

**OFFICE OF THE STATE ARCHITECT ANNUAL REPORT
SECTION I: EXECUTIVE SUMMARY**

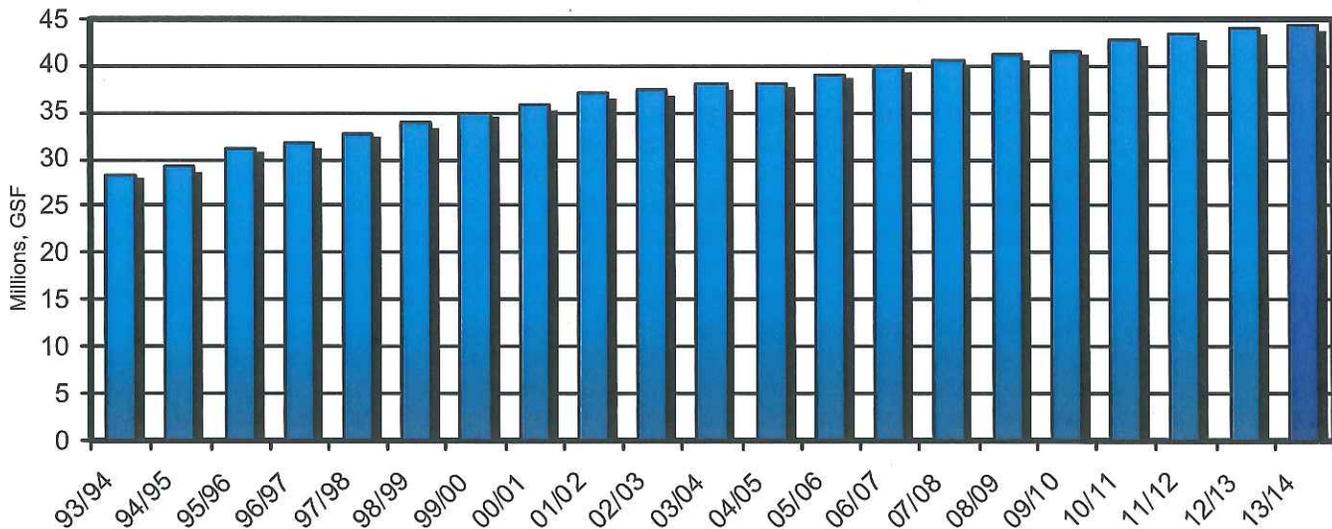
DECEMBER 2013

STATEWIDE FACILITY INFORMATION

■ **Current Replacement Value (CRV):** The Current Replacement Value (CRV) of the inventory of State owned general fund and academic buildings as reported in 2013 is **\$10.2 billion dollars**. For the purposes of this report the CRV is derived from Risk Management insured values. Auxiliary funded buildings have an additional reported CRV of \$5.1 billion dollars for a grand total of all state owned buildings at approximately \$15.3 billion dollars.

■ **Gross Square Feet (GSF):** The reported inventory of State owned general funded and academic buildings has increased by 60%, or 15,882,850 Gross Square Feet (GSF) from 28,375,136 GSF in FY93/94 to **44,257,986 GSF** in FY13/14. (Reference APPENDIX E, Table A and B). Auxiliary funded and non-academic buildings have been reported at an additional 26,904,377 GSF for a total of 71,162,363 GSF; however, they are not included in the following analysis since they are not eligible for Controlled Maintenance funding and depend on alternative funding sources. The chart below illustrates the reported increase in State owned general funded and academic buildings over the past twenty years as compared to the current year.

General Funded Building Growth – FY93/94 to FY13/14



■ **Number and Age of Buildings:** Forty state agencies and institutions of higher education are included in the inventory of State owned general funded buildings comprising **2,225** buildings. Approximately 1,220 buildings which is equivalent to 55% of the total number of general funded buildings were constructed pre 1980. Of that total 948 buildings are pre 1970 (43% of the total) and 637 buildings are pre 1960 (29% of the total). The table below indicates the number and associated GSF of the buildings by year constructed, not necessarily the year acquired by the State.

Age, GSF and Number of Buildings *

Year Constructed*	Pre-1900	1901-1910	1911-1920	1921-1930	1931-1940	1941-1950	1951-1960	1961-1970	1971-1980	1981-1990	1991-2000	2001-present
GSF/M	0.828	0.761	0.485	1.483	2.359	1.464	4.366	6.655	7.495	3.846	5.653	8.451
Number	87	34	42	79	147	72	176	311	272	294	360	295
% of Total GSF	1.9%	1.7%	1.1%	3.4%	5.3%	3.3%	9.9%	15.0%	16.9%	8.7%	12.8%	19.1%

*There are 57 buildings equaling 0.9% or 393,229 GSF of the general funded inventory with the date of construction unknown at this time.

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CONTROLLED MAINTENANCE FUNDING

■ **FY 1979/1980 Funding Recommendation:** In December of 1978 the State Buildings Division (the predecessor to the Office of the State Architect) provided the Controlled Maintenance report (FY79/80) directly to the Governor. At that time the State Buildings Division was in the Office of State Planning and Budgeting and the Capital Development Committee would later be established in 1985. The report titled **A Plan for Maintaining State Buildings** concludes, "It is evident that the State has been appropriating for controlled maintenance less than 0.1% per year of the total gross value of the physical plant. Statistics compiled by private investors and institutions show maintenance expenditures at the rate of 3.0 to 4.0% of the gross value of their physical plants. The physical plant managers of the State's agencies and institutions are well aware that inadequate funds are being expended to keep state facilities in serviceable condition." It is believed that the Controlled Maintenance Program was enacted into existence in 1962.

■ **Reinvestment Rate (RR):** Industry standards continue to emphasize that without an annual Reinvestment Rate (RR) of 3% to 4% of the Current Replacement Value (CRV) of a building inventory, conditions cannot be upgraded or maintained at acceptable levels and will continue to deteriorate (Reference: APPA, American Association of Higher Education Facilities Officers, report titled Capital Renewal and Deferred Maintenance Programs 2009). The Office of the State Architect has recommended as a goal that approximately **1% of the CRV of the State's general fund inventory be appropriated to Controlled Maintenance** on an annual basis to address major planned maintenance and repairs throughout the building inventory and that an additional goal of 1% - 3% of the CRV be appropriated to Capital Construction as Capital Renewal/Renovation to address upgrading overall conditions building by building and site by site.

■ **Historical Funding:** A review of the past twenty years of funding (Refer to *Historical Funding Chart and CRV Graph on the opposite page*) illustrates that during the ten year period from FY94/95 to FY03/04 general fund appropriations for Controlled Maintenance (major planned maintenance and repairs) steadily increased to approximately 1% of the reported CRV through FY 01/02 before decreasing due to economic conditions that resulted in significant de-appropriation of general funds and then limited general funding in FY 02/03-FY04/05. Capital Construction funding also reached significant funding levels at approximately 3% of the CRV as Capital Renewal/Renovation projects before dramatically declining in FY02/03-FY04/05. The next ten fiscal years from FY 04/05 - FY13/14 demonstrate sporadic funding levels well below 1% of the reported CRV for Controlled Maintenance although the funding for FY07/08 - FY08/09 increased and were at or near the historical high of **\$50M**. Capital Construction decreased at a rate greater than Controlled Maintenance. In summary, although the State's inventory of general fund and academic buildings continued to age and increased over the last two decades, funding levels were not able to keep pace for Controlled Maintenance or Capital Construction and were therefore directed at the most critical needs and not towards a strategy to improve overall conditions of the inventory.

■ **Review of Controlled Maintenance Recommendations/Appropriations over the past eighteen years:** Available data beginning in FY96/97 indicates that of the **\$1.06B** recommended for Controlled Maintenance funding over the past eighteen years **\$556M** was appropriated (approximately 52%). **1,325** projects/phases were appropriated for major planned maintenance and repairs to existing facilities. Highlights of past appropriated projects by category include: **259/Fire and Life Safety** totaling \$104, **43/Structural Integrity** totaling \$16M, **259/Indoor Air Quality and Energy** totaling \$108M, **99/Environmental Remediation** totaling \$33M, **267/Infrastructure** totaling \$129M, **59/Major Electrical** totaling \$24M, **173/General Repair** totaling \$62M, **148/Roofing** totaling \$51M and **18** appropriations to the *Emergency Fund* totaling \$29M.

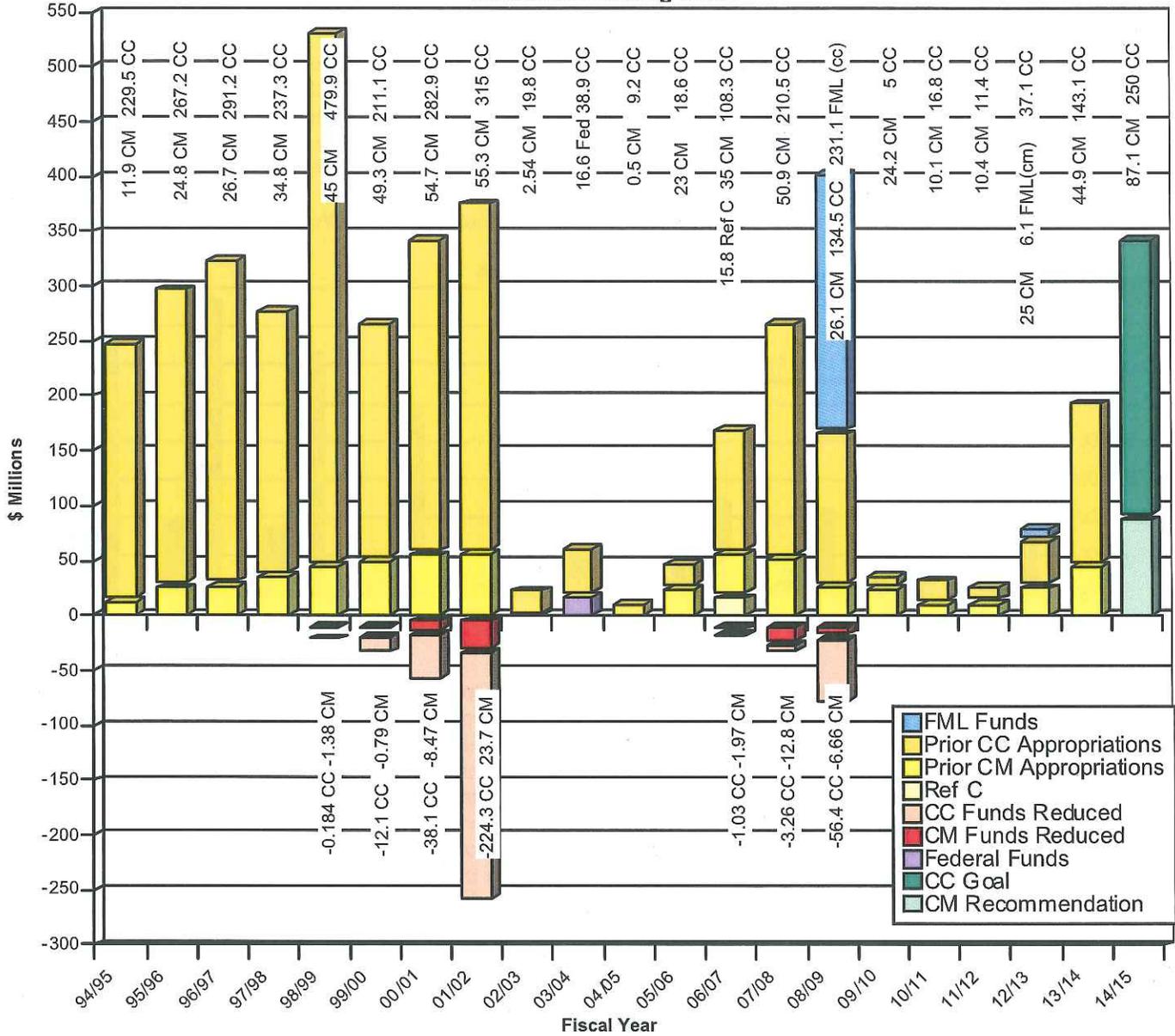
■ **Review of FY 2013/2014 Funding Recommendations:** **127** projects/phases comprising major planned maintenance and repairs to State owned general fund and academic buildings and associated infrastructure totaling **\$87,072,939** are recommended for Controlled Maintenance funding. (Reference SECTION III). The recommended RR is approximately 0.87% of the current CRV. Highlights of recommended projects by category include: **28/Fire and Life Safety** totaling \$17,529,599, **1/Structural Integrity** totaling \$851,070, **34/Indoor Air Quality and Energy** totaling \$28,758,819, **4/Environmental Remediation** totaling \$1,270,617, **16/Infrastructure** totaling \$11,061,176, **9/Major Electrical** totaling \$5,028,006, **19/Roofing** totaling \$10,715,170, **15/General Repair** totaling \$9,858,482, and **1** appropriation to the *Emergency Fund* at \$2,000,000.

■ **Five Year Controlled Maintenance Plan:** The reported Agency Five Year Plan totals for State owned general fund and academic buildings and associated infrastructure totals **\$493,800,311**. (Refer to APPENDIX B).

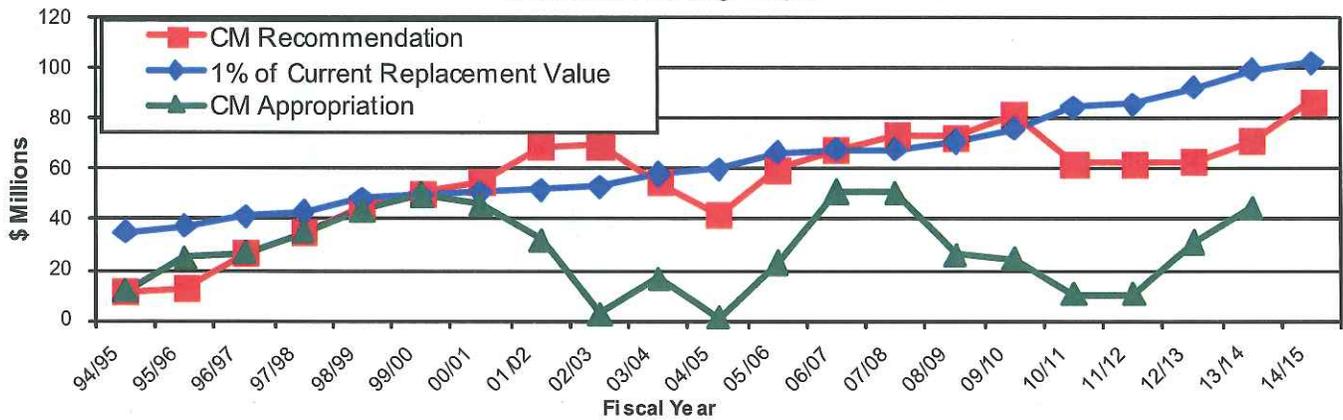
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Historical Funding Chart



Historical Funding Graph

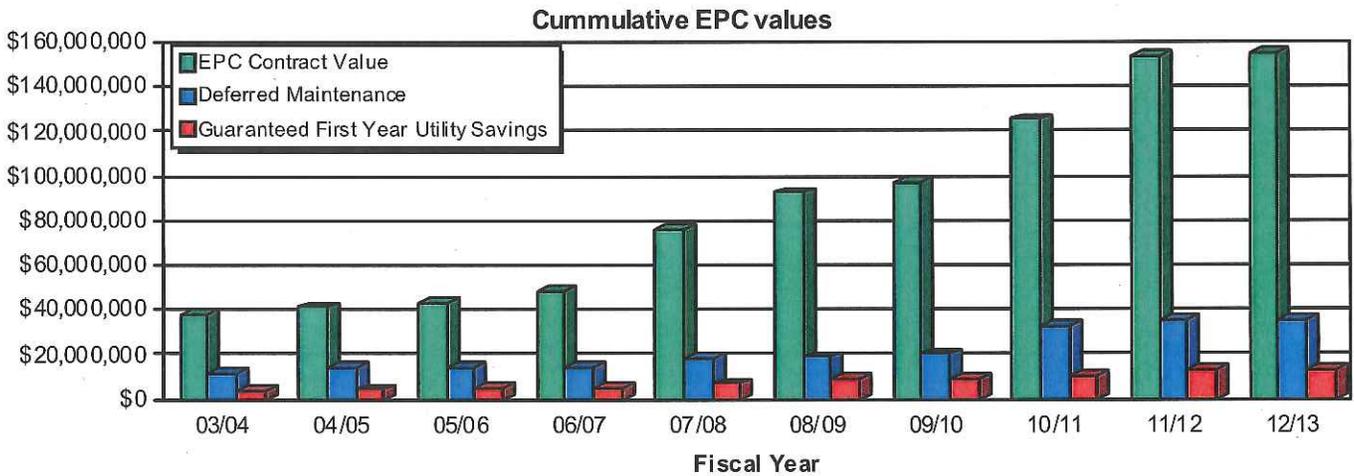


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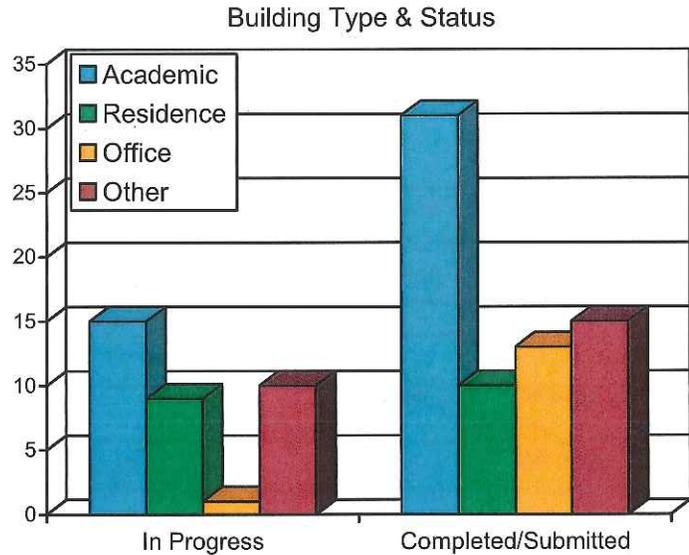
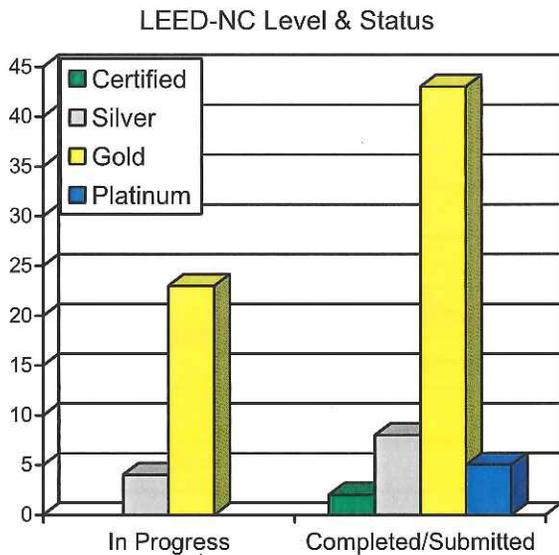
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ENERGY MANAGEMENT

■ **Energy Performance Contracts:** Energy Performance Contracts (EPC) have been implemented as an alternative funding source for particular Controlled Maintenance needs for agencies and institutions of higher education to improve their facilities while increasing the energy efficiency of their buildings. This process uses the utility energy dollars saved to pay for applicable facility improvements over a specified time. In the past ten Fiscal years 26 agencies and institutions of higher education have completed or have under construction energy performance projects with a total contract value of \$155,196,814 which included the funding of \$34,607,726 of deferred maintenance with a guaranteed first year utility savings of \$12,430,676. Future energy savings are avoided utility cost used as payments for all EPC project loans. (Reference SECTION IV, Table A)



■ **High Performance Buildings and the Governor’s Executive Orders:** The High Performance Certification Program (HPCP) was established by OSA to determine the design and construction guidelines for new buildings and buildings undergoing substantial renovations per CRS 24-30-1305. The USGBC LEED (U.S. Green Building Council, Leadership in Energy and Environmental Design) is the guideline and their Gold level is the targeted goal of the HPCP. In addition, institutions of higher education have voluntarily adopted USGBC LEED™ as policy for their non-academic buildings. Buildings that started design work after January 1, 2010 are required to track and report their utility data. OSA works with CDE on BEST funded schools and has included a list of these projects (Reference Section IV, Table B). OSA is also working with DOLA on their grant programs for compliance with the HPCP and will provide a list as projects are funded. OSA is working with CEO on Executive Orders on Greening of State Government (Reference APPENDIX G).



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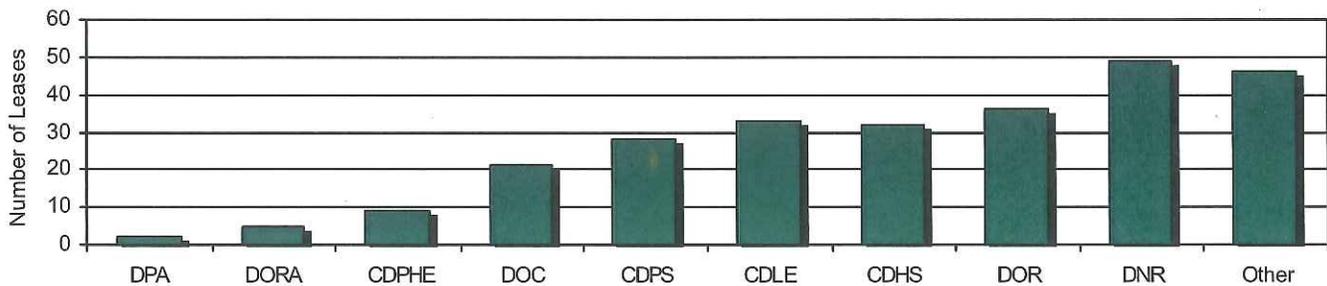
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REAL ESTATE MANAGEMENT

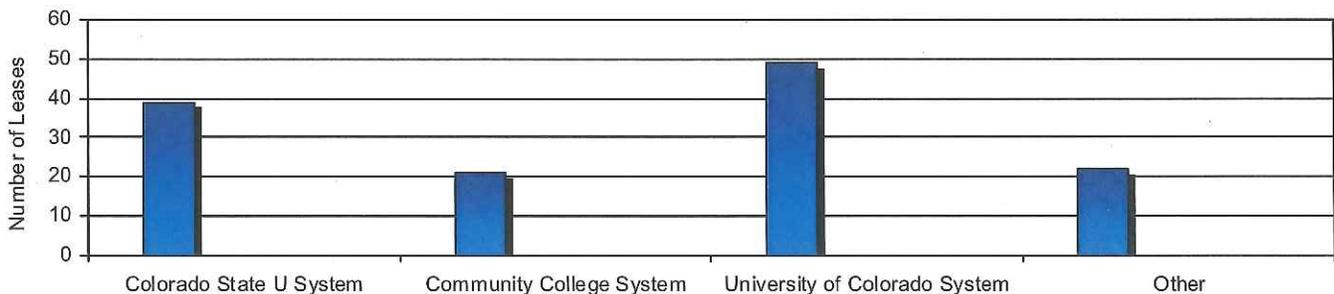
■ **Acquisitions and Dispositions:** Thirty six (36) acquisitions and four (4) dispositions of real property in fiscal year 2012/2013 were reported to the Office of the State Architect/Real Estate Programs (Reference SECTION V, Table A).

■ **Leased Property:** As of November 2013 there are 392 lease agreements reported in effect between State agencies and institutions and third parties. There were 128 interagency leases in effect reported including building leases and land leases. The building leases comprise a total of 3,026,894 rentable square feet. The total annual base rent paid by State agencies and institutions to third parties is \$45,613,837 vs. \$45,930,262 last year. The chart below illustrates the number of leases by Executive Branch Departments and Institutions of Higher Education (Reference SECTION V, Tables B and B1).

Number of Leases, except DOHE



Number of Leases for DOHE only



■ **Owned Property:** The inventory of real property is grouped by site with each site varying in size, type and number of properties and improvements. Currently, the reported inventory lists a total of 941 sites vs. 909 sites last year comprising 402,856 acres, a increase of approximately 1,298 acres over 2012 owned by State agencies and institutions of higher education as outlined in Table C. (Reference SECTION V, Table B lists the building leases by department, Table B1 lists the building leases by institutions of higher education and Table B2 lists the interagency leases by department).

■ **Strategic Planning and Capitol Complex Master Plan:** As discussed as one of several priorities in the Real Estate Strategic Plan for the Executive Branch Departments and as supported through the November 2012 State Auditor’s Audit of State Capital Assets, a comprehensive master plan for the Capitol Complex Building Group and site (CCBG) was funded in July of 2013. The audit noted that the CCBG “lacks a comprehensive mechanism for long-term planning (such as a master plan), and that such a mechanism could assist the state in its efforts to maximize the value of real estate assets, reduce facility costs and support funding decisions”. Facility and space needs assessments will be conducted in the master plan and data collected from this report will also be included in the evaluation and recommendation phases of the master plan (Refer to SECTION V, Statewide Acquisitions and Dispositions/Leased and Owned Property).

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RECOMMENDATIONS FOR FY 2014/2015

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STATEWIDE FUNDING RECOMMENDATIONS

The following recommended Controlled Maintenance funding for FY 2014/2015 is based on the Office of the State Architect's prioritization of requests submitted by state departments and institutions of higher education and includes general funded and academic buildings and related infrastructure needs:

<u>Level 1:</u>	Recommends funding 37 ranked project requests for a total of	\$25,746,381
<u>Level 2:</u>	Recommends funding 54 ranked project requests for a total of	\$38,745,295
<u>Level 3:</u>	Recommends funding 36 ranked project requests for a total of	\$22,581,263
<hr/>		
All Levels	127 ranked project requests for a total of	\$87,072,939

Historically, recommendations were prioritized based on overall comprehensive major maintenance and repairs across the entire building inventory to annually fund the three levels/categories of Controlled Maintenance needs. However, due to various downturns in the economy inconsistent and limited funding became available. The result of not having sufficient funding for all three levels is causing, for example, roofing projects that were originally prioritized in Level 3 to now rise in criticality to Levels 1 and 2 due to increased deterioration over time. The previous types of projects per category intended for each level are now mixed throughout the levels.

Originally Level 1 incorporated critical projects that were 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 \$2,000,000 for the Emergency Fund. Level 2 incorporated projects that were predominantly causing operational disruptions /energy inefficiencies and/or environmental contamination. Level 3 incorporated projects that were predominantly containing differing levels of deterioration. (A complete listing of all recommended projects by level is provided on the following pages and descriptions are provided in Appendix A).

Controlled Maintenance is defined in statute, C.R.S. 24-30-1301. (2)(a):

- (I) *“Corrective repairs or replacement used for existing state-owned, general funded buildings and other physical facilities, including, but not limited to, utilities and site improvements, which are suitable for retention and use for at least five years, and replacement and repair of the fixed equipment necessary for the operation of such facilities, when such work is not funded in an agency’s operating budget to be accomplished by the agency’s physical plant staff;*
- (II) **That controlled maintenance funds may not be used for:**
 - (A) *Corrective repairs or replacement for buildings and other physical facilities and replacement or repair of the fixed and movable equipment necessary for the operation of physical facilities, when such work is funded in an agency’s operating budget to be accomplished by the agency’s physical plant staff; for the repair and replacement of fixed and movable equipment necessary for the conduct of programs (such repair and replacement is funded as capital outlay); or for rented or leased facilities constructed and maintained by self-liquidating property funds. Minor maintenance items shall not be accumulated to create a controlled maintenance project, nor shall minor maintenance work be accomplished as a part of a controlled maintenance project unless the work is directly related.*

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Ref No.	Score	Agency Project Title, Phase	Project M#	Recommended Funding	Project Balance	Cumulative Total of Recommended Projects
LEVEL 1						
1	1	Office of the State Architect Emergency Fund	M80120	\$2,000,000	\$0	\$2,000,000
2	3	Department of Corrections Replace Failed Chiller, LVCF, Ph 1 of 1		\$757,283	\$0	\$2,757,283
3	3	Colorado State University Replace Obsolete Fire Alarm, Various Buildings, Ph 1 of 2		\$753,948	\$967,301	\$3,511,231
4	4	University of Colorado at Boulder Improve Fire Department Access, Various Locations, Ph 1 of 1		\$164,739	\$0	\$3,675,970
5	4	University of Northern Colorado Fire Sprinkler Upgrades, Seven Buildings, Ph 1 of 3		\$1,108,622	\$2,158,158	\$4,784,592
6	4	Department of Human Services Upgrade Electronic Security Systems, Ph 5 of 6	M10006	\$1,651,549	\$830,629	\$6,436,141
7	4	University of Colorado Denver - Anschutz Medical Campus Asbestos Encapsulation, Basement Crawlspace, Building 400 Series, Ph 1 of 1		\$338,905	\$0	\$6,775,046
8	4	Department of Corrections Replace Failed Boiler De-Aerator/Surge Tank, CTCF, Ph 1 of 1		\$262,275	\$0	\$7,037,321
9	4	Colorado State University Replace Deteriorated Natural Gas Lines, Main Campus, Ph 1 of 1		\$592,150	\$0	\$7,629,471
10	4	Office of Information Technology Replace Microwave Site Towers - B Group, Ph 1 of 3		\$851,070	\$1,916,695	\$8,480,541
11	5	Colorado Historical Society Georgetown Loop Railroad Fire Mitigation, Area B, Ph 1 of 3		\$304,656	\$675,471	\$8,785,197
12	5	Auraria Higher Education Center Tenth Street Pedestrian Corridor ADA Improvements, Ph 2 of 3	M13049	\$576,934	\$588,988	\$9,362,131
13	5	Colorado School of Mines Campus Code Upgrades, Ph 1 of 1		\$359,166	\$0	\$9,721,297
14	5	Colorado State University - Pueblo Campus and Building Security System, Ph 2 of 3	C9115	\$998,351	\$725,600	\$10,719,648
15	5	Fort Lewis College Theater Life Safety Improvements, Ph 2 of 2	M13020	\$612,018	\$0	\$11,331,666
16	6	Department of Human Services Repair/Replace Fire Sprinkler Systems, Ph 3 of 3	M12021	\$546,946	\$0	\$11,878,612
17	6	University of Colorado at Boulder Campus Fire Sprinkler Upgrades, Ph 1 of 5		\$790,953	\$2,710,164	\$12,669,565
18	6	Colorado School for the Deaf and Blind Campus Safety and Security, Ph 1 of 2		\$569,440	\$570,175	\$13,239,005

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19	7	Auraria Higher Education Center Replace Fire Alarm Systems, West, Central, Rectory, St. Cajetans and Children's College, Ph 1 of 2		\$638,693	\$408,753	\$13,877,698
20	8	Colorado Community College System at Lowry Upgrades to Fire Detection/Suppression, Multiple Buildings, Ph 3 of 3	M13035	\$749,139	\$0	\$14,626,837
21	8	Department of Military and Veterans Affairs Aurora Readiness Center Structural Repairs, Code and System Upgrades, Ph 1 of 1		\$540,500	\$0	\$15,167,337
22	8	University of Colorado Denver - Anschutz Medical Campus Building 500 Storm Water and Sanitary Waste Cross Connection Violation, Ph 1 of 1		\$474,315	\$0	\$15,641,652
23	8	Department of Corrections Critical Roof Replacement, SCF, Ph 1 of 2		\$984,386	\$711,719	\$16,626,038
24	8	Red Rocks Community College Replace West End Chiller and Upgrade Cooling Plant, Ph 1 of 1		\$764,060	\$0	\$17,390,098
25	10	Department of Public Safety Life Safety, Fire Alarm and Suppression System, and HVAC Repairs; CSP Academy/Bunker, Ph 1 of 1		\$601,700	\$0	\$17,991,798
26	10	Western State Colorado University Electronic Exterior Door Security, Ph 1 of 1		\$524,612	\$0	\$18,516,410
27	10	Morgan Community College Campus Security, Lock Replacement, and Envelope Upgrades, Ph 1 of 1		\$531,148	\$0	\$19,047,558
28	10	Adams State University Plachy Pool Safety Upgrades, Ph 1 of 1		\$897,510	\$0	\$19,945,068
29	10	Colorado State University Critical Life Safety Elevator Upgrades, Nine Buildings, Ph 1 of 1		\$616,463	\$0	\$20,561,531
30	10	Capitol Complex Facilities Critical Life Safety Elevator Upgrades, Legislative Service Building, Ph 1 of 1		\$558,800	\$0	\$21,120,331
31	10	Colorado Mesa University Replace HVAC Tomlinson Library, Ph 1 of 1		\$909,399	\$0	\$22,029,730
32	10	University of Colorado at Boulder Replace Chiller and Cooling Tower, ARCE, Ph 1 of 1		\$888,073	\$0	\$22,917,803
33	10	Arapahoe Community College Replace Classroom Unit Ventilators and Chiller, North Building, Ph 1 of 1		\$742,704	\$0	\$23,660,507
34	10	Colorado Community College System at Lowry HVAC Upgrades, Building 967, Ph 1 of 1		\$738,183	\$0	\$24,398,690
35	10	Pueblo Community College Repair/Replace Built-Up Roof on Two Buildings, Pueblo Campus, Ph 1 of 1		\$587,870	\$0	\$24,986,560
36	10	Lamar Community College Asbestos Abatement and Repairs, Two Lecture Halls, Bowman, Ph 1 of 1		\$566,221	\$0	\$25,552,781

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Ref No.	Agency Score	Project Title, Phase	Project M#	Recommended Funding	Project Balance	Cumulative Total of Recommended Projects
37	10	Camp George West Replace Water Well / Provide Adequate Distribution System, Ph 1 of 1		\$193,600	\$0	\$25,746,381

Level 1 Totals: \$25,746,381 \$12,263,653

CM Cumulative: \$25,746,381 \$12,263,653

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Ref No.	Score	Agency Project Title, Phase	Project M#	Recommended Funding	Project Balance	Cumulative Total of Recommended Projects
LEVEL 2						
38	12	Department of Corrections Critical Electrical System Replacement, AVCF, Ph 2 of 3	M13001	\$803,704	\$836,509	\$26,550,085
39	12	Colorado Historical Society Lebanon Mine Safety and Egress, Ph 1 of 1		\$461,974	\$0	\$27,012,059
40	12	Trinidad State Junior College Replace Mullen HVAC/Roof and Air Quality Improvements, Ph 1 of 1		\$1,322,967	\$0	\$28,335,026
41	12	Colorado School of Mines Campus Steam Branch Repairs, Ph 1 of 3		\$663,964	\$496,969	\$28,998,990
42	12	University of Colorado at Boulder HVAC Upgrades, Mechanical Engineering, Ph 2 of 2	M13025	\$1,167,768	\$0	\$30,166,758
43	12	University of Colorado Denver - Anschutz Medical Campus Building 500 Elevator Code Deficiencies and Repairs, Ph 1 of 3		\$400,854	\$768,148	\$30,567,612
44	12	Department of Human Services Upgrade Building Automation System, Ph 2 of 3	M13052	\$779,175	\$592,027	\$31,346,787
45	12	Department of Revenue Replace HVAC System, 1881 Pierce, Ph 2 of 4	M13062	\$737,550	\$1,563,178	\$32,084,337
46	12	Colorado School for the Deaf and Blind HVAC System, Stone Vocational Building, Ph 1 of 1		\$1,155,567	\$0	\$33,239,904
47	12	Pikes Peak Community College Boiler Replacement, Centennial Campus, Ph 2 of 2	M13037	\$508,668	\$0	\$33,748,572
48	12	Colorado Historical Society Bloom Mansion Code Upgrade, Ph 1 of 1		\$182,270	\$0	\$33,930,842
49	12	State Fair - Pueblo Repair/Replace Water, Sanitary, and Storm Water Infrastructure on Fairgrounds, Ph 1 of 3		\$992,325	\$1,828,489	\$34,923,167
50	12	Northeastern Junior College Replace Campus Main Transformers, Ph 1 of 1		\$376,956	\$0	\$35,300,123
51	12	Front Range Community College Electrical Switchgear Replacement, Larimer Campus, Ph 1 of 1		\$641,913	\$0	\$35,942,036
52	12	Colorado State University Replace Deteriorated Domestic Water Lines, Main Campus, Ph 1 of 1		\$761,381	\$0	\$36,703,417
53	12	State Capitol Building Roof Replacement and Installation of Safety Tie-Off System, Ph 1 of 2		\$1,578,742	\$1,294,986	\$38,282,159
54	12	Arapahoe Community College Outside Walkway, Glass Ceiling Replacement, Ph 1 of 1		\$286,129	\$0	\$38,568,288
55	12	University of Colorado at Colorado Springs Hillside Stabilization Project, Ph 1 of 1		\$341,490	\$0	\$38,909,778
56	12	Capitol Complex Facilities Hazardous Materials Assessment and Emergency Repairs, Ph 1 of 1		\$318,000	\$0	\$39,227,778

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57	14	Department of Corrections Perimeter Security Improvements, AVCF and FCF, Ph 4 of 4	M07001	\$750,388	\$0	\$39,978,166
58	14	Department of Public Health and Environment Fire Life Safety Upgrade/Replacement, Laboratory Building, Ph 1 of 1		\$323,200	\$0	\$40,301,366
59	14	Colorado State University HVAC Upgrades, Chemistry Building, Ph 1 of 1		\$800,703	\$0	\$41,102,069
60	14	Department of Military and Veterans Affairs HVAC Equipment Replacement, Roof Repair, and Paving, Watkins Armory, Ph 1 of 1		\$360,025	\$0	\$41,462,094
61	14	Auraria Higher Education Center Facilities Management Building Systems Replacement and Repairs, Ph 1 of 1		\$843,776	\$0	\$42,305,870
62	14	Department of Human Services Repair/Replace HVAC Systems in A, B, C, D and E Buildings, CMHIFL, Ph 1 of 3		\$865,370	\$1,870,242	\$43,171,240
63	14	Otero Junior College Chiller Replacement, Wheeler/Life Science Buildings, Ph 1 of 1		\$726,000	\$0	\$43,897,240
64	14	Capitol Complex Facilities Rehabilitate Elevators, State Office Building, Ph 1 of 1		\$696,300	\$0	\$44,593,540
65	14	Department of Human Services Repair/Replace Roofs, CMHIFL, Ph 1 of 3		\$971,449	\$2,326,404	\$45,564,989
66	14	Colorado Northwestern Community College McLaughlin Roof Replacement, Rangely Campus, Ph 1 of 1		\$250,672	\$0	\$45,815,661
67	14	University of Northern Colorado Roof Replacement, Four Buildings, Ph 1 of 1		\$842,863	\$0	\$46,658,524
68	14	Office of Information Technology Replace Microwave Site Rectifier/Chargers, B Group, Ph 1 of 2		\$568,837	\$585,046	\$47,227,361
69	15	Western State Colorado University Storm Sewer Drainage Upgrades, Ph 1 of 1		\$808,786	\$0	\$48,036,147
70	15	University of Colorado at Boulder Ramaley AHU and Exhaust Fan Upgrades, Ph 1 of 3		\$1,481,195	\$2,989,405	\$49,517,342
71	15	Colorado State University Steam Heating System Replacement, Shepardson, Ph 1 of 1		\$897,274	\$0	\$50,414,616
72	16	Fort Lewis College Pedestrian Safety Improvements, Ph 1 of 3		\$526,752	\$1,532,286	\$50,941,368
73	16	Colorado School of Mines Campus Primary Electrical Repairs, Ph 3 of 4	M11004	\$418,770	\$506,055	\$51,360,138
74	16	Colorado Mesa University Transformer Replacements, Ph 1 of 1		\$211,072	\$0	\$51,571,210
75	16	Front Range Community College Upgrade Fire Alarm Notifier System, Larimer Campus, Ph 1 of 1		\$352,560	\$0	\$51,923,770

**OFFICE OF THE STATE ARCHITECT PROGRAMS ANNUAL REPORT
 PRIORITIZED STATEWIDE PROJECT FUNDING RECOMMENDATIONS FOR FY 2014/2015**

DECEMBER 2013

Ref No.	Score	Agency Project Title, Phase	Project M#	Recommended Funding	Project Balance	Cumulative Total of Recommended Projects
76	16	Department of Human Services Repair/Replace Roofs and HVAC Systems, GJRC, Ph 1 of 3		\$838,423	\$1,754,036	\$52,762,193
77	16	Colorado State University Replace Obsolete Building Automation Control System, Ph 1 of 1		\$997,197	\$0	\$53,759,390
78	16	University of Northern Colorado Heating Plant Boiler #3 Replacement, Ph 1 of 2		\$1,365,000	\$1,148,392	\$55,124,390
79	18	Department of Corrections Fire Suppression System Improvements, CCF, Ph 1 of 2		\$694,743	\$758,858	\$55,819,133
80	18	University of Colorado Denver - Anschutz Medical Campus Building 500 HVAC Upgrade, VAV Distribution and Zone Controls, Ph 1 of 5		\$695,593	\$2,502,933	\$56,514,726
81	18	Colorado State University HVAC Upgrade, Moby Arena, Ph 1 of 1		\$1,961,109	\$0	\$58,475,835
82	18	University of Colorado at Colorado Springs University Hall Roof and RTU Replacement, Ph 1 of 2		\$649,549	\$543,024	\$59,125,384
83	18	Arapahoe Community College Asbestos Removal/Carpet Replacement, North Building, Ph 1 of 1		\$525,483	\$0	\$59,650,867
84	18	Colorado Mesa University Repair Roof, Horace Wubben Hall, Ph 1 of 1		\$344,146	\$0	\$59,995,013
85	18	Adams State University Roof Replacement, Various Buildings, Ph 1 of 2		\$282,553	\$456,143	\$60,277,566
86	18	Department of Corrections Critical Electrical System Replacement, AVCF, Ph 3 of 3	M13001	\$836,509	\$0	\$61,114,075
87	20	Pueblo Community College Replace Boiler, Controls System and Clean Building Ducts, Health Sciences Building, Ph 1 of 1		\$629,857	\$0	\$61,743,932
88	20	Colorado Community College System at Lowry Replace Roof, Building 697, Ph 1 of 1		\$393,030	\$0	\$62,136,962
89	20	Red Rocks Community College Replace Roof on Construction Technology Building, Ph 1 of 1		\$299,860	\$0	\$62,436,822
90	20	State Capitol Building Rehabilitate/Restore Exterior Windows and Facade, Ph 1 of 3		\$1,180,004	\$2,360,008	\$63,616,826
91	20	Colorado State University - Pueblo Bartley Boulevard Extension, Ph 1 of 1		\$874,850	\$0	\$64,491,676

Level 2 Totals: \$38,745,295 \$26,713,138

CM Cumulative: \$64,491,676 \$38,976,791

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DECEMBER 2013

Ref No.	Score	Agency Project Title, Phase	Project M#	Recommended Funding	Project Balance	Cumulative Total of Recommended Projects
LEVEL 3						
92	21	University of Colorado at Boulder Electrical Service Upgrades, Science Learning Lab Building, Ph 1 of 1		\$817,685	\$0	\$65,309,361
93	21	Department of Corrections Perimeter Security Improvements, DRDC and DWCF, Ph 1 of 1		\$976,714	\$0	\$66,286,075
94	21	Colorado State University A and B Wings Roof Replacement, Engineering Building, Ph 1 of 1		\$543,089	\$0	\$66,829,164
95	21	Fort Lewis College Replacement Roof, Miller Student Services, Ph 1 of 1		\$845,760	\$0	\$67,674,924
96	21	Colorado State University West Roof Replacement, Painter Center, Ph 1 of 1		\$153,813	\$0	\$67,828,737
97	21	Auraria Higher Education Center Central Classroom Building, Windows and Mechanical Systems Replacement and Repairs, Ph 1 of 2		\$1,052,040	\$909,801	\$68,880,777
98	21	Colorado School of Mines Campus Building Envelope Repairs, Ph 1 of 2		\$390,220	\$359,215	\$69,270,997
99	21	University of Colorado at Boulder Campus Elevator System Upgrades, Ph 1 of 2		\$710,070	\$662,142	\$69,981,067
100	21	Department of Corrections Replace Fire Alarm System, CSP, Ph 1 of 1		\$948,621	\$0	\$70,929,688
101	24	Colorado State University Replace Deteriorated Storm Water Line, Main Campus, Ph 1 of 1		\$994,309	\$0	\$71,923,997
102	24	Colorado School for the Deaf and Blind Steam Line Replacement - North Side, Ph 1 of 2		\$356,420	\$276,940	\$72,280,417
103	24	Department of Revenue Rehabilitate Elevators, 1881 Pierce, Ph 1 of 1		\$233,200	\$0	\$72,513,617
104	24	Capitol Complex Facilities Rehabilitate Elevators, 1570 Grant Building, Ph 1 of 1		\$366,575	\$0	\$72,880,192
105	24	Northeastern Junior College Accessibility Improvement Project, Ph 1 of 2		\$387,300	\$701,250	\$73,267,492
106	24	Trinidad State Junior College Replace Library Chiller and HVAC Controls, Ph 1 of 1		\$204,160	\$0	\$73,471,652
107	24	Pikes Peak Community College HVAC Distribution and Control Upgrades, Centennial Campus, Ph 1 of 4		\$1,026,551	\$4,560,635	\$74,498,203
108	24	Department of Corrections Roof Replacement, CCF, Ph 1 of 1		\$942,003	\$0	\$75,440,206
109	24	University of Colorado at Boulder Roof Repair/Replacement and Waterproofing, Ph 2 of 2	C9115	\$773,990	\$0	\$76,214,196
110	24	Western State Colorado University Repair/Replace Roofing System, Ph 1 of 1		\$700,909	\$0	\$76,915,105

**OFFICE OF THE STATE ARCHITECT PROGRAMS ANNUAL REPORT
 PRIORITIZED STATEWIDE PROJECT FUNDING RECOMMENDATIONS FOR FY 2014/2015**

DECEMBER 2013

Ref No.	Score	Agency Project Title, Phase	Project M#	Recommended Funding	Project Balance	Cumulative Total of Recommended Projects
111	24	Department of Human Services Repair/Replace Roofs (1st Tier), CMHIP, Ph 1 of 3		\$985,964	\$1,877,475	\$77,901,069
112	24	Adams State University Sidewalk Curb and Gutter Replacement, Ph 1 of 2		\$440,369	\$379,940	\$78,341,438
113	27	Department of Corrections Fire Suppression System Improvements, CCF, Ph 2 of 2		\$758,858	\$0	\$79,100,296
114	27	Department of Corrections Critical Roof Replacement, SCF, Ph 2 of 2		\$711,719	\$0	\$79,812,015
115	28	Department of Human Services Replace Emergency Power Systems and Controls, DYC, Ph 1 of 1		\$842,127	\$0	\$80,654,142
116	28	Colorado Community College System at Lowry Install New Boilers, Chillers, AHUs, and Upgrade the Controls, Building 697, Ph 1 of 1		\$1,262,690	\$0	\$81,916,832
117	28	Capitol Complex Facilities Rehabilitate Elevators, Grand Junction Building, Ph 1 of 1		\$533,100	\$0	\$82,449,932
118	28	Lamar Community College Modernize Walkway Lighting, Campus, Ph 1 of 2		\$592,033	\$575,250	\$83,041,965
119	30	Colorado Community College System at Lowry HVAC Upgrades, Building 905, Ph 1 of 1		\$993,346	\$0	\$84,035,311
120	30	Colorado State University - Pueblo Roof Replacement Art/Music/Music Classroom, Ph 2 of 2	M13019	\$488,730	\$0	\$84,524,041
121	30	Colorado Mesa University Fine Arts Roof Replacement, Ph 1 of 1		\$216,624	\$0	\$84,740,665
122	30	Department of Military and Veterans Affairs Roof Replacement at National Guard Readiness Centers (Armories), Ph 1 of 1		\$169,730	\$0	\$84,910,395
123	32	Department of Human Services Replace HVAC Equipment, Building 049 and Replace Water Softeners, Building 118, CMHIP, Ph 1 of 1		\$781,803	\$0	\$85,692,198
124	36	Pueblo Community College Install Heat Exchanger and Associated Pumps and Controls, MT Building, Pueblo Campus, Ph 1 of 1		\$365,700	\$0	\$86,057,898
125	42	Front Range Community College Rehabilitate Elevators, Westminster Campus, Ph 1 of 3		\$398,565	\$635,642	\$86,456,463
126	42	Pikes Peak Community College Repair and Replace Chiller, Rampart Range Campus, Ph 1 of 1		\$477,079	\$0	\$86,933,542
127	42	Colorado School for the Deaf and Blind Remove Underground Storage Tank, Ph 1 of 1		\$139,397	\$0	\$87,072,939

Level 3 Totals: \$22,581,263 \$10,938,290

CM Cumulative: \$87,072,939 \$49,915,081

Prioritized Controlled Maintenance Grand Total: \$87,072,939