\$1,774,654
5	Department of Human Services Career Tech at DYS Commitment Facilities, Ph 1 of 3		\$0	\$11,951,330	\$25,335,359	\$37,286,689
6	Department of Human Services CMHIP Kitchen Improvements, Ph 1 of 1		\$0	\$20,450,520	\$0	\$20,450,520
7	Department of Human Services DYS Transitional Housing, Ph 1 of 1		\$0	\$1,002,281	\$0	\$1,002,281
8	Department of Human Services Gilliam YSC Replacement and Training Center, Ph 1 of 3		\$0	\$4,827,171	\$54,673,491	\$59,500,662
9	Department of Human Services Grand Mesa YSC and Platte Valley YSC Separation of Use, Ph 1 of 3		\$0	\$2,812,095	\$34,121,566	\$36,933,661
10	Department of Human Services OBH Transitional Housing, Ph 1 of 1		\$0	\$2,351,663	\$0	\$2,351,663
11	Department of Human Services Visitation Centers at Three DYS Campuses, Ph 1 of 1		\$0	\$3,239,873	\$0	\$3,239,873
LEVEL 2 TOTAL			\$0	\$48,409,587	\$114,130,416	\$162,540,003
LEVEL 3						
No Level 3 projects			\$0	\$0	\$0	\$0
LEVEL 3 TOTAL			\$0	\$0	\$0	\$0
CAPITAL CONSTRUCTION RECOMMENDED TOTAL			\$0	\$82,078,762	\$996,854,471	\$1,078,933,233

Ref. No Level

Funding Recommendation

1 1 Department of Personnel & Administration - Division of Capital Assets

Statewide Footprint Reduction, Ph 1 of 2

\$ To Be Determined

PROJECT DESCRIPTION / SCOPE OF WORK:

Based on in-depth State agency interviews and analysis, DPA is anticipating that the agencies in private leased space can reduce their footprint up to 358,000 square feet over the next three to five years. Several of the Division of Capital Assets buildings need significant renovations to meet the needs of future tenants and their customers before consolidation of space can begin.

Phase 1 of the renovation project will be the Annex Building to allow the Department of Public Safety to occupy the basement as soon as the renovation is completed. Also upon completion of this phase, the determined users will move into the newly renovated space in the Annex Building. Phase 2 includes the renovations of 1570 Grant Street and Centennial Buildings.

PROJECT FUNDING:

Prior Phasing:	CCF	COP	Future Phasing:	CCF	COP
Funded to Date:	\$0	\$0	FY23/24: Ph 2: 1570 Grant, Centennial Project Balance:	\$TBD	\$TBD
Current Phase: FY22/23: Ph 1: Annex Building	\$TBD	\$TBD	All Phases: Project Total:	\$TBD	\$TBD



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Ref. No Level **Funding Recommendation**

2 1 Department of Human Services

Institute Facility Modernization, Denver Metro Area and CMHIP, Ph 1 of 3 \$28,545,182

PROJECT DESCRIPTION / SCOPE OF WORK:

This Capital Construction project would replace the Mental Health Institutes (MHI) at Fort Logan and Pueblo. The majority of the buildings are of an age and condition that they do not adequately support current safety, patient care, and treatment standards. The costs associated with ongoing controlled maintenance of the aged facilities have reached its zenith with regard to sustainability and prudent fiscal investment. Additionally, the availability of psychiatric hospital beds has not met the demand of the Colorado population and the acuity of the problems of the MHI patients has continually increased.

Phase 1 will provide for 40% professional services including pre-design, soils and environmental evaluations, site selection, schematic design and design development phases. Phase 2 would fund the balance of design and some construction and demolition work. Phase 3 would fund the balance of construction through completion and occupancy.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
		FY23/24: Ph 2: Design and Construction	\$73,639,340
		FY24/25: Ph 3: Finish Construction	\$809,084,715
Funded to Date:	\$0	Project Balance:	\$882,724,055
Current Phase:		All Phases:	
FY22/23: Ph 1: Design	\$28,545,182	Project Total:	\$911,269,238



Ref. No Level **Funding Recommendation**

3 1 Department of Human Services

OBH Suicide Risk Mitigation, Ph 1 of 1

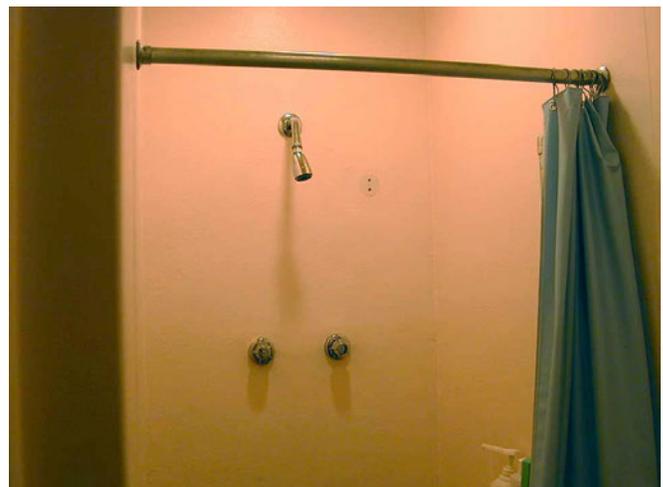
\$5,123,993

PROJECT DESCRIPTION / SCOPE OF WORK:

This capital project request at the Colorado Menial Health Institute of Pueblo will address over 725 citations by certification organizations. The corrections include new ligature fixtures and addressing exposed piping at toilets, handwashing sinks and drinking fountains; replace toilet partitions that are non-ligature resistant; door handles; continuous door hinges; corridor door closers; shower and tub hardware; telephone cords and handrails.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded To Date:	\$0	Project Balance:	\$0
Current Phase:		All Phases:	
FY22/23: Ph 1	\$5,123,993	Project Total:	\$5,123,993



Ref. No Level Funding Recommendation

4 2 Department of Education

State Office Building, Room 101, Board Room Renovation, Ph 1 of 1

\$1,774,654

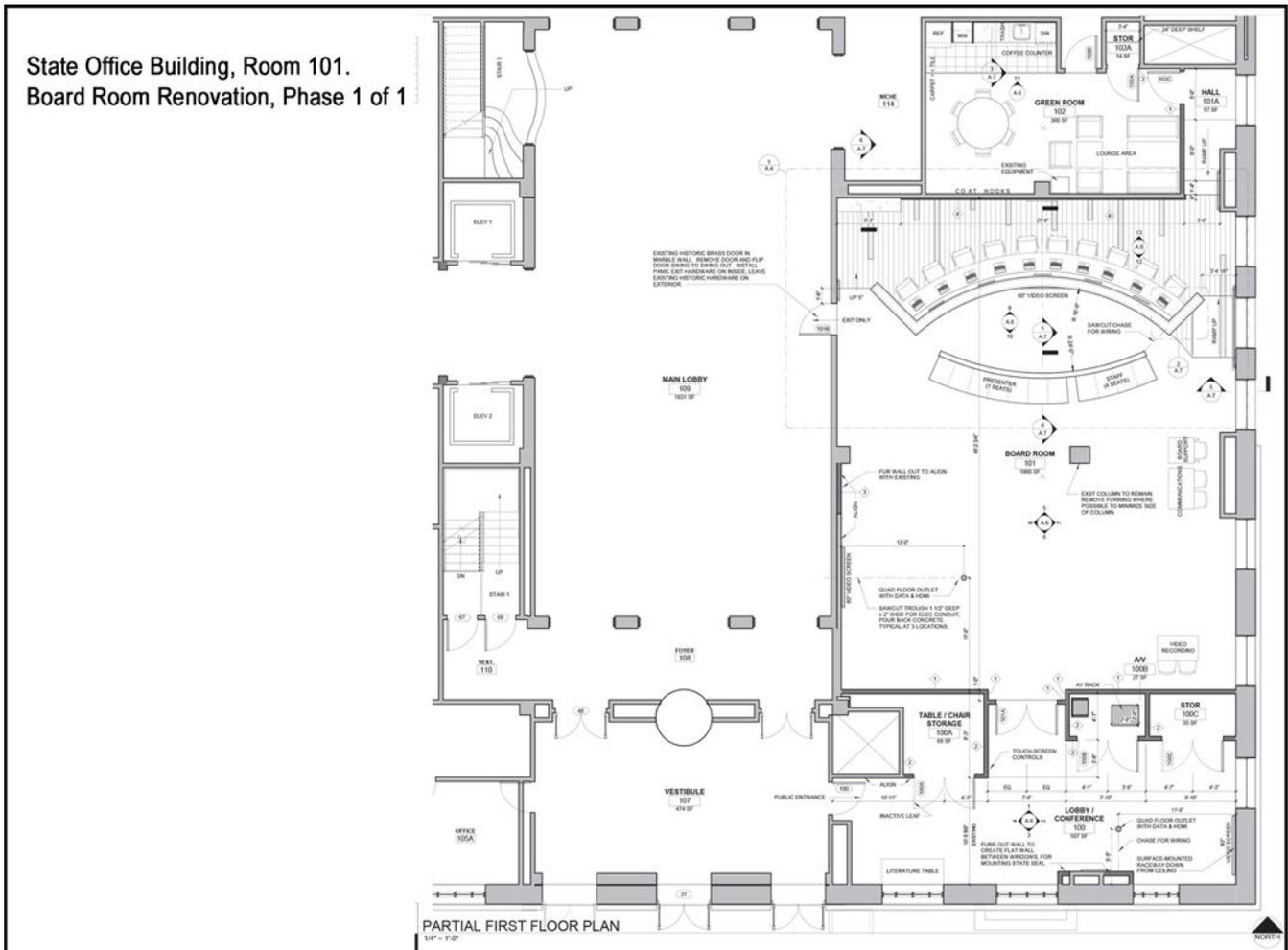
PROJECT DESCRIPTION / SCOPE OF WORK:

The Department of Education is a tenant in the State Office Building (GSCB0143), 201 East Colfax, which is administered by DPA's Division of Capital Assets. CDE is requesting capital construction funding for the first time for the purpose of modernizing and enlarging the first floor boardroom up to 3,120 square feet to accommodate a larger State Board of Education (two additional board members) by January 2023. The plan includes taking Room 100 of CDE and making it part of the State Board Room. There is space at CDE reserved for the staff that previously occupied Room 100. It important to note that the State Board Room has not been renovated in the last 30 years and has some deferred maintenance. As such, the Board Room is not conducive to the business needs of the State Board of Education or the Colorado Department of Education.

This project will address electrical, mechanical, environmental and security issues. This room will also have updates to the audio-visual equipment and room acoustics allowing for remote participation and better live-streaming. The design will ensure the space is ADA compliant and very accessible to the public; currently the space does not meet current code compliance. The project is adjacent to the historic lobby, which will remain unaffected by this project.

PROJECT FUNDING:

Prior Phasing: Funded To Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$1,774,654	All Phases: Project Total:	\$1,774,654



Ref. No Level **Funding Recommendation**

5 2 Department of Human Services

Career Tech at DYS Commitment Facilities, Ph 1 of 3 **\$11,951,330**

PROJECT DESCRIPTION / SCOPE OF WORK:

This three-phased project would expand and create new career technical spaces at the five Youth Services commitment facilities. The Operational Program Plan and Facility Master Plan both support the need for additional post-secondary educational opportunities including career technical education and vocational education space.

Phase 1 will include design and construction associated with the Career Technical Education program at the Campus at Lookout Mountain (CALM) including an expansion of approximately 10,000 sf., renovation of approximately 500 sf. and a fence relocation. Phase 2 will include design and construction of new CTE facilities at Platte Valley YSC and Grand Mesa YSC. Phase 3 will include design and construction of new CTE facilities at Spring Creek YSC and Mount View YSC.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	FY23/24: Ph 2: PVYSC and GMYSC	\$12,283,974
		FY24/25: Ph 3: SCYSC and MYYS	\$13,051,385
		Project Balance:	\$25,335,359
Current Phase:		All Phases:	
FY22/23: Ph 1: Lookout Mountain	\$11,951,33	Project Total:	\$37,286,689



Ref. No Level **Funding Recommendation**

6 2 Department of Human Services

CMHIP Kitchen Improvements, Ph 1 of 1

\$20,450,520

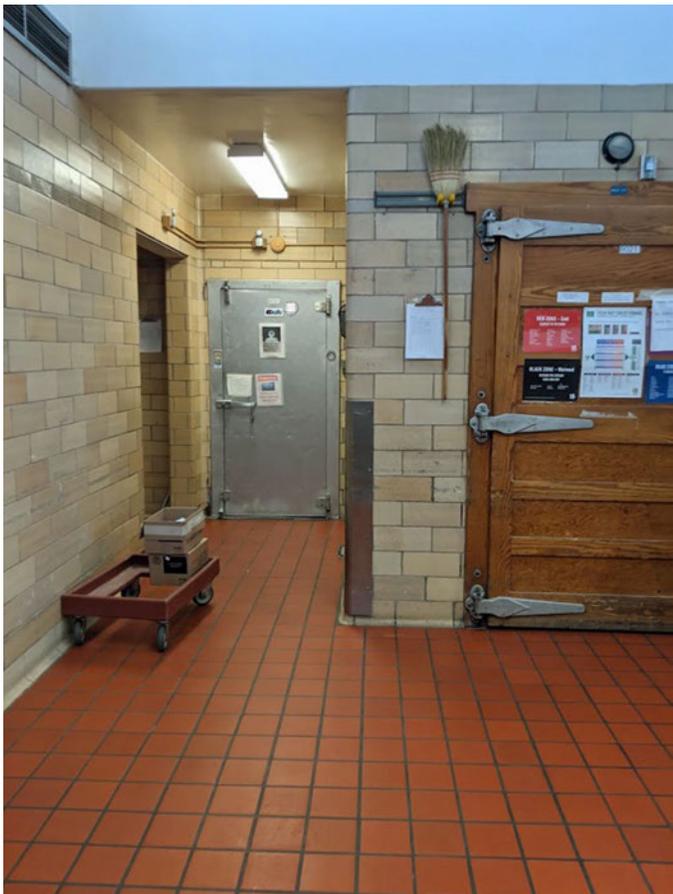
PROJECT DESCRIPTION / SCOPE OF WORK:

This project will build a complete 34,100 SF self-contained replacement kitchen on the Colorado Mental Health Institute at Pueblo (CMHIP) campus. By building a new kitchen, Nutrition Services can continue operations efficiently and provide for over 1.82M meals annually to approximately 1,700 DOC inmates and CDHS patients housed on the 302-acre CMHIP campus without disruption. The need for kitchen improvements/replacement was originally identified two decades ago. More recently, the Facility Program Plan (FPP) completed in 2017 identified this as a critical need. The last renovation to the existing 80 year old Kitchen (HSSH2888) was in the early 1990's, with little improvements since though the campus has continued to grow in census. Now equipment is difficult to maintain and the kitchen lacks both staff efficiency and energy efficiency.

This project will design and construct a new kitchen at CMHIP.

PROJECT FUNDING:

Prior Phasing: Funded To Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$20,450,520	All Phases: Project Total:	\$20,450,520



Ref. No Level

Funding Recommendation

7 2 Department of Human Services

DYS Transitional Housing, Ph 1 of 1

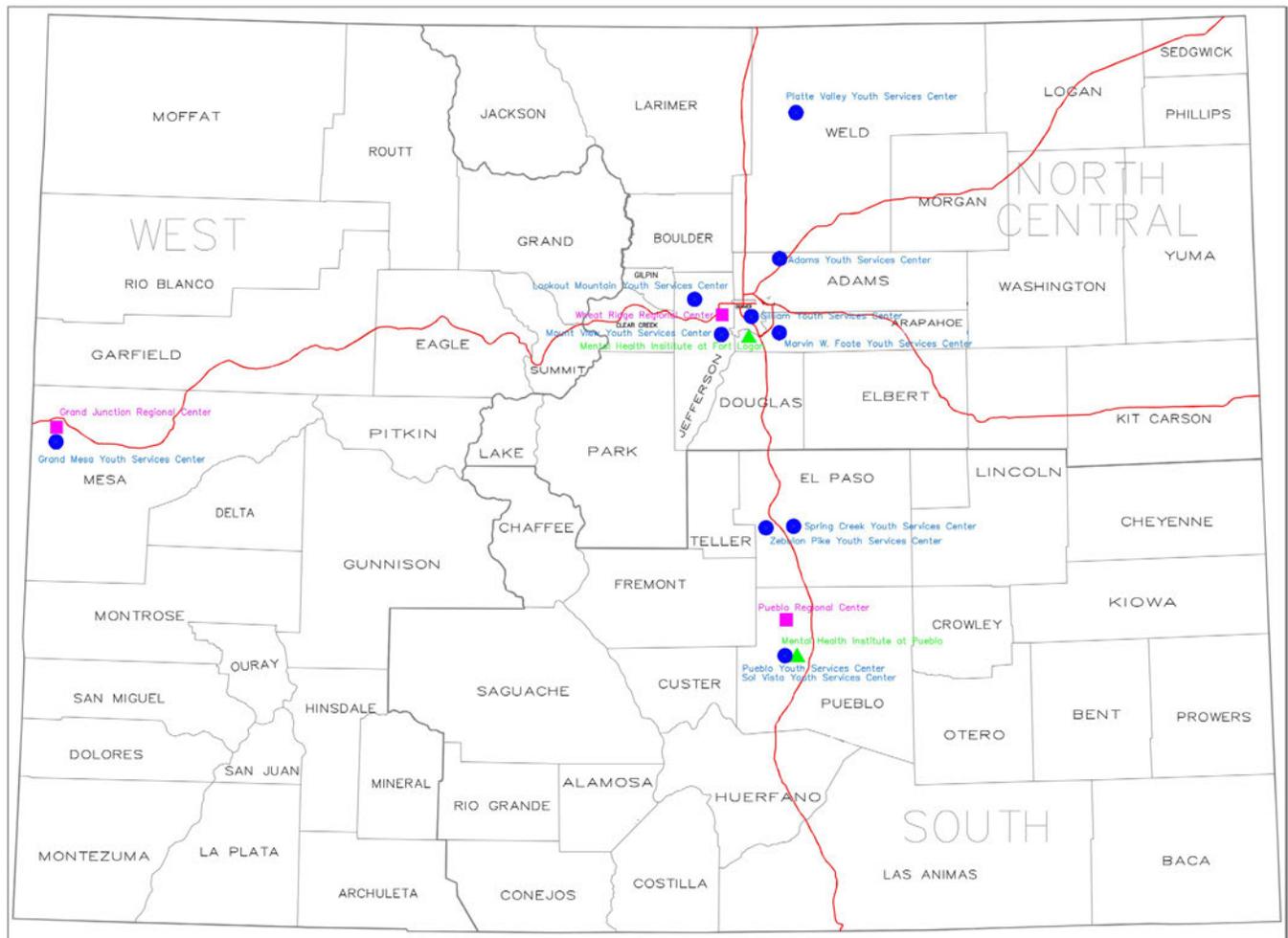
\$1,002,281

PROJECT DESCRIPTION / SCOPE OF WORK:

This new capital project for the Division of Youth Services (DYS) proposes to conduct a study to identify and analyze the service gap of appropriate community transitional residential placement facilities as well as exploring options to fill the gap in the State. A pilot program for transitional housing is proposed to ensure the recommendations are explored for success on a limited basis using available State resources and facilities in close proximity to one of the five commitment Youth Services Centers, prior to committing large fiscal amounts to any major capital project should the study outcomes recommend that need.

PROJECT FUNDING:

Prior Phasing: Funded To Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$1,002,281	All Phases: Project Total:	\$1,002,281



Colorado Department of Human Services Sites

Ref. No Level **Funding Recommendation**

8 2 Department of Human Services

Gilliam YSC Replacement and Training Center, Ph 1 of 3 **\$4,827,171**

PROJECT DESCRIPTION / SCOPE OF WORK:

This Capital Construction request is a three-phase plan to design and build a 40-bed, 57,514 GSF replacement facility for Gilliam Youth Services Center in the City and County of Denver. The existing facility is located in a busy neighborhood in Denver and has no room for expansion. The 117 year old facility has inadequate and poorly configured program space, family visitation areas, and living units; poor security and life safety conditions exist inside the facility and around its perimeter; and poor physical condition of the existing facility due to the constant 24/7 use. To respond the need for staff training including role playing and necessary physical fitness a 4,000 square feet training center with several small classrooms, a dedicated half-court gymnasium, a 75-person training room, and the required support spaces and parking to accommodate the programs.

Phase 1 includes the costs of professional services associated with site acquisition and 40% of design services for the replacement facility. The training center would be fully funded in Phase 1 to include professional design services and construction through occupancy. Phase 2 will complete architectural/engineering design services for the GYSC Replacement, and include funds for additional code review, inspections and commissioning. Phase 3 will include construction through occupancy, including Furniture, Fixtures and Equipment (FFE).

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	FY23/24: Ph 2: GYSC	\$3,334,360
Current Phase:		FY24/25: Ph 3: Finish Construction	\$51,339,131
FY22/23: Ph 1: Design & Training Center	\$4,827,171	Project Balance:	\$54,673,491
		All Phases:	
		Project Total:	\$59,500,662



Ref. No Level Funding Recommendation

9 2 Department of Human Services

Grand Mesa YSC and Platte Valley YSC Separation of Use, Ph 1 of 3 **\$2,812,095**

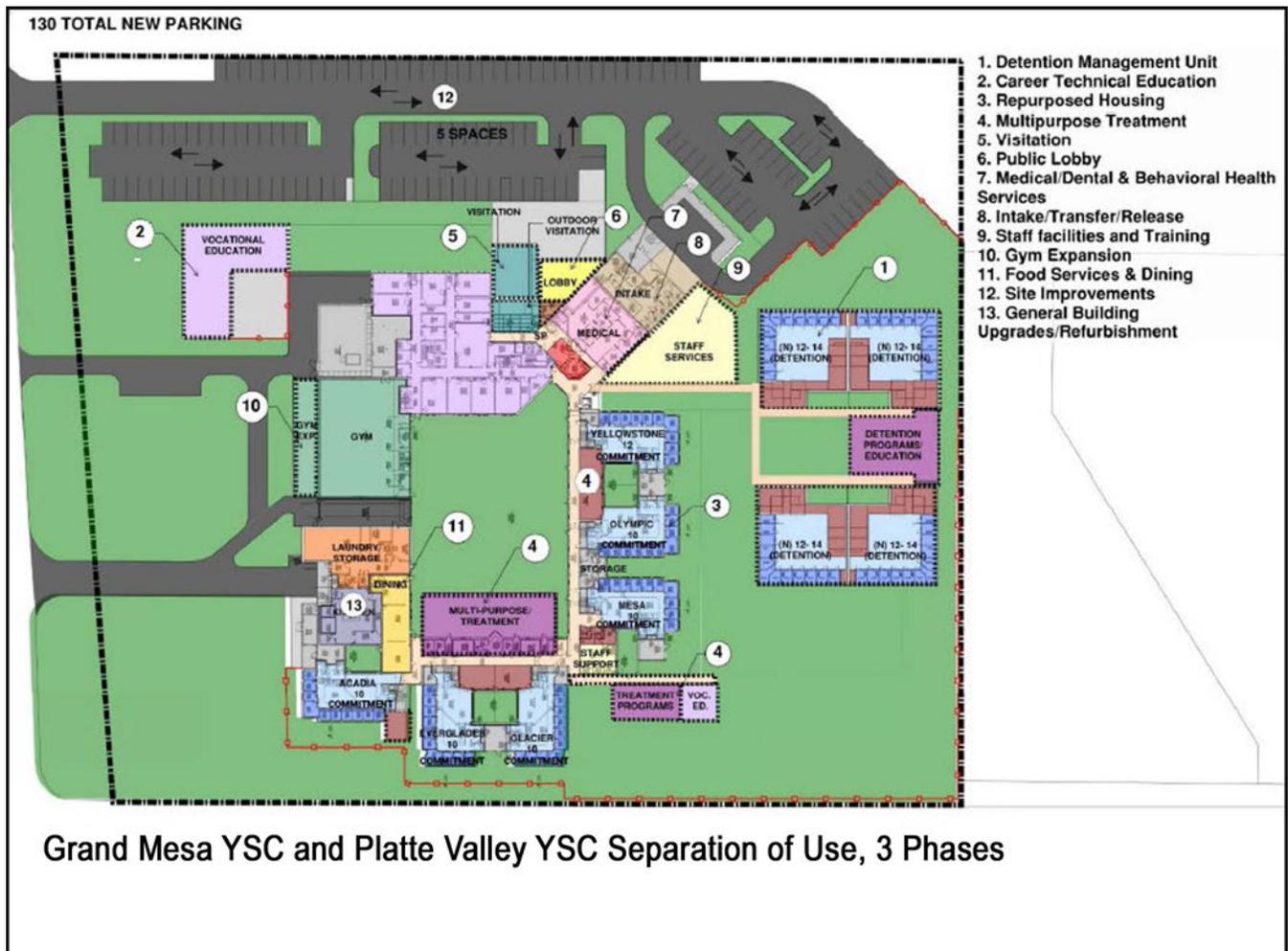
PROJECT DESCRIPTION / SCOPE OF WORK:

This capital construction request would renovate Grand Mesa and Platte Valley Youth Services Centers to 'right size' and separate detention and committed populations – both in housing and in programs and services. This would allow for more effective and appropriate treatment programming for detention and committed populations. Detention populations typically have short average lengths of stay and introducing them into programs with committed youth who have longer lengths of stay has proved to be disruptive. Grand Mesa Youth Services Center (GMYSC) has a need for a rated capacity of approximately eighty beds – thirty for detention and fifty for commitment, seven to eight smaller units would be more appropriate to meet classification and treatment needs. Platte Valley Youth Services Center (PVYSC) renovation includes the construction of four - twelve bed housing units along with classrooms, a satellite dining room and support offices (approx. 24,000 sf).

Phase 1 would include design for GMYSC and PVYSC renovations. Phase 2 is the renovation of GMYSC. Phase 3 is the renovation of PVYSC.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
		FY23/24: Ph 2: GMYSC	\$13,123,679
		FY24/25: Ph 3: PVYSC	\$20,997,887
Funded to Date:	\$0	Project Balance:	\$34,121,566
Current Phase:		All Phases:	
FY22/23: Ph 1: Design	\$2,812,095	Project Total:	\$36,933,661



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Ref. No Level **Funding Recommendation**

10 2 Department of Human Services

OBH Transitional Housing, Ph 1 of 1 **\$2,351,663**

PROJECT DESCRIPTION / SCOPE OF WORK:

This capital construction project will renovate three vacant Office of Behavioral Health (OBH) 8-bed residential homes including Bayfield (HSPU1147), Wiggins (HSPU1143) and West 105TH (HSWR1165) buildings, providing the operation of (24) new beds which will meet the program need for transitional – care and treatment. The renovations will ensure the facilities meet the current requirements of the Facilities Guidelines Institute (FGI) licensing guidelines. This includes, but is not limited to, addressing all anti-ligature needs by replacing all existing fixtures as necessary. It also includes new HVAC and electrical as needed. All facilities will receive updated restrooms, shower rooms, kitchens, living areas, staff areas and grounds to provide a home-like environment.

PROJECT FUNDING:

Prior Phasing: Funded To Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$2,351,663	All Phases: Project Total:	\$2,351,663



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December 2021

Ref. No Level

Funding Recommendation

11 2 Department of Human Services

Visitation Centers at Three DYS Campuses, Ph 1 of 1

\$3,239,873

PROJECT DESCRIPTION / SCOPE OF WORK:

This capital construction request will provide appropriate visiting space is needed to support youth and their parents, and in many instances the youth themselves are parents of young children. Currently, DYS Youth Service Centers on the Campus at Lookout Mountain (CALM), Mount View, and Grand Mesa have minimal acceptable space for professional and family visitations.

This single phase request includes the design and construction of visitation centers at all three campuses near the gatehouse entrances. They will provide space for multi-resource representatives such as economic, education, and community support meet with the entire family at once in a therapeutic setting. 2-Gen youth who have children themselves will have a homelike area to visit in, parent, and interact with their children using age-appropriate materials, toys, and literature.

PROJECT FUNDING:

Prior Phasing: Funded To Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$3,239,873	All Phases: Project Total:	\$3,239,873



D. STATE AGENCIES: ACQUISITION / DISPOSITION REQUEST LIST AND DESCRIPTIONS

There were no submitted request by any State Agency for any Acquisition or Disposition (A/D) as part of the annual Office of the State Architect's (OSA) review process. Agencies are required to submit per Section 24-30-1303 (1) (t) (I) C.R.S. any A/D requests to OSA prior to our report being sent to the Governor's Office of State Planning and Budgeting.

E. STATE AGENCIES / INSTITUTIONS OF HIGHER EDUCATION: FUNDING RECOMMENDATIONS

On the following pages is a list of current fiscal year recommendations for the Controlled Maintenance project request based on the Office of the State Architect’s (OSA) annual review process. The projects are listed by reference number, project title, and dollar amount. The process begins with an annual site visit to observe the general condition of the agency/institution’s building inventory, assess the status of on-going construction projects and visually inspect and evaluate each current-year project request and associated out-year project phase as part of their five-year plan. This is followed by the review of the submitted documentation for each request. This list of recommendations has been sent to the Governor’s Office of State Planning and Budgeting as required by Section 24-30-1303 (1) (t) (I) C.R.S.

Following the list of recommendations are the project description pages for the requested projects. The descriptions provide a brief scope narrative of each project request and the corresponding name of the state department, the building or site, funding history and current funding request. The reference number (**Ref. No.**) at the top left corner of each description page corresponds to the reference number listed for each project request in the list of recommendations. The Office of the State Architect prepares the list based on criteria developed in coordination with the Department of Higher Education and the Governor’s Office of State Planning and Budgeting. Specifically, emphasis was placed on the following criteria: was the project request mandated by law, life safety/loss of use concerns, availability of matching funds other than State general funds, is the project request multi-phased and previously partially funded, life cycle cost comparisons, incorporation of deferred maintenance and sustainability.

The chart below summarizes by priority level, quantity and dollar amount the **\$124,681,782** of current-year project requests and also lists for further consideration an additional **\$43,775,867** of associated out-year project request balances by project phase, for a total of **\$168,457,649**.

Priority	Quantity	Current-year project requests/Out-year project phases	\$ Amount
Level 1*	39	Current-year project requests	\$44,105,652
	11	Out-year project phases	\$16,108,178
Level 2**	47	Current-year project requests	\$54,248,709
	10	Out-year project phases	\$11,483,314
Level 3***	23	Current-year project requests	\$26,327,421
	7	Out-year project phases	\$16,184,375

***Level 1** incorporates critical projects that are predominantly *life safety and/or loss of use* (the later resulting from equipment/system failure and/or lack of compliance with codes, standards and accreditation requirements) and includes the *Emergency Fund* for unanticipated circumstances.

****Level 2** incorporates projects that are predominantly causing *operational disruptions/energy inefficiencies* and/or *environmental contamination*.

*****Level 3** incorporates projects that that predominantly contain differing levels of building or infrastructure *deterioration*.

Although the annual controlled maintenance budget request has been comprised of three levels of project priorities intended to address the overall condition of the state’s building inventory, various downturns in the economy over the last twenty years have led to inconsistent and limited funding only for **Level 1** and sometimes a portion of **Level 2**. The result of not having sufficient funds for all three levels annually has caused, for example, roofing projects that were originally categorized in **Level 3**, to now increase in criticality to **Level 2** and eventually **Level 1** due to continued deterioration over time.

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CONTROLLED MAINTENANCE PRIORITIZED PROJECT LIST AND DESCRIPTIONS

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Ref No.	Agency Score	Project Title, Phase	Project M#	CURRENT- YEAR Project Recommendations	OUT-YEAR Project Balance	Cumulative Total of Projects
LEVEL 1						
1	1	Department of Personnel & Administration - Office of the State Architect Emergency Fund		\$2,000,000	\$0	\$2,000,000
2	3	University of Colorado Boulder Elevator Upgrades, Ramaley and SLHS Buildings, Ph 1 of 1		\$851,015	\$0	\$2,851,015
3	3	Colorado School of Mines Repair Campus Elevator, Five Buildings Repairs, Ph 2 of 2	2022-035M21	\$618,036	\$0	\$3,469,051
4	3	Department of Education - Colorado School for the Deaf and Blind Install Fire Sprinklers, Upgrade HVAC and ADA, Hubert Work Gymnasium, Ph 2 of 3	2022-022M21	\$1,988,134	\$1,495,998	\$5,457,185
5	3	University of Colorado Boulder Repair Exterior Structure, Macky Auditorium, Ph 2 of 3	2022-020M21	\$1,363,493	\$1,346,040	\$6,820,678
6	4	Department of Agriculture - Colorado State Fair Fire Sprinkler Installation, Code Upgrades, 4-H Complex, Ph 1 of 1		\$1,432,425	\$0	\$8,253,103
7	4	Auraria Higher Education Center Replace Transformers at North Chiller and PE Events Center, Ph 2 of 2	2021-095M21	\$518,943	\$0	\$8,772,046
8	4	University of Colorado Denver Repair Cagewash Exhaust System, R1 North, Ph 1 of 1		\$1,280,513	\$0	\$10,052,559
9	4	University of Colorado Boulder Replace Heat Exchangers, Fiske, Porter, DLC, Regent, and Theater Buildings, Ph 1 of 1		\$690,005	\$0	\$10,742,564
10	5	University of Colorado Colorado Springs Install Fire Suppression, Cragmor Hall, Ph 1 of 1		\$1,058,476	\$0	\$11,801,040
11	5	Auraria Higher Education Center Install Fire Sprinkler System, St Cajetan's and PE Gymnasium, Ph 1 of 1		\$637,050	\$0	\$12,438,090
12	5	University of Northern Colorado Install Fire Sprinklers, Arts Annex Addition, Ph 1 of 1		\$242,722	\$0	\$12,680,812
13	5	Colorado State University Upgrade Fire Lane and ADA Accessibility, MRB to Chemistry, Ph 1 of 1		\$1,464,774	\$0	\$14,145,586
14	5	Adams State University Repair Electrical Distribution, Campus, Ph 2 of 3	2021-048M21	\$1,795,309	\$614,890	\$15,940,895
15	5	Otero College Improve Campus Storm Water and Flood Control, Ph 1 of 1		\$779,350	\$0	\$16,720,245
16	6	Department of Corrections Improve Door Security, Lower North, BVCF, Ph 2 of 4	2021-065M21	\$1,768,537	\$3,537,074	\$18,488,782
17	6	History Colorado Fire Mitigation, Georgetown Railway Loop, Area C, Ph 2 of 3	2020-075M19	\$411,851	\$411,851	\$18,900,633
18	6	Colorado State University - Pueblo Replacement/Upgrade of Building Fire Alarm Equipment, Campus, Ph 2 of 3	2018-061M17	\$1,480,224	\$1,665,276	\$20,380,857

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Ref No.	Agency Score	Project Title, Phase	Project M#	CURRENT- YEAR Project Recommendations	OUT-YEAR Project Balance	Cumulative Total of Projects
19	6	Department of Military and Veterans Affairs Fire Alarm Replacement, BAFB Aviation Readiness Center (Building 1000), Ph 1 of 1		\$168,179	\$0	\$20,549,036
20	6	Trinidad State College Install Card Access and Update Door Hardware, Ph 1 of 1		\$615,039	\$0	\$21,164,075
21	6	Community College of Aurora Campus Access and Accessibility Compliance Upgrades, Ph 1 of 1		\$1,710,415	\$0	\$22,874,490
22	6	Colorado Northwestern Community College Upgrade Electrical Service and Install Backup Generator, Johnson Building, Rangely Campus, Ph 1 of 1		\$1,554,542	\$0	\$24,429,032
23	6	Department of Human Services HVAC Replacement, PVYSC, MFYSC, Ph 2 of 2	2019-085M21	\$682,682	\$0	\$25,111,714
24	8	Office of the Governor - Office of Information Technology Replace Microwave Site Towers - F Group, Ph 1 of 1		\$1,315,802	\$0	\$26,427,516
25	8	Department of Human Services Upgrade Interiors Group Home, Ph 2 of 3	2020-109M21	\$1,228,584	\$819,054	\$27,656,100
26	8	Colorado State University Replace Roofs, A, D, and E Wings, Engineering Building, Ph 1 of 1		\$1,418,851	\$0	\$29,074,951
27	9	Department of Corrections Roof Replacement, Living Units and Support Buildings, DCC, Ph 1 of 3		\$1,689,002	\$2,596,711	\$30,763,953
28	9	Fort Lewis College Roof Replacement, Whalen Gymnasium, Ph 1 of 1		\$1,532,694	\$0	\$32,296,647
29	9	Department of Education - Colorado School for the Deaf and Blind Roof Replacements, West and Argo Halls, Ph 2 of 2	2022-044M21	\$689,611	\$0	\$32,986,258
30	10	Department of Human Services Refurbish Secondary and Emergency Electrical Systems, Tier 1, CMHIP, Ph 2 of 3	2020-097M21	\$1,981,039	\$1,997,781	\$34,967,297
31	10	University of Colorado Colorado Springs Refurbish Campus Elevators, Seven Buildings, Ph 2 of 3	2019-077M21	\$553,164	\$622,718	\$35,520,461
32	10	Department of Personnel & Administration - Division of Capital Assets Replace Plumbing and Abate Asbestos, Centennial Building, Ph 2 of 2	2022-036M21	\$1,465,818	\$0	\$36,986,279
33	10	Colorado School of Mines Replacement of Hazardous Laboratory Exhaust Fans Campus, Ph 2 of 3	2021-067M21	\$1,511,564	\$1,000,785	\$38,497,843
34	10	Auraria Higher Education Center Provide ADA walkways, Curtis and Champa Streets and Classroom Courtyard, Ph 2 of 2	2021-046M21	\$648,648	\$0	\$39,146,491
35	10	Lamar Community College Replace Pumps, Controls, Valves, Campus Irrigation System, Ph 1 of 1		\$525,000	\$0	\$39,671,491
36	10	Arapahoe Community College Replace HVAC Primary Equipment, Main Building, Ph 3 of 3	2020-078M19	\$1,473,641	\$0	\$41,145,132

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37	10	Department of Human Services Replace Hydronic Valves, Southern District, Ph 2 of 2	2020-091M21	\$1,015,351	\$0	\$42,160,483
38	10	Front Range Community College Replace Roof Top Units, South Roof, Westminster Campus, Ph 1 of 1		\$830,000	\$0	\$42,990,483
39	10	Colorado Community College System at Lowry Replace Roof, Building 758, Ph 1 of 1		\$1,115,169	\$0	\$44,105,652
Level 1				Totals: \$44,105,652	\$16,108,178	

Cumulative Current-Year Project Requests: \$44,105,652

Cumulative Out-Year Project Balances: \$16,108,178

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Ref No.	Agency Score	Project Title, Phase	Project M#	CURRENT- YEAR Project Recommendations	OUT-YEAR Project Balance	Cumulative Total of Projects
LEVEL 2						
40	12	Colorado State University Replace Pitkin Eastern Switchgear, Ph 1 of 1		\$1,425,249	\$0	\$45,530,901
41	12	Department of Local Affairs - Fort Lyon Emergency Generators, Buildings 6 and 8, Ph 1 of 1		\$687,440	\$0	\$46,218,341
42	12	Pikes Peak Community College Electrical Infrastructure Improvement, Rampart Range Campus, Ph 1 of 1		\$1,115,826	\$0	\$47,334,167
43	12	Arapahoe Community College Fire Sprinkler System Expansion, Main Building, Ph 1 of 1		\$1,885,584	\$0	\$49,219,751
44	12	Pueblo Community College Replace Fire Suppression and Notification Panel, Fremont Campus, Ph 1 of 1		\$427,250	\$0	\$49,647,001
45	12	University of Colorado Boulder Exterior Structural Repair, Hale Science, Ph 1 of 3		\$803,551	\$2,350,632	\$50,450,552
46	12	Front Range Community College Replace Interior Mechanical System, Blanca Peak Building, Larimer Campus, Ph 1 of 1		\$1,991,000	\$0	\$52,441,552
47	12	University of Colorado Denver Replace Chiller, Fitzsimons Building, Ph 2 of 2	2021-049M21	\$1,742,483	\$0	\$54,184,035
48	12	Department of Personnel & Administration - Division of Capital Assets Upgrade/Replace HVAC Systems, 690 and 700 Kipling Buildings, Ph 2 of 2	2019-087M21	\$1,741,938	\$0	\$55,925,973
49	12	Morgan Community College Replace RTUs, Cottonwood, Aspen, Spruce Halls and Bloedorn Center, Ph 1 of 1		\$1,153,423	\$0	\$57,079,396
50	12	Department of Public Safety Repairs/Upgrades to Mechanical, Electrical Systems, Ft Collins, Castle Rock, Ph 1 of 1		\$1,142,004	\$0	\$58,221,400
51	12	Colorado Community College System at Lowry Replace Chiller, Building 959, Ph 1 of 1		\$526,570	\$0	\$58,747,970
52	12	Colorado Northwestern Community College Repair/Replacement of Parking Lots and Adjacent Sidewalks, Rangely Campus, Ph 1 of 1		\$971,078	\$0	\$59,719,048
53	12	Colorado State University - Pueblo Replace Campus Water Lines, Ph 3 of 3	2020-087M19	\$924,495	\$0	\$60,643,543
54	14	Colorado School of Mines Replace Hazardous Lab Controls, GRL, Ph 1 of 2		\$632,795	\$597,468	\$61,276,338
55	14	Colorado State University Upgraded Exterior ADA, Various Locations, Ph 1 of 1		\$354,458	\$0	\$61,630,796
56	14	Western Colorado University Exterior Lighting Efficiency and Security Upgrades, Ph 1 of 1		\$1,868,581	\$0	\$63,499,377
57	14	Colorado State University Upgrade Foothills Underground Electric, Rampart Road, Ph 1 of 1		\$1,995,242	\$0	\$65,494,619
58	14	University of Colorado Denver Improve Heating System, Building 500, Ph 3 of 5	2019-073M19	\$970,439	\$1,614,236	\$66,465,058

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59	14	Department of Human Services Repair/Replace HVAC and Mechanical Equipment, ZPYSC, PYSC, SCYSC, Ph 2 of 2	2019-074M21	\$1,016,426	\$0	\$67,481,484
60	14	Colorado Mesa University Upgrade HVAC, BAS, and Security Systems, Wubben and Health Sciences, Ph 2 of 2	2022-047M21	\$193,975	\$0	\$67,675,459
61	14	Department of Military and Veterans Affairs Roof Replacement and Site Security Upgrades, Joint Forces Headquarters, Ph 1 of 2		\$662,985	\$487,106	\$68,338,444
62	15	University of Colorado Denver Upgrade Electrical Systems, CU Denver Building, Ph 2 of 2	2022-042M21	\$1,209,056	\$0	\$69,547,500
63	15	Department of Personnel & Administration - State Capitol Building Replace Short Tunnel Roof, Ph 1 of 1		\$1,794,236	\$0	\$71,341,736
64	15	Department of Corrections Roof Replacement, Program and Support Buildings, TCF, Ph 1 of 1		\$1,991,473	\$0	\$73,333,209
65	15	Pueblo Community College Repair Exterior Walls, GATC Building, Pueblo Campus, Ph 1 of 1		\$1,371,505	\$0	\$74,704,714
66	16	Pikes Peak Community College Replace Chiller, Pumps and Ancillary Components, Rampart Range Campus, Ph 1 of 1		\$1,773,750	\$0	\$76,478,464
67	16	Colorado Community College System at Lowry Upgrade HVAC, Building 849, Ph 1 of 1		\$928,928	\$0	\$77,407,392
68	18	Department of Education - Colorado School for the Deaf and Blind Repair the Parapet Walls, Industrial Building, Ph 1 of 1		\$350,000	\$0	\$77,757,392
69	18	Colorado State University Rehabilitation Irrigation Wells, SLVRC, Ph 1 of 1		\$326,040	\$0	\$78,083,432
70	18	University of Colorado Denver Repair Exterior Curtain Wall, Academic Office Building 1, Ph 1 of 2		\$1,505,441	\$1,522,271	\$79,588,873
71	18	Department of Human Services Refurbish Ash Conveyor System, Heat Plant, CMHIP, Ph 2 of 2	2019-097M21	\$1,966,852	\$0	\$81,555,725
72	18	Department of Human Services Replace Roofs, Five Buildings, CMHIFL, Ph 2 of 3	2019-099M21	\$1,733,905	\$581,233	\$83,289,630
73	18	University of Northern Colorado Replace Roof, Butler Hancock, Ph 1 of 1		\$1,429,785	\$0	\$84,719,415
74	18	Department of Human Services Roof Replacement at Platte Valley, Ph 1 of 2		\$1,382,405	\$955,118	\$86,101,820
75	18	Department of Military and Veterans Affairs Roof Replacements at Fort Collins, Watkins, and Aurora Readiness Centers, Ph 1 of 2		\$597,808	\$581,500	\$86,699,628
76	18	Colorado Mesa University Replace Roof, Wubben/Science Building, Ph 1 of 1		\$379,682	\$0	\$87,079,310
77	18	Department of Local Affairs - Fort Lyon Refurbish Water Tower, Ph 1 of 1		\$190,347	\$0	\$87,269,657

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78	20	Fort Lewis College Replace Fire Alarm Equipment, Multiple Buildings, Ph 2 of 2	2022-049M21	\$1,432,689	\$0	\$88,702,346
79	20	Colorado School of Mines Remediate Campus Fall Hazard, Ph 3 of 3	2019-037M18	\$547,737	\$0	\$89,250,083
80	20	Lamar Community College Replace Chiller, Valves, Pipe & Controls, Bowman, Ph 1 of 1		\$627,000	\$0	\$89,877,083
81	20	Colorado Community College System at Lowry Replace Chiller, Building 901, Ph 1 of 1		\$639,075	\$0	\$90,516,158
82	20	University of Colorado Colorado Springs Upgrade Controls, Columbine Hall, Ph 1 of 1		\$1,020,018	\$0	\$91,536,176
83	20	Colorado Mesa University Replace HVAC, Fine Arts Building, Ph 1 of 1		\$1,683,875	\$0	\$93,220,051
84	20	Front Range Community College Replace Roof Top Units, Blanca Peak Building, Larimer Campus, Ph 1 of 1		\$1,985,000	\$0	\$95,205,051
85	20	Department of Human Services Repair/Replace Sewer and Steam Producers, CMHIFL, Ph 2 of 3	2022-051M21	\$1,666,730	\$1,693,750	\$96,871,781
86	20	Red Rocks Community College Replace East Wing Roof, Lakewood Campus, Ph 1 of 2		\$1,482,580	\$1,100,000	\$98,354,361
Level 2				Totals: \$54,248,709	\$11,483,314	
				Cumulative Current-Year Project Requests: \$98,354,361		
				Cumulative Out-Year Project Balances:	\$27,591,492	

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Ref No.	Agency Score	Project Title, Phase	Project M#	CURRENT- YEAR Project Recommendations	OUT-YEAR Project Balance	Cumulative Total of Projects
LEVEL 3						
87	21	Auraria Higher Education Center Replace Mechanical System, King Center, Ph 1 of 1		\$1,909,778	\$0	\$100,264,139
88	21	University of Colorado Colorado Springs Replace Roof, Columbine Hall, Ph 1 of 1		\$1,423,323	\$0	\$101,687,462
89	21	Department of Corrections Replace Roof, Minimum Living Unit, SCF, Ph 1 of 2		\$1,109,909	\$1,272,062	\$102,797,371
90	21	Fort Lewis College Replace Roof, Aquatic Center, Ph 1 of 1		\$1,014,088	\$0	\$103,811,459
91	24	Adams State University Upgrade/Replace Key/Security and Safety, Campus, 2022-023M21 Ph 2 of 2		\$721,310	\$0	\$104,532,769
92	24	Colorado State University Upgrade Campus Exterior Lighting, Ph 1 of 1		\$610,895	\$0	\$105,143,664
93	24	Colorado Northwestern Community College Lighting Upgrade, Rangely Campus, Ph 1 of 1		\$107,877	\$0	\$105,251,541
94	24	Trinidad State College Install Boiler System and Upgrade Associated Building Automation System, Berg, Ph 1 of 2		\$1,993,739	\$673,200	\$107,245,280
95	24	History Colorado Paint High Bridge, Georgetown Mining and Railroad Park, Ph 1 of 1		\$792,628	\$0	\$108,037,908
96	24	Department of Corrections Roof Replacement, RCC, Ph 1 of 1		\$1,492,686	\$0	\$109,530,594
97	24	Colorado State University - Pueblo Repair Roofs, Physical, Heat Plant, and Music Buildings, Ph 1 of 1		\$1,384,639	\$0	\$110,915,233
98	27	Colorado Community College System at Lowry Install New Windows and Doors, Building 905, Ph 1 of 1		\$1,260,504	\$0	\$112,175,737
99	30	Department of Human Services Remove and Replace Plumbing and Life Safety Systems, GMYSC, Ph 1 of 1		\$1,252,543	\$0	\$113,428,280
100	30	Front Range Community College Replace Roof, Main Building, Westminster Campus, Ph 1 of 2		\$1,993,000	\$1,988,000	\$115,421,280
101	36	Department of Human Services Roof Replacement at Ridge View, Ph 1 of 3		\$1,681,307	\$3,460,099	\$117,102,587
102	36	Colorado Mesa University Improve Building Envelope, AEC and Wubben/Science Buildings, Ph 1 of 1		\$529,237	\$0	\$117,631,824
103	36	Department of Human Services Repair/Replace Roofs, 13 buildings at MVYSC, Ph 1 of 3		\$1,665,261	\$3,052,339	\$119,297,085
104	36	Colorado Mesa University Replace Roof, WCCC Building A, Ph 1 of 1		\$521,107	\$0	\$119,818,192
105	45	Department of Human Services Replace Domestic and Hot Water Heating Systems, NPV, NMF, NMV, and YSC, Ph 1 of 3		\$1,840,806	\$3,743,045	\$121,658,998

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106	45	Department of Human Services Replace Domestic Water Softeners, Pumps and Compressors, Building 35 and Replace Chiller, Building 118, CMHIP, Ph 1 of 2		\$1,201,556	\$1,995,630	\$122,860,554
107	48	Pikes Peak Community College Upgrade Building Automation System, Centennial Campus, Ph 1 of 1		\$248,325	\$0	\$123,108,879
108	60	Colorado Mesa University Repair Failed Parking Lots, WCCC, Ph 1 of 1		\$646,664	\$0	\$123,755,543
109	72	Pikes Peak Community College Slope Mitigation at Firing Range, Centennial Campus, Ph 1 of 1		\$926,239	\$0	\$124,681,782
Level 3				Totals: \$26,327,421	\$16,184,375	

Cumulative Current-Year Project Requests: \$124,681,782

Cumulative Out-Year Project Balances: \$43,775,867

Grand Total of Current-Year Project Request and Out-Year Project Balance: \$168,457,649

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Ref. No. Score **Funding Recommendation**

1 1 Department of Personnel & Administration - Office of the State Architect

Emergency Fund **\$2,000,000**

PROJECT DESCRIPTION / SCOPE OF WORK:

The Emergency Fund is included annually in the Controlled Maintenance Budget Recommendations as priority number one. The demands for these funds are on an as-needed basis throughout the fiscal year (Please refer to Section III - E). The Office of the State Architect administers the fund to provide emergency funding for state agencies and institutions of higher education that own and maintain general funded and academic facilities. Project requests meeting the emergency criteria are immediate in nature and directly affect the health, safety, and welfare of the public as well as day-to-day operations. (Specifically, project requests involving systems and fixed equipment critical to the function of a facility are eligible. Project requests involving movable equipment, furniture and fixtures related to the conduct of a program in a facility are not eligible for controlled maintenance emergency funding).

The table below lists the current and the last ten fiscal years of statewide controlled maintenance appropriations (including emergency funds) compared to the dollar amount of emergency funds, controlled maintenance transfers, and total amount of emergency fund project requests/expenditures. As a result of historical demand, the Office of the State Architect proposes \$2,000,000 for the Emergency Fund in FY2022/23

PROJECT FUNDING:

Fiscal Year	CM Approp.	EM Approp. ⁽²⁾	# of Projects	EM Fund ⁽³⁾	CM Transfers ⁽⁴⁾	Total Expend.
FY11/12	\$31.1 M	\$2,000,000	46	\$2,043,114	\$853,900	\$2,897,014
FY12/13	\$45.0 M	\$2,000,000	41	\$2,183,577	\$66,295	\$2,249,872
FY13/14	\$47.2 M	\$2,000,000	48	\$2,321,745	\$615,003	\$2,936,748
FY14/15	\$19.2 M	\$2,000,000	47	\$1,871,188	\$974,385	\$2,845,573
FY15/16	\$26.1 M	\$2,000,000	29	\$2,525,735	\$561,407	\$3,087,141
FY16/17	\$24.1 M	\$2,000,000	28	\$1,264,322	\$408,075	\$1,672,397
FY17/18	\$30.8 M	\$3,000,000	43	\$2,269,410	\$364,222	\$2,633,632
FY18/19	\$19.2 M	\$2,000,000	29	\$2,130,714	\$0	\$2,518,657
FY19/20	\$54.6 M	\$2,110,216	35	\$1,879,512	\$1,258,627	\$3,138,139
FY20/21	\$36.1 M	\$2,043,778	23	\$1,007,412	\$541,429	\$1,548,841
FY21/22 ⁽¹⁾	\$87.1 M	\$3,000,000	22	\$3,748,810	\$27,917	\$3,169,272
Totals		\$23,153,984	391	\$23,245,539	\$5,671,260	\$28,697,286

(1) Dollars for FY 2021/2022 represent only a five-month time frame (7/01/2021 - 11/30/2021) compared to a twelve-month time frame for the ten previous fiscal years.

(2) Included in CM appropriation.

(3) Annual dollars expended from the Emergency Fund including unexpended balances rolled forward from previous appropriations.

(4) Total dollars transferred from savings of completed agency and institution of higher education, controlled maintenance projects to supplement the Emergency Fund for specific emergency projects.

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Ref. No. Score **Funding Recommendation**

2 3 University of Colorado Boulder
Elevator Upgrades, Ramaley and SLHS Buildings, Ph 1 of 1 **\$851,015**

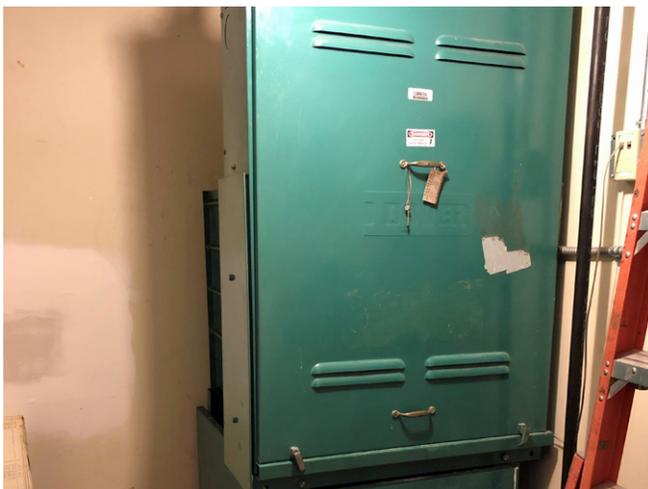
PROJECT DESCRIPTION / SCOPE OF WORK:

The elevators in the Ramaley (UCB #370) and Speech, Language and Hearing Sciences (UCB #418) Buildings have been experiencing excessive services calls since 2018. These elevators are required for accessibility. The Ramaley elevator was last upgraded in 1999 and the SLHS elevator is original from 1989.

This single-phase project will upgrade the elevators and associated equipment room up to current elevator, life safety, and electrical codes and standards.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	Project Balance:	\$0
Current Phase:		All Phases:	
FY22/23: Ph 1	\$851,015	Project Total:	\$851,015



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Ref. No. Score **Funding Recommendation**

3 3 Colorado School of Mines
Repair Campus Elevator, Five Buildings Repairs, Ph 2 of 2 **\$618,036**

PROJECT DESCRIPTION / SCOPE OF WORK:

Elevator reliability has been steadily declining over the past few years with an increase in maintenance shutdowns and entrapments. In the past 12 months the school has had 73 elevator outages and 5 entrapments in academic buildings eligible for controlled maintenance funds. This project will replace the elevator controls and refurbish or replace major components including power units, controllers, cables, door operators and the fire alarm interface.

Phase 1 repaired Coolbaugh (CSM #CO) and Berthoud (CSM #BE) Halls. Phase 2 will make improvements to Alderson (CSM #AH), Green Center (CSM #GC) and Engineering Hall (CSM #EH).

PROJECT FUNDING:

Prior Phasing: 2022-035M21		Future Phasing:	
FY21/22: Ph 1: Two Buildings	\$434,833	Project Balance:	\$0
Funded to Date:	\$434,833	All Phases:	
Current Phase:		Project Total:	\$1,052,869
FY22/23: Ph 2: Three Buildings	\$618,036		



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Ref. No. Score **Funding Recommendation**

4 3 Department of Education - Colorado School for the Deaf and Blind
Install Fire Sprinklers, Upgrade HVAC and ADA, Hubert Work Gymnasium, Ph 2 of 3 **\$1,988,134**

PROJECT DESCRIPTION / SCOPE OF WORK:

The Hubert Work gymnasium (EDDB2614) consists of the original buildings and two additions to the original 1920 construction. The 1920 portion of the building is mostly original with a recent renovation to the boys and girls locker rooms on the ground floor. The 1971 addition is now a fitness center. The building needs a fire sprinkler system, asbestos abatement (ACM), Americans with Disabilities Act (ADA) compliance, in-door air quality and security improvements.

Phase 1 has started the abatement and removed the existing drop ceilings and remaining pipe insulation throughout the building. The project installed the fire sprinkler risers and water supply line. This includes a dry system for the unconditioned wood framed attic. The project installed modern LED fixtures. Phase 2 will abate and replace existing flooring throughout the building. The non-compliant ADA restrooms will be updated. A new cooling system will be installed for the gymnasium and fitness spaces. Additional security measures in the building will be installed to separate the students from visiting individuals. Phase 3 will install an elevator in the SW corner of the original building to make accessible to the old second floor gymnasium ADA compliant. Install ADA compliant bleachers, ADA compliant drinking fountains, and updated the doors throughout with ADA compliant hardware.

PROJECT FUNDING:

Prior Phasing: 2022-022M21		Future Phasing:	
FY21/22: Ph 1: Fire Sprinkler System	\$1,559,927	FY23/24: Ph 3: ADA and Elevator	\$1,495,998
Funded to Date:	\$1,559,927	Project Balance:	\$1,495,998
Current Phase:		All Phases:	
FY22/23: Ph 2: Abate Floor, ADA, Security	\$1,988,134	Project Total:	\$5,044,059



Ref. No. Score **Funding Recommendation**

5 3 University of Colorado Boulder

Repair Exterior Structure, Macky Auditorium, Ph 2 of 3 **\$1,363,493**

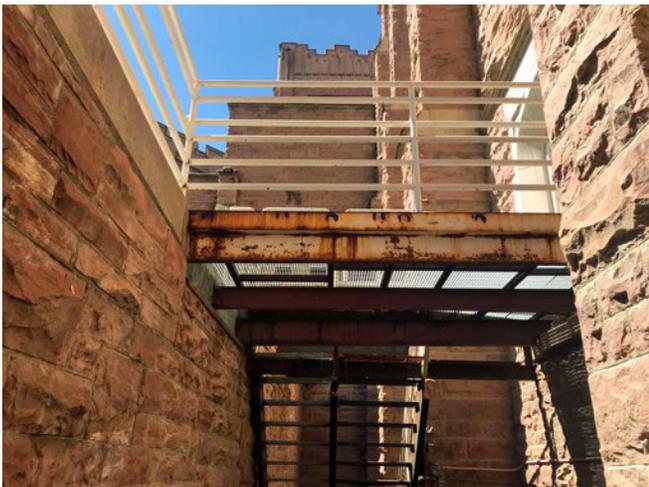
PROJECT DESCRIPTION / SCOPE OF WORK:

The Building envelope of Macky Auditorium (UCB #243) has areas of significant water damage issues, causing immediate life-safety concerns in the emergency exit bridges, area wells, and perimeter parapets. As a stop-gap measure, CU reinforced guard rails and closed the majority of emergency exits to the public. While these measures are code compliant, a permanent solution is required to address the structural, safety, and accessibility issues for the emergency exit bridges.

Phase 1 included full design, upper parapet walls restoration and capstone repairs, flashing, tuckpointing, and waterproofing. Phase 2 includes the emergency exit bridge replacement, area well restoration, repairs on the east side of the structure and create positive perimeter grade drainage. This phase will also install compliant guard railing, handrails, and accessible pathways to and from the building exits. Additional perimeter wall tuckpointing will be completed to address water infiltration. Phase 3 will address the same issues as Phase 2 on the west side of the building.

PROJECT FUNDING:

Prior Phasing: 2022-020M21		Future Phasing:	
FY21/22: Ph 1: Design and Parapet Walls	\$1,086,807	FY23/24: Ph 3: W. Emergency Exit & Walls	\$1,346,040
Funded to Date:	\$1,086,807	Project Balance:	\$1,346,040
Current Phase:		All Phases:	
FY22/23: Ph 2: E. Emergency Exit & Walls	\$1,363,493	Project Total:	\$3,796,340



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Ref. No. Score **Funding Recommendation**

6 4 Department of Agriculture - Colorado State Fair
Fire Sprinkler Installation, Code Upgrades, 4-H Complex, Ph 1 of 1 **\$1,432,425**

PROJECT DESCRIPTION / SCOPE OF WORK:

This single-phase project will install fire suppression in the 4-H Boys (AGSF1323) and Girls (AGSF1324) Dormitories, Auditorium (AGSF1322), Dining Hall (AGSF1321) and Exposition Building (AGSF1320) at the State Fairgrounds. Asbestos and lead abatement as well as roof, ceiling and wall repairs will be necessary to accommodate the installation. Egress doors and exit signage will be updated as necessary.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$1,432,425	All Phases: Project Total:	\$1,432,425



Ref. No. Score Funding Recommendation

7 4 Auraria Higher Education Center

Replace Transformers at North Chiller and PE Events Center, Ph 2 of 2 **\$518,943**

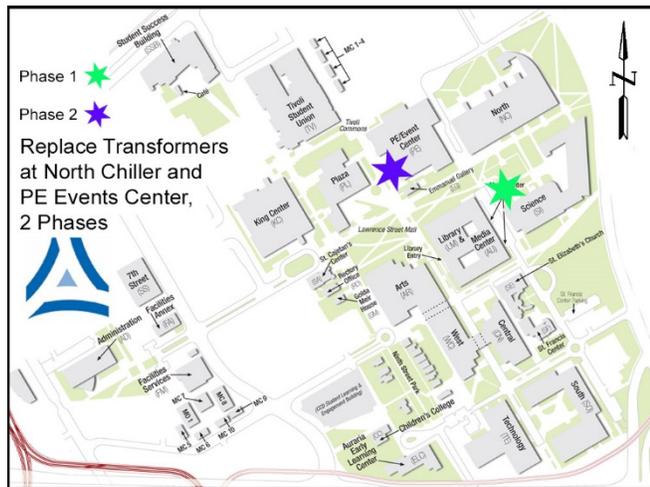
PROJECT DESCRIPTION / SCOPE OF WORK:

The transformers for the North Chiller Plant (HEAU6209) and PE Events Center (HEAU1211) were installed between 1976 and 1977. The useful life expectancy is 35 years and all the transformers are approaching 40 plus years and reliability is a concern. The transformers are beginning to rust and leak which will eventually lead to environmental contamination issues and as these transformers continue to age the insulation deteriorates and the potential for failure increases as electrical loads and temperature spikes occur. A transformer failure would result in a complete shutdown of these facilities due to the loss of heating and cooling capabilities.

Phase 1 replaced the North Chiller Plant which provides cooling to the Library, Science, and Arts Buildings. Phase 2 includes the PE Events Center which is a heavily scheduled building that is utilized for sporting as well as large gatherings.

PROJECT FUNDING:

Prior Phasing: 2021-095M21		Future Phasing:	
FY21/22: Ph 1: North Chiller	\$253,880	Project Balance:	\$0
Funded to Date:	\$253,880		
Current Phase:		All Phases:	
FY22/23: Ph 2: PE Events Center	\$518,943	Project Total:	\$772,823



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Ref. No. Score **Funding Recommendation**

8 4 University of Colorado Denver **\$1,280,513**
Repair Cagewash Exhaust System, R1 North, Ph 1 of 1

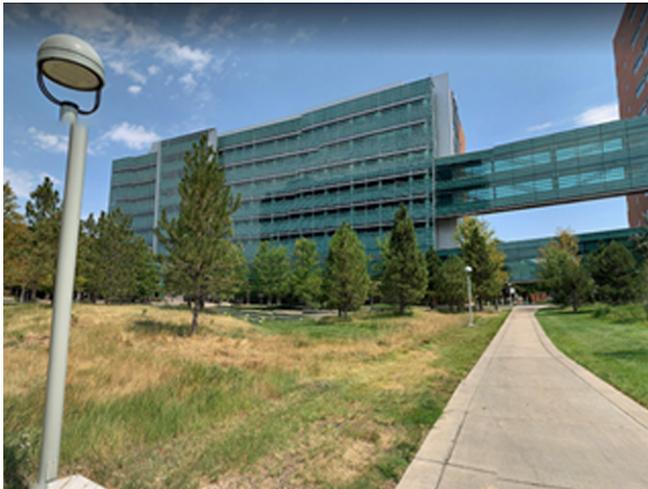
PROJECT DESCRIPTION / SCOPE OF WORK:

CU Anschutz medical research relies on modern vivarium facilities to ensure compliance with Federal grants policy and regulations. Laboratory animal facilities present complex building maintenance and repair challenges. Cagewash exhaust systems are critical to vivarium operation and accreditation. Protocol violations affecting cage sanitation can result in suspensions, fines, funding problems, program disruption, and facility loss of use. Inadequate cage wash exhaust systems risk loss of accreditation and faculty recruitment concerns.

The single phase solution includes new equipment to increase exhaust air capacity in the Research 1 North (UCD #P18) building. New 11-story ducts and chases will be installed along with a modern filtration system.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	Project Balance:	\$0
Current Phase:		All Phases:	
FY22/23: Ph 1	\$1,280,513	Project Total:	\$1,280,513



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Ref. No. Score **Funding Recommendation**

9 4 University of Colorado Boulder
Replace Heat Exchangers, Fiske, Porter, DLC, Regent, and Theater Buildings, Ph 1 of 1 **\$690,005**

PROJECT DESCRIPTION / SCOPE OF WORK:

The steam to domestic hot water heat exchangers for Fiske (UCB #414), Porter (UCB #373N), Gallogly Discovery Learning Center (DLC) (UCB #447), Regent (UCB #309), and University Theater (UCB #218) Buildings can no longer be maintained. Repair and replacement parts are no longer manufactured, parts are failing which impacts proper operation and reliability which in turn affects sanitation and health concerns.

This single phase project will replace the domestic hot water heat exchangers with current model heat exchangers along with associated valves PRV's, controls and miscellaneous piping.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	Project Balance:	\$0
Current Phase:		All Phases:	
FY22/23: Ph 1	\$690,005	Project Total:	\$690,005



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CONTROLLED MAINTENANCE PRIORITIZED PROJECT LIST AND DESCRIPTIONS

Ref. No. Score **Funding Recommendation**

10 5 University of Colorado Colorado Springs
Install Fire Suppression, Cragmor Hall, Ph 1 of 1 **\$1,058,476**

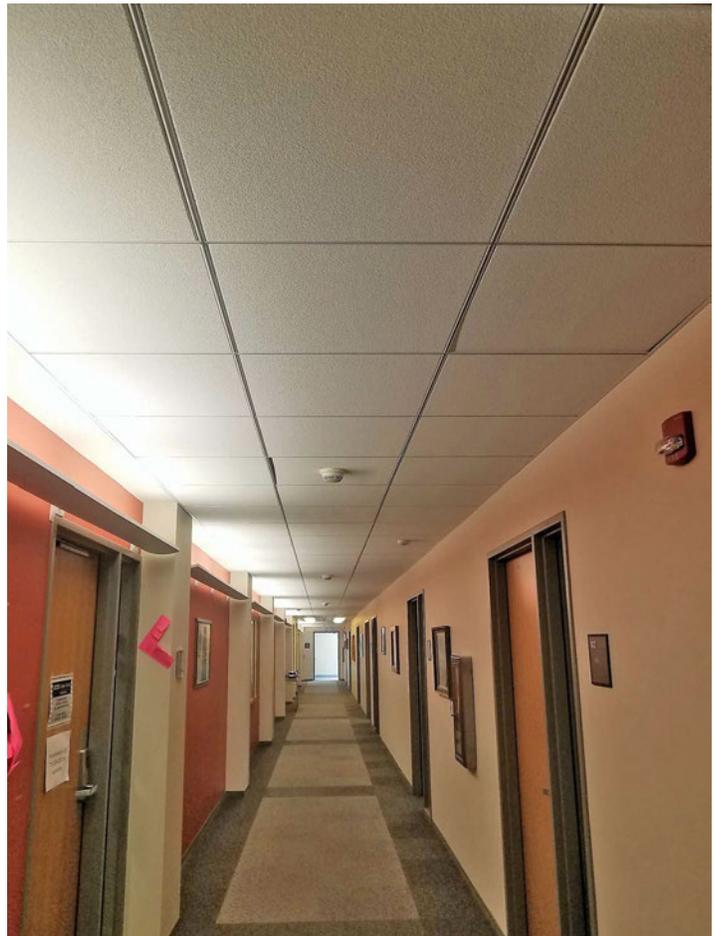
PROJECT DESCRIPTION / SCOPE OF WORK:

The 1984 Cragmor Hall (UCCS #90007) was renovated in 2004 but is without a fire-suppression system. The building houses several departments including Financial Aid, Student Employment, Career Services and Admissions and Records.

This single phase project will install a complete fire suppression system.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$1,058,476	All Phases: Project Total:	\$1,058,476



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CONTROLLED MAINTENANCE PRIORITIZED PROJECT LIST AND DESCRIPTIONS

Ref. No. Score **Funding Recommendation**

11 5 Auraria Higher Education Center
Install Fire Sprinkler System, St Cajetan's and PE Gymnasium, Ph 1 of 1 **\$637,050**

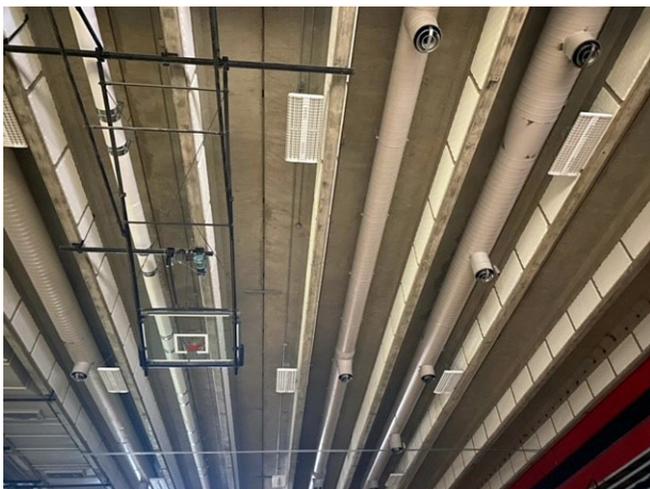
PROJECT DESCRIPTION / SCOPE OF WORK:

The historic St. Cajetan's Building (HEAU1215) built in 1929 is one of the largest and oldest assembly venues on the Auraria campus and it does not have a fire suppression system. In order to ensure its preservation, a sprinkler system is a key component to prevent destruction by fire and to ensure safety for large gatherings. Similarly, the Gymnasium in the PE Building (HEAU1211) also hosts large school and community events and does not have a fire suppression system.

This single phase project will install a complete fire suppression system in both buildings.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$637,050	All Phases: Project Total:	\$637,050



Ref. No. Score Funding Recommendation

12 5 University of Northern Colorado

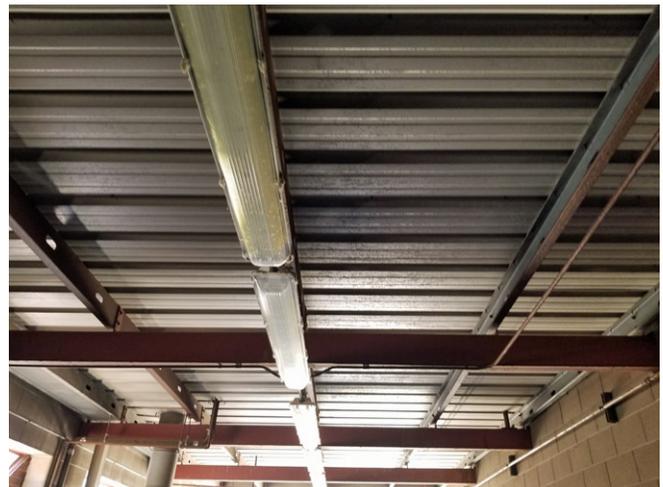
Install Fire Sprinklers, Arts Annex Addition, Ph 1 of 1 **\$242,722**

PROJECT DESCRIPTION / SCOPE OF WORK:

The Arts Annex (UNC #1) does not have a fire suppression system. A system is in place in the original building. Installation of a fire sprinkler system has been requested by our insurance provider. This single phase project will complete the buildings fire protection system.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$242,722	All Phases: Project Total:	\$242,722



Ref. No. Score Funding Recommendation

13 5 Colorado State University
Upgrade Fire Lane and ADA Accessibility, MRB to Chemistry, Ph 1 of 1 **\$1,464,774**

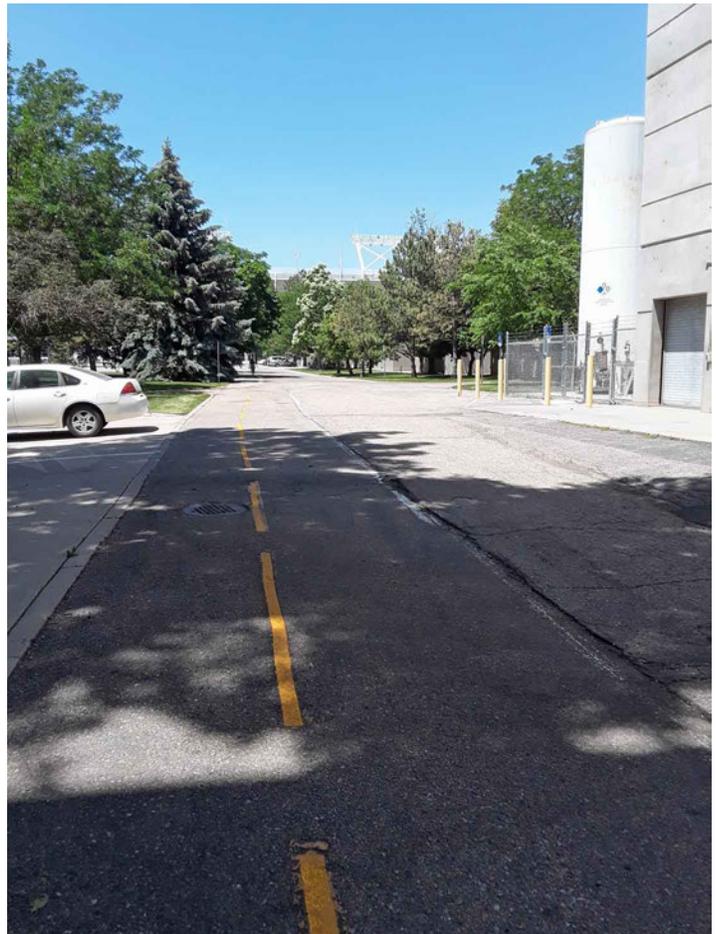
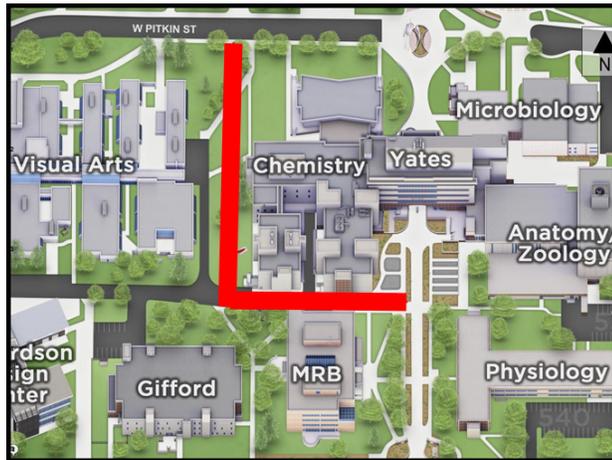
PROJECT DESCRIPTION / SCOPE OF WORK:

One of the main north/south bike routes in Fort Collins is through the middle of CSU's campus. The section with a safety and ADA issue is the separated bike and pedestrian route that goes around the west of Chemistry (CSU #3339) and proceeds between Chemistry and the Molecular & Radiological Biosciences (MRB) (CSU #5003) building. This route is highly utilized with 4500 trips/day recorded at the Braiden Drive bike counter. Bikes and pedestrians share the narrow route with personal vehicles as well as trash and delivery vehicles. The section between Chemistry and MRB should be the main fire access for these two buildings and the other facilities in the vicinity. The alley between these two buildings consists of deteriorated pavement with insufficient storm drainage, insufficient room for the high number of bikes and pedestrians and poor lighting. The entire route is a nightmare for mobility challenged individuals, as documented in a CSU accessibility audit.

This project will include separating the designated vehicular, bike and pedestrian use while achieving ADA, lighting and stormwater management standards. Parking, trash pickup and nitrogen delivery will be moved out of the route to lessen the possibility of bike/pedestrian accidents. The design also provides needed fire department access between the Chemistry and MRB buildings. CSU has already engaged a consultant to provide a 30% design and cost estimate.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$1,464,774	All Phases: Project Total:	\$1,464,774



Ref. No. Score Funding Recommendation

14 5 Adams State University
Repair Electrical Distribution, Campus, Ph 2 of 3

\$1,795,309

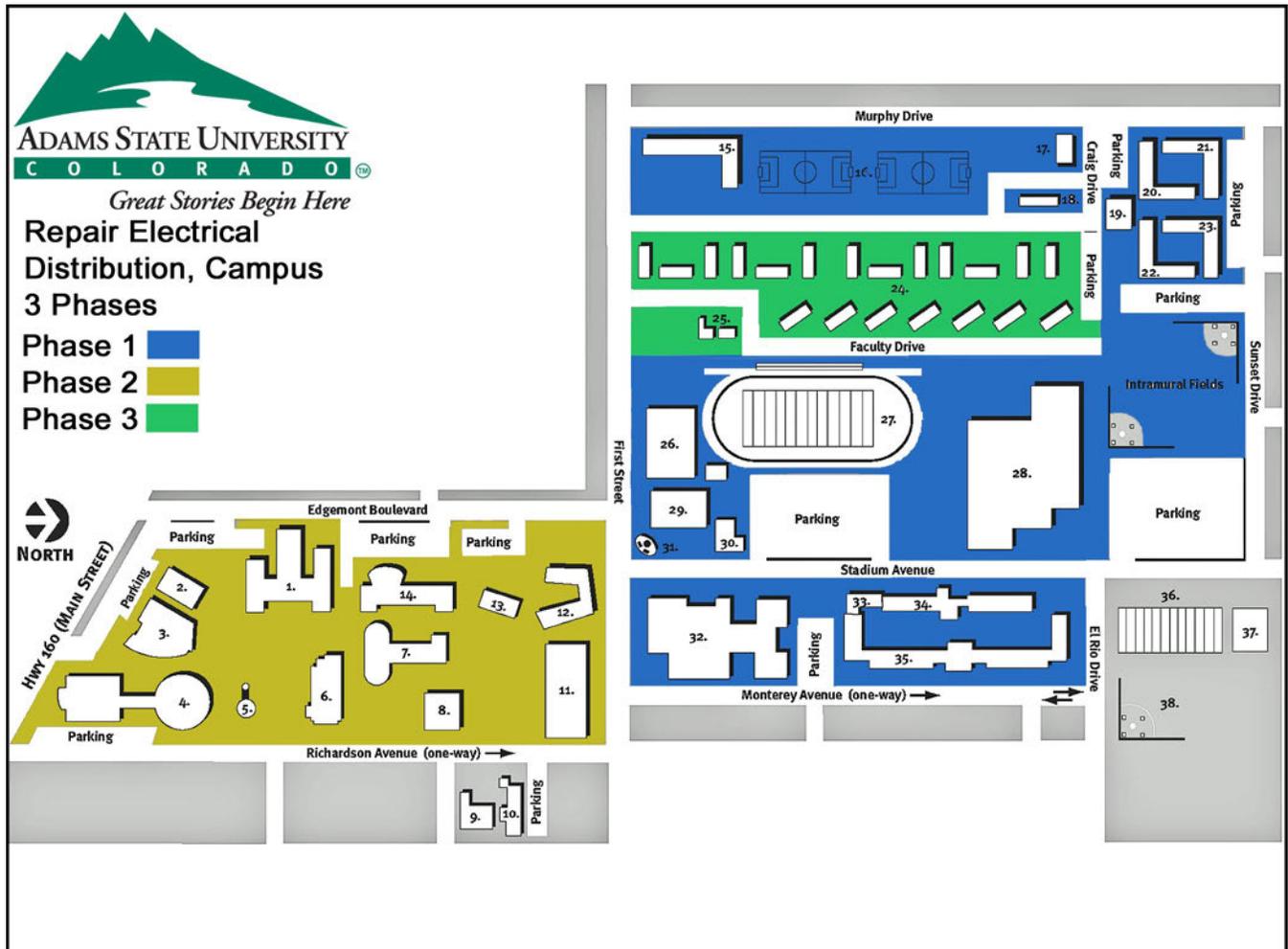
PROJECT DESCRIPTION / SCOPE OF WORK:

The medium-voltage electrical distribution for 75 percent of the campus is approximately 30 years old and well beyond useful life of 20 years.

This project will replace switchgear, transformers, and the distribution system for most of the ASU campus. Phase 1 replaced 3 switchgear units, 11 transformers, and associated distribution. Phase 2 includes replacement of 1 switchgear unit, 8 transformers and associated distribution. Phase 3 includes 2 switchgear units, 7 transformers and associated distribution.

PROJECT FUNDING:

Prior Phasing: 2021-048M21		Future Phasing:	
FY21/22: Ph 1: Switchgears & Transformers	\$1,635,526	FY23/24: Ph 3: Switchgears & Transformers	\$614,890
Funded to Date:	\$1,635,526	Project Balance:	\$614,890
Current Phase:		All Phases:	
FY22/23: Ph 2: Switchgears & Transformers	\$1,795,309	Project Total:	\$4,045,725



Ref. No. Score Funding Recommendation

15 5 Otero College

Improve Campus Storm Water and Flood Control, Ph 1 of 1 **\$779,350**

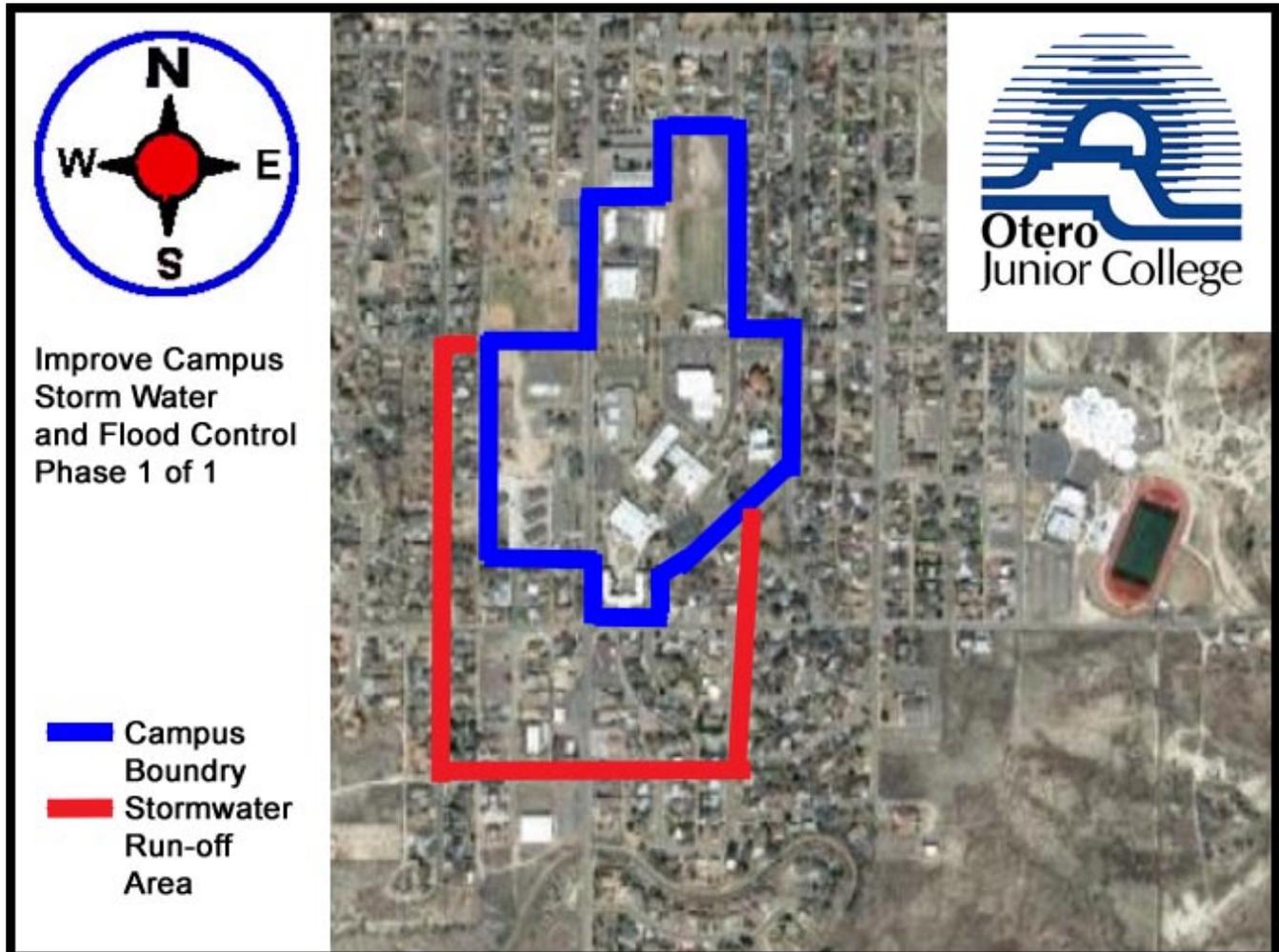
PROJECT DESCRIPTION / SCOPE OF WORK:

The Otero College Campus experiences both high groundwater table and flooding during even the smallest of storm events. The college has two distinct issues that are causing problems. The high groundwater table requires the use of sump pumps in several buildings to run continuously throughout all seasons. Some of the pumped water flows through pans and spill ways used by storm water run-off contributing to the total water accumulations on campus. As the town grew south and west of the campus it caused a high amount of runoff from San Juan Avenue and numerous other streets that feed San Juan Ave. The storm water flows north onto campus and causes washouts, erosion, and flooding resulting in hardship to maintenance crews and flood damage to buildings. These problems include flooding of building entry ways of numerous building. The main walkways and sidewalk east also collect the water and add to the flooding of campus facilities. Other areas affected are the spill ways along the South parking lot of McBride and the roadway and parking lot south of the Kiva. This roadway repeatedly washes out after heavy rainfall.

This project will create a comprehensive drainage plan. The plan will review the total expected runoff and the high water table problems. The plan will connect the water flow with an existing stormwater collection point on the north side of the campus. The project will improve the existing infrastructure to handle that anticipated runoff. The project will provide adequate expanded/enhanced infrastructure to handle the on-site runoff and additional offsite contributing area around the campus, both volume and rate. The plan will include best management practices for the possible storage and attenuation of the stormwater volume at above ground storage areas which may be included in potential landscaped areas around campus.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$779,350	All Phases: Project Total:	\$779,350



Ref. No. Score **Funding Recommendation**

16 6 Department of Corrections
Improve Door Security, Lower North, BVCF, Ph 2 of 4 **\$1,768,537**

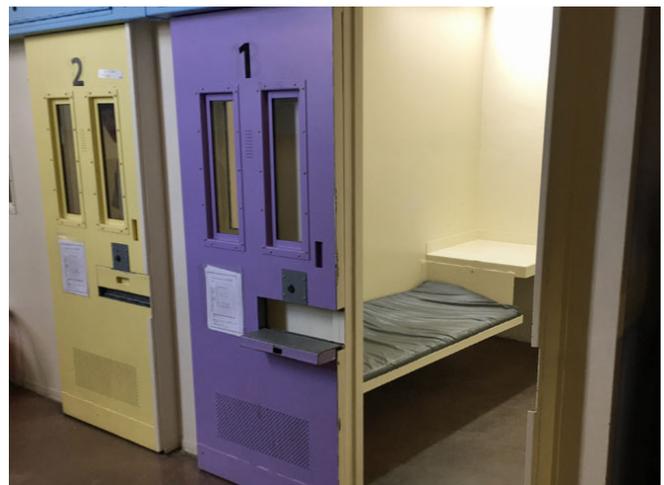
PROJECT DESCRIPTION / SCOPE OF WORK:

The 15,427 S.F. Buena Vista Correctional Facility (BVCF) Close Custody Living Unit (COBV9999) was constructed in 1963 to house 72 offenders. It is one of the two most secure housing units in the complex holding Close Custody (Level IV) offenders. The cells doors have open grilles which allow offenders to throw items at staff, yell and talk to one another, and are creating conditions counter to the restrictive conditions to which these offenders are to be confined. Reports of incidents, including physical assaults on staff, have been documented.

This request will replace one tier of one-day hall (18 cells) that have the existing open grille cell fronts within the Close Custody Housing Unit – and is part of the Main Building Dorm (COBV9999). Each subsequent phase will address 18 cells in each phase, eventually converting all 72 cells to the new door style.

PROJECT FUNDING:

Prior Phasing: 2021-065M21		Future Phasing:	
FY21/22: Ph 1: 18 Cells Doors Upgraded	\$1,615,288	FY23/24: Ph 3: 18 Cells Doors Upgraded	\$1,768,537
Funded to Date:	\$1,615,288	FY24/25: Ph 4: 18 Cells Doors Upgraded	\$1,768,537
		Project Balance:	\$3,537,074
Current Phase:		All Phases:	
FY22/23: Ph 2: 18 Cells Doors Upgraded	\$1,768,537	Project Total:	\$6,920,899



Ref. No. Score Funding Recommendation

17 6 History Colorado

Fire Mitigation, Georgetown Railway Loop, Area C, Ph 2 of 3

\$411,851

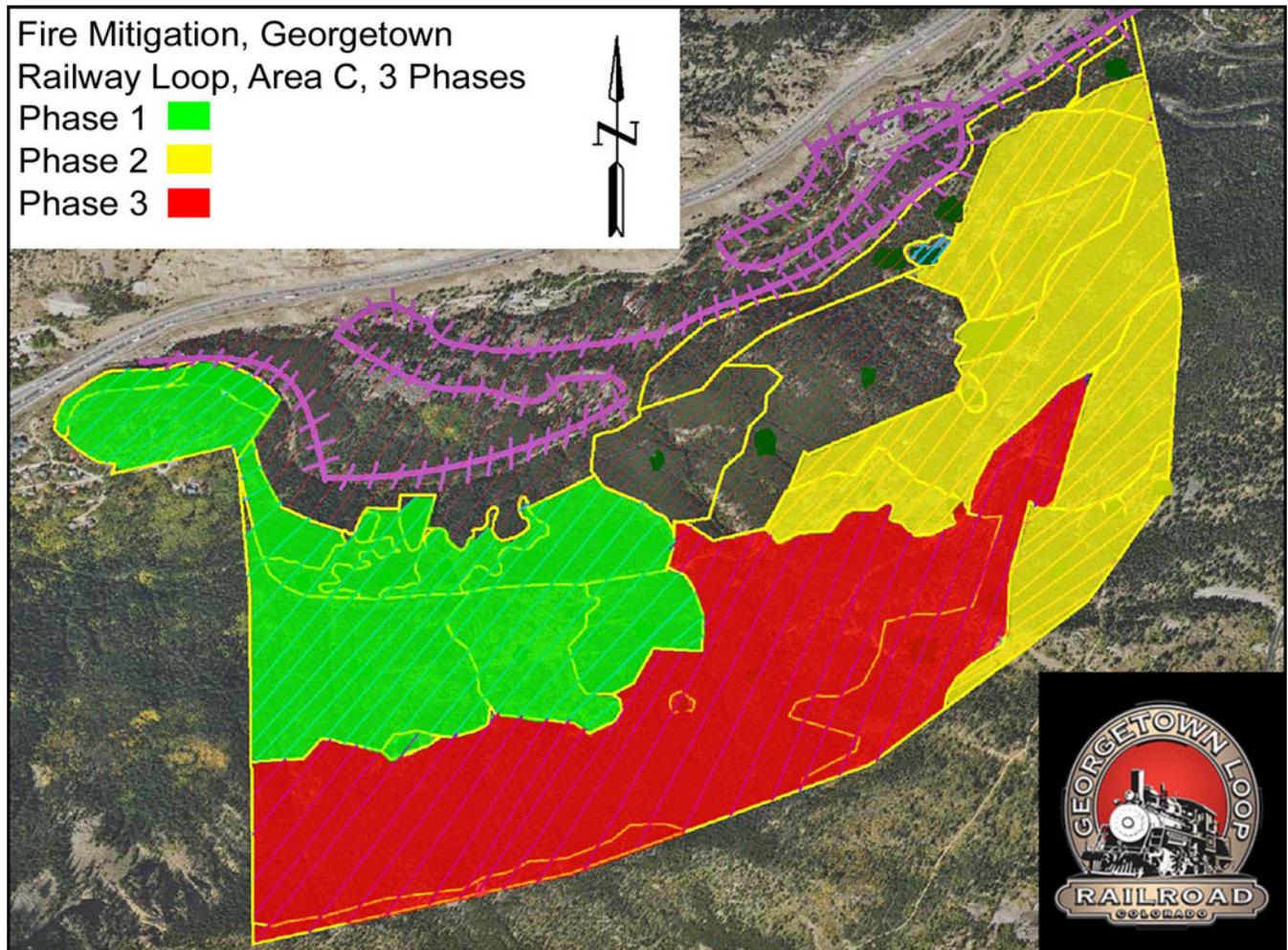
PROJECT DESCRIPTION / SCOPE OF WORK:

In consultation with Clear Creek County and Forest Service Fire Chiefs, the agency has determined areas of high fire danger exist outside of the fire break that was completed in 2013. The dead trees and overgrown live trees, if ignited, would pose a serious threat to property and personnel at the Georgetown Railway and Silver Plume site. A total of 525 acres were identified in the original study. Thus far, the agency has addressed 292 acres from this project and an earlier CM project, and this request would address the remaining 234 acres. The order of priority has been established based on forest health, habitat, and fire risk.

Each of the phases will address approximately 117 acres each during the summer season and will drop, de-limb and leave or chip material on-site. Each phase is indicated in the below map.

PROJECT FUNDING:

Prior Phasing: 2020-075M19		Future Phasing:	
FY19/20: Ph 1: 117 Acres	\$475,237	FY23/24: Ph 3: 117 Acres	\$411,851
Funded to Date:	\$475,237	Project Balance:	\$411,851
Current Phase:		All Phases:	
FY22/23: Ph 2: 117 Acres	\$411,851	Project Total:	\$1,298,939



Ref. No. Score Funding Recommendation

18 6 Colorado State University - Pueblo

Replacement/Upgrade of Building Fire Alarm Equipment, Campus, Ph 2 of 3

\$1,480,224

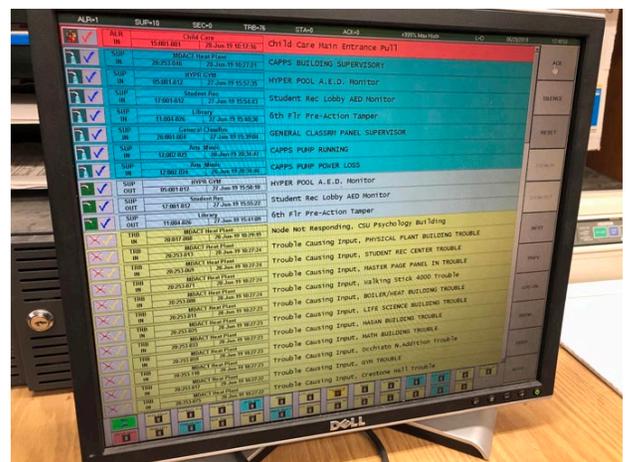
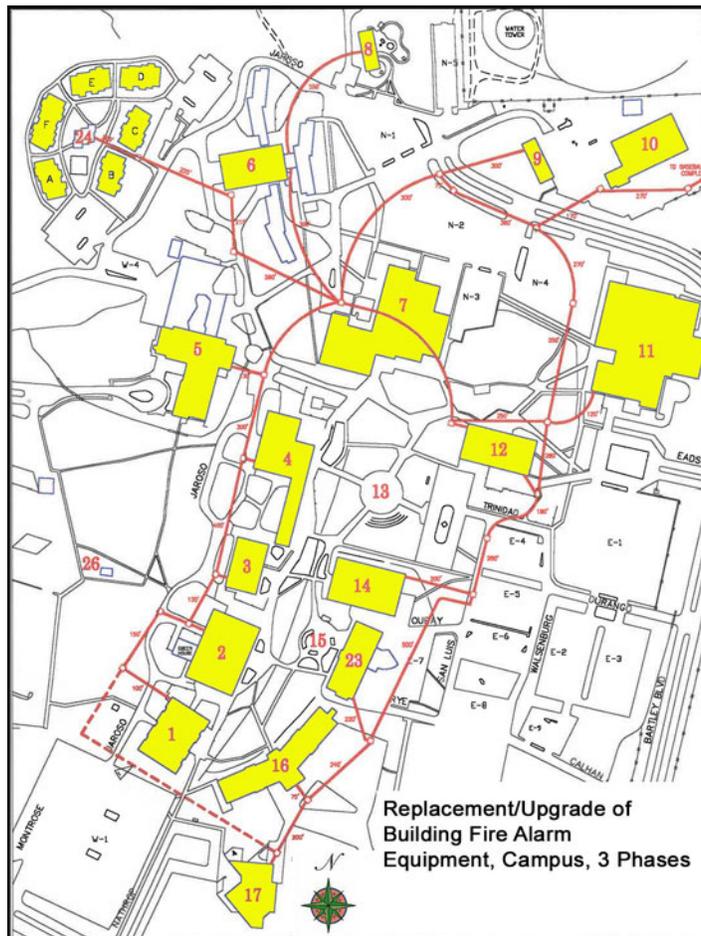
PROJECT DESCRIPTION / SCOPE OF WORK:

Many of CSU-P buildings are over 40 years old. The Technology building (HESC1256), built in 1981, recently experienced several fire system devices/wires failures. A college funded emergency repair was necessary to fix the false alarms. False alarms are caused by the failure of the old alarm devices and voltage connectivity issues. There is no effective method to identify the failing devices prior to the generation of a false alarm. With so many old devices on campus, the potential of random false alarms is increasing. False alarms are very disruptive to academic education as the building needs evacuate during each incident.

This 3-phase project will include the replacement of all the wires, components, and devices for a complete fire system upgrade on campus. Phase 1 started the design and upgraded the most critical system panels and associated components. Phase 2 will address the next set of buildings determined from the design work in Phase 1. Phase 3 will finish the general funded buildings.

PROJECT FUNDING:

Prior Phasing: 2018-061M17		Future Phasing:	
FY21/22: Ph 1: Most Critical Buildings	\$1,193,814	FY23/24: Ph 3: Finish the Academic Bldgs.	\$1,665,276
Funded to Date:	\$1,193,814	Project Balance:	\$1,665,276
Current Phase:		All Phases:	
FY22/23: Ph 2: Next set of Buildings	\$1,480,224	Project Total:	\$4,339,314



Ref. No. Score Funding Recommendation

19 6 Department of Military and Veterans Affairs

Fire Alarm Replacement, BAFB Aviation Readiness Center (Building 1000), Ph 1 of 1 **\$168,179**

PROJECT DESCRIPTION / SCOPE OF WORK:

Building 1000 at Buckley Space Force Garrison (BSFG) (MANG1999), serves as a readiness center for the Aviation and Medical detachment. The exterior walls are constructed out of CMU and the floor is slab on grade concrete. The building consists of a large drill hall surrounded by supply rooms, a decommissioned firing range, administrative offices, classrooms, a medical clinic and support spaces. Interior walls consist of metal stud and gypsum board partitions. Metal trusses support low-sloped roofs with metal decking, insulation, and ballasted EDPM roof membranes. The facility has an old fire detection system from the original building construction of 1989. Detectors throughout the building are smoke detectors as required for life safety. Notification horn/strobes are spaced far apart and do not meet current code. The original fire alarm panel remains. The challenge is that the existing system does not communicate with the BSFG Fire Department. A fire at the facility would not be noticed until visibility detected by base personnel.

This project will install a new fire alarm system. The system will communicate with the fire suppression system and BSFG Fire Department. The existing fire alarm conduit will be removed and replaced as necessary. The alarm system and remote notification will meet BSFG Fire Department standards and USACE Army Fire Protection criteria. DMVA receives Federal Funds (FF) to support the construction of this project.

PROJECT FUNDING:

Prior Phasing:	CCF	FF	Future Phasing:	CCF	FF
Funded to Date:	\$0	\$0	Project Balance:	\$0	\$0
Current Phase:			All Phases:		
FY22/23: Ph 1	\$168,179	\$504,537	Project Total:	\$168,179	\$504,537



Ref. No. Score **Funding Recommendation**

20 6 Trinidad State College
Install Card Access and Update Door Hardware, Ph 1 of 1 **\$615,039**

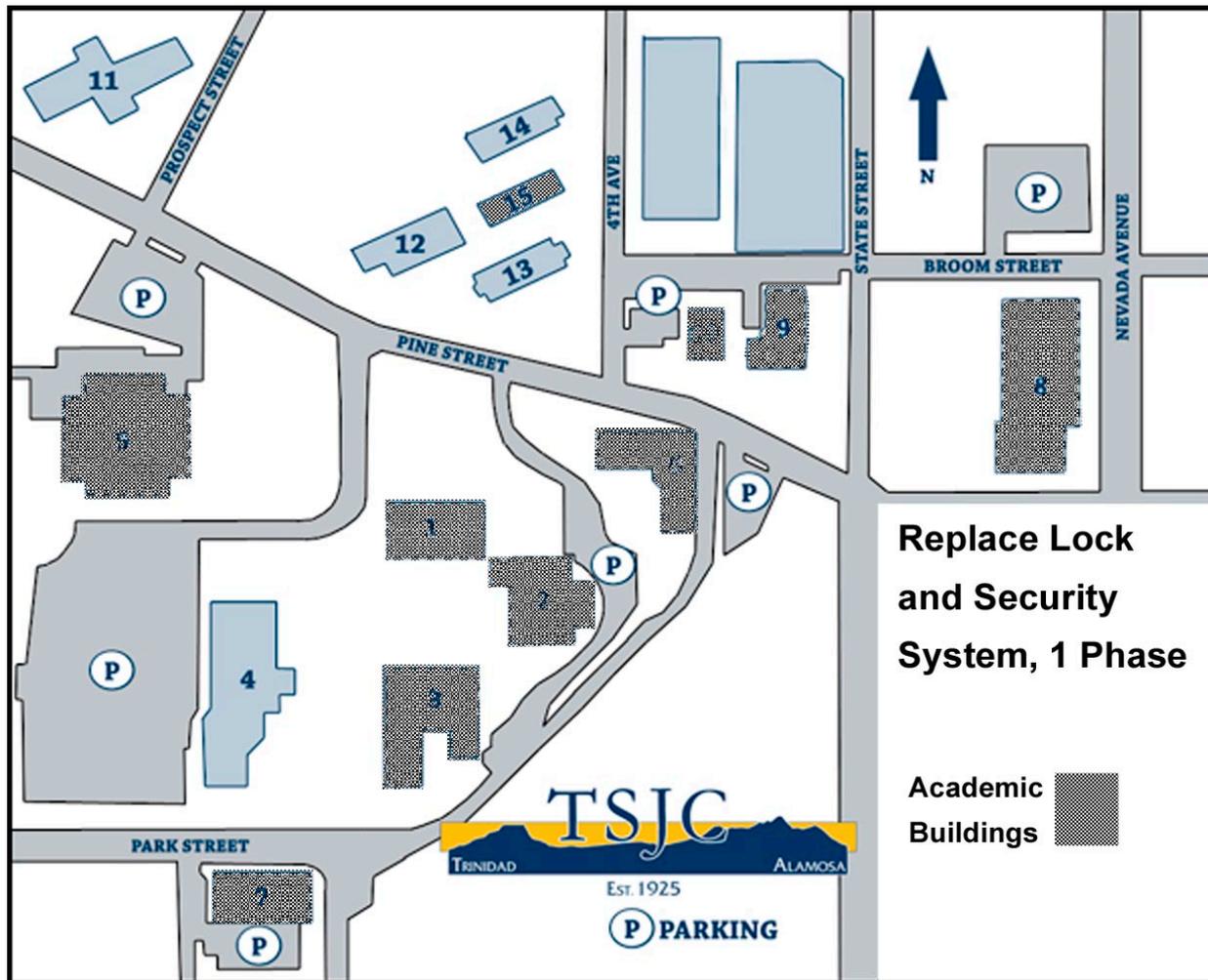
PROJECT DESCRIPTION / SCOPE OF WORK:

Trinidad State College is within a quarter mile of Interstate 25. Currently all classroom building entries are unlocked during school hours for student and staff access. Unfortunately, the open doors, proximity to the highway, and related factors have resulted in numerous unwanted people inside the buildings. Recently, the school had to be locked down three times due to bank robberies within a block of the campus. The school also has night classes and weekend classes where the doors are opened on a schedule, but many times the buildings are unoccupied because classes let out early or are cancelled. The school does not have a campus resource officer on nights or weekends to monitor when buildings should be closed early for lack of use of another security issue could occur.

This project will update the building access system utilizing access cards. Addition doors will be updated/replaced as needed to accommodate the access control system. This will allow the school to keep one entry point unlocked for public access and all additional entry points accessible only by students and staff during class or business hours.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$615,039	All Phases: Project Total:	615,039



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Ref. No. Score **Funding Recommendation**

21 6 Community College of Aurora
Campus Access and Accessibility Compliance Upgrades, Ph 1 of 1 **\$1,710,415**

PROJECT DESCRIPTION / SCOPE OF WORK:

The Colorado Community College System (CCCS) is charged with the responsibility of monitoring all approved Career and Technical Education programs in the State of Colorado for compliance with federal statutes and regulations which prohibit discrimination and denial of services on the basis of race, color, national origin, sex and handicap. CCCS completed an audit of Community College of Aurora’s (CCA) CentreTech Campus in the fall of 2020. There are three buildings at the campus that were constructed in 1991, the Administration (HECA6022), the Classroom Building (HECA6023), and Fine Arts (HECA6024). The Student Center (HECA8865) was built in 1999. Items of noncompliance have been identified in a letter from CCCS to CCA. ADA issues on the campus include signage, accessible routes, ramps, and concrete trip hazards. In the restrooms issues with automatic door openers, sinks, toilet stalls, and urinals were some of the items identified. The elevators did not produce correct audible signal for up or down or indicate which level the floor levels. Additional items were indicated in the letter.

This one phase project will correct the interior accessible routes and signage. The restrooms will be upgraded to meet ADA standards. The project will upgrade and repair the accessible routes from the parking lots to the main entrance and also between the buildings.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$1,710,415	All Phases: Project Total:	\$1,710,415



Ref. No. Score Funding Recommendation

22 6 Colorado Northwestern Community College

Upgrade Electrical Service and Install Backup Generator, Johnson Building, Rangely Campus, Ph 1 of 1 **\$1,554,542**

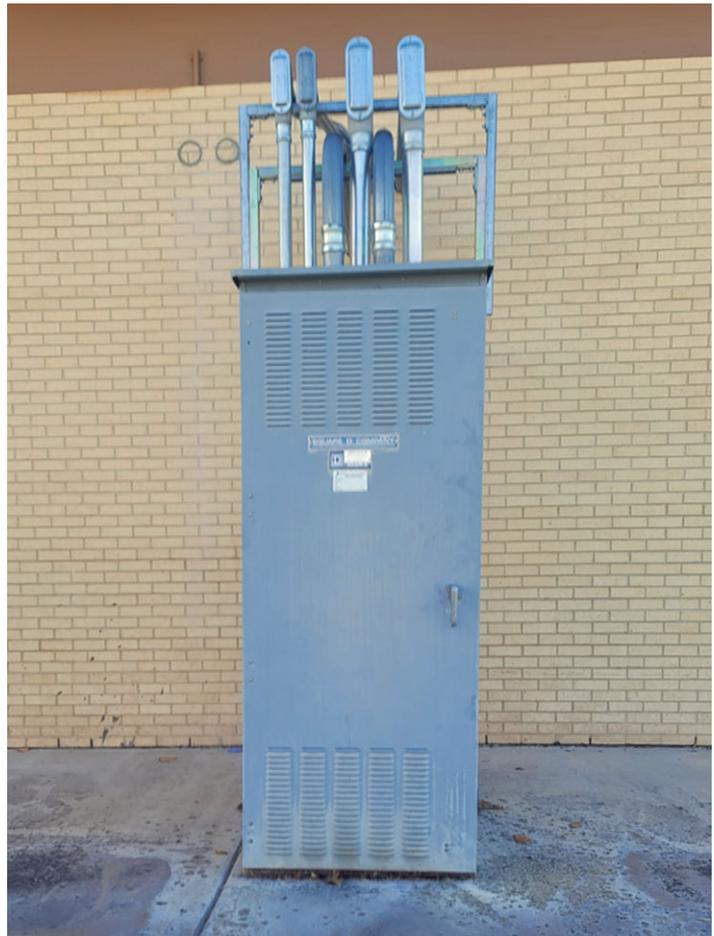
PROJECT DESCRIPTION / SCOPE OF WORK:

Johnson building (HENW7724) has the main electrical service for the campus. The current main electrical services, MCC panel, feeder wires, and transformers are mostly original equipment from the 1960's with minor upgrades as equipment has failed. The ability to effectively protect equipment and personnel has been significantly lowered because of the age of the electrical components. The panel board feeders do not contain a grounding conductor and the conduit has been used for the path to ground. Because of the age of the system, parts availability has been a challenge and the concern that a failure of the fuses, breakers, or switch gears could put the electrical system out of commission until parts could be located. The system also does not have a backup generator. The Johnson building services 100% of student population with Financial Aid, Campus Life, Campus Security, and Registration along with CNCC's Campus Clinic Program where CNCC offers students an on campus type hospital clinic. The Johnson Building also houses CNCC's on campus dining facility and with a prolonged power outage these programs and facilities would be limited.

This project will update and repair the electrical system and install a backup generator.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$1,554,542	All Phases: Project Total:	\$1,554,542



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Ref. No. Score **Funding Recommendation**

23 6 Department of Human Services
HVAC Replacement, PVYSC, MFYSC, Ph 2 of 2 **\$682,682**

PROJECT DESCRIPTION / SCOPE OF WORK:

Both the Platte Valley Youth Services Center (PVYSC) (HSYS8160) and the Marvin W. Foote Youth Services Center (MWFYSC) (HSYS8159) facilities have similar footprints and were built in the DYS design prototype in the 1990s. The HVAC equipment for these buildings is original and past its expected life. The equipment is located on the ground and some condenser coils have experienced failure because of the weather events. In 2017 a compressor was replaced on a chiller. During this event there was no cooling being provided and the building occupants were extremely uncomfortable. DFM continues to repair and replace the condenser fan motors, recirculation pump and coil assemblies to name a few of the components. The individual components can only be replaced a finite number of times before the entire unit needs to be replaced.

Phase 1 included a ground-mounted 150-ton chiller, piping, pumps and pipe insulation at PVYSC (pictured below). Phase 2 is for a ground mounted 150-ton chiller, piping, pumps, and pipe insulation at MWFYSC.

PROJECT FUNDING:

Prior Phasing: 2019-085M21		Future Phasing:	
FY21/22: Ph 1: PVYSC	\$685,036	Project Balance:	\$0
Funded to Date:	\$685,036		
Current Phase:		All Phases:	
FY22/23: Ph 2: MFYSC	\$682,682	Project Total:	\$1,367,718



Ref. No. Score Funding Recommendation

24 8 Office of the Governor - Office of Information Technology

Replace Microwave Site Towers - F Group, Ph 1 of 1

\$1,315,802

PROJECT DESCRIPTION / SCOPE OF WORK:

A communications tower structural analysis had been conducted on the State's Public Safety Communications Network (PSCN) Digital Trunked Radio System (DTRS). A high percentage of the towers are in excess of forty-five years of age and are showing severe metal fatigue. In order to maintain continuity of the system with minimal outages, the addition of microwave antennas and waveguide to the tower are required.

This single phase project would demolish the old towers and replace the Monarch Pass (EXIT8854) and Kenosha Pass (EXIT8857) towers and associated equipment shelters.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	Project Balance:	\$0
Current Phase:		All Phases:	
FY22/23: Ph 1	\$1,315,802	Project Total:	\$1,315,802



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CONTROLLED MAINTENANCE PRIORITIZED PROJECT LIST AND DESCRIPTIONS

Ref. No. Score **Funding Recommendation**

25 8 Department of Human Services

Upgrade Interiors Group Home, Ph 2 of 3 **\$1,228,584**

PROJECT DESCRIPTION / SCOPE OF WORK:

The Group Homes are designed as residential units to house patients in a home-like setting. Over time, the acuity of the residents has increased and has impacted the original design of these homes. Maintenance and repair have also increased due to increased use and more frequent cleaning. The interior finishes, flooring systems, kitchens and bathrooms are original construction and are approaching the end of their lifecycles.

Phase 1 included 330 Hahns Peak (HSPU1151), 614 Clarion (HSPU1154), 183 Wiggins (HSPU1143). Phase 2 will address 895 Bellflower (HSPU1152), 268 Harmony (HSPU1150), and 272 Harmony (HSPU1149). Phase 3 will address 416 Maher (HSPU1155), and 262 Bayfield (HSPU1147).

PROJECT FUNDING:

Prior Phasing: 2020-109M21		Future Phasing:	
FY21/22: Ph 1: Three Homes	\$1,035,555	FY23/24: Ph 3: Three Homes	\$819,054
Funded to Date:	\$1,035,555	Project Balance:	\$819,054
Current Phase:		All Phases:	
FY22/23: Ph 2: Three Homes	\$1,228,584	Project Total:	\$3,083,193



Ref. No. Score Funding Recommendation

26 8 Colorado State University
Replace Roofs, A, D, and E Wings, Engineering Building, Ph 1 of 1 **\$1,418,851**

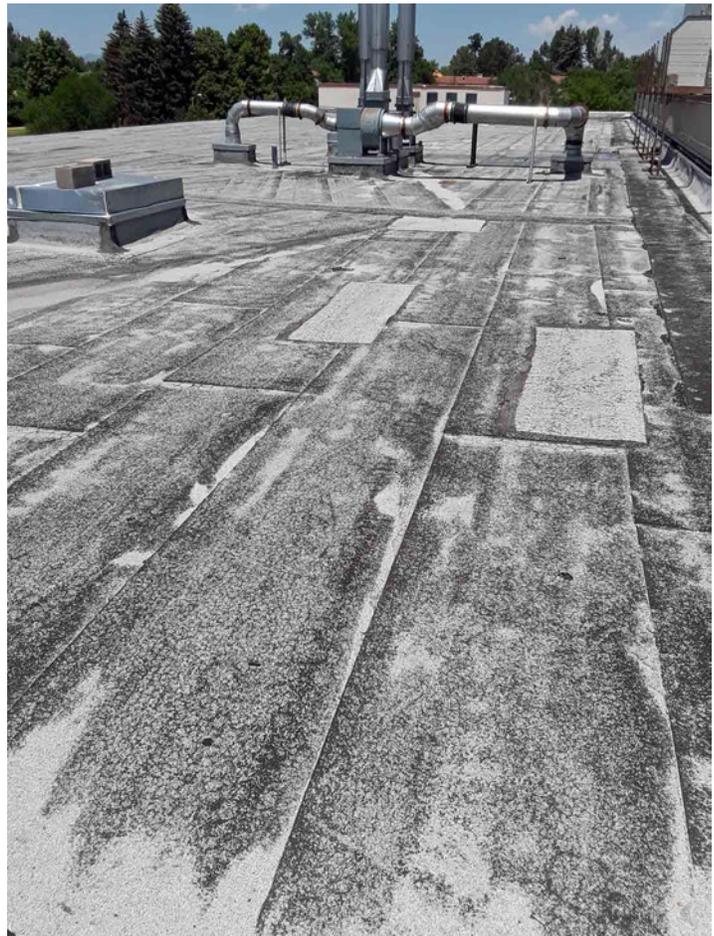
PROJECT DESCRIPTION / SCOPE OF WORK:

The Engineering Building (CSU #3217) was built in 1957 and consists of 5 wings and an auditorium addition. Each roof consists of insulated modified bitumen roof membrane with granule surfacing. The current roofs are over 20 years old and have repeatedly failed, with multiple patches. In addition, there are drainage issues due to low areas and damaged insulation. The HVAC roof curbs must be raised to meet current code requirements. State CM funding has been appropriated recently for two wings and this project will complete the roof repairs on this building. This building houses engineering classrooms and laboratories with high value engineering research projects and extremely expensive research equipment. Roof leaks have damaged laboratory equipment in the past. Continued deterioration will result in loss of use and relocation of classrooms and research until repairs can be made.

This project will remove the existing roofs to concrete deck. The roof will be a new white TPO roof with the appropriate insulation to meet current code. The decision to complete all the remaining Engineering Building roofs at once was made to keep costs as low as possible by designing once and procuring a larger dollar project. Disruption to the campus community will be lessened with a single mobilization.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$1,418,851	All Phases: Project Total:	\$1,418,851



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Ref. No. Score **Funding Recommendation**

27 9 Department of Corrections

Roof Replacement, Living Units and Support Buildings, DCC, Ph 1 of 3 **\$1,689,002**

PROJECT DESCRIPTION / SCOPE OF WORK:

Delta Correctional Center (DCC) was constructed in 1964. The existing roof systems for the twenty building, minimum correctional center are now at the end of their expected service life and require replacement. The roofs of the buildings include blistered surfaces, alligator cracking with open seams allowing moisture to soak the roofing insulation resulting in leaks in the buildings. The leaks cause interior damage to finishes and equipment, while disrupting facility operations and offender programs. These inept roof conditions require extensive repairs by the maintenance staff utilizing both their time and budget to make repairs. The cost of repairing these roofs is no longer economical and require immediate replacement to avoid loss of use of the Facility. The loss of use of Food Service, Dining, and Housing and systems equipment due to water leaks would require the 500 offenders to be relocated to another facility if a temporary kitchen is unavailable.

There are different type of roofs at the facility. There a numerous lower-sloped roofs with sheet metal as the top layer. A few buildings have a spray foam roof. There are also higher-sloped metal roofing. Working with the roof consult the most appropriate roof replacement will be installed. The replacement solutions include Asphalt Built-Up Roof (BUR) or Ethylene Propylene Diene Terpolymer (EPDM) roof, sheet metal roofing systems, or asphalt shingles to replace existing asphalt shingle roofs. Phase 1 is four buildings. Phase 2 is eight buildings. Phase 3 is eight buildings.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
		FY23/24: Ph 2: Eight Buildings	\$1,405,691
		FY24/25: Ph 3: Eight Buildings	\$1,191,020
		Project Balance:	\$2,596,711
Funded to Date:	\$0	All Phases:	
Current Phase:		Project Total:	\$4,285,713
FY22/23: Ph 1: Four Buildings	\$1,689,002		



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Ref. No. Score **Funding Recommendation**

28 9 Fort Lewis College
Roof Replacement, Whalen Gymnasium, Ph 1 of 1 **\$1,532,694**

PROJECT DESCRIPTION / SCOPE OF WORK:

The existing Whalen Gymnasium (FLC #2) consists of two building areas: a 35,438 GSF portion originally constructed in 1971 and 6,952 GSF space added to the north side of the building in the 1980's. The proposed roofing replacement project will address the originally building.

This single-phase project will include the removal and replacement of existing insulation and complete replacement of area A and C. The design has been completed as part of an existing capital project.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$1,532,694	All Phases: Project Total:	\$1,532,694



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CONTROLLED MAINTENANCE PRIORITIZED PROJECT LIST AND DESCRIPTIONS

Ref. No. Score **Funding Recommendation**

29 9 Department of Education - Colorado School for the Deaf and Blind

Roof Replacements, West and Argo Halls, Ph 2 of 2 **\$689,611**

PROJECT DESCRIPTION / SCOPE OF WORK:

West Hall (EDDB2617), built in 1934, is used to house staff and materials for the Outreach and Student Life departments. Substantial leaks over the years have caused structural and internal damage to the building. The upper floor has rooms that are not habitable due to the damage, mildew, and mold issues over 10 years. Argo Hall (EDDB2608) was built in 1923, and houses IT servers and material storage on the lower level, conference room, cafeteria, food storage and food service space on the second level and dorm/apartment space on the upper level.

Phase 1 replaced the smaller pitched portion of the roof of West Hall, which is covered in slate and will be repaired with new tiles and flashing. The flat portion of the upper roof will be removed and replaced with a new built-up roof type. The lower level roof decks will be stripped of slate tiles, properly pitched, covered with a waterproof membrane and retiled. The interior finishes (plaster, paint, flooring, trim, electrical system and fixtures) that have been damaged by water infiltration will be repaired or replaced. Phase 2 will replace the roof at Argo Hall. The asbestos tiles are failing and coming loose from the structure and are often found on the ground and in roof drains. The built-up roof is improperly pitched causing standing water resulting with the insulation becoming saturated with rainwater. Falling plaster poses a physical danger to students seated below and is covered in lead paint in a food service area. The entirety of this roof will be removed and replaced with synthetic slate and built-up roof. Interior finishes damaged by water infiltration will be repaired or replaced.

PROJECT FUNDING:

Prior Phasing: 2022-044M21		Future Phasing:	
FY21/22: Ph 1: West Hall	\$1,443,067	Project Balance:	\$0
Funded to Date:	\$1,443,067	All Phases:	
Current Phase:		Project Total:	\$2,132,678
FY22/23: Ph 2: Argo Hall	\$689,611		



Ref. No. Score Funding Recommendation

30 10 Department of Human Services

Refurbish Secondary and Emergency Electrical Systems, Tier 1, CMHIP, Ph 2 of 3

\$1,981,039

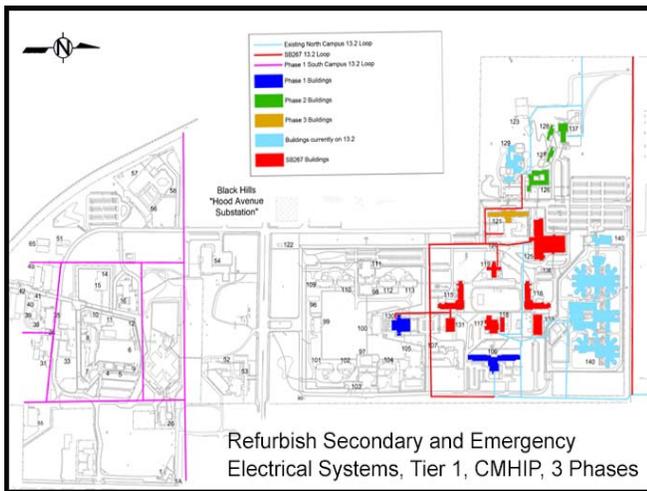
PROJECT DESCRIPTION / SCOPE OF WORK:

The Colorado Mental Health Institute at Pueblo (CMHIP) has many facilities used to house and rehabilitate individuals for improved mental health. This project will address work that is not being addressed in the projects funded through SB17-267.

Phase 1 replaced the primary electrical loop on the southern campus. The existing 13.2 kV overhead primary electrical power lines are to be removed from service once the new underground primary is commissioned. Building 106 (HSSH2877) and 130 (HSSH2900) will receive electrical service upgrades. Building 130 will also receive a new backup generator. Phase 2 migrates CMHIP buildings 126 (HSSH2896), 127 (HSSH2897), 128 (HSSH2898), 137 (HSSH2907) to the new 13.2 kV primary system on the north campus. These individual buildings also have old, antiquated secondary electrical equipment and distribution panels which need to be upgraded. Phase 3 will upgrade the secondary electrical service on building 121 (HSSH2892).

PROJECT FUNDING:

Prior Phasing: 2020-097M21		Future Phasing:	
FY21/22: Ph 1: Southern Electric Loop	\$1,791,932	FY23/24: Ph 3: Building 121	\$1,997,781
Funded to Date:	\$1,791,932	Project Balance:	\$1,997,781
Current Phase:		All Phases:	
FY22/23: Ph 2: Buildings 126, 127, 128, 137	\$1,981,039	Project Total:	\$5,770,752



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Ref. No. Score **Funding Recommendation**

31 10 University of Colorado Colorado Springs **\$553,164**
Refurbish Campus Elevators, Seven Buildings, Ph 2 of 3

PROJECT DESCRIPTION / SCOPE OF WORK:

This project request encompasses elevator safety and performance throughout the campus at UCSS. The elevators are currently functioning but components need to be replaced or modernized due to safety issues, code deficiencies, life cycle deterioration, and obsolescence, all of which can pose a potential safety hazard. The elevators that serve these buildings are the only means for ADA movement from floor-to-floor within the building. In case of failure, maintenance staff will be called to assist those students and faculty with disabilities. This project will address leaking machine seals, geared machine equipment, obsolete drives, ADA telephones, door operators, power units, pumps and cab interior upgrades. The project will ensure safe performance and reliability of the elevator equipment and will comply with current life safety codes.

Phase 1 addressed one elevator each in Cragmor Hall (UCSS #90007) and Columbine Hall (UCSS #90015). Phase 2 addresses the two elevators in El Pomar (UCSS #90012), one elevator in Engineering and Applied Sciences Building (EASB) (UCSS #90014), Phase 3 addresses two elevators each in University Hall (UCSS #90070) and Main Hall (UCSS #90008).

PROJECT FUNDING:

Prior Phasing: 2019-077M21		Future Phasing:	
FY21/22 Ph 1: Cragmor and Columbine	\$288,225	FY23/24 Ph 3: University and Main	\$622,718
Funded to Date:	\$288,225	Project Balance:	\$622,718
Current Phase:		All Phases:	
FY22/23 Ph 2: El Pomar and EASB	\$553,164	Project Total:	\$1,464,107



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Ref. No. Score **Funding Recommendation**

32 10 Department of Personnel & Administration - Division of Capital Assets

Replace Plumbing and Abate Asbestos, Centennial Building, Ph 2 of 2 **\$1,465,818**

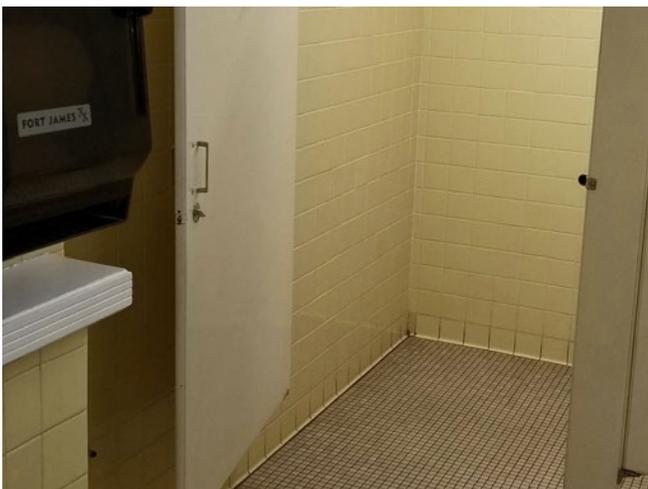
PROJECT DESCRIPTION / SCOPE OF WORK:

The plumbing system in the Centennial Building (GSCB0140) has had minor upgrades since it was constructed in 1976. An assessment performed in 2014 identified replacing all plumbing systems because of their age and maintenance problems. The assessment also identified asbestos covering water piping and wall plaster on all restroom walls and ceilings. This phased request will replace all restroom plumbing systems. The hazardous material will be abated and disposed of properly.

The project will install new finishes including walls, ceiling and flooring in the restrooms. New low-flow code compliant plumbing fixtures with automatic touch-free flush valves will be used to minimize water usage. The restrooms will be designed to meet all current building codes including Americans with Disability Act (ADA) requirements. Phase 1 has started on the top floor to complete that half the building. Phase 2 will complete the project down to the 2B level.

PROJECT FUNDING:

Prior Phasing: 2022-036M21		Future Phasing:	
FY21/22: Ph 1: Top half of Building	\$1,440,849	Project Balance:	\$0
Funded to Date:	\$1,440,849	Project Total:	\$2,906,667
Current Phase:			
FY22/23: Ph 2: Bottom half of Building	\$1,465,818		



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Ref. No. Score **Funding Recommendation**

33 10 Colorado School of Mines

Replacement of Hazardous Laboratory Exhaust Fans, Campus, Ph 2 of 3 **\$1,511,564**

PROJECT DESCRIPTION / SCOPE OF WORK:

The three buildings in this request; Berthoud Hall (CSM #BE), Coolbaugh Hall (CSM #CO), Alderson Hall (CSM #AL) all have large laboratory exhaust systems that remove hazardous fumes and vapors from the classroom laboratories. They are served by industrial scale fans that pull the air out of the labs and exhaust it safely above the roof. These fans are beyond their useful life, in some cases over 30 years old.

Phase 1 replaced the fans on Berthoud Hall (CSM #BE). Phase 2 will replace the fans on Coolbaugh Hall (CSM #CO). Phase 3 will replace the fans on Alderson Hall (CSM #AL).

PROJECT FUNDING:

Prior Phasing: 2021-067M21		Future Phasing:	
FY21/22: Ph 1: Berthoud Hall	\$496,873	FY23/24: Ph 3: Alderson Hall	\$1,000,785
Funded to Date:	\$496,873	Project Balance:	\$1,000,785
Current Phase:		All Phases:	
FY22/23: Ph 2: Coolbaugh Hall	\$1,511,564	Project Total:	\$3,009,221



Ref. No. Score **Funding Recommendation**

34 10 Auraria Higher Education Center
Provide ADA walkways, Curtis and Champa Streets and Classroom Courtyard, Ph 2 of 2 **\$648,648**

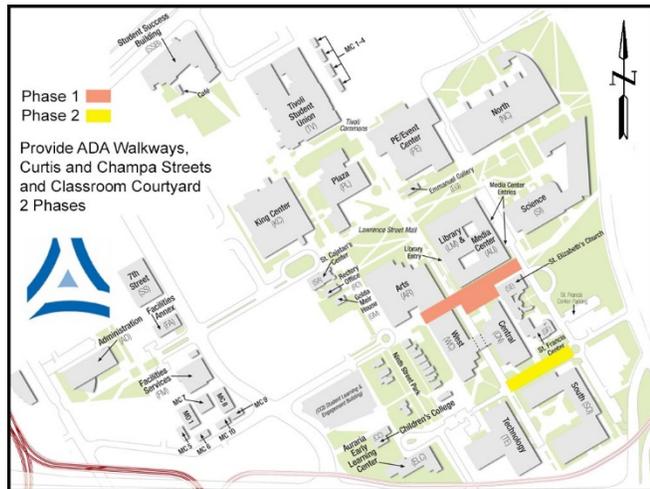
PROJECT DESCRIPTION / SCOPE OF WORK:

The old City of Denver asphalt roadway has been converted to pedestrian corridors. The cross slopes on the Curtis and Champa corridors are far greater than the 2 percent permitted per the Americans with Disabilities Act (ADA). This means that between Colfax and Lawrence streets there are no ADA compliant east/west connections on the campus between 10th and 11th streets. In addition, when significant rain events occur, the Central Classroom courtyard ponds water at the bottom of the ramp which then makes the building inaccessible for mobility challenged individuals.

Phase 1 provided the design, drainage reports and construction for Curtis Street and the Central Courtyard, providing one ADA accessible route between Lawrence and Colfax Streets. Phase 2 would provide for the design, drainage reports and construction for Champa Street.

PROJECT FUNDING:

Prior Phasing: 2021-046M21		Future Phasing:	
FY21/22: Ph 1: Design and Initial Work	\$1,117,216	Project Balance:	\$0
Funded to Date:	\$1,117,216	Total Project:	\$1,765,864
Current Phase:		All Phases:	
FY22/23: Ph 2: Design and Finish Work	\$648,648		



Ref. No. Score Funding Recommendation

35 10 Lamar Community College

Replace Pumps, Controls, Valves, Campus Irrigation System, Ph 1 of 1 **\$525,000**

PROJECT DESCRIPTION / SCOPE OF WORK:

The irrigation system at LCC was installed around 1995. The cast iron piping has deteriorated and is leaking to a point that requires replacement. The isolation valves are non-functional and require replacement. The control systems for all 4 wells are inadequate and unreliable, require significant labor to service and keep online. The well casings are corroded and need to be thoroughly cleaned and inspected. Pumps are losing efficiency and need to be replaced. Wood fencing around the wells have rotted at ground level and need to be replaced with metal and concrete supports. LCC has 100 acre-feet of water available for pumping annually. Losing the irrigation system due to significant repairs and/or prolonged down time for repairs will result in diminished lawns and flower beds. A catastrophic failure in the system will require attaching the irrigation system to the city water supply.

This project will replace the submersible pumps and piping, install new above ground piping, install a new control system, install a new expansion tank, and replace the fencing.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$525,000	All Phases: Project Total:	\$525,000



Ref. No. Score Funding Recommendation

36 10 Arapahoe Community College
Replace HVAC Primary Equipment, Main Building, Ph 3 of 3 **\$1,473,641**

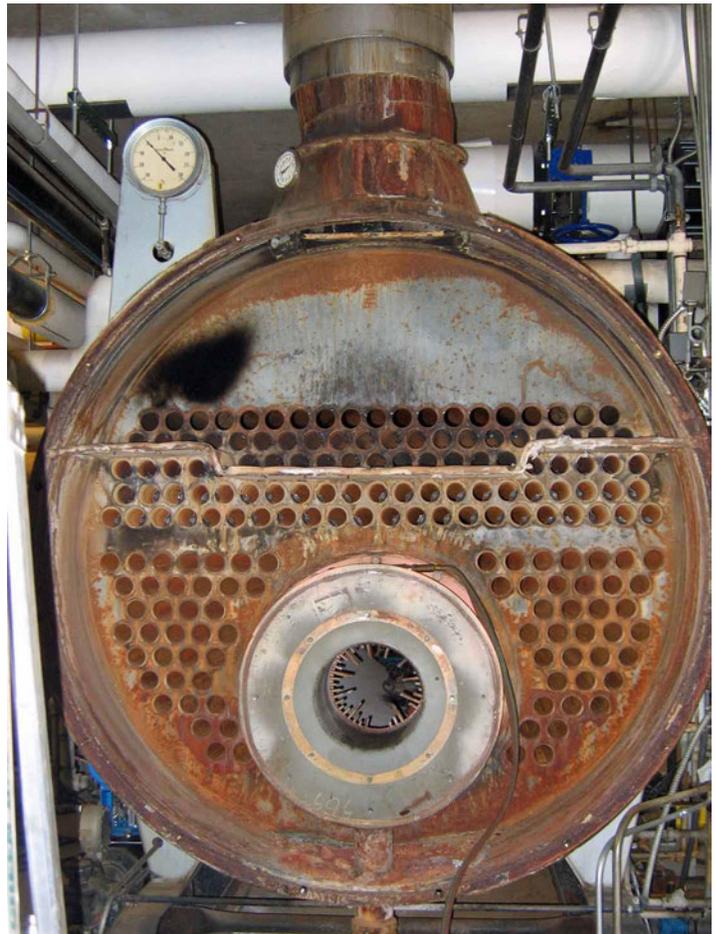
PROJECT DESCRIPTION / SCOPE OF WORK:

The Arapahoe Community College’s Main (HEAR0768) and Annex (HEAR0769) buildings have a common mechanical room that provides conditioned air and water for the HVAC equipment in these two buildings. The steam absorption chiller was manufactured in 1973. It was purchased as a used machine and installed in 1988 and refurbished in 2012. The chiller is beyond its life expectancy, parts are difficult to acquire, and is in jeopardy of failing. The cooling system does not have any redundancy and when it fails it will shut down the cooling system for the two buildings. The cooling tower that serves the chiller was installed in 1999 and is nearing the end of its life cycle. The cooling tower is inside the penthouse and should be relocated onto the roof as a package unit for ease of access. Other components associated with the chiller and tower are also in need of replacement. There are two steam boilers (B-1 and B-2). B-2 was replaced in 2008 and is in good condition. B-1 was manufactured in 1973, is the original boiler is failing, and because of its condition, is not a reliable backup boiler. Additionally, two large air handling units (AHU’s) need to be replaced with the boiler because of their age and condition.

Phase 1 replaced the chiller and associated equipment and will bring the room up to current needed capacity. Phase 2 replaced the cooling tower and equipment. Phase 3 will replace the B-1 boiler and associated AHUs.

PROJECT FUNDING:

Prior Phasing: 2020-078M19		Future Phasing:	
FY19/20: Ph 1: Chillers	\$1,692,460	Project Balance:	\$0
FY21/22: Ph 2: Cooling Towers	\$1,912,304		
Funded to Date:	\$3,604,764		
Current Phase:		All Phases:	
FY22/23: Ph 3: Boilers and AHUs	\$1,473,641	Project Total:	\$5,078,405



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Ref. No. Score **Funding Recommendation**

37 10 Department of Human Services

Replace Hydronic Valves, Southern District, Ph 2 of 2 **\$1,015,351**

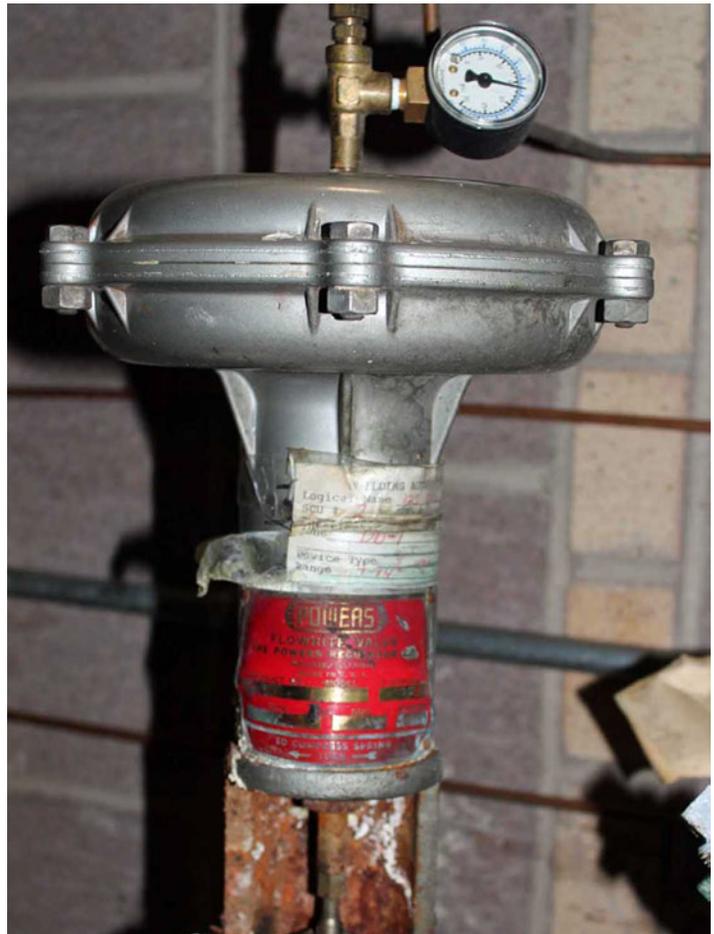
PROJECT DESCRIPTION / SCOPE OF WORK:

The Southern District has many facilities used to house and rehabilitate individuals for improved mental health. The existing hydronic equipment has degraded to a point where controls are no longer effective. The result is poor air control and increased energy use. Parts are no longer available and custom machining is required to replace parts. Existing supply air piping is failing which results in a difficult process to locate the problem and perform a subsequent repair. This project will replace all the pneumatic control valves with electronic actuated valves and controls.

This is a two-phase project to replace the control valves and pneumatic actuators at various locations due to the existing equipment's age. Phase 1 addressed the equipment at Building 121 (HSSH2892). Phase 2 will address the actuators at Building 119 (HSSH2890) and Building 120 (HSSH2891).

PROJECT FUNDING:

Prior Phasing: 2020-091M21		Future Phasing:	
FY21/22: Ph 1: Building 121	\$930,303	Project Balance:	\$0
Funded to Date:	\$930,303		
Current Phase:		All Phases:	
FY22/23: Ph 2: Buildings 119 and 120	\$1,015,351	Project Total:	\$1,945,654



Ref. No. Score Funding Recommendation

38 10 Front Range Community College

Replace Roof Top Units, South Roof, Westminster Campus, Ph 1 of 1 **\$830,000**

PROJECT DESCRIPTION / SCOPE OF WORK:

The automotive program (rooms C1560 and C1773) in the Main Building Offices and Classrooms (HEFR0750) at the Westminster campus has two Mixed Air Units (MAU) that are vintage 2000. They are at their end of life expectancy. The units offer joint combined heating and cooling and have had minor problems over the last 5 years. The last rebuild was completed 2 years ago but given the age and condition of the units the company indicated that the units are beyond repairing. Two years ago, the heat exchangers failed, resulting in the complete loss of heating capacity. During a particularly bad cold spell in the Fall 2020 semester, temperatures dipped to 35 degrees inside the automotive lab, requiring faculty and students to wear hats and gloves. The evaporative cooler intake leaks resulting in water leaks into the instructional space. The two MAUs serving the rooms C0764 and C0774 are barely functioning and present a health risk to students, staff and faculty that frequent these spaces. The two gas fired units are vintage 1997 and are at their end-of-life expectancy. These 25-year-old units are designed to offset heat loads created by the kitchen equipment. Both have a significant amount of corrosion and have experienced intermittent failures over the past 2 years, resulting in lack of heating. Most recently, last winter the failure caused pipes to freeze and burst over the Campus Security office located adjacent to the kitchen area.

This project will replace the four MAU with four like-for-like units that will utilize the same footprint and curbs on the roof. The project will also remove two non-functional evaporative coolers and associated gas piping and three high speed exhaust fans above the automotive rooms and will integrate the four new units in the campus' building automated system (BAS).

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$830,000	All Phases: Project Total:	\$830,000



Ref. No. Score Funding Recommendation

39 10 Colorado Community College System at Lowry

Replace Roof, Building 758, Ph 1 of 1

\$1,115,169

PROJECT DESCRIPTION / SCOPE OF WORK:

The existing roof on building 758 (HEOE9107) was constructed in 1969 and is an “unconventional” roof system referred to as an “upside-down roof”. According to the plans, this system has a 4-ply built-up roofing with modified bitmen base flashing installed first, then rigid foam insulation above that with ballast gravel on top of a filter fabric material. The exposed insulation around the perimeter of the roof is now growing plants and weeds which will eventually cause major problems in the 4-ply roofing system. There are numerous leaks that have been attempted to be repaired but have yet to be fully fixed. The roof drains are hard to keep clean and clear of leaves and dirt so they regularly get clogged. The insulation was originally installed at R-rating well below today’s standards and has become damaged and is almost nonexistent in places causing significant heat loss. There are currently no overflow drains which could cause structural problems if drains get clogged.

The project is a single phase, full replacement of the entire roof. The project includes tear off down to the roof decking, inspection of decking, and replacement of deck as needed. New insulation will be installed to bring the roof up to current or exceed current R-values to code. Fully adhered membrane roofing will be used for the roofing material and capped off by new flashing. All roof drains will be upgraded as necessary and overflow drains added.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$1,115,169	All Phases: Project Total:	\$1,115,169



Ref. No. Score Funding Recommendation

40 12 Colorado State University

Replace Pitkin Eastern Switchgear, Ph 1 of 1 **\$1,425,249**

PROJECT DESCRIPTION / SCOPE OF WORK:

The existing Pitkin electrical switching substation has two sections of switchgear. The east section was replaced in 2009. The west section is over 50 years old and has air blast breakers that are noted for catastrophic failure during an electrical system fault. The technology was phased out nearly 30 years ago and the breakers cannot be purchased anymore. If the switchgear failed it would cause one third of the electrical system on campus to be down, affecting mainly academic buildings on the east side of campus. Buildings would be down until temporary feeds could be installed. Even with temporary feeds, there would be no protection on the line and a failure could disrupt power all the way back to the city substation. It currently takes 6 months for delivery of new switchgear.

This project would replace the existing switchgear with new switchgear in the same location. Temporary switches would be installed to bypass the existing switchgear so the existing switchgear could be removed. A new foundation would be constructed and then the new switchgear would be installed. Once the new switchgear has been installed and tested the existing feeders would then be connected to breaker positions in the new switchgear.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	Project Balance:	\$0
Current Phase:		All Phases:	
FY22/23: Ph 1	\$1,425,249	Project Total:	\$1,425,249



Ref. No. Score Funding Recommendation

41 12 Department of Local Affairs - Fort Lyon

Emergency Generators, Buildings 6 and 8, Ph 1 of 1 **\$687,440**

PROJECT DESCRIPTION / SCOPE OF WORK:

Building 6 (GSCS0075) is the kitchen and dining facility for the entire Fort Lyon campus serving approximately 750 meals per day. The generator at Building 6 is not connected to, nor does it have the capacity to, power all of the required food storage refrigeration units. This situation was identified during a longer term power outage. Building 8 (GSCS0070) houses approximately 80 of the 230 total residents at Fort Lyon. During the power outage, it was determined that the main heat pumps are not on emergency power. The potential loss of food and the inability to provide food for approximately 250 persons could result in residents being relocated or leaving the program until full service could be resumed.

This project would replace both generators with new adequately sized units. The existing generators will be repurposed for other building needs on the campus.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$687,440	All Phases: Project Total:	\$687,440



Ref. No. Score Funding Recommendation

42 12 Pikes Peak Community College

Electrical Infrastructure Improvement, Rampart Range Campus, Ph 1 of 1 **\$1,115,826**

PROJECT DESCRIPTION / SCOPE OF WORK:

An assessment of the emergency campus electrical infrastructure for the Rampart Range campus (HEPP7679) was completed in 2017. The existing 50kW diesel powered generator serves both life safety and IT life safety loads such as the recently installed access control system. The capability of the existing generator is not sufficient to accommodate life safety systems, emergency lighting, or necessary mechanical systems to protect building against a prolonged winter power outage.

This project upgrades the generator to an 80kW diesel powered generator.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$1,115,826	All Phases: Project Total:	\$1,115,826



Ref. No. Score **Funding Recommendation**

43 12 Arapahoe Community College **\$1,885,584**
Fire Sprinkler System Expansion, Main Building, Ph 1 of 1

PROJECT DESCRIPTION / SCOPE OF WORK:

The Main Building (HEAR0768) is partially sprinklered. The sprinkler system is only located in select locations of the building, the library addition, the entirety of the third floor, the under-stage pit, the IT department’s server room, and the north entry lobby. These locations are the result of modifications or additions to the building since the original construction in 1974. There are several noted deficiencies in the Main Building. There are interior hallways where aluminum window framing and other non-rated glass assemblies have been utilized that do not meet code requirements. There are several rated doors that are being held open with floor stops. One of the biggest concerns of the College is to protect the people who visit and/or use their buildings. Partially sprinklered buildings can create a false sense of security for their occupants and can create confusion for fire fighters and first responders. There are additional noncompliance issues in the building.

The installation of a fire sprinkler system throughout the entire Main Building would resolve the noncompliance issues noted and the building will meet current code requirements. A fire sprinkler system will help ensure that occupants can safely evacuate in the event of a fire as well as possibly preventing the fire to breakout initially, protecting the property itself and limiting the damage potential.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$1,885,584	All Phases: Project Total:	\$1,885,584



Ref. No. Score Funding Recommendation

44 12 Pueblo Community College
Replace Fire Suppression and Notification Panel, Fremont Campus, Ph 1 of 1 **\$427,250**

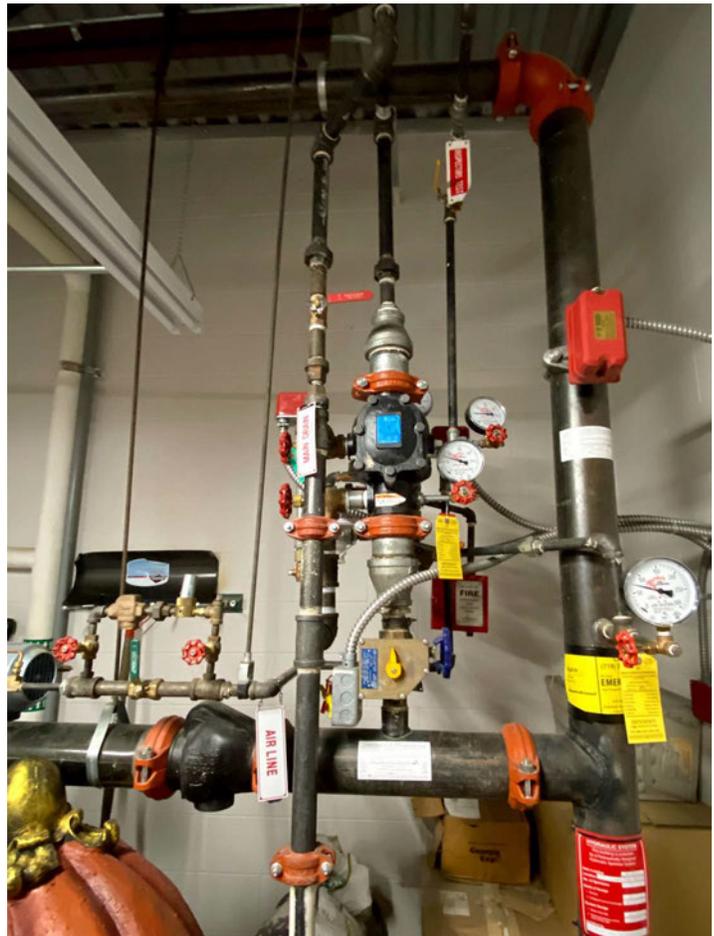
PROJECT DESCRIPTION / SCOPE OF WORK:

The existing fire suppression and notification panel is original to the Fremont Campus (HEPV9729) built in 2001. The fire system continues to require annual repairs to the backflow and valves to pass annual inspection. The notification panel requires updating due to age. The dry system has failed to operate along with air gauges needing replacement. The expected life span of a fire system is approximately 10 years.

This project will repair and replace components and upgrade the system to provide the required fire protection.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$427,250	All Phases: Project Total:	\$427,250



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Ref. No. Score **Funding Recommendation**

45 12 University of Colorado Boulder

Exterior Structural Repair, Hale Science, Ph 1 of 3

\$803,551

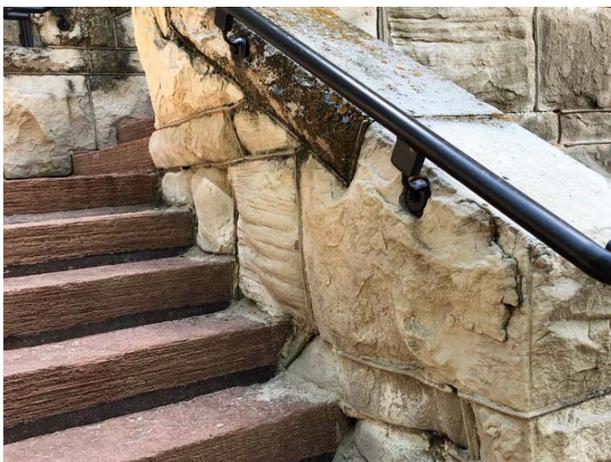
PROJECT DESCRIPTION / SCOPE OF WORK:

Historic Hale Science (UCB #235) built in 1894 has entrances located on four elevations of the building. The monumental entrance is on the north elevation at the center tower and features a ground level entrance that is flanked by two monumental stone stairs ascending to the upper landing at the 1st floor. An engineer was hired to access the sandstone and mortar deterioration. The deterioration has reduced the bearing area and structural stability of the sandstone above, undermining the structural support of multiple elements to detrimental levels. Given the level of deterioration, complete reconstruction of the L-shaped stairs and the north tower from below grade foundation through the top of the buff sandstone columns and piers is recommended.

Phase 1 will complete the design on the north entry and other areas of the building envelope with structural deterioration. Temporary shoring will be installed in the front entry to protect the entry from structural failure and aid in future construction it will include demolition of the above grade grand wrap around staircase, landings and its foundation. Phase 2 includes the complete reconstruction of the grand staircase including stair drainage elements and new lighting for the ground floor and upper level entries. Phase 3 of the project will address site issues including ADA entry repairs, reconstruction site stairs and walks, storm water drainage, site lighting, and tuckpointing on the main building structure. This phase will also install IBC compliant guard railing, handrails, and accessible pathways to and from the building's lower North Entry.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	FY23/24: Ph 2: Grand Staircase/Lighting	\$1,953,620
		FY24/25: Ph 3: Reconstruction/ADA, Other	\$397,012
		Project Balance:	\$2,350,632
Current Phase:		All Phases:	
FY22/23: Ph 1: Design/Temporary Shoring	\$803,551	Project Total:	\$3,154,183



Ref. No. Score Funding Recommendation

46 12 Front Range Community College
Replace Interior Mechanical System, Blanca Peak Building, Larimer Campus, Ph 1 of 1 **\$1,991,000**

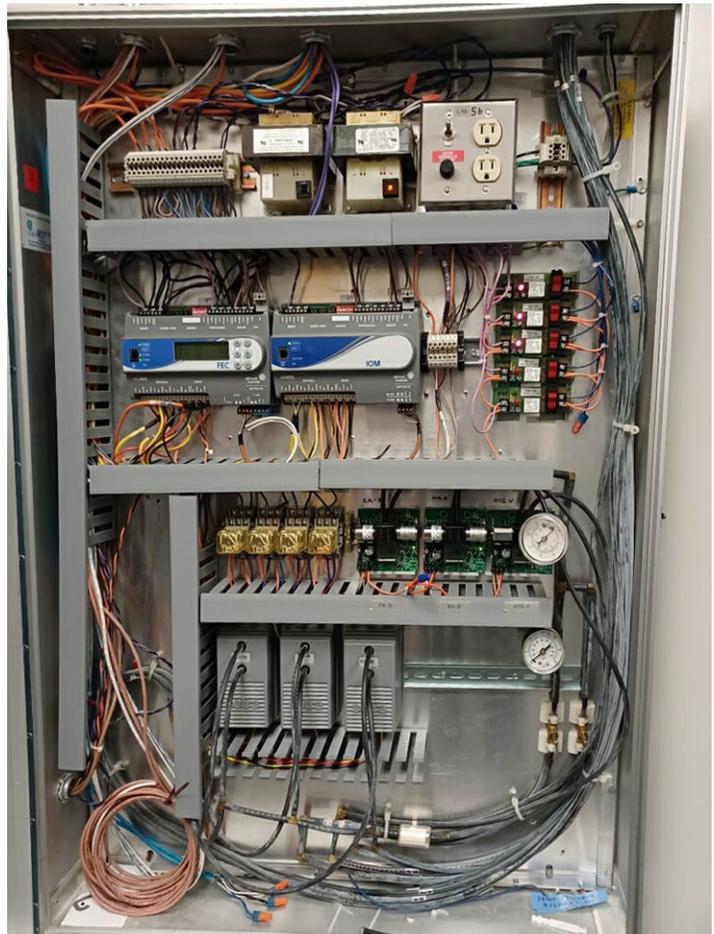
PROJECT DESCRIPTION / SCOPE OF WORK:

Blanca Peak (HEFR2002) is one of the oldest buildings on the FRCC Larimer Campus and is the second largest structure. The original building was constructed in 1972. The Blanca Peak Building is one of the primary academic buildings for Larimer Campus. It houses classrooms and laboratory space, Business, Arts and Letters, the Law Enforcement Academy, Veterinary Technology, Computer Commons, faculty offices and support spaces. Blanca Peak also houses the college's Larimer Campus main IT computer infrastructure, which also provides redundancy for the Westminster Campus IT infrastructure. The HVAC system is at end of life and loss of functional controls is making it very difficult to regulate temperatures in the building as well as three modular units and the bookstore storage building. There are three Rooftop Units (RTUs) that provide all ventilation air and cooling through approximately 50 fan powered terminal boxes. The Facilities staff receive an average of 3 hot-cold calls per week. The modular buildings and the bookstore storage building have building controls that are linked back to the main system in Blanca Peak. This project will update the wall mounted HVAC units and the associated controls for the three modular and the bookstore warehouse structures.

This project is focused on the replacement of the interior components of the HVAC system, including replacement of the FPB with Variable Air Volume (VAV) boxes, update controls and replace the boiler with a condensing type system. The anticipated total projects cost, including both the State CM money and Front Range Community College reserves is \$2,379,000. The College will add \$388,000 (FRCC) funds to specifically cover the replacement of the boiler system and associated infrastructure.

PROJECT FUNDING:

Prior Phasing:	CCF	FRCC	Future Phasing:	CCF	FRCC
Funded to Date:	\$0	\$0	Project Balance:	\$0	\$0
Current Phase:			All Phases:		
FY22/23: Ph 1	\$1,991,000	\$388,000	Project Total:	\$1,991,000	\$388,000



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Ref. No. Score **Funding Recommendation**

47 12 University of Colorado Denver
Replace Chiller, Fitzsimons Building, Ph 2 of 2 **\$1,742,483**

PROJECT DESCRIPTION / SCOPE OF WORK:

Fitzsimons Building (UCD #Q20) is a 1941 facility that has three 30-year old chillers that provide emergency cooling for critical process needs and for nearby animal vivarium, a facility with highly sensitive controlled environments that contain animals in a semi-natural condition used in medical research and education. Process cooling also supports critical campus electronic communication backbone for the entire campus. Critical systems include fire & life safety, University police security, building automation, and affiliated UC-Health patient records. Additionally, the network supports educational needs through video conferencing. These three units are unreliable, present on-going maintenance problems, and use phased-out and non-regulatory compliance R-22 refrigerant.

Phase 1 included piping distribution modifications to provide a looped system and water treatment upgrades. Phase 2 will remove and install three new high-efficient 280-ton water-cooled chillers to replace existing chillers.

PROJECT FUNDING:

Prior Phasing: 2021-049M21		Future Phasing:	
FY21/22: Ph 1: Modifications to Piping Loop	\$1,122,100	Project Balance:	\$0
Funded to Date:	\$1,122,100	All Phases:	
Current Phase:		Project Total:	\$2,864,583
FY22/23: Ph 2: Install 3 Chillers	\$1,742,483		



Ref. No. Score Funding Recommendation

48 12 Department of Personnel & Administration - Division of Capital Assets
Upgrade/Replace HVAC Systems, 690 and 700 Kipling Buildings, Ph 2 of 2 **\$1,741,938**

PROJECT DESCRIPTION / SCOPE OF WORK:

The HVAC system at 690 Kipling (GSCB0149) and 700 Kipling (GSCB6066) is comprised of central air handlers with fan powered VAV boxes that feed the perimeter offices and Moduline linear slot VAV diffusers that cool the central open office spaces. The existing VAV units are 33 years old. The Moduline fan powered VAV's have reached their end of useful life and need to be replaced. The Moduline model and its replacement parts are no longer produced. Maintenance staff are continually finding inoperable parts due to wear and are forced to set dampers at a fixed point making them non-responsive to space temperature demands. The Modulines are controlled locally based on duct static pressure are not connected to building's automated control (BAS) system.

This project will replace the fan powered VAV's units, the Moduline VAV's units, and install new branch ducts, new supply grilles, and new wall mount thermostats. All VAV's will get new controls that will tie into the BAS making it easier to manage the building for occupancy comfort, off-hour operations, and be more energy efficient. Phase 1 is 690 Kipling. Phase 2 is 700 Kipling.

PROJECT FUNDING:

Prior Phasing: 2019-087M21		Future Phasing:	
FY21/22: Ph 1: 690 Kipling	\$1,503,051	Project Balance:	\$0
Funded to Date:	\$1,503,051	All Phases:	
Current Phase:		Project Total:	\$3,244,989
FY22/23: Ph 2: 700 Kipling	\$1,741,938		



Ref. No. Score Funding Recommendation

49 12 Morgan Community College
Replace RTUs, Cottonwood, Aspen, Spruce Halls and Bloedorn Center, Ph 1 of 1 **\$1,153,423**

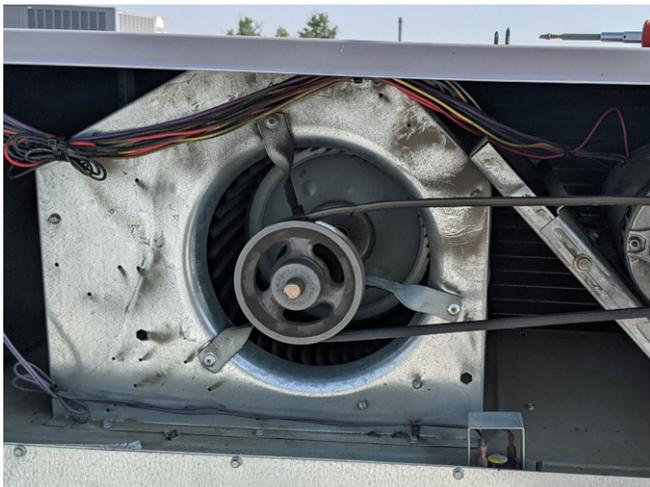
PROJECT DESCRIPTION / SCOPE OF WORK:

Cottonwood Hall (HEM00739) constructed in 1979, Aspen Hall (HEM00740) constructed in 1985, Spruce Hall (HEM00741) constructed in 1985, and Bloedorn Center (HEM00744) constructed in 1931 require Roof Top Unit (RTU) replacements. Several units have had major components replaced in last few years such as refrigerant compressors, electric fan motors and electronic circuit boards. These repairs have become costlier each year. These failures have resulted in uncomfortable learning environments for students and faculty and work environment for staff until repairs could be made. This requires an annual service agreement with a local contractor to provide emergency on-call repairs. Additionally, the R-22 refrigerant used in these units will be phased out in upcoming years. Replacing these units will ensure a safe, comfortable learning and working environment for students, faculty and staff. The replacement with more efficient units will also save on utility costs. Additionally, new units will significantly cut the cost of repairs and replacement of failed components. The facility will also be installing air filtration systems to help protect the staff and students by providing healthier environments.

This project will replace the 13 units. There are 6 units on Cottonwood hall, 3 units on Aspen hall, 2 units on Spruce hall, and 2 units on the Bloedorn Center.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$1,153,423	All Phases: Project Total:	\$1,153,423



Ref. No. Score **Funding Recommendation**

50 12 Department of Public Safety
Repairs/Upgrades to Mechanical, Electrical Systems, Ft Collins, Castle Rock, Ph 1 of 1 **\$1,142,004**

PROJECT DESCRIPTION / SCOPE OF WORK:

For both of these facilities, Ft. Collins (PSPA8337) and Castle Rock (PSPA1402) the HVAC systems have achieved their effective life cycle, are now failing and are inefficient compared to modern units. The HVAC damper motors have failed, the units' trip out, and replacement parts and control boards are difficult to source and procure. Condensers have been damaged by hail and storm debris causing damage to condenser fins. Air leakage within the ducting makes it hard to keep consistent comfort levels within the buildings. Lighting systems are high energy usage and have minimal to no occupancy control. The lights systems are mixture of lighting fixtures, including metal halide, fluorescent T12, T8, compact fluorescent, and incandescent.

This project will install modern HVAC equipment and will be controlled more effectively with a building automation system that can be remotely monitored and adjusted. Lighting within the office space and on the exterior of the office location will be standardized to LED with added occupancy controls to maximize energy savings.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$1,142,004	All Phases: Project Total:	\$1,142,004



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Ref. No. Score **Funding Recommendation**

51 12 Colorado Community College System at Lowry
Replace Chiller, Building 959, Ph 1 of 1 **\$526,570**

PROJECT DESCRIPTION / SCOPE OF WORK:

The chiller and associated pumps in Building 959 (HEOE9118) are from 2001. This model of chiller is no longer manufactured. Replacement parts are a minimum of four weeks out and are no longer manufactured. The one compressor was repaired in 2012 and the second compressor is now well beyond its expected life and a replacement compressor may not be available. Replacement of this equipment will greatly improve our ability to provide a comfortable building climate for our students. The chiller uses R-22 refrigerant which is no longer manufactured, is harmful to the environment, and expensive to replace should it be needed.

This is a single phase project to replace the chiller, pumps, and associated equipment and controls.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	Project Balance:	\$0
Current Phase:		All Phases:	
FY22/23: Ph 1	\$526,570	Project Total:	\$526,570



Ref. No. Score Funding Recommendation

52 12 Colorado Northwestern Community College

Repair/Replacement of Parking Lots and Adjacent Sidewalks, Rangely Campus, Ph 1 of 1 **\$971,078**

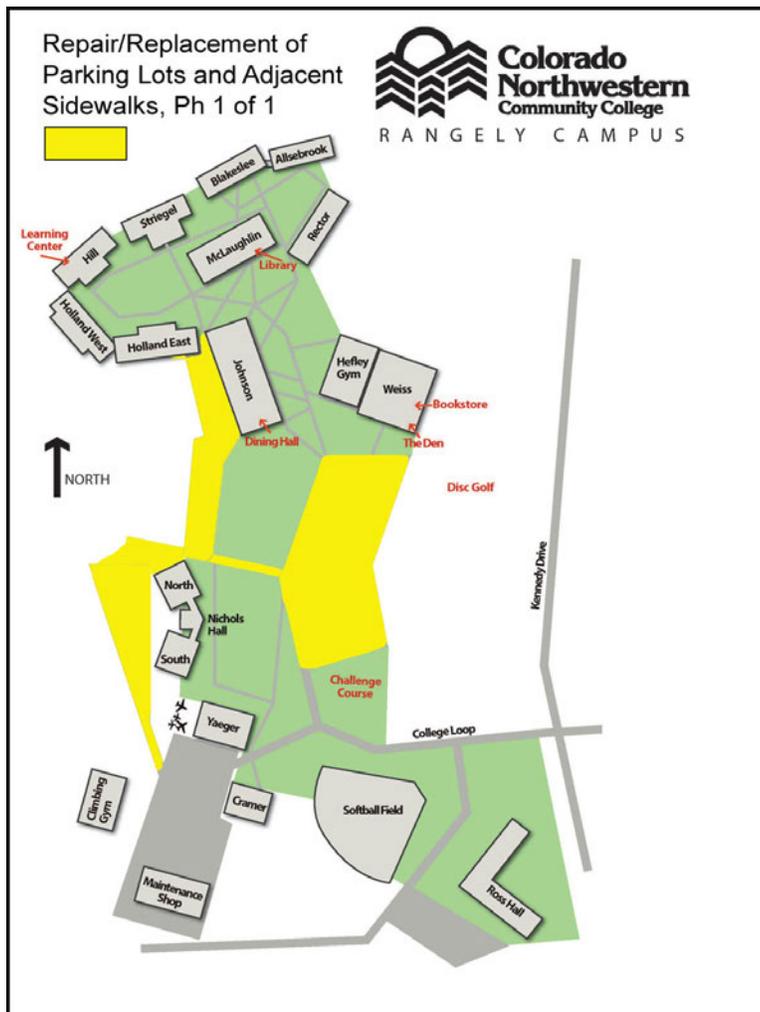
PROJECT DESCRIPTION / SCOPE OF WORK:

The parking lots on the Colorado Northwestern Community College (CNCC) Rangely Campus have problems with cracking, pot holes, deteriorated joints, and ADA code compliancy issues. Students and visitors who have accessibility issues find it difficult to traverse the parking lots due to these issues, along with slopes that do not meet code. Currently, there are no van accessible spaces that are suitable for patrons. Many of the parking lots do not have adequate drainage and lack erosion control measures. The structural failures within the parking lots have caused standing water resulting in ice in the winter months resulting in slips and falls.

This project will edge mill along all sidewalks near the parking lots, repair and level holes/cracks, mill and level spaces to meet ADA requirements, pour concrete curbing and gutters to provide adequate stormwater management and finally, overlay the lots with 2" asphalt. Once the asphalt is laid, the parking lots will require paint and striping to include spaces to be marked for regular parking, ADA spaces, fire lanes, and crosswalks.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$971,078	All Phases: Project Total:	\$971,078



Ref. No. Score Funding Recommendation

53 12 Colorado State University - Pueblo

Replace Campus Water Lines, Ph 3 of 3

\$924,495

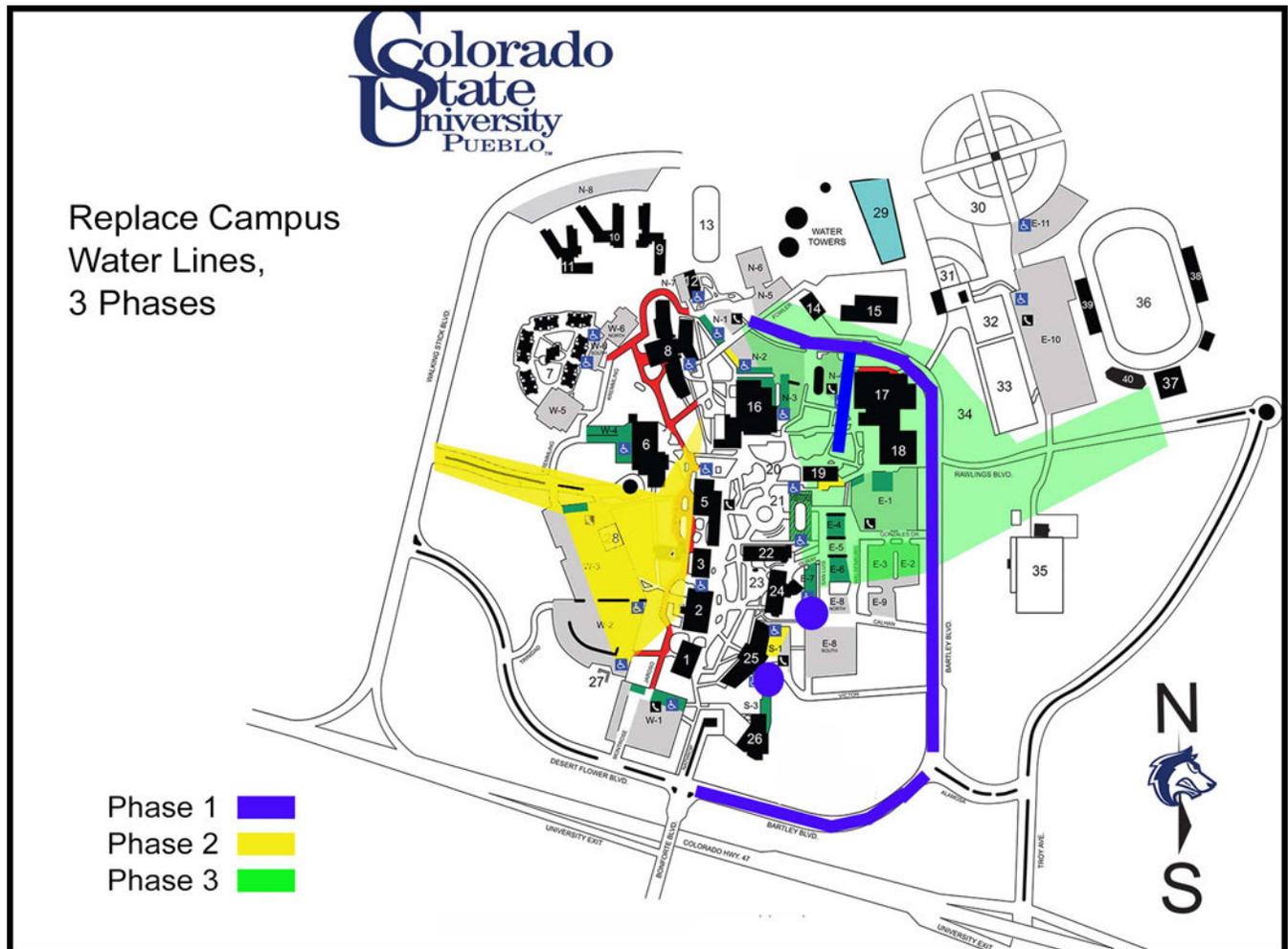
PROJECT DESCRIPTION / SCOPE OF WORK:

The CSU-Pueblo campus domestic and irrigation water lines are deteriorating and many of the existing isolation valves are inoperable. The irrigation lines do not have the capacity to effectively irrigate the campus landscaping. The system must operate 24 hours a day and does not cover all the necessary areas. For more efficient water management, the domestic and irrigation systems need isolation valves to better control water use, detect water leaks, maintain water pressure, and isolate portions of the campus main loop. The campus plans to reduce irrigation water usage by converting select areas to xeriscape planting and drip irrigation.

Phase 1 designed and replaced six deteriorating water main loop isolation valves and upsized 600 lineal feet of the main line west of Massari Arena. Phase 2 installed a new water main tap, distribution lines, and tie-ins at new backflow prevention devices from municipal service, to separate all irrigation on west campus areas from the domestic water main loop. Phase 3 will address the east campus area similar to Phase 2.

PROJECT FUNDING:

Prior Phasing: 2020-087M19		Future Phasing:	
FY19/20: Ph 1: Design and Indicated Items	\$900,680		
FY21/22: Ph 2: West Campus Lines	\$924,495		
Funded to Date:	\$1,825,175	Project Balance:	\$0
Current Phase:		All Phases:	
FY22/23: Ph 3: East Campus Lines	\$924,495	Project Total:	\$2,749,670



Ref. No. Score Funding Recommendation

54 14 Colorado School of Mines
Replace Hazardous Lab Controls, GRL, Ph 1 of 2

\$632,795

PROJECT DESCRIPTION / SCOPE OF WORK:

The General Research Lab Building (CSM #RL) houses labs and offices that support teaching and research endeavors. The labs have numerous fume hoods and flammable gas cabinets to contain hazardous materials including flammable liquids and gases, as well as, radiological isotopes. The ventilation controls, are over 20 years old and are no longer supported by the manufacturer. These controls need to be replaced in order to minimize the risk of exposure of students, faculty and staff to harmful materials used in the labs.

This two-phase project would replace existing controls with new DDC controls completing half the zones during the 1st phase and the remaining areas in Phase 2 in order to minimize disruption.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	FY23/24: Ph 2: Controls in ½ of Zones	\$597,468
		Project Balance:	\$597,468
Current Phase:		All Phases:	
FY22/23: Ph 1: Controls in ½ of Zones	\$632,795	Project Total:	\$1,230,263



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Ref. No. Score **Funding Recommendation**

55 14 Colorado State University
Upgraded Exterior ADA, Various Locations, Ph 1 of 1 **\$354,458**

PROJECT DESCRIPTION / SCOPE OF WORK:

The Resources for Disabled Students staff completed a report in 2019 that indicated multiple locations on CSU's main campus with identified Americans with Disabilities Act (ADA) accessibility issues. The deficiencies range from missing or inadequate sidewalks to curb cut ramps. A few locations have extremely difficult access routes that push people in wheelchairs out to the street and cause them to take a very circuitous route to the accessible building entrances.

Work includes repairs to existing ramps, adding ADA ramps as identified, repairing or replacing sidewalks, replacing asphalt to concrete, and adding pedestrian crossing signage. The map below identifies the 14 high priority intersections, ramps, sidewalks and other locations in need of improvement within this project.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	Project Balance:	\$0
Current Phase:		All Phases:	
FY22/23: Ph 1	\$354,458	Project Total:	\$354,458



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Ref. No. Score **Funding Recommendation**

56 14 Western Colorado University
Exterior Lighting Efficiency and Security Upgrades, Ph 1 of 1 **\$1,868,581**

PROJECT DESCRIPTION / SCOPE OF WORK:

The aging exterior lighting at Western Colorado University is inefficient and does not meet the security needs of a contemporary college campus. Use of high pressure sodium lamps created a need for near-constant lamp changes across campus as well as contributing toxic materials to the waste stream. The interior lighting in many campus buildings utilize non-energy efficient fluorescent lamps.

This single-phase project will address energy efficiency, obsolescence and security by replacing all exterior light fixtures, including pole lights and wall packs. New lights will be added where needed for security. Interior task lighting fixtures in academic buildings will be converted to LED fixtures.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	Project Balance:	\$0
Current Phase:		All Phases:	
FY22/23: Ph 1	\$1,868,581	Project Total:	\$1,868,581



Ref. No. Score Funding Recommendation

57 14 Colorado State University
Upgrade Foothills Underground Electric, Rampart Road, Ph 1 of 1 **\$1,995,242**

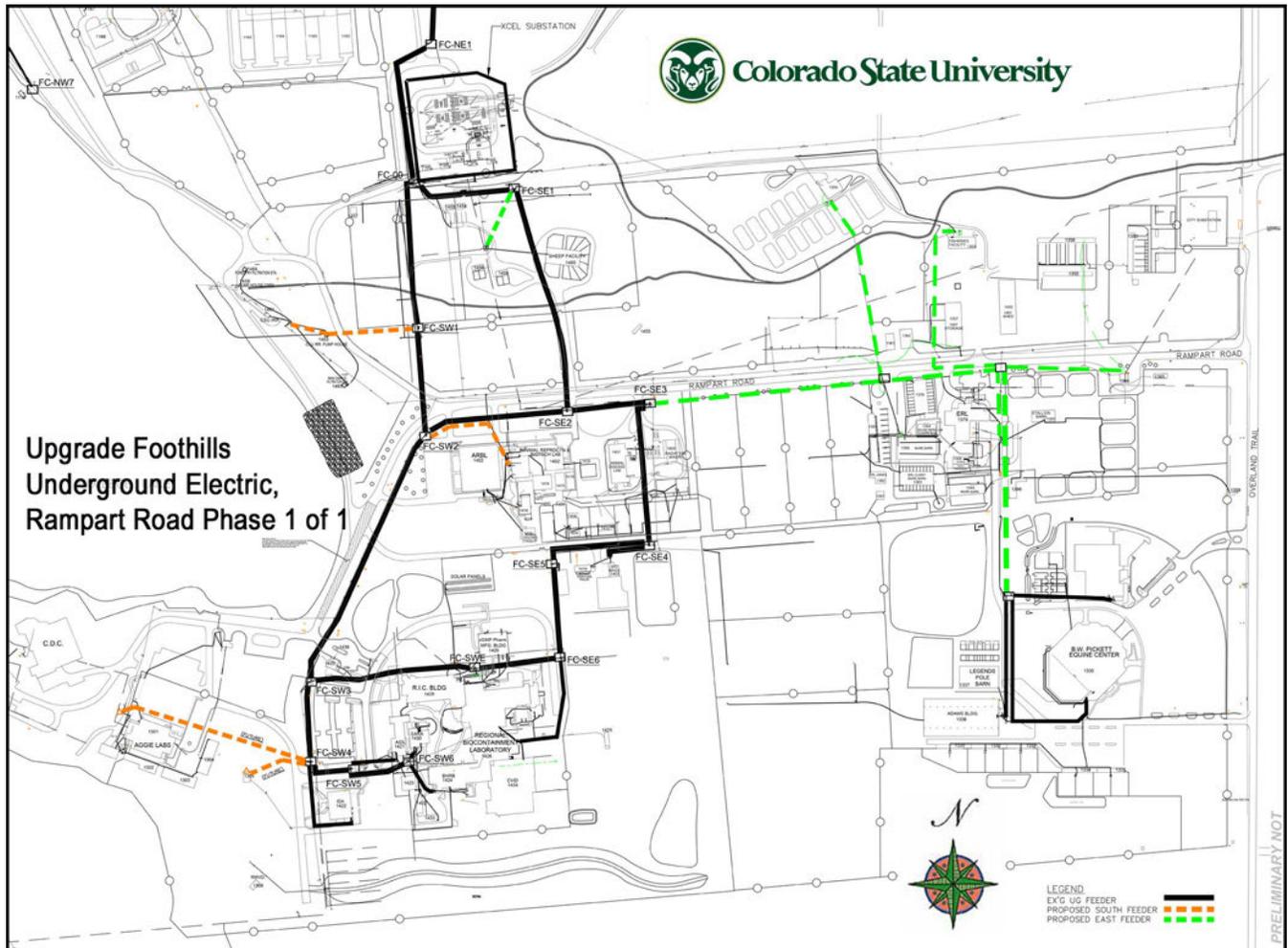
PROJECT DESCRIPTION / SCOPE OF WORK:

Electrical power reliability is critical to research at Foothills Campus. College Lake pump house (part of the electrical feed for this project) must be operational in order to filter water releases from College Lake for the invasive New Zealand Mud Snail. Hydraulics research could be delayed if College Lake was not capable of receiving the water. Overhead power lines at Foothills Campus are susceptible to power outages caused by animals, wind and inclement weather. An outage several years ago took over 5 hours to get back online, which is longer than uninterruptible power supply (UPS) and generator systems can provide backup capacity. Some electric poles on this line are over 50 years old, well past their life expectancy. XCEL built a new substation several years ago to improve the reliability of delivered power at Foothills Campus, but the overhead lines belong to CSU.

This project would replace 1850 L.F. of the existing 1/0 overhead 13.2 kV distribution line to 500 kcmil AL underground line along Rampart Road, east of Animal Disease Lab to Equine Research Lab. Replace 3055 L.F of overhead feeders to new #1 AL 13.2 kV distribution laterals to Fish Ponds, Fisheries, Maintenance, Equine Research Lab, Aggies Labs, College Lake Pump House and Sheep Barns.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$1,995,242	All Phases: Project Total:	\$1,995,242



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Ref. No. Score **Funding Recommendation**

58 14 University of Colorado Denver
Improve Heating System, Building 500, Ph 3 of 5

\$970,439

PROJECT DESCRIPTION / SCOPE OF WORK:

Building 500, now the Fitzsimmons Building, (UCD #Q20) is a 1941 facility that uses steam heat to address the perimeter heating needs (temperature loss through the exterior wall). Typical for older construction, steam convectors are installed below most windows and radiate heat. Temperature control is poor with a manually adjusted control valve at each unit. Steam service to this system is activated seasonally and is turned off in the summer. Environmental control is poor and occupant complaints are frequent. Additionally, the old steam and condensate piping is very old with extensive corrosion and numerous leaks. Water damage is a frequent problem. Under each window (approx. quantity of 766), the convector unit will be removed, along with the steam piping and capped off. Air duct modifications are required to install new air terminals with hot water reheat coils in each affected room. New hot water piping will be installed for the new coils. Automatic control improvements will also be added.

Phase 1 included Ground Floor and Heat Exchangers in North Wing & 1st West Area. Phase 2 included 1st Floor and Heat Exchangers in East Wing. Phase 3 includes 2nd Floor and Heat Exchangers in Upper North Wing. Phase 4 work includes the 4th Floor, 5th Floor, and 8th Floor. Finally, Phase 5 will complete the 6th Floor and 7th Floors.

PROJECT FUNDING:

Prior Phasing: 2019-073M19		Future Phasing:	
FY19/20: Ph 1: Ground Floor (51 Units)	\$727,427	FY23/24: Ph 4: 4th, 5th, 8th Flrs. (178 Units)	\$1,058,730
FY21/22: Ph 2: 1st Floor (78 Units)	\$821,737	FY24/25: Ph 5: 6 th , 7th Floors (85 Units)	\$555,506
Funded to Date:	\$1,549,164	Project Balance:	\$1,614,236
Current Phase:		All Phases:	
FY22/23: Ph 3: 2nd floor (130 Units)	\$970,439	Project Total:	\$4,133,839



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Ref. No. Score **Funding Recommendation**

59 14 Department of Human Services
Repair/Replace HVAC and Mechanical Equipment, ZPYSC, PYSC, SCYSC, Ph 2 of 2 **\$1,016,426**

PROJECT DESCRIPTION / SCOPE OF WORK:

The DHS youth services centers house individuals under the age of 18 for rehabilitative purposes. Mechanical equipment in both Zebulon Pike (ZPYSC) and Pueblo Youth Service Centers (PYSC) are from original construction in the 1980s. The Spring Creek (SCYSC) facility has original mechanical equipment from the original construction date of 1997. The mechanical equipment is starting to fail with increasing frequency and the equipment is reaching the end of its useful life.

Phase 1 included the replacement of all original hydronic equipment, and support equipment, high-efficiency pumps, water heaters, expansion tanks and hydronic control valves at Zebulon Pike (HSZE2841) (pictured below) and at the Pueblo Youth Service Center, (HSPY2838) and (HSPY2837). Phase 2 will address the Spring Creek facility (HSYS8161) and will replace the existing air-cooled chiller that provides central cooling for the facility. New electrical disconnects will also be replaced with code-compliant gear for all pumping and powered systems.

PROJECT FUNDING:

Prior Phasing: 2019-074M21		Future Phasing:	
FY21/22: Ph 1: ZPYSC and PYSC	\$1,575,149	Project Balance:	\$0
Funded to Date:	\$1,575,149		
Current Phase:		All Phases:	
FY22/23: Ph 2: SCYSC	\$1,016,426	Project Total:	\$2,591,575



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Ref. No. Score **Funding Recommendation**

60 14 Colorado Mesa University
Upgrade HVAC, BAS, and Security Systems, Wubben and Health Sciences, Ph 2 of 2 **\$193,975**

PROJECT DESCRIPTION / SCOPE OF WORK:

Because of the increasing use of information technology, the server rooms in Wubben Science Building (CMU #220) and the Health Sciences Building the cooling units are at capacity. These rooms house the building automation systems that control the security, building HVAC and other critical building functions. Because of the increased heat load, the buildings are at risk of critical equipment failure.

Phase 1 added two 10-ton air conditioning units to the Wubben Hall Server room. Phase 2 would add one 7-ton air conditioning unit to the Health Sciences Server room.

PROJECT FUNDING:

Prior Phasing: 2022-047M21		Future Phasing:	
FY21/22: Ph 1: Two 10-Ton Units	\$182,435	Project Balance:	\$0
Funded to Date:	\$182,435	All Phases:	
Current Phase:		Project Total:	\$376,410
FY22/23: Ph 2: One 7-Ton Unit	\$193,975		



Ref. No. Score Funding Recommendation

61 14 Department of Military and Veterans Affairs

Roof Replacement and Site Security Upgrades, Joint Forces Headquarters, Ph 1 of 2 **\$662,985**

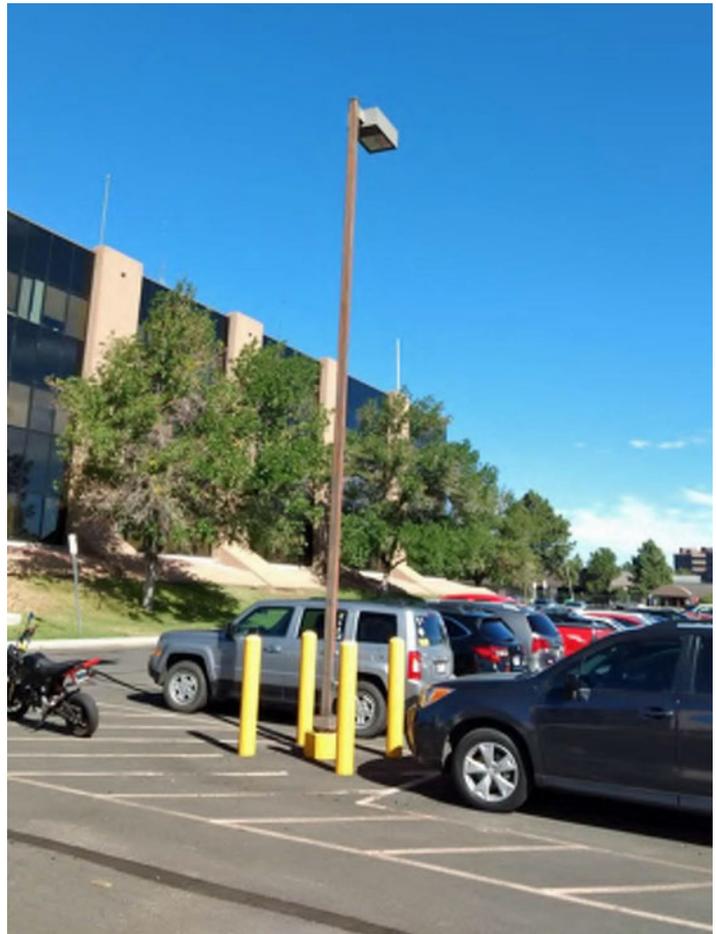
PROJECT DESCRIPTION / SCOPE OF WORK:

The security lighting at the 7.8 acre Joint Forces Headquarters facility (JFHQ) is outdated and no longer complies with current Anti-terrorism/Force Protection (AT/FP) requirements. Light pole spacing, base height, fixture type, and exterior building wall fixtures are all out of compliance. The unacceptable lighting levels are creating a security and safety concern for employees and visitors. The site is fully enclosed in security fencing. There are three buildings on the site: a one-story Armory (MANG6149), a 2-story administration building (MANG6021), and a 3-story administration building 248 (MANG0918). The Privately-Owned Vehicles (POV) parking is located adjacent to the buildings. Up to 300 employees could be working at JFHQ on a single day. In addition, the Building 248 roof is leaking but testing with infra-red was inconclusive as to the cause. The roof is also experiencing some age related items; re-application of sealant, pitch pans needing additional roof cement, roof hardware being re-secured. With Building 268 the roof report indicates there is some damaged flashing and coping caps that need to be repaired and several flashing/flashing corners needs sealant re-applied.

In Phase 1 the existing HID fixtures will be replaced with new LED lighting fixtures. The poles and concrete bases will be removed and new bases provided. Approximately forty new pole mounted fixtures will be required. The new fixtures shall be connected to new site lighting circuits originating in the closest building. Light trespass shall be minimized based on LEED principles. Phase 2 will replace both roofs on Buildings 248 and 268 with a new insulated EPDM roof system including flashing, mechanical equipment curbs and roof drains. Where applicable, concrete splash blocks will be placed to property drain water away from the buildings. DMVA receives Federal Funds (FF) to support the construction of this project.

PROJECT FUNDING:

Prior Phasing:	CCF	FF	Future Phasing:	CCF	FF
Funded to Date:	\$0	\$0	FY23/24: Ph 2: Roofs	\$487,106	\$487,106
			Project Balance:	\$487,106	\$487,106
Current Phase:			All Phases:		
FY22/23: Ph 1: Security Lights	\$662,985	\$662,985	Project Total:	\$1,150,091	\$1,150,091



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CONTROLLED MAINTENANCE PRIORITIZED PROJECT LIST AND DESCRIPTIONS

Ref. No. Score **Funding Recommendation**

62 15 University of Colorado Denver
Upgrade Electrical Systems, CU Denver Building, Ph 2 of 2 **\$1,209,056**

PROJECT DESCRIPTION / SCOPE OF WORK:

The CU Denver Building (1250 14th Street) was constructed in 1977 and most of its mechanical and electrical systems are original to construction, and greatly in need of replacement. The existing systems are very inefficient when compared to current technology, and reliability is of grave concern. The risk of building loss of use due to major system failure is significant.

Phase 1 upgraded the main electrical service distribution, including connecting the elevators to the emergency generator. Phase 2 will replace lighting and mechanical panel boards and general power panel boards.

PROJECT FUNDING:

Prior Phasing: 2022-042M21		Future Phasing:	
FY21/22: Ph 1: Main Electric Service	\$1,321,872	Project Balance:	\$0
Funded to Date:	\$1,321,872		
Current Phase:		All Phases:	
FY22/23: Ph 2: Light/HVAC Electric Panels	\$1,209,056	Project Total:	\$2,530,928



Ref. No. Score **Funding Recommendation**

63 15 Department of Personnel & Administration - State Capitol Building

Replace Short Tunnel Roof, Ph 1 of 1 **\$1,794,236**

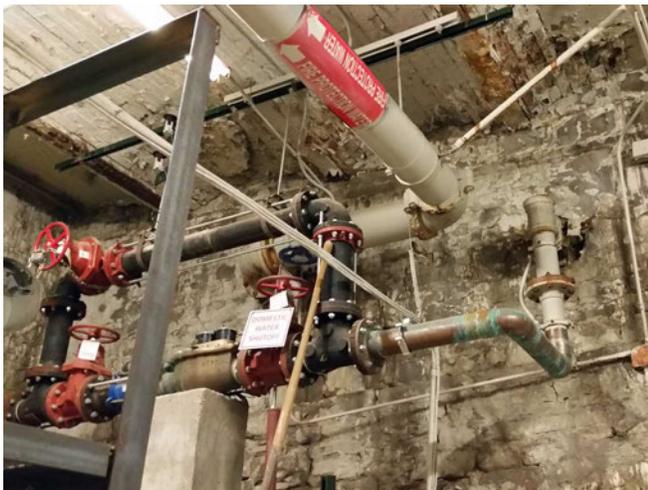
PROJECT DESCRIPTION / SCOPE OF WORK:

During recent construction/utility work at street level, the concrete cap over a vaulted utility room below grade was penetrated. The condition of the existing concrete cap, adjacent barrel vaulted ceilings, and masonry walls of the room and surrounding tunnel were investigated. While the overall condition and structural integrity of the masonry wall and ceiling are stable, some notable cracks in the masonry, missing masonry, staining and paint failure is evidence of water infiltration. The water infiltration has caused electrical outlets to be abandoned and needs to be addressed to curtail further damage to the structure. The fire lines and utility lines that service the capitol run through this tunnel. Chilled water, steam, communications and electrical feeds could all be compromised if the lid continues to leak. If the tunnel lid fails, the south access to the State Capitol Building (GSCB0137) will be closed and if the fire lines are compromised then the State Capitol will be closed.

This project will provide a new concrete cap and waterproofing over the existing tunnel and vault ceiling. The existing brick walls will be evaluated and replace or reinforce as needed with concrete footings and columns. The finish in the vault will be restored. This will help protect the spaces below from water infiltration and future damage.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$1,794,236	All Phases: Project Total:	\$1,794,236



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CONTROLLED MAINTENANCE PRIORITIZED PROJECT LIST AND DESCRIPTIONS

Ref. No. Score **Funding Recommendation**

64 15 Department of Corrections

Roof Replacement, Program and Support Buildings, TCF, Ph 1 of 1 **\$1,991,473**

PROJECT DESCRIPTION / SCOPE OF WORK:

The Trinidad Correctional Facility (TCF) houses 500 offenders in a Level II facility. The original bitumen roofing systems on both the Programs (COTR 9343) and Support Buildings (COTR 9342) are now at the end of their useful life and require replacement. The existing roof system lacks a sufficient slope for proper drainage, requires extensive maintenance, has developed leaks which are causing damage to wall finish and equipment, and causes disruption of operations and program activities.

This project provides a new roofing system for the Programs and Support Buildings that will be installed in one phase and is based on a bitumen roof system over an R-30 tapered insulation system with additional crickets between drains in order to meet the drainage and energy requirements of current building codes.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	Project Balance:	\$0
Current Phase:		All Phases:	
FY22/23: Ph 1	\$1,991,473	Project Total:	\$1,991,473



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Ref. No. Score **Funding Recommendation**

65 15 Pueblo Community College
Repair Exterior Walls, GATC Building, Pueblo Campus, Ph 1 of 1 **\$1,371,505**

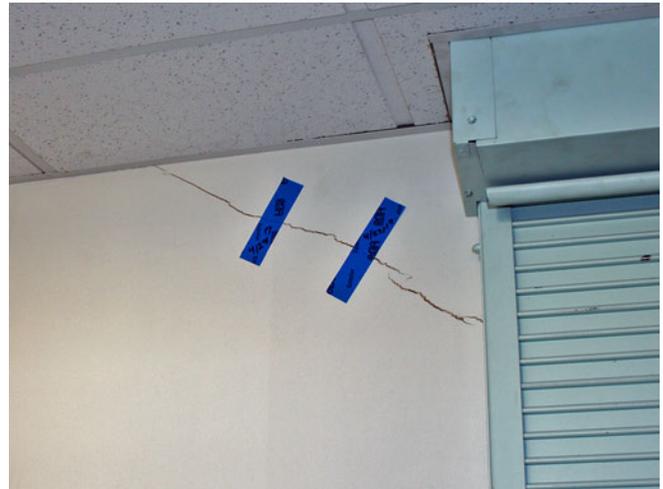
PROJECT DESCRIPTION / SCOPE OF WORK:

The Gorsich Advanced Technology Center (HEPV8120) has significant cracking in the building’s exterior walls on both interior and exterior faces caused by differential movement in the building’s foundation along the eastern portion of the building. There is one area where there is evidence that failures in the have occurred where the roof deck meets the eastern exterior wall. The extent of foundation damage/failure will not be evident without some destructive investigation by a design professional. The worse-case scenario is that a portion of the building’s foundation will need to be augmented and/or reconstructed. The building has already undergone mud-jacking in the past in an attempt to correct the problem with minimal results.

This request would repair all failures in the exterior walls and roof membrane to ensure that no further moisture infiltration occurs in the building.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$1,371,505	All Phases: Project Total:	\$1,371,505



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CONTROLLED MAINTENANCE PRIORITIZED PROJECT LIST AND DESCRIPTIONS

Ref. No. Score **Funding Recommendation**

66 16 Pikes Peak Community College
Replace Chiller, Pumps and Ancillary Components, Rampart Range Campus, Ph 1 of 1 **\$1,773,750**

PROJECT DESCRIPTION / SCOPE OF WORK:

The chiller is original to the Rampart Range Campus Main building (HEPP7679) construction in 1998. The chiller is old and past its functional lifespan. Repairs are becoming more expensive and frequent due to age, and with no redundancy, leaving the building with the possibility of no ability to cool the building in the event of a failure.

This is a one phase project that will include engineering costs and installation of a new magnetic bearing chiller, redundant chiller, pumps, to include redundant pumps, ancillary items, and controls.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	Project Balance:	\$0
Current Phase:		All Phases:	
FY22/23: Ph 1	\$1,773,750	Project Total:	\$1,773,750



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Ref. No. Score **Funding Recommendation**

67 16 Colorado Community College System at Lowry
Upgrade HVAC, Building 849, Ph 1 of 1 **\$928,928**

PROJECT DESCRIPTION / SCOPE OF WORK:

The chiller and associated pumps in Building 849 (HEOE9109) are from 1999. This model of chiller is no longer manufactured. Replacement parts are a minimum of four weeks out and are no longer manufactured. One compressor was replaced in 2013, the second compressor is now well beyond its expected life and a replacement compressor maybe difficult to purchase. Replacement of this equipment will greatly improve the ability to provide a comfortable building climate. The chiller uses R-22 refrigerant which is no longer manufactured, is harmful to the environment, and expensive to replace if lost. The boiler is at the end of it useful life as well and is starting to have significant maintenance issues. The boiler is a steam boiler and is not efficient.

This is a single phase project to replace the chiller, boiler, pumps, and associated equipment and controls.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	Project Balance:	\$0
Current Phase:		All Phases:	
FY22/23: Ph 1	\$928,928	Project Total:	\$928,928



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CONTROLLED MAINTENANCE PRIORITIZED PROJECT LIST AND DESCRIPTIONS

Ref. No. Score **Funding Recommendation**

68 18 Department of Education - Colorado School for the Deaf and Blind
Repair the Parapet Walls, Industrial Building, Ph 1 of 1 **\$350,000**

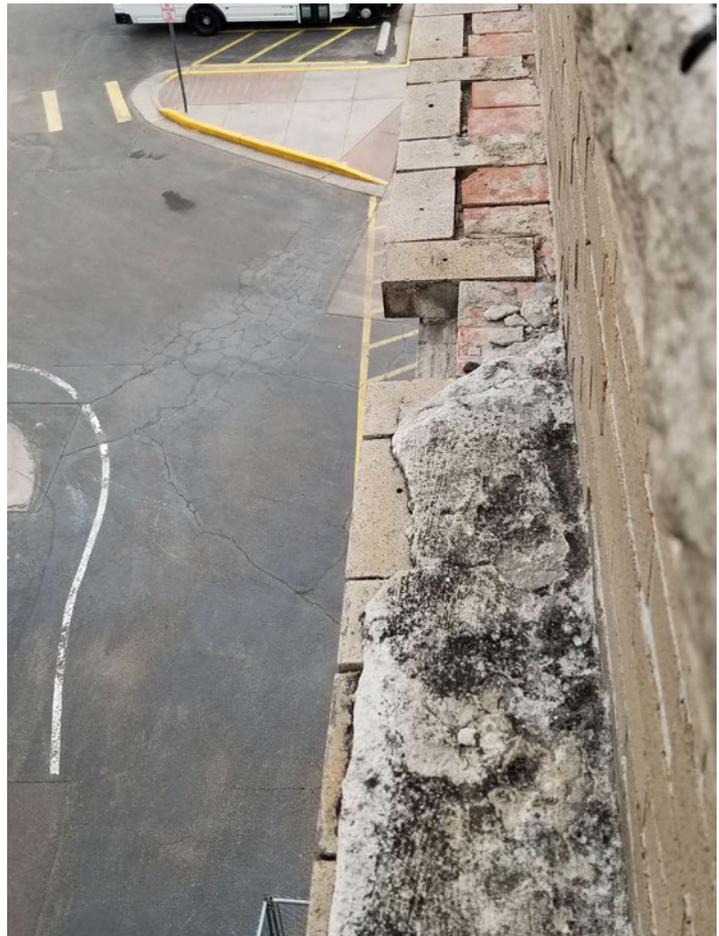
PROJECT DESCRIPTION / SCOPE OF WORK:

The masonry parapet of the Industrial Building (EDDB2609) has degraded to the point that freeze thaw cycles are loosening bricks which then fall away from the building.

This single phase project will reset loose masonry and ledges and tuck-point the mortar joints.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$350,000	All Phases: Project Total:	\$350,000



Ref. No. Score Funding Recommendation

69 18 Colorado State University **\$326,040**
Rehabilitation Irrigation Wells, SLVRC, Ph 1 of 1

PROJECT DESCRIPTION / SCOPE OF WORK:

The San Luis Valley Research Center (SLVRC) is an agricultural research farm established in 1940, located near Center, CO. The principal research activities are focused on growing potato varieties adaptable to the region. Potato research include potato breeding, disease, pest studies, and seed certification. The cropland is irrigated by well water. Each irrigation well is specifically decreed for both how and on what land the water can be used, with senior water rights that make them priceless. The wells were renovated in the late 70s and after more than 40 years the water flow has decreased. Previous dry years depleted the aquifer and this lowered the water table possibly below the well casing depth, which likely had an impact on the current poor condition of the well casings.

The Center engaged a consultant to test the wells and provide recommendations to improve water flow. The consultant recommendations included the north well will require the casing to be relined and the replacement of pumping equipment. The south well is misaligned and cannot be relined. It will need to be completely redrilled and new pumping equipment provided. The new well would be drilled into the same unconfined aquifer where the current well is drilled according to the permit.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	Project Balance:	\$0
Current Phase:		All Phases:	
FY22/23: Ph 1	\$326,040	Project Total:	\$326,040



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Ref. No. Score **Funding Recommendation**

70 18 University of Colorado Denver

Repair Exterior Curtain Wall, Academic Office Building 1, Ph 1 of 2

\$1,505,441

PROJECT DESCRIPTION / SCOPE OF WORK:

The Academic Office (UCD #L15) is experiencing water intrusion through the curtain wall causing occupant disruption. These deficiencies must be corrected to insure the integrity of the building envelop system. The initial focus will be on the area where the curtain wall meets interior walls. The repair includes the removal of trim covers and pressure plates to locate and install missing seals. In some cases, removing glass units to apply sealant to glazing corners and to install missing seals at joints between horizontal and vertical mullions.

This two-phase project will work in vertical sections accessible from the exterior.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	FY23/24: Ph 2: Curtain Wall	\$1,505,441
Current Phase:		Project Balance:	\$1,522,271
FY22/23: Ph 1: Curtain Wall	\$1,505,441	All Phases:	
		Project Total:	\$3,027,712



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Ref. No. Score **Funding Recommendation**

71 18 Department of Human Services **\$1,966,852**
Refurbish Ash Conveyor System, Heat Plant, CMHIP, Ph 2 of 2

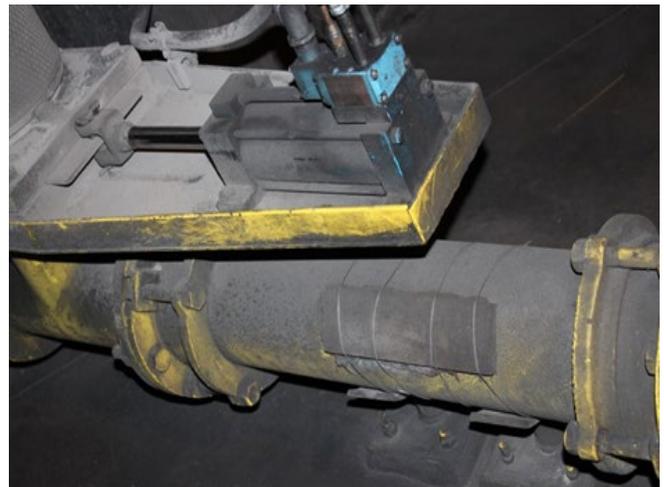
PROJECT DESCRIPTION / SCOPE OF WORK:

The Central Heating Plant (HSSH6063) at CMHIP provides heat to multiple buildings on the campus. The coal-fired system was placed in service in 1988 and has suffered multiple failures over the years due to the abrasive and corrosive material being conveyed. Most of the system is degraded enough to make it extremely difficult to maintain the vacuum required for movement of ash to the ash storage silo.

This project will replace the system that pneumatically removes bottom ash, fly ash and soot from the two coal-fired boilers. This includes the top walk-in bag removal of the intermittent vacuum pack, silo bin vent filter, ultra-flo mixer with steel trough, an 18" rotary vane feeder, cylinder-operated silo discharge gate, 4-clinker grinder and other related system components. The project will also integrate into the existing control system for the entire plant. This will ensure continual operation with minimal interruptions. Phase 1 included replacement of all ash piping, ash valves, and ash grinders. Phase 2 will replace the blower, ash conditioner, valves, particle separator, piping, and valves.

PROJECT FUNDING:

Prior Phasing: 2019-097M21		Future Phasing:	
FY21/22: Ph 1: Piping, Valves, Grinders	\$1,860,384	Project Balance:	\$0
Funded to Date:	\$1,860,384	All Phases:	
Current Phase:		Project Total:	\$3,827,236
FY22/23: Ph 2: Blowers, Valves, Separator	\$1,966,852		



Ref. No. Score Funding Recommendation

72 18 Department of Human Services

Replace Roofs, Five Buildings, CMHIFL, Ph 2 of 3

\$1,733,905

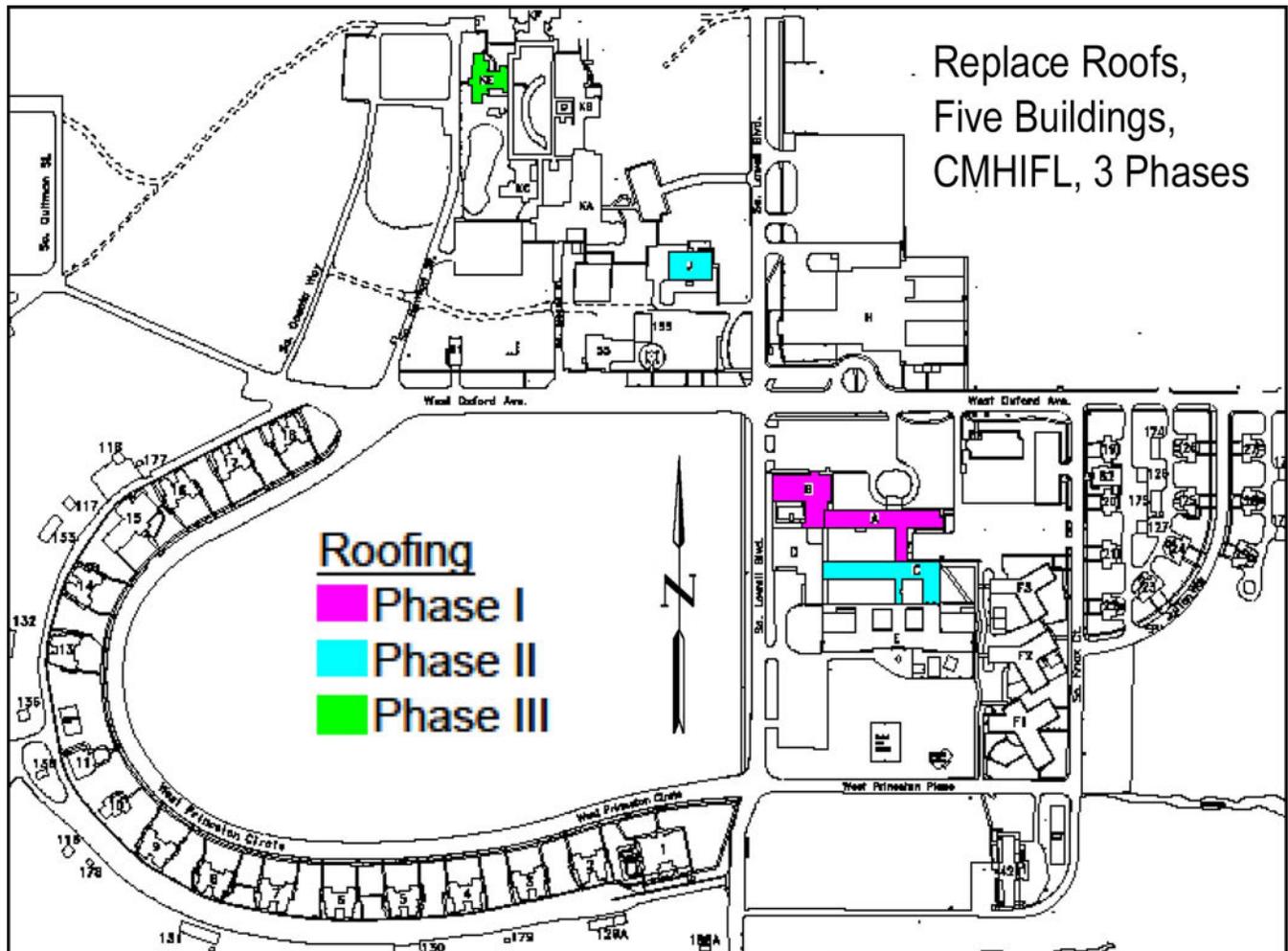
PROJECT DESCRIPTION / SCOPE OF WORK:

The Mental Health Institutes at Fort Logan (CMHIFL) contains many buildings that are used for mental health treatment and rehabilitation. This project will address deteriorated roofing in three phases at five buildings on the Ft. Logan campus. The existing roofing has been repaired many times and the roofing systems are beyond the useful life of 25 years. In 2004 a roofing consultant prepared an analysis and phasing program with recommendations for repairs and replacement.

Phase 1 replaced the Built Up Roofing (BUR) on buildings A (HSFL1009) and B (HSFL1010) with a new BUR roofing system. Phase 2 will replace the BUR roof systems on building J plant (HSFL1018) and the BUR and modified bitumen roofing system on C (HSFL1011) with a new BUR roof system. Phase 3 will replace the BUR roof system on the KE building (HSFL1022) with new tapered insulation, and a new BUR roof system.

PROJECT FUNDING:

Prior Phasing: 2019-099M21		Future Phasing:	
FY21/22: Ph 1: Buildings A and B	\$1,812,524	FY23/24: Ph 3: Building KE	\$581,233
Funded to Date:	\$1,812,524	Project Balance:	\$581,233
Current Phase:		All Phases:	
FY22/23: Ph 2: Buildings C and J	\$1,733,905	Project Total:	\$4,127,662



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Ref. No. Score **Funding Recommendation**

73 18 University of Northern Colorado

Replace Roof, Butler Hancock, Ph 1 of 1 **\$1,429,785**

PROJECT DESCRIPTION / SCOPE OF WORK:

The Butler Hancock building roof has 9 parts varying in age from 21 to 9 years of old. This project would replace the older sections and repair any aging areas with a fully adhered EPDM ((ethylene propylene diene terpolymer) rubber roofing system.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$1,429,785	All Phases: Project Total:	\$1,429,785



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Ref. No. Score **Funding Recommendation**

74 18 Department of Human Services

Roof Replacement at Platte Valley, Ph 1 of 2 **\$1,382,405**

PROJECT DESCRIPTION / SCOPE OF WORK:

The roofs at Platte Valley (HSYS8160) are original to the 1997 buildings. The built-up roofing assemblies (BUR) are failing and need full replacement. Building 100 is a metal roof and requires investigation to confirm whether it needs to be repaired or replaced. This facility houses youth services residents and provides program support for detained and committed youth.

Phase 1 will design and replacement of half of the BUR roofs and rework or replace the metal roofing on the administration building. Phase 2 will design and replacement of the remaining sections of BUR roofing area.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	FY23/24: Ph 2: Finish Roof Work	\$955,118
Current Phase:		Project Balance:	\$955,118
FY22/23: Ph 1: Design and ½ Roofs	\$1,382,405	All Phases:	
		Project Total:	\$2,337,523



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Ref. No. Score **Funding Recommendation**

765 18 Department of Military and Veterans Affairs
Roof Replacements at Fort Collins, Watkins, and Aurora Readiness Centers, Ph 1 of 2 **\$597,808**

PROJECT DESCRIPTION / SCOPE OF WORK:

The Fort Collins Readiness Center (MANG0933) is a 12,729 square foot building with three roof decks and different roof systems. Repairs are needed on Deck 1 and a complete replacement of Deck 2. Deck 3 is on an addition constructed in 2006 and is in good condition. The Drill Hall clearstory windows are in need of sill flashing and caulk to prevent water infiltration. There are current roof leaks into the main hallway corridor and classroom #111. A visual inspection of the roof indicated ponding (standing) water at most of the roof drains. The Watkins Readiness Center (MANG4891) has a total roof area of approximately 40,000 SF. The high Drill Hall roof, Deck 1, was replaced in 2020-21. The lower roofs on Decks 2-5, total area 26,910 SF, require complete replacement at this time. Overall, the roofing systems are performing as expected, but approaching 35 years old, are well past their expected useful life. The Watkins area east of Denver experiences high winds and severe storms, which blow the loose gravel to roof edges and corners. The Aurora Readiness Center (MANG0919) is a 39,765 square foot building has seven (7) roof decks. The roofing is near its expected service life. Besides the age and wear, the replacement is driven by energy conservation.

Phase 1 will repair or replace the roofs at the Fort Collins and Watkins Readiness Centers. Phase 2 will repair or replace the Aurora Readiness Center roof. DMVA receives Federal Funds (FF) to support the construction of this project.

PROJECT FUNDING:

Prior Phasing:

Future Phasing:

Prior Phasing:	CCF	FF	Future Phasing:	CCF	FF
Funded to Date:	\$0	\$0	FY23/24: Ph 2: Aurora	\$581,500	\$581,500
			Project Balance:	\$581,500	\$581,500
Current Phase:			All Phases:		
FY22/23: Ph 1: Ft Colling/Watkins	\$597,808	\$597,808	Project Total:	\$1,179,308	\$1,179,308



Ref. No. Score Funding Recommendation

76 18 Colorado Mesa University
Replace Roof, Wubben/Science Building, Ph 1 of 1 **\$379,682**

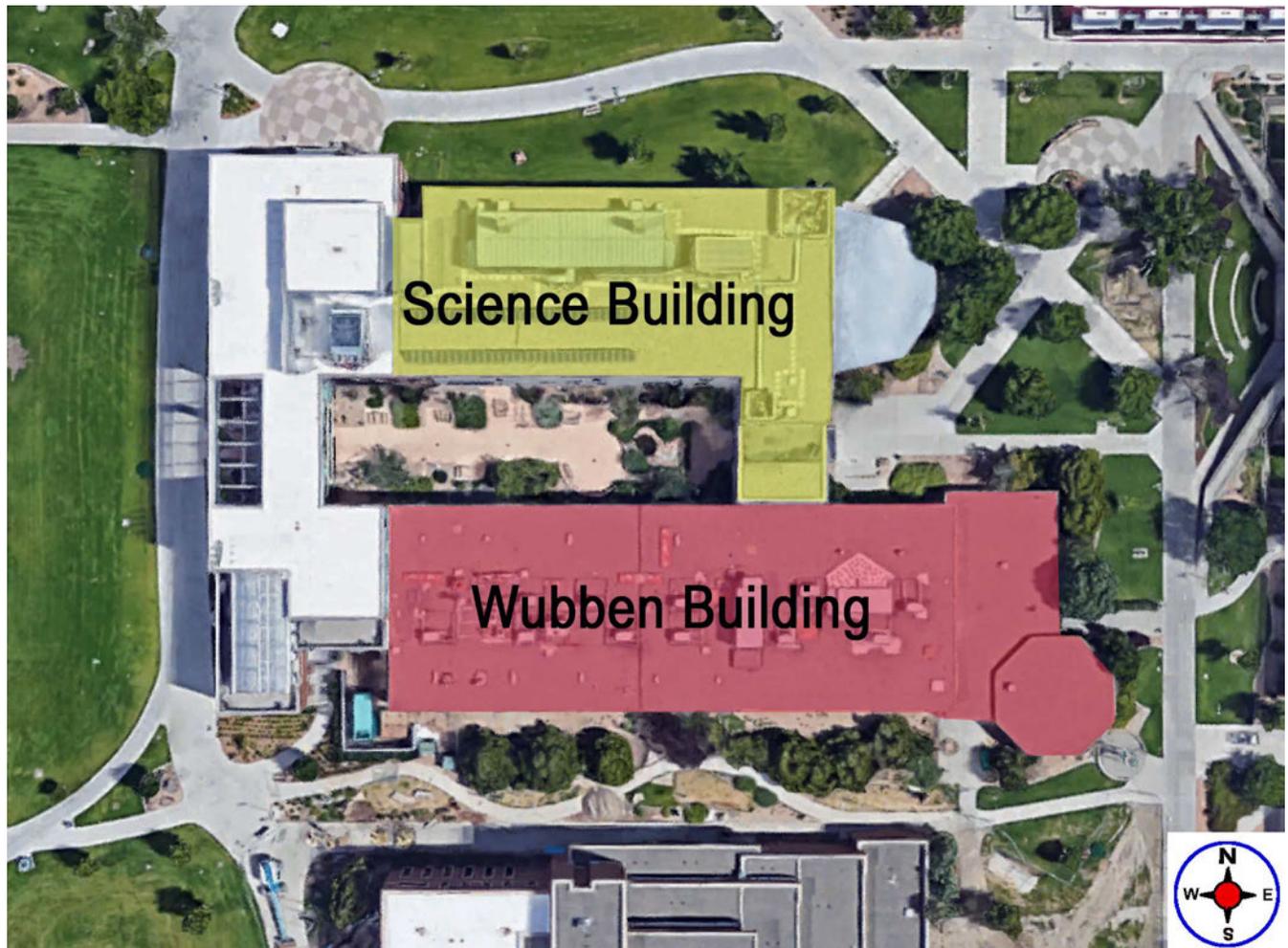
PROJECT DESCRIPTION / SCOPE OF WORK:

The Science building was constructed in 1996 as an addition to Wubben Hall (CMU #220). Wubben Hall had served as the only science building on campus, prior to construction of the Science Building in 1996. Portions of the Science building were remodeled in 2011 but the existing roof did not require replacement at that time. The 21-year-old roof is a ballasted membrane that has begun to leak on a more consistent basis over the last four years, potentially causing major damage to sensitive lab equipment below. The majority of recent roof repairs are due to numerous low spots that create standing water and over time cause damage and deterioration at the joints where the roofing wraps up the parapet walls. CMU Facilities Services has responded to 23 separate roof repair work orders since 2015.

The solution is to remove the ballast and existing membrane roof and replace it with a new, fully-adhered 90 mil single-ply roofing membrane. Additional insulation will be added to the roof to provide additional cross slope and to meet the increased code required roof insulation.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$379,682	All Phases: Project Total:	\$379,682



Ref. No. Score Funding Recommendation

77 18 Department of Local Affairs - Fort Lyon

Refurbish Water Tower, Ph 1 of 1 **\$190,347**

PROJECT DESCRIPTION / SCOPE OF WORK:

The Water Tower (GCSC0034) constructed in 1990 has been sporadically maintained by the Department of Local Affairs. To provide consistent maintenance, the agency desires to enter a maintenance contract for ongoing service. The company that would provide the maintenance contract requires that all deficiencies be rectified prior to entering into the maintenance contract. The scope of refurbishment includes cleaning and repainting the exterior of the water tower. Also included, is touching up damaged paint and insulation areas of the interior structure/stand pipe. Once under the maintenance contract, all maintenance, cleaning, future refurbishment, and damage liability would be the responsibility of the maintenance company.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	Project Balance:	\$0
Current Phase:		All Phases:	
FY22/23: Ph 1	\$190,347	Project Total:	\$190,347



Ref. No. Score Funding Recommendation

78 20 Fort Lewis College

Replace Fire Alarm Equipment, Multiple Buildings, Ph 2 of 2

\$1,432,689

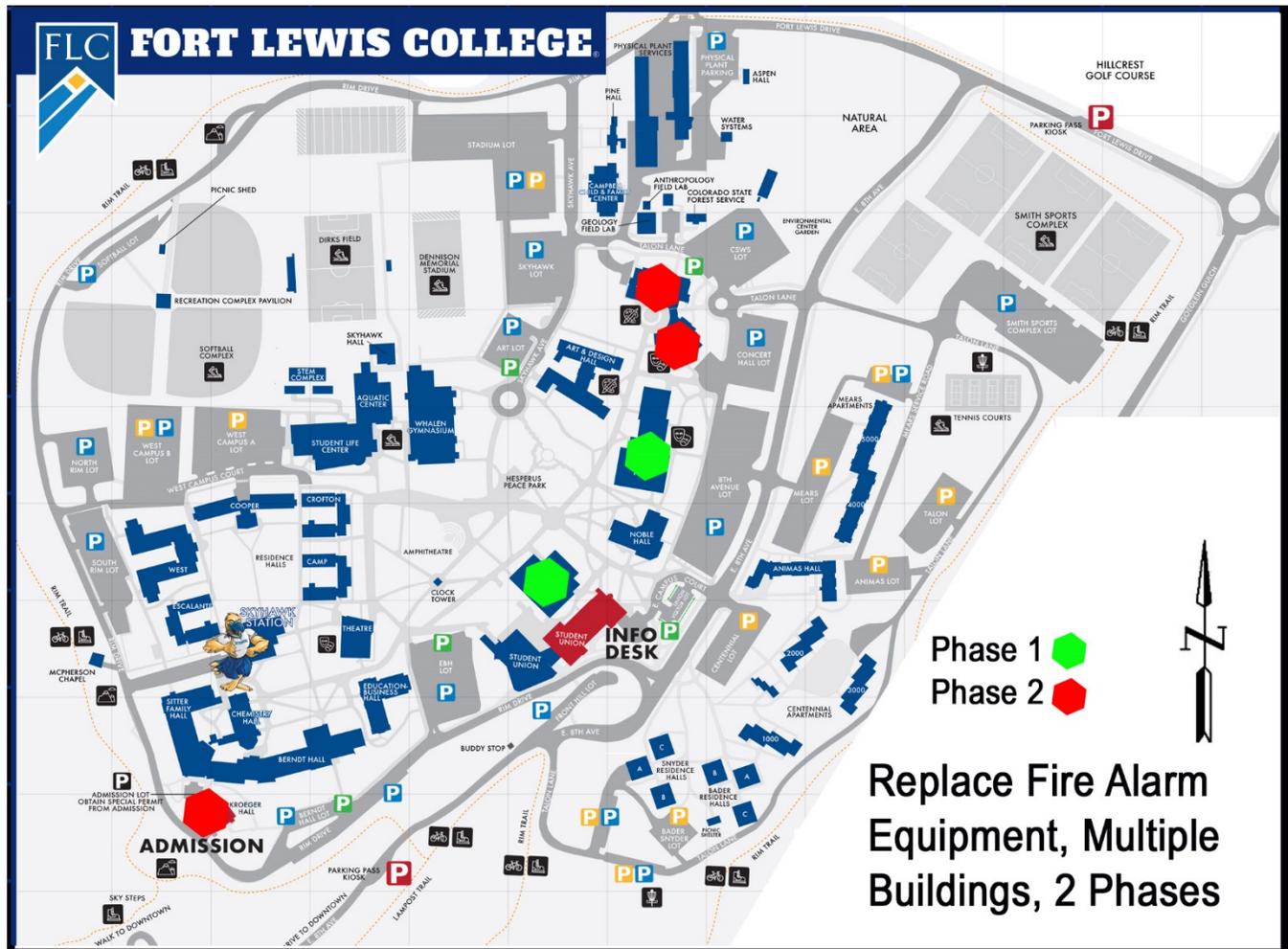
PROJECT DESCRIPTION / SCOPE OF WORK:

The existing fire alarm systems in five buildings were installed in the late 1990's and early 2000's and were equipped with fire alarm panels that are no longer manufactured. The manufacturer has advised FLC that the panels are approaching obsolescence and parts are increasingly difficult to obtain.

Phase 1 completed the design for both phases and the replacement of fire alarm panels at Reed Library (FLC #28) and at Jones Hall (FLC #36). Phase 2 will replace fire alarm panel at Community Concert Hall (FLC #18), Center of Southwest Studies (FLC #48) and Kroeger Hall (FLC #13).

PROJECT FUNDING:

Prior Phasing: 2022-049M21		Future Phasing:	
FY21/22: Ph 1: Two Buildings	\$1,477,247	Project Balance:	\$0
Funded to Date:	\$1,477,247	All Phases:	
Current Phase:		Project Total:	\$2,909,936
FY22/23: Ph 2: Three Buildings	\$1,432,689		



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Ref. No. Score **Funding Recommendation**

79 20 Colorado School of Mines

Remediate Campus Fall Hazard, Ph 3 of 3

\$547,737

PROJECT DESCRIPTION / SCOPE OF WORK:

Maintenance of equipment, gutters and roofing systems require personnel to access and walk to all parts of the roof. As illustrated below, many campus buildings have roofs that are steeply pitched with smooth roof tiles causing extreme slip hazards. Other campus buildings do not have parapet walls or guard rails or other means to allow safety harnesses to tie-off and protect staff from falls at building perimeters. Buildings that do have tie-offs are old, non-certified and of unknown reliability.

This project will provide engineering and construction of fall hazard mitigation systems providing secure attachment points, ladders, self-closing gates, parapet guardrail extensions, steps and grab bars for maintenance personnel and contractors to safely access and work on all campus roofs. Phase 1 included Berthoud (HEMI4233), Chavenet (HEMI4139), Coolbaugh (HEMI4140), Lakes Library (HEMI4148), Steinhauer HEMI4143) and Stratton (HEMI4150). Phase 2 included Volk (HEMI4146), Chiller Plant (HEMI4808), Alderson (HEMI4132), Guggenheim (HEMI4145), Carpenter Shop (HEMI4155) and Truck Shop (HEMI4156). Phase 3 includes CTLM (HEMI8808), Engineering (HEMI4141) and Hill (HEMI4147).

PROJECT FUNDING:

Prior Phasing: 2019-037M18		Future Phasing:	
FY18/19: Ph 1: Various Buildings	\$538,931		
FY19/20: Ph 2: Various Buildings	\$527,474		
Funded to Date:	\$1,066,405	Project Balance:	\$0
Current Phase:		All Phases:	
FY22/23: Ph 3: Various Buildings	\$547,737	Project Total:	\$1,614,142



Ref. No. Score **Funding Recommendation**

80 20 Lamar Community College
Replace Chiller, Valves, Pipe & Controls, Bowman, Ph 1 of 1 **\$627,000**

PROJECT DESCRIPTION / SCOPE OF WORK:

The chiller located just outside the Bowman (HELA0773) building was installed in 1992. The chiller's two compressor are showing a high resistance reading within the windings indicating that a major malfunction with both compressor is imminent. Originally installed in 1992, this chiller has far exceeded the intended life span. The chiller uses R-22 refrigerant which is no longer manufactured, is harmful to the environment, and expensive to replace. The chiller has been problematic for several years and annual maintenance and upkeep costs are having a significant impact on operating budget. Programs and classes have had several interruptions due to chiller maintenance issues. Being in rural Colorado has also impacted LCC's ability to find a local contractor to make quick or significant repairs.

This project will replace the chiller, associated components, and upgrade the controls.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$627,000	All Phases: Project Total:	\$627,000



Ref. No. Score Funding Recommendation

81 20 Colorado Community College System at Lowry

Replace Chiller, Building 901, Ph 1 of 1

\$639,075

PROJECT DESCRIPTION / SCOPE OF WORK:

The chiller and associated pumps in Building 901 (HEOE9115) are from 1998. This model of chiller is no longer manufactured. Replacement parts are a minimum of four weeks out and are not manufactured any longer. One compressor was replaced in 2011, the second compressor is now well beyond its expected life and a replacement compressor maybe difficult to purchase. Replacement of this equipment will greatly improve our ability to provide a comfortable building climate for our students. The chiller uses R-22 refrigerant which is no longer manufactured, is harmful to the environment, and expensive to replace.

This is a single phase project to replace the chiller and associated equipment and controls.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$639,075	All Phases: Project Total:	\$639,075



Ref. No. Score Funding Recommendation

82 20 University of Colorado Colorado Springs

Upgrade Controls, Columbine Hall, Ph 1 of 1 **\$1,020,018**

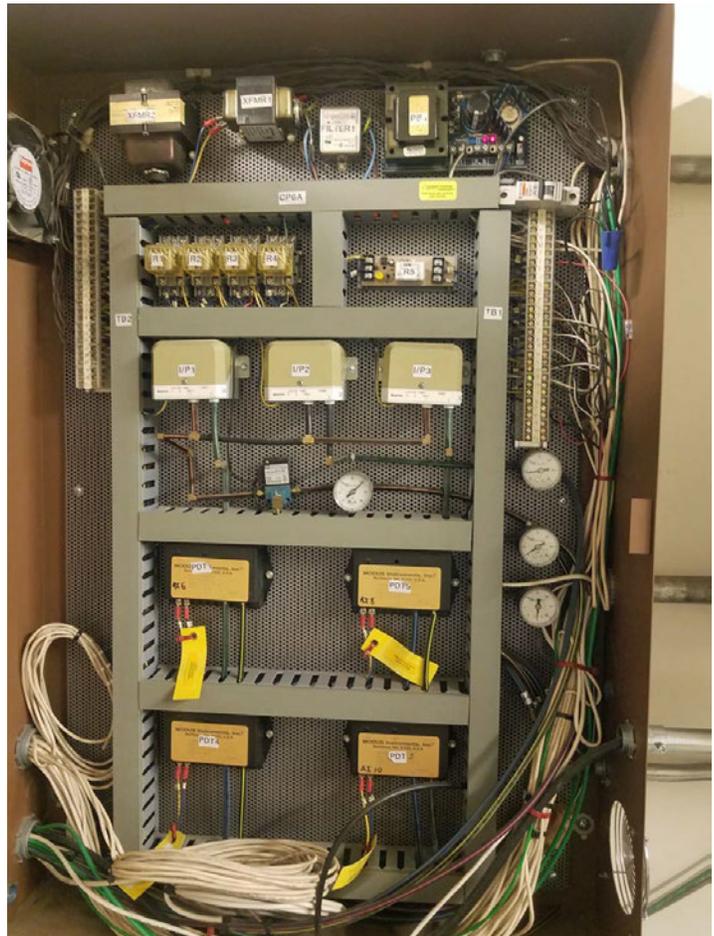
PROJECT DESCRIPTION / SCOPE OF WORK:

Columbine Hall (UCCS #90015) was constructed in 1997 and is the most heavily used academic building on campus. The building includes two penthouse air handlers, with AHU-1 serving the classroom wing and AHU-2 serving the office wing. The building's HVAC/temperature controls have several leaks in the system and controllers are becoming obsolete, making maintenance activities difficult and component replacement impossible. The building cannot be optimized, and reliability is a concern.

This single phase project consists of the demolition and removal of the existing pneumatic controls and associated compressors. The temperature controls will be upgraded to the campus DDC system.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$1,020,018	All Phases: Project Total:	\$1,020,018



Ref. No. Score Funding Recommendation

83 20 Colorado Mesa University
Replace HVAC, Fine Arts Building, Ph 1 of 1 **\$1,683,875**

PROJECT DESCRIPTION / SCOPE OF WORK:

The Fine Arts Building (CMU #1006) is occupied 12-17 hours a day. The HVAC and control systems of the building are 20 years in age and require continual maintenance/repair. The existing system lacks the ability to circulate air sufficiently and limited control over the heating and cooling system controls.

This single phased project will replace the HVAC system and convert the existing HVAC system to the existing campus ground source heat pump system

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$1,683,875	All Phases: Project Total:	\$1,683,875



Ref. No. Score Funding Recommendation

84 20 Front Range Community College
Replace Roof Top Units, Blanca Peak Building, Larimer Campus, Ph 1 of 1 **\$1,985,000**

PROJECT DESCRIPTION / SCOPE OF WORK:

Blanca Peak (HEFR2002) is one of the oldest buildings on the FRCC Larimer Campus and is the second largest structure. The original building was constructed in 1972. The Blanca Peak Building is one of the primary academic buildings for Larimer Campus. It houses classrooms and laboratory space, Business, Arts and Letters, the Law Enforcement Academy, Veterinary Technology, Computer Commons, faculty offices and support spaces. Blanca Peak also houses the college's Larimer Campus main IT computer infrastructure, which also provides redundancy for the Westminster Campus IT infrastructure. The HVAC system is at end of life and loss of functional controls is making it very difficult to regulate temperatures in the building as well as three modular units and the bookstore storage building. The Facilities staff at the Larimer Campus receive an average of 3 hot-cold calls per week related to Blanca Peak. The modular buildings and the bookstore storage building have building controls that are linked back to the main system in Blanca Peak. This project will update the wall mounted HVAC units and the associated controls for the three modular and the bookstore warehouse structures. There are three Rooftop Units (RTUs) that provide all ventilation air and cooling through approximately 50 FPB terminal boxes. There is a single boiler circulating heating water to the RTU's, the VAV's and a few Cabinet Unit Heaters. The Boiler is a 3392 MBH gas fired, low pressure hot water, sectional cast iron boiler. Because of the age of the RTU's and their condensing units R-22 refrigerant is utilized. The production of R-22 has been phased out because of international agreements.

The project will replace or rebuild the three Roof Top Units (RTU's), upgrade the associated infrastructure, and integrate into the new HVAC controls from a difference CM project request. The project will phase out the R-22 refrigerant components.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$1,985,000	All Phases: Project Total:	\$1,985,000



Ref. No. Score Funding Recommendation

85 20 Department of Human Services

Repair/Replace Sewer and Steam Producers, CMHIFL, Ph 2 of 3

\$1,666,730

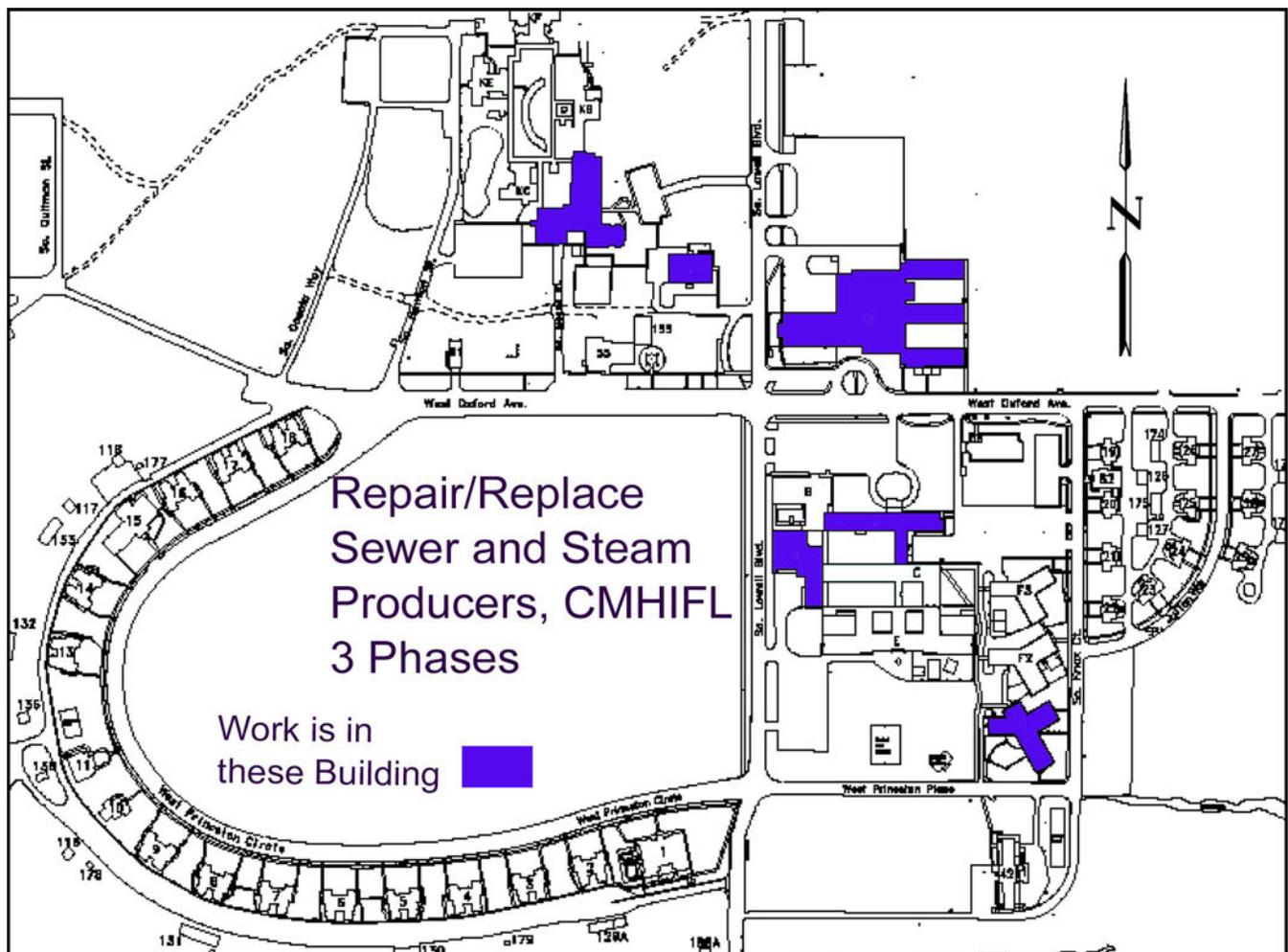
PROJECT DESCRIPTION / SCOPE OF WORK:

The sewer lines in H Building have deteriorated or cracked from years of harsh chemicals and daily use. The D Building houses the hospital kitchen and the sewer lines that serve this building have severely deteriorated because of high use including food waste. This project will address the continued removal of equipment off the high temperature hot water system, fed by the 55+ year old high temp hot water central plant system, with an eventual goal of decommissioning the central plant. The high temp hot water systems are old technology and are both becoming more difficult to find replacement parts for and even more challenging is the difficulty to find qualified staff to operate the equipment. If this hot water system should go down the campus would also be shut down affecting service to clients and staff. This project will replace the plant with a smaller redundant system for the hospital buildings and allow each building to be independent from one another reducing complete failure of the facility if the main plant were to fail. The new steam generators will become the replacement for the high temp steam producers located in buildings A (HSFL1009), D (HSFL1012), H (HSFL1017), F1 (HSFL1014), J (HSFL1018) and K complex. This approach will enable a path to build redundancy into the campus base building systems using modern technology, more energy efficient assemblies and safer more common systems.

Phase 1 designed and replaced the steam producers, chiller, and related HVAC equipment in the H building. Phase 2 will be the design and replacement of sanitary sewer lines in H and D buildings and the design and replacement of the steam producers that feed A and D building equipment. Phase 3 will be the design and replacement of the steam producers that feed building F1 the K building complex and J building.

PROJECT FUNDING:

Prior Phasing: 2022-051M21		Future Phasing:	
FY21/22: Ph 1: H Building	\$1,794,921	FY23/24: Ph 3: F1, J, and K Buildings	\$1,693,750
Funded to Date:	\$1,794,921	Project Balance:	\$1,693,750
Current Phase:		All Phases:	
FY22/23: Ph 2: A, D, and H Buildings	\$1,666,730	Project Total:	\$5,155,401



Ref. No. Score **Funding Recommendation**

86 20 Red Rocks Community College

Replace East Wing Roof, Lakewood Campus, Ph 1 of 2 **\$1,482,580**

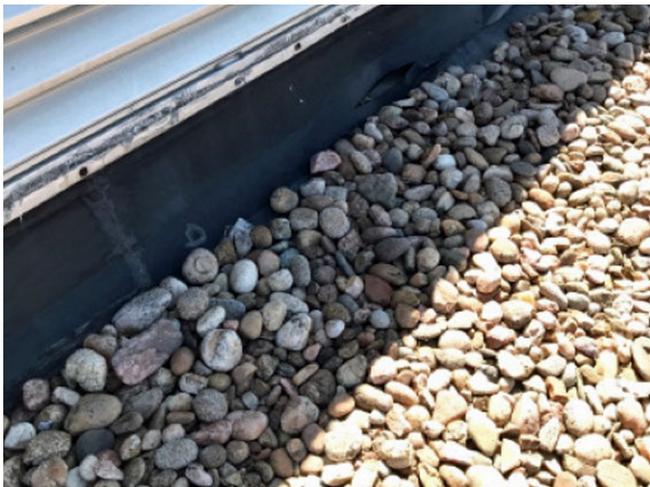
PROJECT DESCRIPTION / SCOPE OF WORK:

The roof of the East Wing and Middle building (HERR 0764) is over 20-year-old. It is a ballasted .60mil EPDM which has begun to reach the end of its useful life. It has started tenting as well as separating from curb and wall locations. The school has performed several substantial repairs due to the above-mentioned issues at the flashings, but there is also seam deterioration which is more significant due to the inabilities of Red Rocks personal or the roofing contractors to inspect the membrane due to the ballast which covers the membrane roof. The East end of the school includes the Library, Business Services, Admissions, Student Services, Child Care, Tutoring and the Computer Classrooms. Any leaking from this roof has the potential to cause significant impact financially and cause disruption to essential services. There are three levels of roofs with this part of the building.

This two phase project will remove the existing ballast and EPDM and install new insulation to improve the R-value and then install a fully adhered 60mil EPDM or a 60 TPO roof. Phase 1 will repair and replace the lower level. Phase 2 will repair and replace the upper two levels.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	FY23/24: Ph 2: Upper Two Levels	\$1,100,000
		Project Balance:	\$1,100,000
Current Phase:		All Phases:	
FY22/23: Ph 1: Lower Level	\$1,482,580	Project Total:	\$2,582,580



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Ref. No. Score **Funding Recommendation**

87 21 Auraria Higher Education Center
Replace Mechanical System, King Center, Ph 1 of 1 **\$1,909,778**

PROJECT DESCRIPTION / SCOPE OF WORK:

The King Center (HEAU4470) HVAC system is now 20 years old, and in the course of the last two years, maintenance issues have continued to increase with the cooling tower and associated air handling equipment. AHEC is in the midst of upgrading its existing HVAC systems campus wide. This single phase project will design and install a new system to provide the most energy efficient system for this highly used building, while drastically reducing maintenance costs and calls.

The new design will be integrated into the existing Building Automation System so that it can be operated at its peak efficiency for energy and cost savings.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	Project Balance:	\$0
Current Phase:		All Phases:	
FY22/23: Ph 1	\$1,909,778	Project Total:	\$1,909,778



Ref. No. Score Funding Recommendation

88 21 University of Colorado Colorado Springs

Replace Roof, Columbine Hall, Ph 1 of 1

\$1,423,323

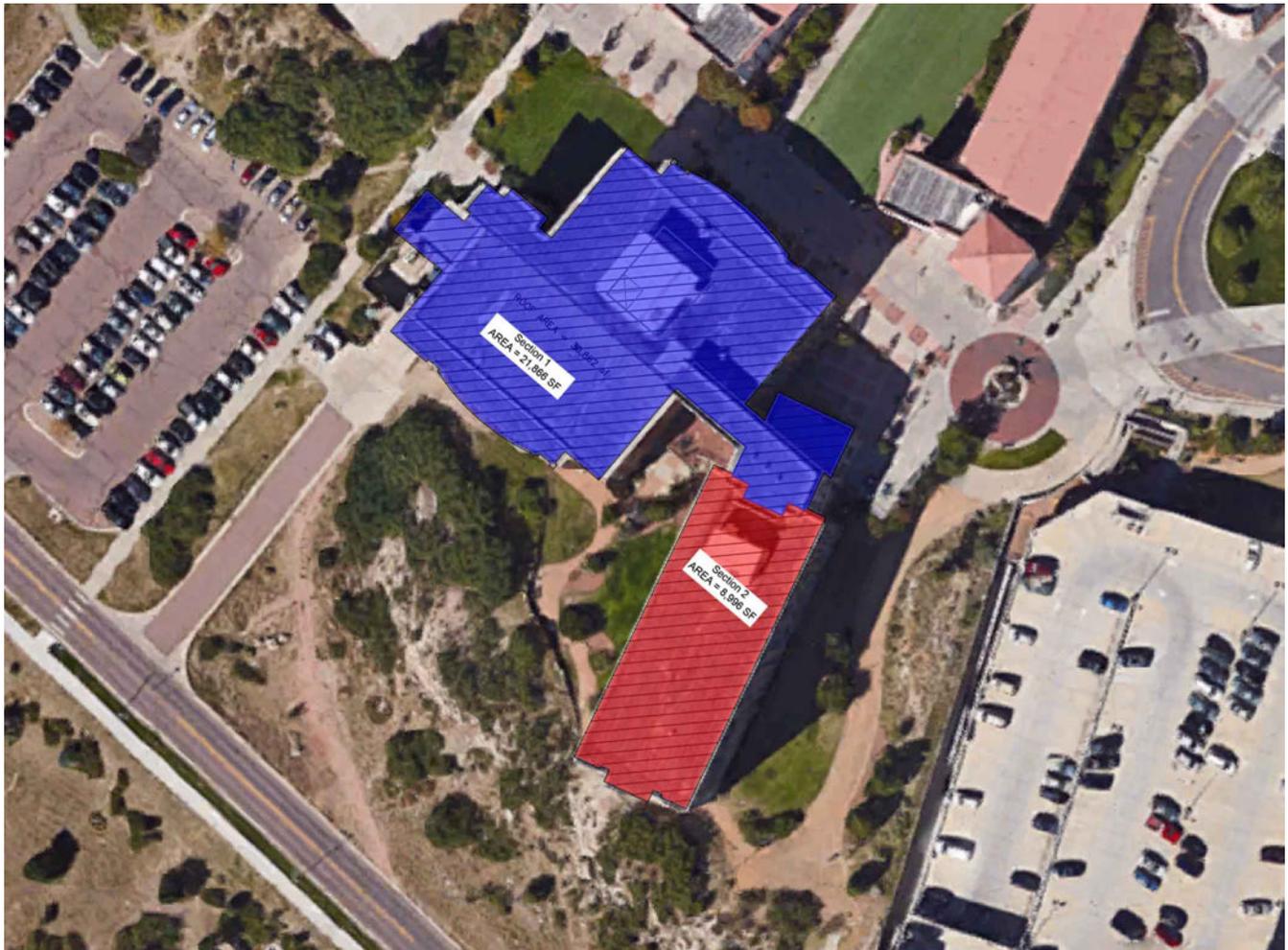
PROJECT DESCRIPTION / SCOPE OF WORK:

Columbine Hall (UCCS #90015) was constructed in 1997. The built-up roof over rigid insulation is original and is past its useful life. Chronic roof leaks due to normal lifecycle deterioration are frequent. These roof leaks have caused damage to academic and office spaces. Reactive maintenance is being practiced to the gap before replacement can occur. The project is broken out into two phases to minimize disruption and involves existing built-up roofing and damaged insulation removal and the installation of new tapered insulation, a single-ply, fully adhered 90 mil single-ply roof membrane and associated flashing.

This project will address Section 1 (Classroom wing) of approximately 21,866 sf and Section 2 (Office wing) of approximately 8,996 sf as shown on the roof plan below.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$1,423,323	All Phases: Project Total:	\$1,423,323



Ref. No. Score Funding Recommendation

89 21 Department of Corrections
Replace Roof, Minimum Living Unit, SCF, Ph 1 of 2

\$1,109,909

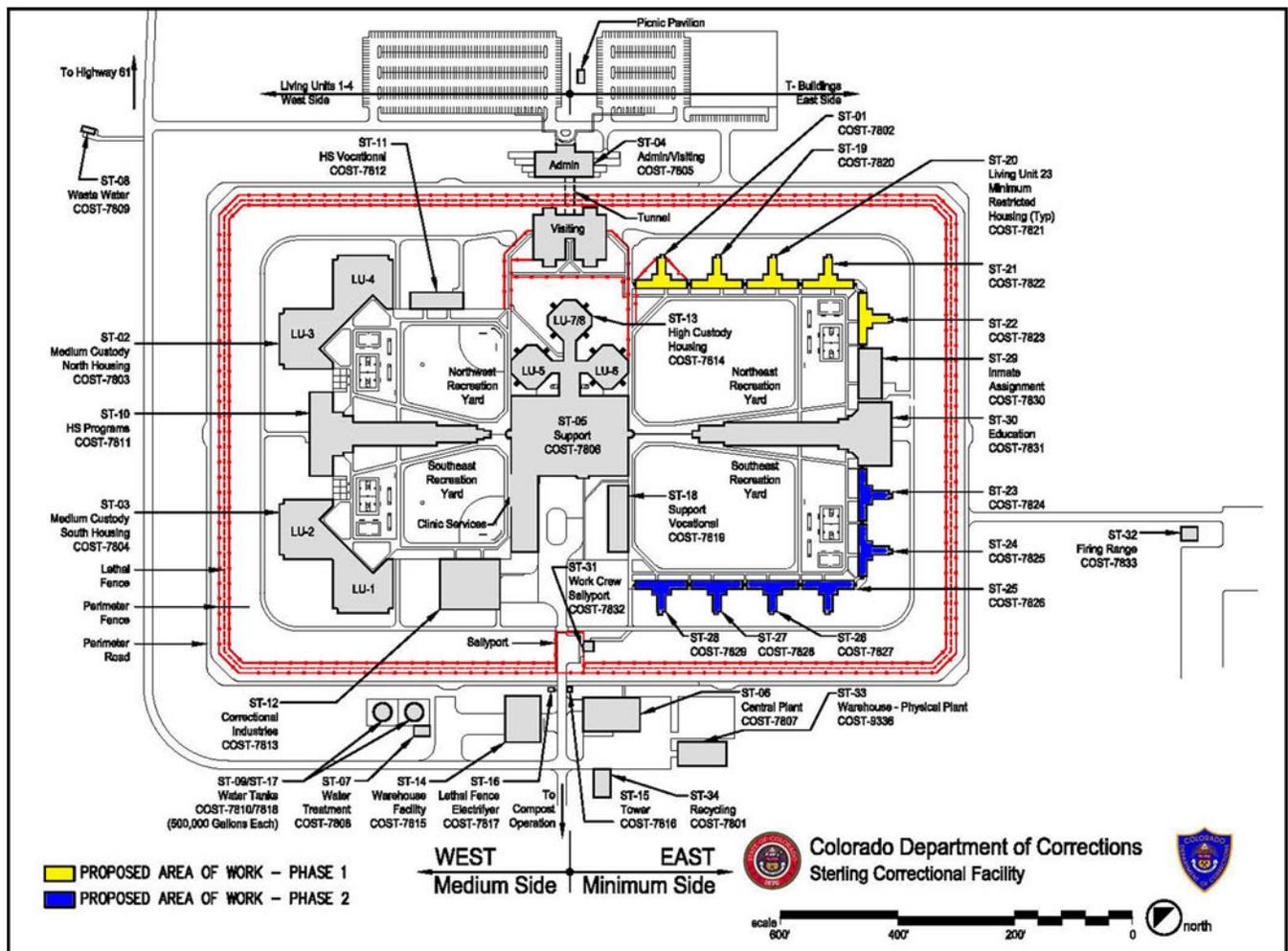
PROJECT DESCRIPTION / SCOPE OF WORK:

The Sterling Correctional Facility (SCF) was constructed in 1998 to house 2,532 inmates with varying custody levels. The membrane roofing systems on the Minimum-Restricted Living Unit Buildings are now at the end of their useful life and require replacement. The roofing requires extensive maintenance and has developed leaks causing damage to wall finishes and equipment, disruption of operations and program activities, and could lead to loss of use if replacement is not made. Repairing the roofing is no longer economically viable.

Phase 1 would address the living units 21-25 (COST7802), (COST7820), (COST7821), (COST7822), and (COST7823) as the bulk of the existing insulation is dry. Phase 2 would address the living units 31-36 (COST7829), (COST7828), (COST7827), (COST7826), and (COST7825). In Living Unit 21 the insulation is wet enough to warrant a complete roofing replacement. Based on audit findings, this project will include the replacement of the existing SBS modified bitumen roofing system with an asphalt built-up roof system. The new roofing is based on a minimum R-30- asphalt built-up roof system.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	FY23/24: Ph 2: Living Units 31-36	\$1,272,062
Current Phase:		Project Balance:	\$1,272,062
FY22/23: Ph 1: Living Units 21 - 25	\$1,109,909	All Phases:	
		Project Total:	\$2,381,971



Ref. No. Score Funding Recommendation

90 21 Fort Lewis College

Replace Roof, Aquatic Center, Ph 1 of 1 **\$1,014,088**

PROJECT DESCRIPTION / SCOPE OF WORK:

The existing roof over the Aquatic Center (HEFL1285) needs replacement due to long-term deterioration of the roofing surface. The 1994 roof is a modified bitumen roofing membrane with an elastomeric acrylic emulsion roof coating applied over the entire membrane as a protective coating against extreme weather and ultra-violet degradation. However, over time the existing modified bitumen membrane is cracking and breaking and will no longer allow the elastomeric acrylic emulsion roof coating to adhere uniformly, leaving the roof compromised.

The solution is to replace the roof with a prefinished standing seam metal roof that will bring the building into compliance with the campus design standards for durability and standardization of exterior materials. Additionally, increased insulation will be added below the metal roofing to meet code compliance and energy standards. Roof anchors will be added to comply with current OSHA fall protection requirements.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$1,014,088	All Phases: Project Total:	\$1,014,088



Ref. No. Score Funding Recommendation

91 24 Adams State University
Upgrade/Replace Key/Security and Safety, Campus, Ph 2 of 2

\$721,310

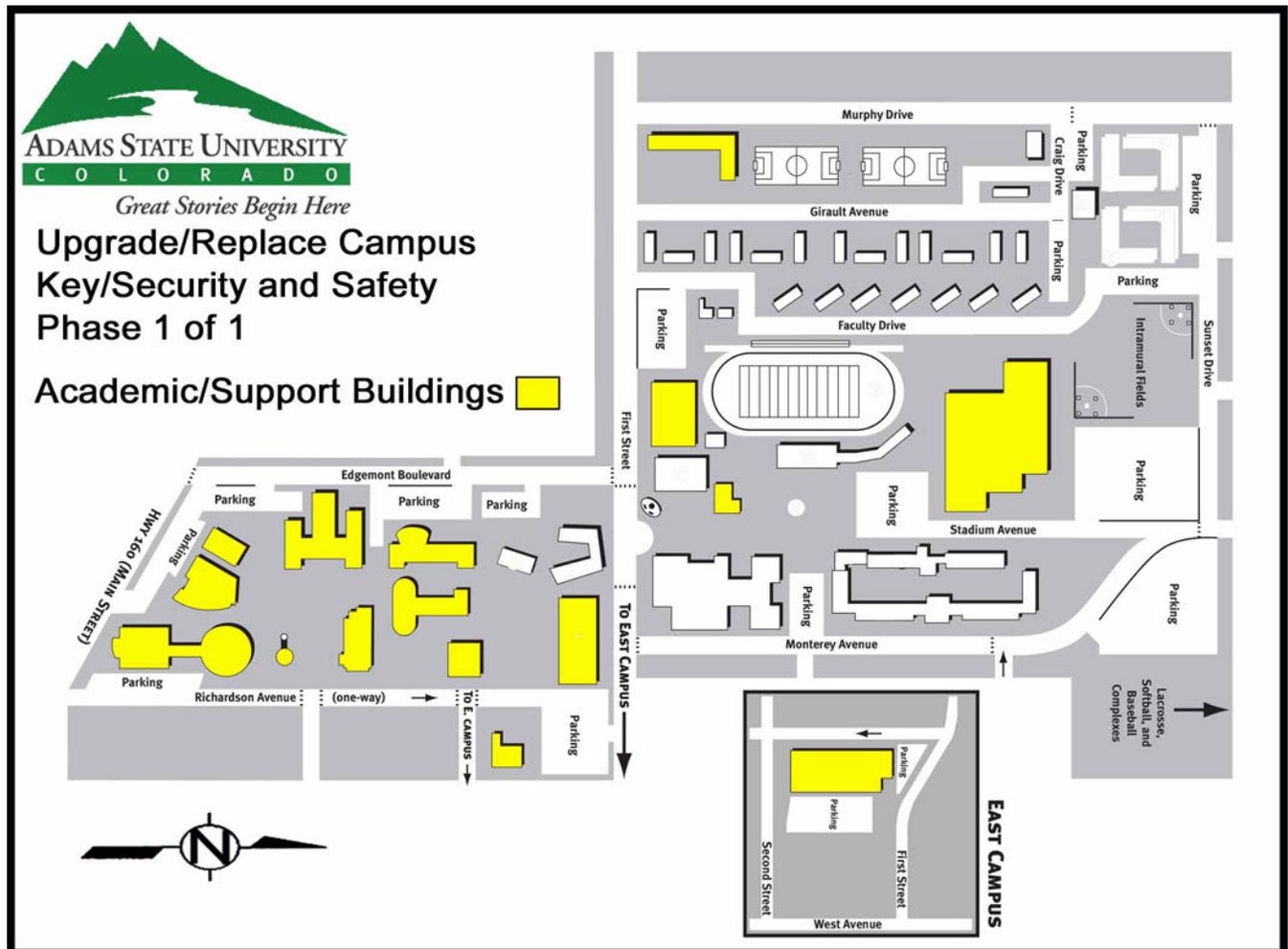
PROJECT DESCRIPTION / SCOPE OF WORK:

To increase campus wide safety for student/staff/guests and property, this project will address deficiencies in door keying, security fire safety by replacing antiquated fire panels, installing automated building access and installation of security surveillance cameras.

Phase 1 replaced fire panels located in (6) of buildings, [Business (ASU #158), Central Technologies (ASU #169), Fine Arts (ASU #155), Performing Arts (ASU #4805), Planetarium (ASU #156) and Porter Hall (ASU #7665)] upgrade (9) fire panel control modules, installation of exterior/interior electronic key access to Academic and Administration buildings as well as select hazardous material storage and student lab spaces. Phase 2 will include the installation of a campus wide video surveillance system.

PROJECT FUNDING:

Prior Phasing: 2022-023M21		Future Phasing:	
FY21/22: Ph 1: Six Buildings	\$1,294,152	Project Balance:	\$0
Funded to Date:	\$1,294,152		
Current Phase:		All Phases:	
FY22/23: Ph 2: Campus Video System	\$721,310	Project Total:	\$2,015,462



Ref. No. Score Funding Recommendation

92 24 Colorado State University
Upgrade Campus Exterior Lighting, Ph 1 of 1 **\$610,895**

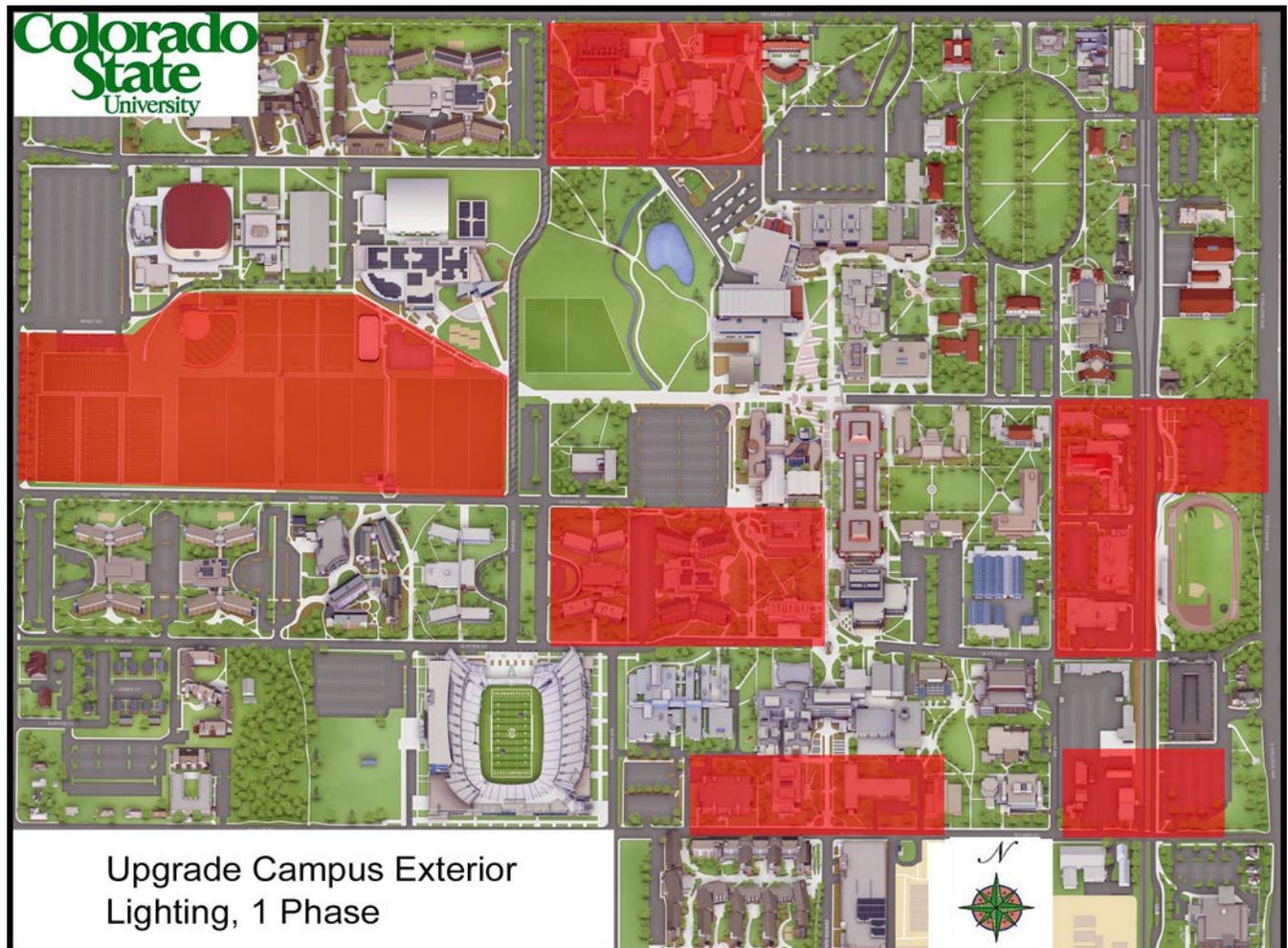
PROJECT DESCRIPTION / SCOPE OF WORK:

This project will upgrade existing pole-mounted metal halide exterior light fixtures to light emitting diodes (LEDs). LEDs can improve light quality thus, improving safety and security at night. In addition, LEDs are 40-60% more efficient and have a longer lamp life than existing lamps, thus reducing energy and maintenance cost. Metal halide lamps are the final exterior fixture type to be replaced. The project does not include any residential areas of campus.

This one phase project will upgrade existing exterior light fixtures to provide better light quality, improved energy efficiency and extended life on the main CSU campus.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$610,895	All Phases: Project Total:	\$610,895



Ref. No. Score Funding Recommendation

93 24 Colorado Northwestern Community College

Lighting Upgrade, Rangely Campus, Ph 1 of 1

\$107,877

PROJECT DESCRIPTION / SCOPE OF WORK:

Many of Colorado Northwestern Community College (CNCC) exterior light fixtures are still metal halide and mercury vapor bulbs. The lumen level of these lamps do not provide adequate light in and the around the buildings and parking lots. The poor light levels are a safety and security issue on the campus. Because of federal lamp rules, the metal halide bulbs are getting difficult to procure along with the required ballasts. This type of lighting is not energy efficient and adds costs to the operational budget in terms of energy consumption. Additionally, the bulbs because of their environmental hazardous components, require special disposal.

This project will replace the old lamp and fixtures with new, energy efficient and longer lasting light emitting diodes (LEDs). The new fixtures will provide code compliance light levels and thus improve the safety and security on the campus.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$107,877	All Phases: Project Total:	\$107,877



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Ref. No. Score **Funding Recommendation**

94 24 Trinidad State College

Install Boiler System and Upgrade Associated Building Automation System, Berg, Ph 1 of 2 **\$1,993,739**

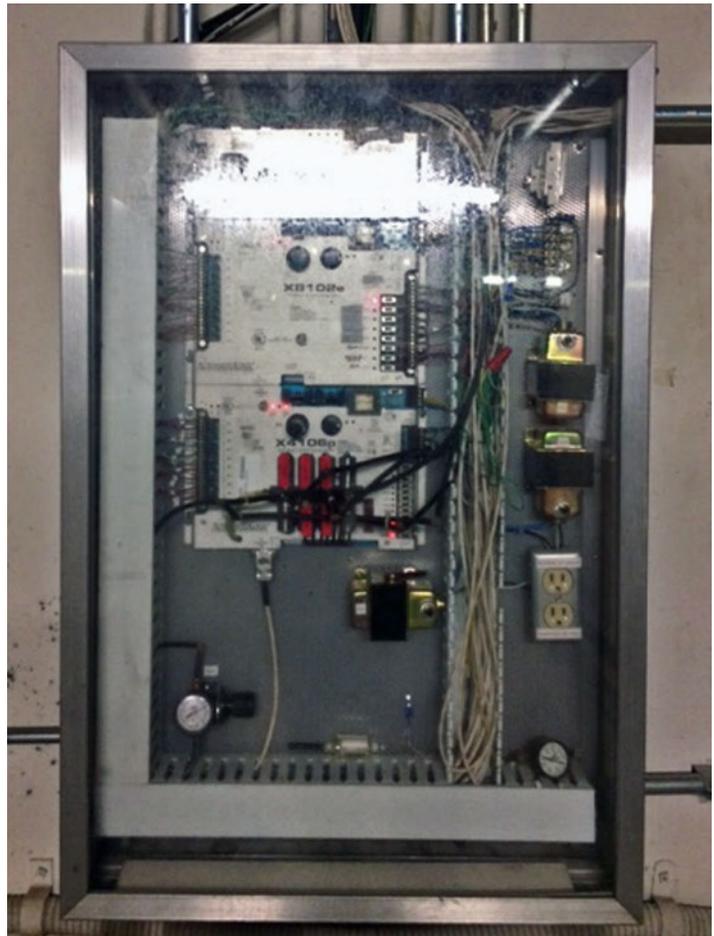
PROJECT DESCRIPTION / SCOPE OF WORK:

The Berg Building (HETR0205) initially had no building wide mechanical ventilation or air conditioning system. A previously funded project (2017-087M19) was only able to upgrade the cooling system because of COVID supply and cost complications. Heat is provided by steam radiators. This project will improve the heating by installing two condensing boilers located in the basement area. In addition, this project includes replacing existing single pane windows with insulated units, which will save energy both in heating and cooling seasons.

Phase 1 of the project will install modulating high efficiency boilers and controls. Phase 2 will install the windows.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	FY23/24: Ph 2: Windows	\$673,200
Current Phase:		Project Balance:	\$673,200
FY22/23: Ph 1: Boilers and Controls	\$1,993,739	All Phases:	
		Project Total:	\$2,666,939



Ref. No. Score Funding Recommendation

95 24 History Colorado
Paint High Bridge, Georgetown Mining and Railroad Park, Ph 1 of 1 **\$792,628**

PROJECT DESCRIPTION / SCOPE OF WORK:

The Georgetown Loop Railroad is a popular tourist attraction and a primary source of funding for History Colorado. The High Bridge (HEHS4475) built 1984, needs painting to protect the steel frame from the elements. Areas are starting to peel and expose the underlying layers and the steel framing, which will result in rust damage, and in turn, eventual structural fatigue. Delaying the painting will increase the threat to the structural steel integrity of the bridge. Should the superstructure be compromised, the loss of use of the bridge would result in an inability to run the train for paying visitors.

This project will include water blasting all steel painted members, preparation, and application of exterior waterborne acrylic semi-gloss dry fog paint on the entire steel structure.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$792,628	All Phases: Project Total:	\$792,628



Ref. No. Score Funding Recommendation

96 24 Department of Corrections

Roof Replacement, RCC, Ph 1 of 1

\$1,492,686

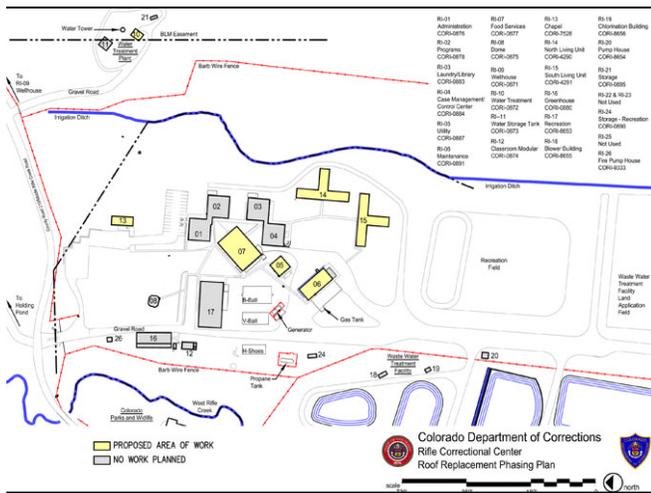
PROJECT DESCRIPTION / SCOPE OF WORK:

Rifle Correctional Center (RCC) was constructed in 1978. The existing roof systems for the 192-bed minimum correctional center are now at the end of their useful lives and require replacement. The existing Living Units and other buildings deteriorated condition include blistered surfaces, alligator cracking with open seams allowing moisture to soak the roofing insulation resulting in leaks in the buildings. The leaks cause interior damage to finishes and equipment, while disrupting facility operations and offender programs. A roof consultant report list numerous deficiencies. Some of the deficiencies include open flashing laps scattered around the entire roof. There are also indications of numerous flashing repairs at the seams. The modified bitumen sheets are now old, dry and brittle. The sheets are alligatoring and allowing water to seep through these seams, wetting the insulation. There are a scattered of low profile blisters in the membrane which when they collapsed allow water to penetrate the roof system.

This project will replace the roof with BUR, single-ply adhered EPDM roofing, asphalt shingles and sheet metal roofing systems, as well as asphalt shingles to replace existing asphalt shingle roofs. Low slope roofs be replaced with BUR systems. The project will replace seven roofs at the facility.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$1,492,686	All Phases: Project Total:	\$1,492,686



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Ref. No. Score **Funding Recommendation**

97 24 Colorado State University - Pueblo
Repair Roofs, Physical, Heat Plant, and Music Buildings, Ph 1 of 1 **\$1,384,639**

PROJECT DESCRIPTION / SCOPE OF WORK:

The roofs of the Physical Plant (HESC1257), Heat Plant (HESC1247), and Music (HESC1252) are at the end of their life cycle and in need of replacement. Numerous patches have extended the life of the roofs but the repairs are temporary, and the roof still needs need replacement. The Physical Plant building and the Heat Plant building support the entire facilities staff that keep the entire campus operational. The Music building supports all academic music programs.

This project will replace the roofs, associated gutters, and downspouts as necessary on these three buildings.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	Project Balance:	\$0
Current Phase:		All Phases:	
FY22/23: Ph 1	\$1,384,639	Project Total:	\$1,384,639



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Ref. No. Score **Funding Recommendation**

98 27 Colorado Community College System at Lowry
Install New Windows and Doors, Building 905, Ph 1 of 1 **\$1,260,504**

PROJECT DESCRIPTION / SCOPE OF WORK:

Building 905, The New American School (HEOE9117), still has the original windows and doors from 1953. The windows are single pane aluminum frames that are hard to open, do not seal, not energy efficient and need replaced. Because the windows do not seal, water and air leak into the building. The doors are a safety and security liability. Some of the doors are hard to open, close, and in an emergency, do not lock properly. Doors that do not lock are a security concern. The doors also leak air and water because of the poor seals.

This project will replace the windows and doors to improve energy efficiency and building security.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$1,260,504	All Phases: Project Total:	\$1,260,504



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Ref. No. Score **Funding Recommendation**

99 30 Department of Human Services **\$1,252,543**
Remove and Replace Plumbing and Life Safety Systems, GMYSC, Ph 1 of 1

PROJECT DESCRIPTION / SCOPE OF WORK:

The Grand Mesa Youth Services Center (GMYSC) (HSGM2198) is experiencing severe infrastructure repair. Components of the domestic hot water supply system including boiler, tanks, pumps, piping, etc. are approaching or beyond their expected life cycle and are showing signs of deterioration. The hot water storage tank is original to the building (1987). Fire sprinkler system valves and controls are outdated and starting to corrode from small leaks. The dry pipe system piping is corroded in several sections and needs replacement. Sanitary Sewer main lines and laterals are failing.

This single phase project would replace the mechanical infrastructure the wet-pipe fire suppression valves and controls and dry-system piping. The sanitary sewer will be lined to receive epoxy lining.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	Project Balance:	\$0
Current Phase:		All Phases:	
FY22/23: Ph 1	\$1,252,543	Project Total:	\$1,252,543



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Ref. No. Score **Funding Recommendation**

100 30 Front Range Community College
Replace Roof, Main Building, Westminster Campus, Ph 1 of 2 **\$1,993,000**

PROJECT DESCRIPTION / SCOPE OF WORK:

Much of the roofing on the Main Building Offices and Classrooms (HEFR0750) and Campus Center (HEFR0751) are 25 years old and have failed in different areas over the last five years. This failure has resulted in loss of academic space and damage to computers and equipment. Because the building is so large, the Risk Management database indicates the roof is two buildings, when it is really one long roof. A consultant’s report indicated there are large blisters around all asphalt flashings, open flashing seams, wind scour of surfaces, insufficient insulation, and other roof deficiencies. The work will repair/replace the ballasted, low slope asphalt BUR (built up roof) with a modified built up roof that is PV ready, and add R-30 insulation to meet current code for energy efficiency. The existing ballast no longer meets code so ballast will need to be removed when the modified built up is put in place. Additionally, the school plans to self-fund a photovoltaic system not to exceed 500KW on the repaired roof.

Because of how the roof is configured (in defined sections and not as one contiguous roof area) it can easily be divided into the two phases of funding. Phase 1 will replace approximately 68,036 SF of the 146,631 SF main ballasted, low slope asphalt BUR (Built up Roof) with a modified built up roof that is PV ready, and add R-30 insulation to meet current code for energy efficiency. Phase 2 will replace the north facing sections of the main roof.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	FY23/24: Ph 2: ½ of the Roof	\$1,988,000
Current Phase:		Project Balance:	\$1,988,000
FY22/23: Ph 1: ½ of the Roof	\$1,993,000	All Phases:	
		Project Total:	\$3,981,000



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Ref. No. Score **Funding Recommendation**

101 36 Department of Human Services

Roof Replacement at Ridge View, Ph 1 of 3 **\$1,681,307**

PROJECT DESCRIPTION / SCOPE OF WORK:

The roofing systems at Ridge View Youth Services Centers have met their useful life, are failing and need full replacement. These roofs are original to the facilities and are now 20+ years old. The Ridge View Campus roofing systems are 50% metal and 50% built-up roofing membrane assemblies. Ridge View has 16 buildings; 7 of the buildings are residential pods and the remaining 9 buildings are support buildings for the facility.

Phase 1 will design and replace the Gym (HSRV4877) and Administration (HSRV4875) building roofs. Phase 2 will design and replace the Student Center (HSRV4876), Library (HSRV4865) and West Academic (HSRV4874) building roofs. Phase 3 will design and replace the seven resident units roofs and East Academic building (HSRV4863).

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	FY23/24: Ph 2: Three Buildings	\$1,818,242
		FY24/25: Ph 3: Eight Buildings	\$1,641,857
		Project Balance:	\$3,460,099
Current Phase:		All Phases:	
FY22/23: Ph 1: Two Buildings	\$1,681,307	Project Total:	\$5,141,406



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Ref. No. Score **Funding Recommendation**

102 36 Colorado Mesa University
Improve Building Envelope, AEC and Wubben/Science Buildings, Ph 1 of 1 **\$529,237**

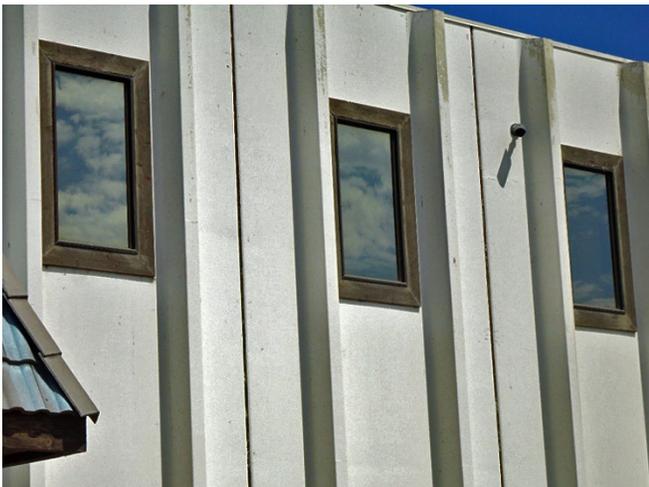
PROJECT DESCRIPTION / SCOPE OF WORK:

The Archuleta Engineering Center (AEC) (CMU #2510) was constructed in 1983 and has windows that are 34 years old. The windows are a mixture of plastic skylights and double pane glass. The double pane windows are not thermally separated. Neither the existing double pane windows nor the plastic skylight windows meet the current International Energy Conservation Code requirements. In addition, the seals around the windows and doors are failing, which allows rainwater to enter the building damaging interior finishes. Wubben/Science Building (CMU #220) has exterior windows that were replaced during the 2011 remodel in the Wubben portion. However, the windows in the Science building portion were installed in 1995 and not replaced. All exterior windows in the Science building are double pane, also failing, allowing rainwater to enter the building.

This project will replace the windows in both buildings with new double pane, thermally broke, aluminum windows.

PROJECT FUNDING:

Prior Phasing: Funded to Date:	\$0	Future Phasing: Project Balance:	\$0
Current Phase: FY22/23: Ph 1	\$529,237	All Phases: Project Total:	\$529,237



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Ref. No. Score **Funding Recommendation**

103 36 Department of Human Services

Repair/Replace Roofs, 13 buildings at MVYSC, Ph 1 of 3 **\$1,665,261**

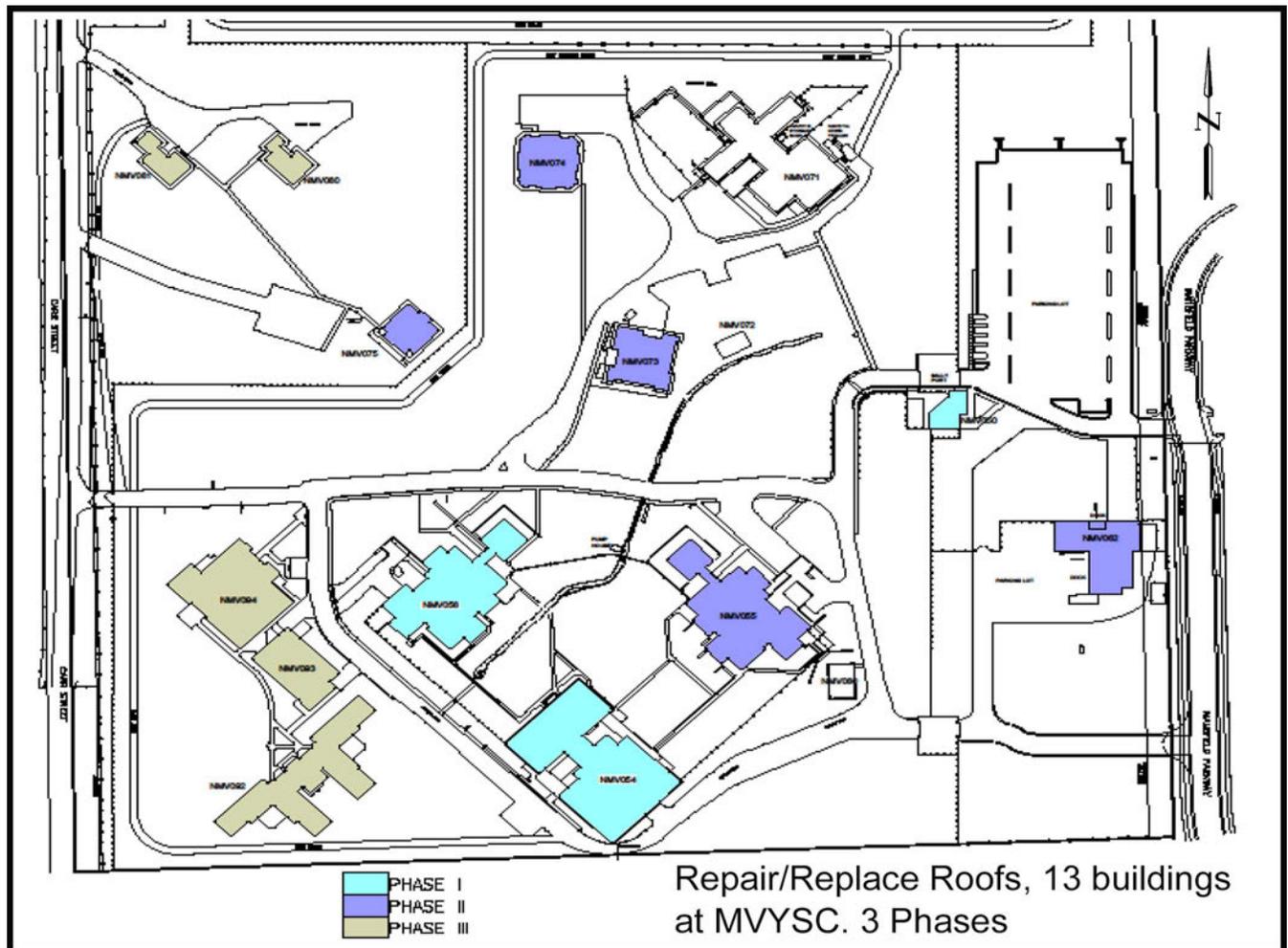
PROJECT DESCRIPTION / SCOPE OF WORK:

Mount View Youth Services Center (MVYSC) is a secure, co-ed, multi-purpose facility. The buildings in this request range from 1959 to 1998 and all the roofing now exceeds its useful life. While most of the metal roofing remains water-tight, the flat built-up systems are failing which is causing internal leakage creating safety and security issues. The continual patching and leakage is also creating interior damage and degradation of the buildings and systems. The roofing replacement will include new tapered insulation and repair to the roof drains along with a new membrane roof.

Phase 1 completed the roofing at five buildings: Building 50 (HSMV4860), Building 54 (HSMV2931), and Building 56 (HSMV2930). Phase 2 will complete five buildings: Building 55 (HSMV2929), Building 62 (HSMV2918), Building 73 (HSMV2925), Building 74 (HSMV2924), and Building 75 (HSMV2923). Phase 3 will complete five buildings: Building 80 (HSMV2910), Building 81 (HSMV2911), Building 92 (HSMV1474), Building 93 (HSMV4861), and Building 94 (HSMV4895).

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
		FY23/24: Ph 2: 5 Buildings	\$1,728,413
		FY24/25: Ph 3: 5 Buildings	\$1,323,926
Funded to Date:	\$0	Project Balance:	\$3,052,339
Current Phase:		All Phases:	
FY22/23: Ph 1: 5 Buildings	\$1,665,261	Project Total:	\$4,717,600



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Ref. No. Score **Funding Recommendation**

104 36 Colorado Mesa University
Replace Roof, WCCC Building A, Ph 1 of 1 **\$521,107**

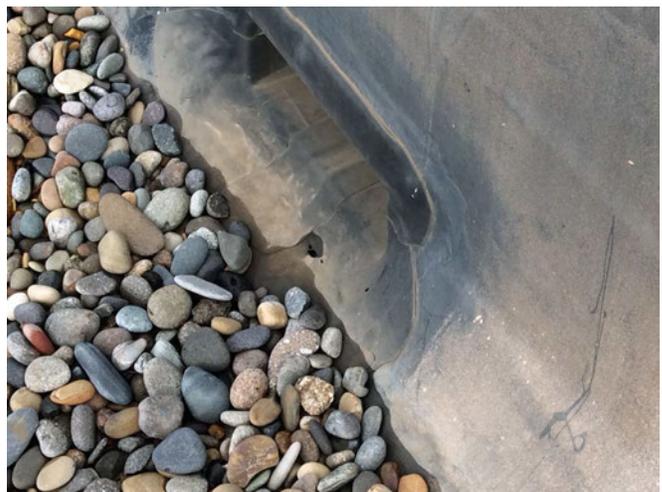
PROJECT DESCRIPTION / SCOPE OF WORK:

Installed in 1990, the Western Colorado Community College Campus Building A (CMU #7087) roof membrane has become stretched and is splitting in several locations allowing water infiltration. These leaks occasionally allow water into the electrical bus duct and electrical equipment below creating a safety concern. The insulation has also been deteriorating. In addition, the building continues to experience architectural damage (ceiling tiles, walls, paint, etc.).

The project will remove the ballast and existing membrane roof and replace with a new, fully adhered roofing membrane. Additional insulation will be added to the roof to provide additional cross slope and to meet the requirement for increased roof insulation.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	Project Balance:	\$0
Current Phase:		All Phases:	
FY22/23: Ph 1	\$521,107	Project Total:	\$521,107



Ref. No. Score **Funding Recommendation**

105 45 Department of Human Services **\$1,840,806**
Replace Domestic and Hot Water Heating Systems, NPV, NMF, NMV, and YSC, Ph 1 of 3

PROJECT DESCRIPTION / SCOPE OF WORK:

The hot water heating and domestic water systems at the Platte Valley (HSYS8160), Marvin Foote (HSYS8159) and Mount View (HSMV2929) (HSMV2930) Youth Service Centers are beyond their life cycle. These older design systems are failing and in need of replacement. The storage tanks and boiler systems are also failing. These older systems are have become difficult to maintain as parts are no longer readily available. Pumps have failed and have been rebuilt and replaced as required along with leaks to storage tanks and boiler units. These systems supply heat for the residential buildings and all the support buildings at the facility along with hot water for sinks and showers.

Phase 1 will design and replace the water systems at Platte Valley. Phase 2 will design and replace the water systems at Marvin Foote. Phase 3 will design and replace the water systems at Mount View buildings #55 and #56.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	FY23/24: Ph 2: Marvin Foote	\$1,840,806
		FY24/25: Ph 3: Mount View	\$1,902,239
		Project Balance:	\$3,743,045
Current Phase:		All Phases:	
FY22/23: Ph 1: Platte Valley	\$1,840,806	Project Total:	\$5,583,851



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Ref. No. Score **Funding Recommendation**

106 45 Department of Human Services

Replace Domestic Water Softeners, Pumps and Compressors, Building 35 and Replace Chiller, Building 118, CMHIP, Ph 1 of 2 **\$1,201,556**

PROJECT DESCRIPTION / SCOPE OF WORK:

The Heating Plant, Building 35 (HSSH6063) boiler feed and return pumps and water softeners are over 34 years old, while air compressors are 37 years old. They are experiencing leaks, pitting, mineral build-up and condensation greatly diminishing the efficiency of the system. Parts are unavailable several water softeners are unable to repair. At Building 118 (HSSH2889), 1 of 4 chiller systems that service the entire CMHIP campus is approaching 30 years old and has become unreliable. Replacing this absorption chiller with an electric chiller and associated cooling tower will provide the campus with 100% redundancy.

Phase 1 will design and replace domestic water softeners, pumps and compressors in Building 35. Phase 2 will design and replace chiller, cooling tower and associated components Building 118 including abatement.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	FY23/24: Ph 2: Building 118	\$1,995,630
		Project Balance:	\$1,995,630
Current Phase:		All Phases:	
FY22/23: Ph 1: Building 35	\$1,201,556	Project Total:	\$3,197,186



Ref. No. Score Funding Recommendation

107 48 Pikes Peak Community College
Upgrade Building Automation System, Centennial Campus, Ph 1 of 1 **\$248,325**

PROJECT DESCRIPTION / SCOPE OF WORK:

The existing building automation system (BAS) is original to the Breckenridge Building (HEPP0058), constructed in 1978. In addition, there are older controls systems spread throughout the remainder of the campus. This system hardware and software cannot be updated or repaired, and it is increasingly difficult to find a qualified technician with the knowledge and ability to repair or troubleshoot the system. In the event of a failure, there is no ability to control the building climate possibly resulting in class cancellation or campus closure.

This a one phase project that will include engineering costs and removal of the old Building Automation System and replacement with a control system currently utilized on the majority of the Centennial Campus.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	Project Balance:	\$0
Current Phase:		All Phases:	
FY22/23: Ph 1	\$248,325	Project Total:	\$248,325



Ref. No. Score Funding Recommendation

108 60 Colorado Mesa University
Repair Failed Parking Lots, WCCC, Ph 1 of 1 **\$646,664**

PROJECT DESCRIPTION / SCOPE OF WORK:

Three of Western Colorado Community College's public parking lots are approximately 20 years old and have significantly failed. Lot 1 is concrete; it has very poor drainage and has large areas that have disintegrated. Replacement would include substantial subgrade work to correct/restore drainage. Lots 3 and 5 are asphalt and are the most heavily used on campus the deterioration has become too great for patching.

This single phased project will remove the existing failed asphalt and concrete, repair and compact the subgrade and then pave the lots.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	Project Balance:	\$0
Current Phase:		All Phases:	
FY22/23: Ph 1	\$646,664	Project Total:	\$646,664



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Ref. No. Score **Funding Recommendation**

109 72 Pikes Peak Community College
Slope Mitigation at Firing Range, Centennial Campus, Ph 1 of 1 **\$926,239**

PROJECT DESCRIPTION / SCOPE OF WORK:

The north hillside at the Firing Range Main Building (HEPP0021) has experienced a slope failure and become unstable because of the small stream north of the building. As a result, the sanitary waste system is inoperable and the concrete piers which support the education building are in danger of being compromised. The sanitary sewer system and propane tank have had services temporarily relocated due to the slope failure.

This project will hire an engineering firm to do geological investigation, design a repair and stabilize the hillside to prevent future failures. This will include installation of permanent sanitary sewer system, propane tank, all associated utilities, concrete slab replacement and storm sewers.

PROJECT FUNDING:

Prior Phasing:		Future Phasing:	
Funded to Date:	\$0	Project Balance:	\$0
Current Phase:		All Phases:	
FY22/23: Ph 1	\$926,239	Project Total:	\$926,239

