



Report to the Colorado General Assembly

Capital Development Committee

Prepared by

*The Colorado Legislative Council
Research Publication No.686
August 2017*

2017

Capital Development Committee

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Colorado General Assembly**

Research Publication No. 686

2017

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August 2017

Members of the Seventy-First General Assembly:

Submitted herewith is the 2017 Capital Development Committee (CDC) final report. The purpose of the CDC final report is to provide annual and historical information on the capital development process. The 2017 final report provides a complete summary of all capital construction and controlled maintenance appropriations during the 2017 session. A five-year history and three-year forecast of capital project funding are also included. The report concludes with a description of other actions taken by the CDC in FY 2016-17, and a summary of 2017 legislation enacted by the General Assembly that impacts capital development funding or the capital development process.

The CDC final report serves as a permanent record of capital development funding. The report is referred to by CDC staff and other state agencies throughout the year to help facilitate the capital development process. The report also serves as an informational document for any other entity or individual interested in the progress of capital development in the state of Colorado.

Respectfully submitted,

Mike Mauer
Director

Capital Development Committee

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August 2017

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EXECUTIVE SUMMARY

Primary Responsibility of the Capital Development Committee

The primary responsibility of the Capital Development Committee (CDC), established by House Bill 85-1070 (Section 2-3-1301, *et seq.*, C.R.S.), is to review and make recommendations concerning capital construction and controlled maintenance requests and proposals for the acquisition of capital assets of each state department and higher education institution in Colorado. The CDC forwards its recommendations to the Joint Budget Committee.

Types of Projects That Qualify for State Funding

Appropriations from the Capital Construction Fund (CCF) and the Controlled Maintenance Trust Fund (CMTF) are used for capital projects. The term "capital" collectively refers to three types of projects: capital construction, capital renewal, and controlled maintenance.

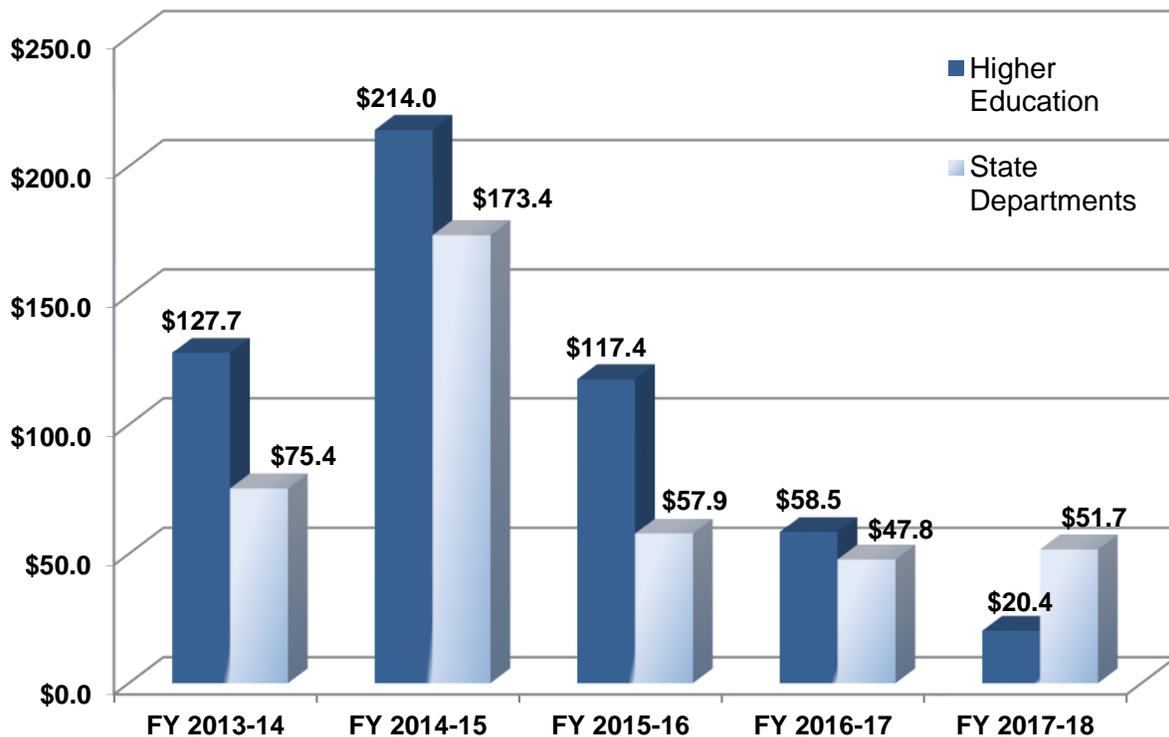
1. *Capital construction* projects include the purchase of land, buildings, or other facilities; the construction, renovation, or remodeling of buildings or other facilities; the purchase and installation of equipment necessary to operate the buildings or facilities; and the architectural, engineering, or other consultant services associated with a capital construction project.
2. *Capital renewal* projects address controlled maintenance issues that have exceeded \$2 million in costs, or have grown in scope and are better addressed building by building, rather than system by system.
3. *Controlled maintenance* projects are system- or maintenance-driven, and address facility component systems at the end of their useful life. As such, controlled maintenance involves site improvements and corrective repairs or replacement of utilities and equipment at existing state-owned, General Fund-operated buildings, and other physical facilities.

Five-Year History of Capital Construction and Controlled Maintenance Appropriations

State-funded appropriations totaled \$944.2 million for the five-year period ending in FY 2017-18. In FY 2013-14, the first year of the appropriation period, \$203.1 million was appropriated. The high point in total appropriations during the five-year period came in FY 2014-15, when \$387.4 million was appropriated for capital projects. This exceeds the total amount appropriated for capital projects in any given year in the last five years by \$184.3 million. A total of \$72.1 million, or 7.6 percent of the total amount appropriated in the five-year period, was appropriated in FY 2017-18. It is important to note that about \$45.0 million in annual lease payments for projects built through certificates of participation shifted from the capital budget to the operating budget beginning in FY 2015-16. Additionally, beginning with FY 2015-16, information technology capital budget requests for new projects are tracked and reported by the Joint Technology Committee.

Funding for state departments and higher education institutions. State departments received \$406.2 million (43 percent) of total capital appropriations over the five-year period, while higher education institutions received \$538.0 million (57 percent). Figure A provides a five-year overview of capital funding for higher education institutions and state departments.

**FIGURE A
FIVE-YEAR HISTORY OF CAPITAL APPROPRIATIONS
FOR STATE DEPARTMENTS AND HIGHER EDUCATION INSTITUTIONS (IN MILLIONS)
FY 2013-14 TO FY 2017-18**



Gross Square Footage of State Facilities

As of December 2016, the total gross square footage (GSF) of state-occupied facilities was 78.2 million GSF, according to the Office of the State Architect (OSA). The estimated current replacement value (CRV) is \$18.0 billion. The total GSF of state-occupied facilities grew by 2.6 million GSF, or 3.4 percent, between calendar year 2015 and calendar year 2016. The total CRV increased by \$863 million, or 5.0 percent, during the same period.

Capital Construction Fund and Controlled Maintenance Trust Fund Revenue

Revenue made available for capital projects from all state sources totaled \$942.6 million for the last five fiscal years. Of this amount, \$71.0 million, or 7.5 percent, was made available for FY 2017-18 projects. Funding for FY 2017-18 projects was largely made available from General Fund transfers. Figure B identifies five sources of revenue for capital projects and the amounts attributable to each source.

FIGURE B
FIVE-YEAR HISTORY OF REVENUE MADE AVAILABLE FOR CAPITAL PROJECTS
(IN MILLIONS)
FY 2013-14 TO FY 2017-18

Revenue Source		FY 2013-14	FY 2014-15	FY 2015-16	FY 2016-17	FY 2017-18	Five-Year Total
General Fund							
1a	Transfers to fund prioritized projects identified during annual budget deliberations	\$322.6*	\$232.5	\$195.3	\$75.8	\$70.3	\$896.5
1b	Appropriations to fund projects through separate legislation	15.0	0.0	0.0	0.0	0.0	\$15.0
Subtotal		\$337.6	\$232.5	\$195.3	\$75.8	\$70.3	\$911.5
Capital Construction Fund							
2	Interest earnings, reversions, and other deposits made by the legislature	\$0.6	\$2.6	\$2.0	\$9.6	\$0.7	\$15.5
Tobacco Master Settlement							
3	Moneys used for cash-funded portion of certificates of participation annual lease payment for seven projects at the University of Colorado Denver, Anschutz Medical Campus**	\$7.3	\$7.3	\$0.0	\$0.0	\$0.0	\$14.6
Controlled Maintenance Trust Fund							
4	Interest earnings on the principal balance	\$0.0	\$0.0	\$0.0	\$1.0	\$0.0	\$1.0
Total		\$345.5	\$242.4	\$197.3	\$86.4	\$71.0	\$942.6

*Includes \$135.3 million in additional funding made available for projects approved during the 2014 session from the FY 2013-14 General Fund surplus.

**Beginning in FY 2015-16, payments for completed projects financed through certificates of participation are made through the operating budget.

Controlled Maintenance Trust Fund Revenue

The General Assembly created the CMTF in 1993 with the intent of establishing a stable and consistent source of revenue for controlled maintenance projects. Figure C provides a five-year history of revenue to and appropriations from the CMTF, as well as a history of total appropriations for controlled maintenance.

FIGURE C
FIVE-YEAR HISTORY OF CONTROLLED MAINTENANCE TRUST FUND
REVENUE AND APPROPRIATIONS
FY 2013-14 TO FY 2017-18

	FY 2013-14	FY 2014-15	FY 2015-16	FY 2016-17	FY 2017-18	Five-Year Total
Principal						
Beginning balance*	\$3,229,147	\$78,620,147	\$69,783,765	\$70,436,146	\$50,048,903	N/A
Appropriation/transfer to fund**	126,000,000	111,264	0	0	20,000,000	\$146,111,264
Transfer from fund through executive order or legislation	(50,850,000)	(9,672,000)	0	(20,125,000)	0	(\$80,647,000)
Interest						
Interest earned***	\$241,000	\$724,354	\$652,381	\$737,757	\$929,080	\$3,284,572
Interest transferred from the CMTF to the CCF for projects	0	0	0	(1,000,000)	0	(\$1,000,000)
Total Appropriated for Controlled Maintenance						
	\$45,686,429	\$47,587,386	\$19,195,021	\$26,794,376	\$31,257,230	\$170,520,442
Amount appropriated from the CCF	44,926,689	47,227,361	19,195,021	26,127,246	30,791,965	\$168,268,282
Amount appropriated from cash sources****	759,740	360,025	0	667,130	465,265	\$2,252,160

*For FY 2017-18, the beginning balance is an estimate based on the June 2017 Legislative Council economic forecast.

**For FY 2014-15, \$20,093,068 was appropriated by HB 14-1336. However, subsequent legislation passed in the 2014 session decreased this appropriation by \$19,981,804, resulting in a net appropriation of \$111,264. For FY 2017-18, \$20.0 million was transferred from the General Fund to the CMTF by SB 17-263.

***The interest for FY 2017-18 is an estimate based on the June 2017 Legislative Council economic forecast. Half of any interest moneys expected to be earned in FY 2017-18 can be appropriated for FY 2018-19 projects.

****The source of cash funds is federal matching funds for National Guard readiness center projects.

Three-Year Outlook — State-Funded Capital Need Versus Funding Projected to Be Available

State law requires the CDC to forecast the state's future needs for capital construction and controlled maintenance, although the term "need" is not defined in state law. State departments and institutions annually submit plans to the CDC that list their capital construction needs for the next five years. Based on these requests and expected revenues, there is a \$1.3 billion shortfall projected over the next three years. This shortfall does not reflect an additional \$120 million anticipated to be made available in FY 2018-19 pursuant to Senate Bill 17-267.

The estimated three-year capital need is \$1.4 billion. (This number does not reflect an offset from the \$120 million in capital funding anticipated to be made available in FY 2018-19 pursuant to SB 17-267.) Of this amount, controlled maintenance needs total \$307.4 million, or 21.6 percent of the estimated three-year need. The controlled maintenance need is expected to be reduced by \$113.9 million pursuant to SB 17-267. The state's projected three-year capital construction need is estimated to be \$1.1 billion, or 78.4 percent of the total estimated capital need. The capital construction need is expected to be reduced by \$6.1 million pursuant to SB 17-267.

2017 Capital Construction and Controlled Maintenance Appropriations

The total amount of funding for capital projects, excluding information technology projects, in the final 2017 Long Bill was \$124.6 million, including \$72.1 million for state-funded projects and \$52.5 million for cash-funded projects and the cash component of various state-funded projects. Of the amount appropriated through state funds, \$39.3 million (54.5 percent) was allocated to capital construction projects, including two capital renewal projects, and \$32.8 million (45.5 percent) to controlled maintenance. A total of 55 capital projects were listed in the 2017 Long Bill for funding in FY 2017-18, including:

- ✓ 8 state department capital construction projects totaling \$37.4 million in state funds;
- ✓ 1 higher education capital construction project totaling \$1.9 million in state funds and \$1.9 million in cash funds;
- ✓ 38 state-funded controlled maintenance projects totaling \$32.8 million in state funds and \$0.6 million in cash funds; and
- ✓ 8 cash-funded state department projects totaling \$50.0 million.

Funding for the 55 projects includes:

- ✓ \$41.8 million from cash funds;
- ✓ \$10.0 million from reappropriated funds;
- ✓ \$0.3 million from the HUTF;
- ✓ \$0.5 million from federal funds;
- ✓ \$68.8 million transferred from the General Fund to the CCF pursuant to Senate Bill 17-263;
- ✓ \$0.7 million in unobligated CCF balance;
- ✓ \$1.0 million transferred from the State Historical Fund to the CCF;
- ✓ \$1.0 million unexpended from a FY 2014-15 appropriation; and
- ✓ \$0.5 million from the General Fund Exempt account for highway construction projects.

Breakdown of State-Funded Projects

Of the \$72.1 million in state funds included in the Long Bill for capital construction, state departments received \$51.7 million (71.7 percent) of the funding allocation. Of this amount, the Department of Personnel and Administration received \$3.0 million for the emergency fund for controlled maintenance, which can be used for state departments and higher education institutions. Higher education institutions received \$20.3 million (28.3 percent) of the state-funded total.

Figure D lists the number of state-funded projects by category and notes the state-funded portion for each.

**FIGURE D
FUNDING SOURCES FOR FY 2017-18 PROJECTS**

Category	# of State Department Projects	State Department Amount	# of Higher Education Projects	Higher Education Amount	Total Amount
Capital Construction Projects	8	\$37,356,641	1	\$1,908,207	\$39,264,848
Controlled Maintenance Projects	13	\$14,360,468	25	\$18,431,497	\$32,791,965
Totals	21	\$51,717,109	26	\$20,339,704	\$72,056,813

Action Taken by the CDC Regarding Supplemental Requests, Six-Month Waiver Requests, and Property Transactions

State departments and higher education institutions must submit requests for supplemental funding, including requests for extensions of time, to the CDC. The CDC considered and approved eight such requests during FY 2016-17. The combined impact of the eight supplemental requests from all funding sources is \$13.1 million, including an increase of \$11.3 million in cash funds spending authority and \$1.8 million in state funds.

Colorado law requires any department or institution that does not initiate a project and encumber funds within six months of the appropriation date to request a waiver of the six-month encumbrance deadline from the CDC. The CDC did not consider any six-month waiver requests during FY 2016-17.

The CDC favorably recommended nine property transactions submitted by the Colorado Division of Parks and Wildlife, Department of Natural Resources in FY 2016-17.

2017 Legislation Impacting Capital Construction Funding or the Capital Development Process

The General Assembly considered a number of bills during the 2017 legislative session that affect capital construction and the duties of the CDC. These bills address: spending on, and revenue for, capital construction projects; changes in funding methodology for capital projects; potential future capital construction requests; real property transactions; changes to the

post-appropriation administration of capital projects; and other issues affecting the capital process.

I. STATUTORY ESTABLISHMENT AND RESPONSIBILITIES OF THE CAPITAL DEVELOPMENT COMMITTEE

Establishment of the Capital Development Committee

The Capital Development Committee was established in 1985 (House Bill 85-1070), and its statutory charge is found under Section 2-3-1301, *et seq.*, C.R.S. The CDC is a joint committee, consisting of three members of the House of Representatives and three members of the Senate. Each house is represented by two members of the majority party and one member of the minority party. Members of the CDC are chosen according to the rules of each house.

The CDC is required to elect a chair and a vice-chair each year. The election takes place at the first meeting held on or after October 15 in odd-numbered years and at the first meeting held after the General Election in even-numbered years. The chairmanship alternates between the House and Senate each year. The chair elected in fall 2016 was a House member.

Responsibilities of the Capital Development Committee

The CDC has the following statutory responsibilities:

Funding

- consult with the Joint Budget Committee concerning new methods of financing the state's ongoing capital construction, capital renewal, and controlled maintenance needs.

General Project Review and Oversight

- consider funding requests for capital construction, capital renewal, and controlled maintenance projects submitted by state departments and higher education institutions, including regular and emergency supplemental capital construction requests;
- prioritize recommendations for supplemental capital construction, capital renewal, and controlled maintenance budget requests for submittal to the JBC no later than January 15 of each year;
- prioritize recommendations for the funding of capital construction, capital renewal, and controlled maintenance budget requests for submittal to the JBC no later than February 15 of each year;
- forecast the state's requirements for capital construction, capital renewal, controlled maintenance, and the acquisition of capital assets for the next fiscal year and the following four fiscal years;

- forecast the projected available revenue to meet the state's requirements for capital construction, controlled maintenance, and capital renewal for the current and next two fiscal years;
- consider cash-funded capital construction projects submitted by higher education institutions to be commenced without legislative authorization in an appropriations bill;
- make recommendations to the JBC regarding requests to borrow for cash-funded capital construction projects under the Higher Education Revenue Bond Intercept Program;
- study the capital construction request from the Transportation Commission within the Colorado Department of Transportation for state highway reconstruction, repair, and maintenance, and determine the projects that may be funded from money available in the Capital Construction Fund;
- consider requests for waivers of the six-month encumbrance deadline for capital construction appropriations;
- review and recommend minimum building codes for all construction by state agencies on state-owned or state lease-purchased properties or facilities;
- review the annual capital construction and controlled maintenance requests from the Governor's Office of Information Technology (OIT) regarding the Public Safety Communications Trust Fund;
- review the annual report from the Department of Personnel and Administration (DPA) regarding the high performance standard certification program, pursuant to Senate Bill 07-051;
- review high performance standard certification program estimates that are expected to increase a building's costs by more than 5 percent;
- annually review guidelines developed by the Office of the State Architect (OSA), within the DPA, to determine the timing of eligibility of projects for state controlled maintenance funding;
- annually review and approve guidelines developed by the OSA pertaining to the classification of academic and auxiliary facilities on higher education institution campuses;
- review modifications to the master plan for the Capitol Complex developed by the DPA, pursuant to Senate Bill 13-263;
- annually review and approve Building Excellent Schools Today (BEST) program grant awards for pre-school through 12th grade capital construction to be financed through lease-purchase agreements; and
- review the proposed acquisition, construction, renovation, or improvement of commercial real property by the State Board of Land Commissioners through lease-purchase agreements, as authorized through House Bill 13-1274.

Property Transactions

- review all acquisitions of real property by state agencies;
- review real property transaction proposals by the Colorado Division of Parks and Wildlife and comment on the proposals to the Colorado Parks and Wildlife Commission;
- review real property transaction proposals, as administered by the executive director of the DPA, and comment on the proposals to the executive director;
- review real property transaction proposals by the Department of Military and Veterans Affairs and comment on the transactions to the Adjutant General; and
- receive an annual report from the DPA concerning state department and higher education institution facility management plans for vacant or abandoned state buildings.

State Capitol Building

- consider recommendations from the State Capitol Building Advisory Committee with respect to any plans to restore, redecorate, or reconstruct space within the public and ceremonial areas of the State Capitol Building and the surrounding grounds.

Types of Projects That Qualify for State Funding

The term "capital" collectively refers to three types of budget requests: (1) capital construction; (2) capital renewal; and (3) controlled maintenance. Capital construction includes the following:

- the acquisition of a capital asset, including real property, fixed equipment, and moveable equipment;
- the acquisition of any item of instructional or scientific equipment that costs more than \$50,000, except for cash-funded purchases made by institutions of higher education;
- the disposition of state-owned property;
- the construction, demolition, remodeling, or renovation of state-owned property;
- site improvement or development of state-owned property;
- the installation of fixed or movable equipment necessary for the operation of new, remodeled, or renovated state-owned property;

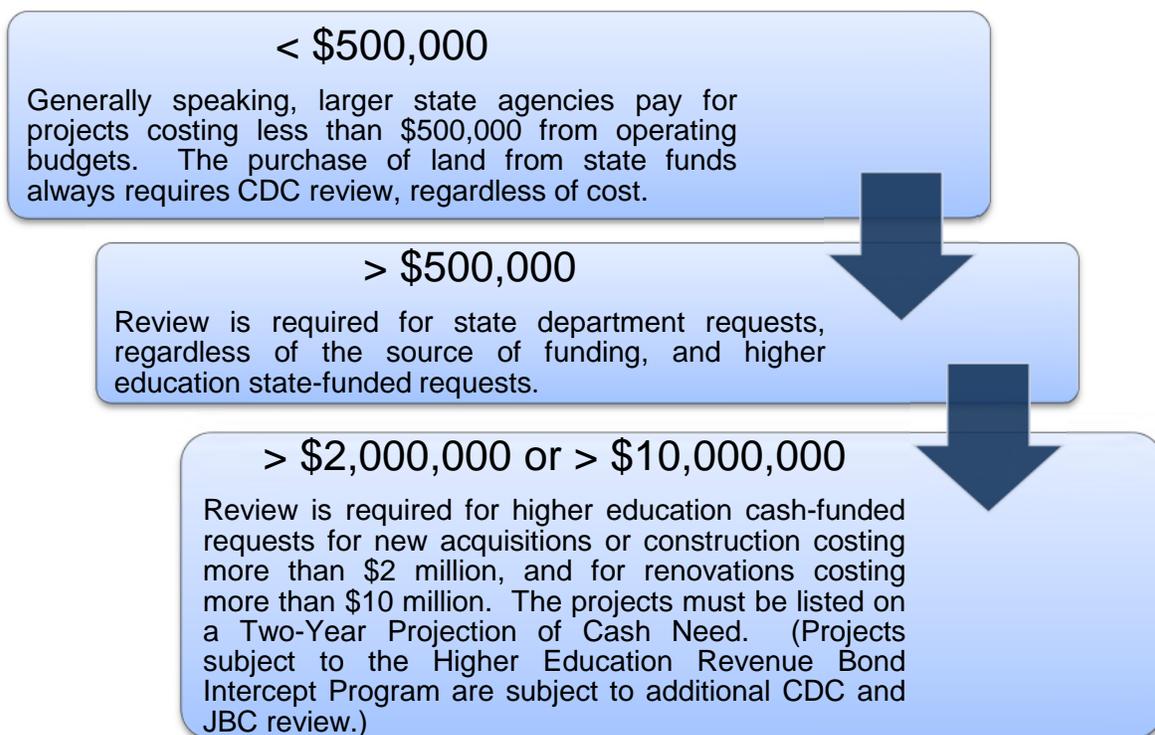
- the installation of fixed or movable equipment necessary for the conduct of programs in or on state-owned property; and
- contracting for the services of architects, engineers, and other consultants to prepare plans, program documents, life-cycle cost studies, energy analyses, and other studies associated with any capital construction project or to supervise capital construction.

Beginning in FY 2015-16, information technology capital budget requests are reviewed by the Joint Technology Committee; however, they are funded through the capital construction budget.

Capital Construction

Capital construction budget requests are generally program-driven. An institution or department must justify a capital request based on how a project will allow it to improve or alter its ability to provide a certain program or service. Examples of capital construction projects include constructing a new state prison, renovating a biology building at a state university to accommodate new or expanded programming, and developing an automated fingerprinting identification system. Figure 1.1 illustrates the dollar threshold triggering review of capital construction budget requests for state departments and higher education institutions.

FIGURE 1.1
DOLLAR THRESHOLD TRIGGERING REVIEW OF CAPITAL CONSTRUCTION BUDGET REQUESTS



Controlled Maintenance

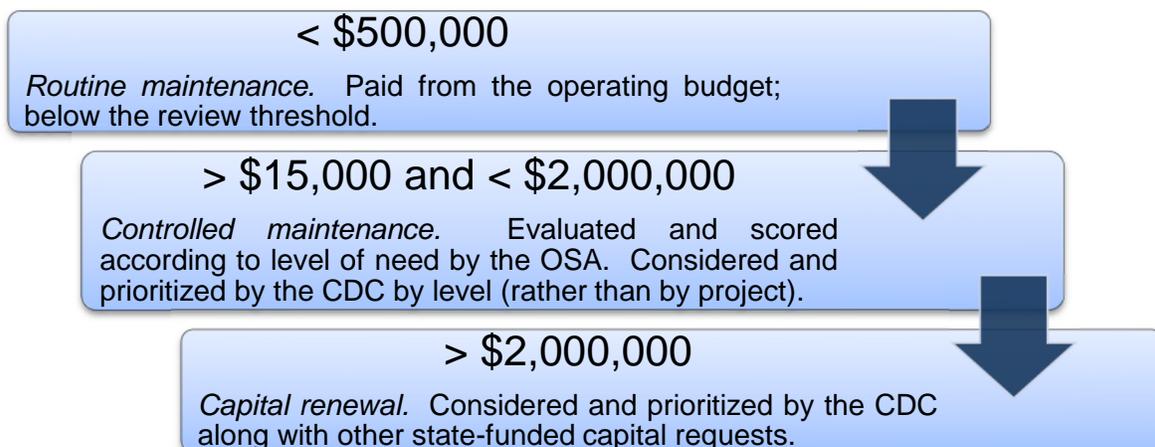
Controlled maintenance budget requests are system- or maintenance-driven and typically address facility component systems at the end of their useful life. As such, controlled maintenance involves site improvements and corrective repairs or replacement of the utilities and equipment necessary for the operation of state-owned property, including improvements for health, life safety, and code requirements. Existing state-owned, General Fund-operated buildings and physical facilities and academic buildings are eligible for controlled maintenance funding. Examples of controlled maintenance projects include replacing deteriorated mechanical equipment and upgrading fire alarm systems.

Capital Renewal

Capital renewal budget requests are also system- or maintenance-driven, and address controlled maintenance issues that exceed \$2 million in costs in a single fiscal year or phase, or have grown in scope and are better addressed building by building, rather than system by system. Capital renewal budget requests are prioritized by the CDC along with capital construction budget requests. An example of a capital renewal project is upgrading or replacing the mechanical, electrical, and fire suppression systems in a classroom building.

By contrast, operational maintenance is intended to maintain facilities and their component systems to the end of their expected useful life cycles. In Colorado, agencies submit requests for operational maintenance directly to the JBC within their operating budgets. However, Joint Rule 45 states that state-funded and cash-funded capital construction projects costing more than \$500,000 are reviewed and prioritized by the CDC. The \$500,000 threshold does not apply to cash-funded higher education projects, which are submitted to the CDC on a two-year projection of cash need if costing more than \$2.0 million for new acquisitions or new construction and more than \$10.0 million for other cash-funded requests. Figure 1.2 illustrates the thresholds for the categorization of controlled maintenance budget requests.

FIGURE 1.2
DOLLAR THRESHOLD TRIGGERING CATEGORIZATION AND
REVIEW OF CONTROLLED MAINTENANCE BUDGET REQUESTS



II. FIVE-YEAR HISTORY OF STATE-FUNDED APPROPRIATIONS FOR CAPITAL PROJECTS

This chapter provides a five-year history of state-funded appropriations for capital construction and controlled maintenance projects. It also provides information regarding the gross square footage of all state-owned facilities.

Five-Year History of Capital Construction and Controlled Maintenance Appropriations

State-funded appropriations totaled \$944.2 million for the five-year period ending in FY 2017-18. In FY 2013-14, the first year of the appropriation period, \$203.1 million was appropriated. The high point in total appropriations during the five-year period came in FY 2014-15, when \$387.4 million was appropriated for capital projects. This exceeds the total amount appropriated for capital projects in any given year in the last five years by \$184.3 million. A total of \$72.1 million, or 7.6 percent of the total amount appropriated in the five-year period, was appropriated in FY 2017-18. It is important to note that about \$45.0 million in annual lease payments for projects built through certificates of participation shifted from the capital budget to the operating budget beginning in FY 2015-16. Additionally, beginning with FY 2015-16, information technology capital budget requests for new projects are tracked and reported by the Joint Technology Committee.

Figure 2.1 shows a five-year appropriations history for capital construction projects by project type: capital construction and controlled maintenance.

FIGURE 2.1
CAPITAL APPROPRIATIONS BY PROJECT TYPE
FY 2013-14 TO FY 2017-18
FIVE-YEAR TOTAL = \$944.2 MILLION

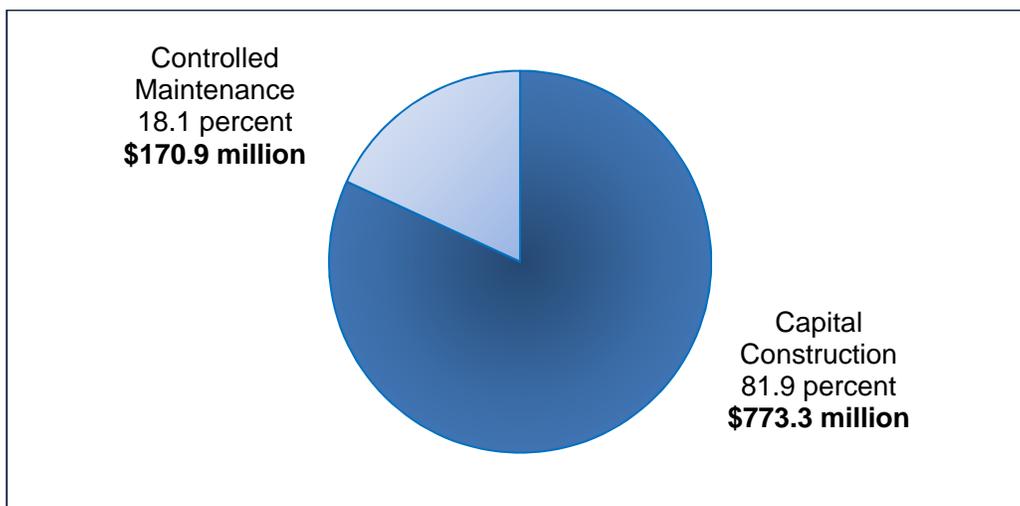
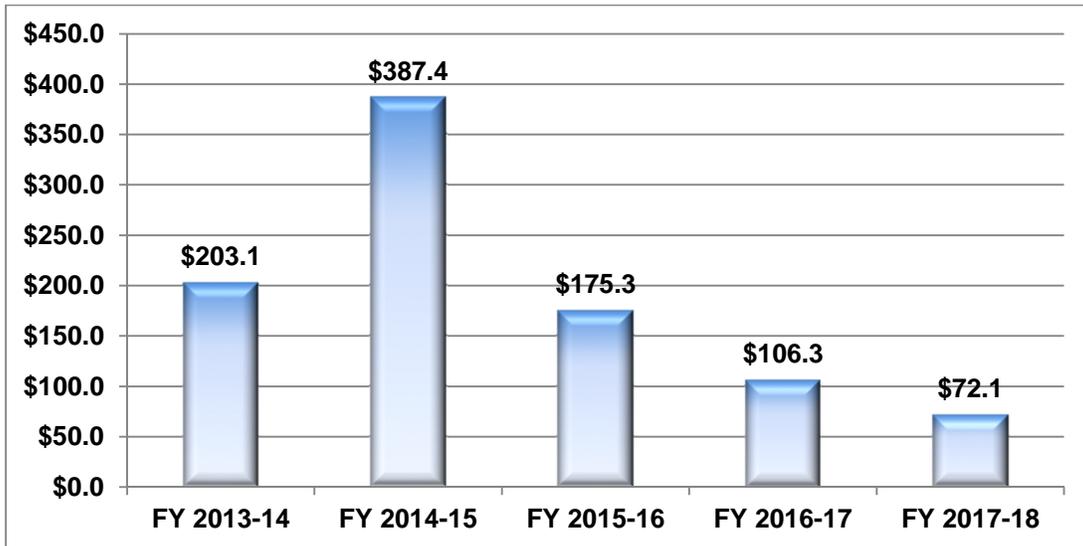


Figure 2.2 provides a five-year overview of capital funding.

FIGURE 2.2
FIVE-YEAR HISTORY OF CAPITAL APPROPRIATIONS (IN MILLIONS)
FY 2013-14 TO FY 2017-18



Funding for state departments and higher education institutions. State departments received \$406.2 million (43 percent) of total capital appropriations over the five-year period, while higher education institutions received \$538.0 million (57 percent). One state department accounted for about one-fifth of the total state department appropriation:

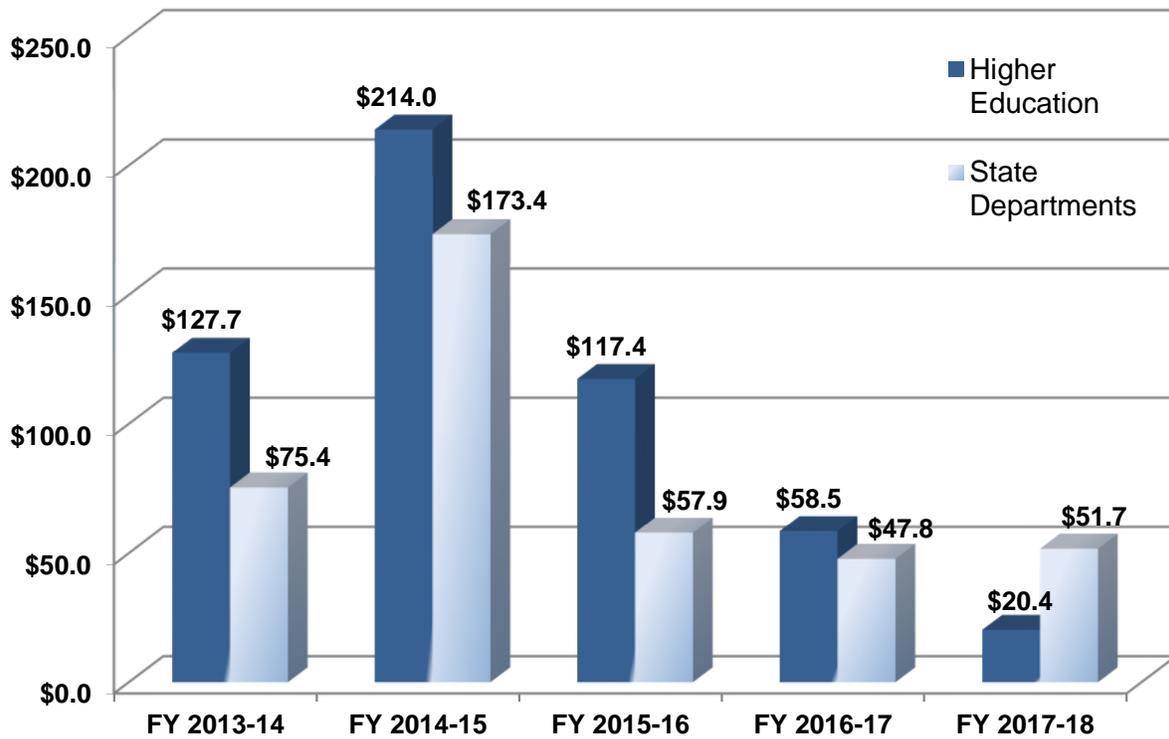
- Department of Corrections, \$80.4 million (19.8 percent).

One higher education system accounted for about one-sixth of the total higher education appropriation:

- University of Colorado System, \$93.5 million (17.4 percent).

In FY 2013-14 and FY 2014-15, the Department of Corrections and the University of Colorado System made annual COP lease payments through the capital construction budget for the Centennial Correctional Facility Expansion and the Anschutz Medical Campus projects, which accounted for 45.8 percent and 15.1 percent of the department's and higher education system's five-year appropriations, respectively. Figure 2.3 provides a five-year overview of capital funding for state departments and higher education institutions.

FIGURE 2.3
FIVE-YEAR HISTORY OF CAPITAL APPROPRIATIONS
FOR STATE DEPARTMENTS AND HIGHER EDUCATION INSTITUTIONS (IN MILLIONS)
FY 2013-14 TO FY 2017-18



Combined capital construction and controlled maintenance funding history. The following pages contain two tables summarizing capital funding for the past five years. Figure 2.4 ranks the capital construction and controlled maintenance appropriations for the last five fiscal years by the total amount of state funds appropriated to each agency. Figure 2.5 provides a five-year funding history for the state-funded portion of capital construction and controlled maintenance appropriations for each state department and higher education institution by fiscal year. Figure 2.5 also shows the distribution of project appropriations for state departments versus higher education institutions. The funding amounts in these tables only reflect funding from state sources, including the Capital Construction Fund, the Corrections Expansion Reserve Fund (CERF), and the General Fund (GF).

FIGURE 2.4
FIVE-YEAR HISTORY OF STATE-FUNDED CAPITAL APPROPRIATIONS BY APPROPRIATION AMOUNT
FY 2013-14 TO FY 2017-18

Overall Rank	Department/Institution	Five-Year Capital Construction and Controlled Maintenance Appropriation	Percent of Total	Capital Construction Appropriation	Capital Construction Rank	Controlled Maintenance Appropriation	Controlled Maintenance Rank
1	Corrections	\$80,445,655	8.5%	\$56,977,098	2	\$18,980,039	2
2	Office of Information Technology	79,144,833	8.4%	74,435,091	1	4,709,742	9
3	Human Services	69,326,868	7.3%	53,212,519	3	16,114,349	3
4	Colorado State University	61,835,342	6.5%	51,166,618	4	10,668,724	5
5	Personnel and Administration	51,936,455	5.5%	31,222,133	10	20,714,322	1
6	University of Colorado at Boulder	47,164,494	5.0%	32,614,658	9	14,549,836	4
7	University of Northern Colorado	45,254,986	4.8%	38,000,000	7	7,254,986	6
8	Revenue	43,862,386	4.6%	42,372,766	5	1,489,620	29
9	Colorado Mesa University	43,378,367	4.6%	40,484,074	6	2,894,293	21
10	Treasury	37,175,531	3.9%	37,175,531	8	0	36 (T)
11	Auraria Higher Education Center	32,805,070	3.5%	26,848,307	13	5,956,763	7
12	Fort Lewis College	32,131,767	3.4%	29,121,100	11	3,010,667	19
13	Adams State University	28,927,436	3.1%	24,728,846	14	4,198,590	12
14	University of Colorado at Colorado Springs	28,892,268	3.1%	27,575,032	12	1,317,236	31
15	Western State Colorado University	28,474,647	3.0%	24,779,853	15	3,694,794	16
16	Colorado School of Mines	27,912,980	3.0%	23,072,872	16	4,840,108	8
17	Colorado State University — Pueblo	20,764,159	2.2%	16,179,939	18	4,584,220	11
18	Metropolitan State University	20,000,000	2.1%	20,000,00	17	0	36 (T)
19	Education	19,812,260	2.1%	15,675,110	19	4,137,150	13

FIGURE 2.4 (CONT.)
FIVE-YEAR HISTORY OF STATE-FUNDED CAPITAL APPROPRIATIONS BY APPROPRIATION AMOUNT
FY 2013-14 TO FY 2017-18

Overall Rank	Department/Institution	Five-Year Capital Construction and Controlled Maintenance Appropriation	Percent of Total	Capital Construction Appropriation	Capital Construction Rank	Controlled Maintenance Appropriation	Controlled Maintenance Rank
20	University of Colorado Denver	\$17,483,699	1.9%	\$14,131,084	21	\$3,352,615	18
21	Public Health and Environment	16,858,230	1.8%	16,535,030	30	323,200	35
22	Public Safety	15,847,869	1.7%	14,453,469	20	1,394,400	30
23	Military and Veterans Affairs	15,495,802	1.6%	13,074,572	23	2,421,230	23
24	Northeastern Junior College	14,619,438	1.5%	13,128,000	22	1,491,438	28
25	Pueblo Community College	13,375,062	1.4%	9,376,762	25	3,998,300	15
26	Red Rocks Community College	12,051,473	1.3%	10,000,000	24	2,051,473	25
27	History Colorado	9,029,846	1.0%	6,074,327	26	2,955,519	20
28	Front Range Community College	4,634,895	0.5%	0	31 (T)	4,634,895	10
29	Otero Junior College	4,261,800	0.5%	1,978,300	28	2,283,500	24
30	Pikes Peak Community College	4,007,328	0.4%	0	31 (T)	4,007,328	14
31	Trinidad State Junior College	3,795,566	0.4%	1,950,000	29	1,845,566	27
32	Colorado Community Colleges Lowry	3,417,407	0.4%	0	31 (T)	3,417,407	17
33	Arapahoe Community College	2,754,851	0.3%	0	31 (T)	2,754,851	22
34	Transportation	2,500,000	0.3%	2,500,000	27	0	36 (T)
35	Agriculture	1,981,063	0.2%	0	31 (T)	1,981,063	26
36	Lamar Community College	1,029,812	0.1%	0	31 (T)	1,029,812	32
37	Colorado Northwestern Community College	976,339	0.1%	0	31 (T)	976,339	33
38	Morgan Community College	828,657	0.1%	0	31 (T)	828,657	34

(T) = tied

FIGURE 2.5
FIVE-YEAR HISTORY OF STATE-FUNDED CAPITAL APPROPRIATIONS BY AGENCY
FY 2013-14 TO FY 2017-18

	FY 2013-14	FY 2014-15	FY 2015-16	FY 2016-17	FY 2017-18	Total	Percent of Total
Higher Education Institutions							
Adams State University	\$20,375,105	\$6,740,728	\$0	\$1,514,508	\$297,095	\$28,927,436	3.1%
Auraria Higher Education Center	5,656,734	24,907,710	408,753	1,167,631	664,242	32,805,070	3.5%
Colorado Mesa University	11,264,974	19,371,501	3,211,072	9,230,212	300,608	43,378,367	4.6%
Colorado School of Mines	494,025	15,623,130	7,476,092	343,275	3,976,458	27,912,980	3.0%
Colorado State University System							
Colorado State University	2,337,905	18,524,645	24,661,979	13,939,373	2,371,440	61,835,342	6.5%
Colorado State University — Pueblo	17,838,869	998,351	975,077	0	951,862	20,764,159	2.2%
Colorado State University System Subtotal	\$20,176,774	\$19,522,996	\$25,637,056	\$13,939,373	\$3,323,302	\$82,599,501	8.7%
Community College System							
Arapahoe Community College	1,230,018	1,028,833	496,000	0	0	2,754,851	0.3%
Colorado Community Colleges Lowry	1,432,049	1,487,322	0	0	498,036	3,417,407	0.4%
Colorado Northwestern Community College	175,000	250,672	550,667	0	0	976,339	0.1%
Front Range Community College	842,095	641,913	1,233,000	1,037,689	880,198	4,634,895	0.5%
Lamar Community College	463,591	566,221	0	0	0	1,029,812	0.1%
Morgan Community College	297,509	531,148	0	0	0	828,657	0.1%
Northeastern Junior College	13,128,000	376,956	0	467,500	646,982	14,619,438	1.5%
Otero Junior College	2,388,300	726,000	0	647,500	500,000	4,261,800	0.5%
Pikes Peak Community College	1,460,027	508,668	0	1,071,012	967,621	4,007,328	0.4%
Pueblo Community College	981,255	587,870	4,123,036	6,720,351	962,550	13,375,062	1.4%
Red Rocks Community College	291,813	10,764,060	0	0	995,600	12,051,473	1.3%
Trinidad State Junior College	2,472,599	1,322,967	0	0	0	3,795,566	0.4%
Community College System Subtotal	\$25,162,256	\$18,792,630	\$6,402,703	\$9,944,052	\$5,450,987	\$65,752,628	7.0%

FIGURE 2.5 (CONT.)
FIVE-YEAR HISTORY OF STATE-FUNDED CAPITAL APPROPRIATIONS BY AGENCY
FY 2013-14 TO FY 2017-18

Department/Institution	FY 2013-14	FY 2014-15	FY 2015-16	FY 2016-17	FY 2017-18	Total	Percent of Total
Fort Lewis College	\$1,100,675	\$21,439,773	\$8,760,666	\$650,911	\$179,742	\$32,131,767	3.4%
Metropolitan State University	0	5,279,128	14,720,872	0	0	20,000,000	2.1%
Treasury (COP payments for higher education)	18,587,975	18,587,556	0	0	0	37,175,531	3.9%
University of Colorado System							
University of Colorado at Boulder	10,867,654	14,604,245	17,356,704	2,225,182	2,110,709	47,164,494	5.0%
University of Colorado at Colorado Springs	4,958,917	13,623,489	9,608,699	0	701,163	28,892,268	3.1%
University of Colorado Denver	7,593,961	8,207,192	216,886	742,193	723,467	17,483,669	1.8%
University of Colorado System Subtotal	\$23,420,532	\$36,434,926	\$27,182,289	\$2,967,375	\$3,535,339	\$93,540,641	9.9%
University of Northern Colorado	935,700	1,951,485	23,633,046	17,122,824	1,611,931	45,254,986	4.8%
Western State Colorado University	518,313	25,304,465	0	1,651,869	1,000,000	28,474,647	3.0%
Higher Education Subtotals	\$127,693,063	\$213,956,028	\$117,432,549	\$58,532,030	\$20,339,704	\$537,953,374	57.0%
State Departments							
Agriculture	988,738	992,325	0	0	0	1,981,063	0.2%
Corrections	27,225,308	32,678,562	9,036,402	3,451,377	8,054,006	80,445,655	8.5%
Education	519,058	1,725,007	8,645,100	7,600,185	1,322,910	19,812,260	2.1%
History Colorado	3,437,752	3,716,438	569,782	705,689	600,185	9,029,846	1.0%
Human Services	4,522,711	25,458,882	12,942,468	12,473,126	13,929,681	69,326,868	7.3%
Military and Veterans Affairs	388,310	5,465,447	5,000,000	667,130	3,974,915	15,495,802	1.6%
Office of Information Technology	6,271,245	37,234,845	13,933,664	11,388,707	10,316,372	79,144,833	8.4%
Personnel and Administration	14,978,538	11,745,442	4,054,217	9,674,248	11,484,010	51,936,455	5.5%
Public Health and Environment	15,000,000	323,200	0	0	1,535,030	16,858,230	1.8%
Public Safety	792,700	11,823,854	3,231,315	0	0	15,847,869	1.7%
Revenue	752,070	41,758,717	0	1,351,599	0	43,862,386	4.6%

FIGURE 2.5 (CONT.)
FIVE-YEAR HISTORY OF STATE-FUNDED CAPITAL APPROPRIATIONS BY AGENCY
FY 2013-14 TO FY 2017-18

Department/Institution	FY 2013-14	FY 2014-15	FY 2015-16	FY 2016-17	FY 2017-18	Total	Percent of Total
Transportation	\$500,000	\$500,000	\$500,000	\$500,000	\$500,000	\$2,500,000	0.3%
State Department Subtotal	\$75,376,430	\$173,422,719	\$57,912,948	\$47,812,061	\$51,717,109	\$406,241,267	43.0%
GRAND TOTAL	\$203,069,493	\$387,378,747	\$175,345,497	\$106,344,091	\$72,056,813	\$944,194,641	100.0%

Gross Square Footage of State Facilities

As of December 2016, the total gross square footage of state-occupied facilities was 78.2 million gross square feet (GSF), according to the Office of the State Architect (OSA). The estimated current replacement value (CRV) is \$18.0 billion. Of this amount, 48.2 million GSF reflects the square footage of state-owned buildings funded and maintained by the General Fund (state funds), including academic buildings on higher education campuses. The estimated CRV of this 48.2 million GSF is \$12.1 billion. The highest ratio of CRV per GSF of all state-owned buildings is \$884 per GSF for the State Capitol Building.

The total GSF of state-occupied facilities grew by 2.6 million GSF, or 3.4 percent, between calendar year 2015 and calendar year 2016. The total CRV increased by \$863 million, or 5.0 percent, during the same period.

Higher education institution facilities account for 69.2 percent of the total state inventory, and state department facilities account for the remaining 30.8 percent. The two largest higher education institutions, based on total GSF, are the University of Colorado at Boulder and Colorado State University, which account for 15.8 percent and 13.6 percent, respectively, of the total state inventory. The three largest state departments, based on total GSF, are the Departments of Corrections, Human Services, and Transportation, which account for 8.8 percent, 5.0 percent, and 4.7 percent, respectively, of the total inventory of state buildings.

Figure 2.6 shows the total GSF of each agency, including the GSF of General Fund buildings, and the CRV. The Capitol Complex is used by the legislative branch and several state departments. Appendix 1 shows a five-year history of the total GSF and CRV growth by department, including the GSF of General Fund buildings. During the five-year period, the total inventory of state buildings grew by 11.9 percent.

FIGURE 2.6
GROSS SQUARE FOOTAGE BY STATE AGENCY (AS OF DECEMBER 2016)

Department/Institution	Total GSF - All Buildings	% of Total	CRV (\$ in millions)	GSF - General Fund Buildings	% of Total	CRV (\$ in millions)
State Departments						
Agriculture	660,381	0.84%	\$71.1	660,381	1.37%	\$71.1
Capitol Complex	2,261,965	2.89%	\$647.6	2,067,485	4.29%	\$635.6
Corrections	6,865,930	8.78%	\$1,388.4	6,421,599	13.32%	\$1,356.1
Cumbres & Toltec Scenic Railroad ¹	52,819	0.07%	\$7.9	52,819	0.11%	\$7.9
Education	322,484	0.41%	\$65.5	322,484	0.69%	\$65.5
History Colorado	457,182	0.58%	\$89.1	457,182	0.95%	\$89.1
Human Services	3,919,067	5.01%	\$774.4	3,541,437	7.35%	\$700.9
Judicial	778,621	1.00%	\$149.9	778,621	1.62%	\$149.9
Labor and Employment	142,660	0.18%	\$20.3	0	0.00%	\$0.0

FIGURE 2.6 (CONT.)
GROSS SQUARE FOOTAGE BY STATE AGENCY (AS OF DECEMBER 2016)

Department/Institution	Total GSF - All Buildings	% of Total	CRV (\$ in millions)	GSF - General Fund Buildings	% of Total	CRV (\$ in millions)
State Departments (Cont.)						
Military and Veterans Affairs	1,665,585	2.13%	\$304.6	743,272	1.54%	\$114.6
Natural Resources	2,694,627	3.45%	\$370.6	0	0.00%	\$0.0
Office of Information Technology	25,385	0.03%	\$4.6	25,385	0.05%	\$4.6
Public Health and Environment	114,412	0.15%	\$53.8	114,412	0.24%	\$53.8
Public Safety	336,864	0.43%	\$71.6	316,530	0.66%	\$63.9
Revenue	138,642	0.18%	\$20.2	119,502	0.25%	\$16.8
Transportation	3,652,382	4.67%	\$1,249.0	0	0.00%	\$1,249.0
State Department Totals	24,089,006	30.82%	\$5,288.6	15,621,109	32.40%	\$3,329.8
Higher Education						
Adams State University	1,193,787	1.53%	\$262.4	670,253	1.39%	\$149.5
Auraria Higher Education Center	3,911,239	5.00%	\$668.8	2,288,459	4.75%	\$500.9
Colorado Mesa University	2,244,853	2.87%	\$411.5	1,034,320	2.15%	\$182.0
Colorado School of Mines	3,074,695	3.93%	\$599.1	2,055,572	4.26%	\$390.0
Colorado State University (CSU) System						
CSU	10,655,005	13.63%	\$2,960.6	6,515,372	13.51%	\$2,131.7
CSU-Pueblo	1,528,965	1.96%	\$275.6	816,996	1.69%	\$151.1
CSU Totals	12,183,970	15.59%	\$3,236.2	7,332,368	15.21%	\$2,282.8
Community Colleges						
Arapahoe	425,153	0.54%	\$84.2	425,153	0.88%	\$84.2
Aurora	142,611	0.18%	\$29.7	142,611	0.30%	\$29.7
Front Range	776,944	0.99%	\$190.5	733,490	1.52%	\$180.5
Lamar	332,703	0.43%	\$44.6	273,687	0.57%	\$34.5
Lowry	945,102	1.21%	\$163.8	945,102	1.96%	\$163.8
Morgan	143,513	0.18%	\$31.6	140,372	0.29%	\$30.8
Northeastern	544,636	0.70%	\$103.1	317,252	0.66%	\$58.4
Northwestern	371,265	0.47%	\$62.0	287,350	0.60%	\$50.7
Otero	354,818	0.45%	\$58.8	266,894	0.55%	\$44.2

FIGURE 2.6 (CONT.)
GROSS SQUARE FOOTAGE BY STATE AGENCY (AS OF DECEMBER 2016)

Department/Institution	Total GSF - All Buildings	% of Total	CRV (\$ in millions)	GSF - General Fund Buildings	% of Total	CRV (\$ in millions)
Higher Education (Cont.)						
Community Colleges (Cont.)						
Pikes Peak	585,363	0.75%	\$110.8	554,518	1.15%	\$104.4
Pueblo	508,593	0.65%	\$98.6	445,551	0.92%	\$84.9
Red Rocks	537,966	0.69%	\$106.0	537,966	1.12%	\$106.0
Trinidad	394,101	0.50%	\$74.9	291,304	0.60%	\$58.1
Community College Totals	6,062,768	7.75%	\$1,158.6	5,361,250	11.12%	\$1,030.2
Fort Lewis College	1,176,948	1.51%	\$436.7	590,896	1.23%	\$236.2
University of Colorado (CU) System						
CU-Boulder	12,340,447	15.79%	\$2,736.8	5,751,743	11.93%	\$1,523.3
CU-Colorado Springs	2,706,246	3.46%	\$568.7	1,218,738	2.53%	\$320.5
CU-Denver	4,734,548	6.06%	\$1,735.9	4,045,570	8.39%	\$1,592.8
CU Totals	19,781,241	25.31%	\$5,041.4	11,016,051	22.85%	\$3,436.6
University of Northern Colorado	3,154,584	4.04%	\$642.8	1,528,707	3.17%	\$364.7
Western State Colorado University	1,290,995	1.65%	\$268.1	711,028	1.47%	\$182.9
Higher Education Totals	54,075,080	69.18%	\$12,725.6	32,588,904	67.56%	\$8,755.8
Grand Total	78,164,086	100.00%	\$18,014.2	48,210,013	100.00%	\$12,085.6

¹Cumbres and Toltec: Controlled maintenance has been funded from the operating budget since FY 2012-13.

State-Owned Vacant Buildings

Current law requires all state agencies and higher education institutions to identify their vacant facilities and report them to the OSA on an annual basis. OSA is required to maintain an inventory of the state's real property, including vacant facilities. State agencies are required to submit facility management plans for vacant facilities for approval by OSA, including a financial analysis, future plans for disposal, plans for controlled maintenance, and information about historic designations or listings. Similarly, higher education institutions are required to submit vacant facility plans to the Colorado Commission on Higher Education. Unless exempted by the CDC, a state agency or higher education institutions is not eligible for capital construction appropriations until OSA approves a facility management plan for all of its vacant facilities.

Appendix 2 summarizes the current status of vacant buildings owned by the state, as reported to OSA. As of December 2016, there are 128 state-owned vacant buildings managed by four state departments and four institutions of higher education.

III. FIVE-YEAR HISTORY OF REVENUE FOR STATE-FUNDED CAPITAL CONSTRUCTION PROJECTS

This chapter provides a five-year history of revenue for state-funded capital construction projects. The legislature has established several funds to make money available for state-funded capital construction and controlled maintenance projects. Two funds, the Capital Construction Fund (CCF) and the Higher Education Federal Mineral Lease Revenues Fund (FML revenues fund), were established to fund capital construction projects, although the FML revenues fund can only be used for higher education capital construction. The Controlled Maintenance Trust Fund (CMTF) was established to fund controlled maintenance projects from interest earnings on the fund. Money in these funds can only be spent on projects that receive legislative appropriations.

Revenue Made Available for Capital Projects

Revenue made available for capital projects from all state sources totaled \$942.6 million for the last five fiscal years. Of this amount, \$71.0 million, or 7.5 percent, was made available for FY 2017-18 projects. Funding for FY 2017-18 projects was largely made available from General Fund transfers. Over the past five years, the CCF has been the primary source of revenue for capital construction and controlled maintenance projects.

Figure 3.1 identifies five sources of revenue for capital projects and the amounts attributable to each source. A description of each source follows the figure.

FIGURE 3.1
FIVE-YEAR HISTORY OF REVENUE MADE AVAILABLE FOR CAPITAL PROJECTS
(IN MILLIONS)
FY 2013-14 TO FY 2017-18

Revenue Source		FY 2013-14	FY 2014-15	FY 2015-16	FY 2016-17	FY 2017-18	Five-Year Total
General Fund							
1a	Transfers to fund prioritized projects identified during annual budget deliberations	\$322.6*	\$232.5	\$195.3	\$75.8	\$70.3	\$896.5
1b	Appropriations to fund projects through separate legislation	15.0	0.0	0.0	0.0	0.0	\$15.0
Subtotal		\$337.6	\$232.5	\$195.3	\$75.8	\$70.3	\$911.5
Capital Construction Fund							
2	Interest earnings, reversions, and other deposits made by the legislature	\$0.6	\$2.6	\$2.0	\$9.6	\$0.7	\$15.5
Tobacco Master Settlement							
3	Moneys used for cash-funded portion of certificates of participation annual lease payment for seven projects at the University of Colorado Denver, Anschutz Medical Campus**	\$7.3	\$7.3	\$0.0	\$0.0	\$0.0	\$14.6
Controlled Maintenance Trust Fund							
4	Interest earnings on the principal balance	\$0.0	\$0.0	\$0.0	\$1.0	\$0.0	\$1.0
Total		\$345.5	\$242.4	\$197.3	\$86.4	\$71.0	\$942.6

*Includes \$135.3 million in additional funding made available for projects approved during the 2014 session from the FY 2013-14 General Fund surplus.

**Beginning in FY 2015-16, payments for completed projects financed through certificates of participation are made through the operating budget.

General Fund transfers. The General Assembly, during annual budget deliberations, may transfer General Fund moneys to the CCF. This transfer makes it possible to fund capital projects. This has been the primary means of funding capital construction and controlled maintenance projects during the five-year period. For FY 2017-18, the CCF received \$70.3 million in General Fund transfers for state-funded capital construction and controlled maintenance projects listed in the 2017 Long Bill, Senate Bill 17-254.

General Fund appropriations. The General Assembly may pass legislation to designate General Fund moneys for appropriation to the CCF. No General Fund appropriations to the CCF have occurred during the five-year period. However, House Bill 13-1191 appropriated \$15 million in General Fund to the Colorado Department of Public Health and Environment in FY 2013-14 to fund the water treatment nutrients grant program.

Interest earnings, reversions, and deposits. Interest accruing to the CCF through the investment of money in the fund is retained in the fund. Interest earnings in a given fiscal year

are generally used to fund capital projects in the subsequent fiscal year. In addition, project balances that are unencumbered and unexpended after three years are retained in the fund as reversions. The General Assembly may pass a law to deposit moneys into the fund, although no deposits have been made in the past five years. Usually, such deposits are from the proceeds of a real estate transaction. CCF reversions used for capital projects in FY 2017-18 totaled \$0.7 million. The anticipated FY 2017-18 interest earnings were used to offset the cost of the FY 2016-17 capital construction supplemental requests. See Chapter VI for further information about the supplemental requests.

Tobacco master settlement money. Under current law, a portion of the money the state receives annually from the tobacco master settlement agreement is used to pay for the costs of constructing seven academic facilities at the University of Colorado Denver, Anschutz Medical Campus (formerly Fitzsimons). The construction costs were financed through COPs, and the state makes annual lease payments to repay these costs. The amount paid from tobacco master settlement funds is the lesser of: (1) the amount owed to the lessor; or (2) 8 percent of the tobacco master settlement agreement payment received for the preceding fiscal year, not to exceed \$8 million per year (attorney fees and costs must be deducted from the 8 percent). Beginning in FY 2015-16 this revenue is not shown in Figure 3.1 because the COP payment for this project is now made through the operating budget.

Other transfers. For FY 2017-18, \$1.0 million from the State Historical Fund and \$500,000 from the General Fund Exempt account were transferred to the CCF.

During the five-year period, \$4.0 million has been transferred from the State Historical Fund to the CCF for renovation projects at the State Capitol building.

Also during the five-year period, \$500,000 for transportation projects has been included in the capital budget each year, funded by a General Fund Exempt account transfer. Moneys in the General Fund Exempt account are available because of the passage of Referendum C, which, beginning in FY 2010-11, allows the state to retain all revenues in excess of the TABOR limit, but less than the excess state revenues cap. This revenue may be spent, in part, on strategic transportation projects.

Higher Education Federal Mineral Lease Revenues Fund. During the 2008 legislative session, the General Assembly passed Senate Bill 08-218 in order to provide a new source of revenue for higher education capital projects. The bill changed the allocation of FML revenues, and created the FML revenues fund. The FML revenues fund is currently used to make annual lease payments for COPs issued in November 2008 to pay for 12 projects at various higher education institutions. The entire annual COP lease payment has not been made from the FML revenues fund since FY 2012-13. Beginning in FY 2015-16, the annual COP lease payment is not shown in the capital budget as it is made through the operating budget.

Controlled Maintenance Trust Fund

The General Assembly created the CMTF in 1993 with the intent of establishing a stable and consistent source of revenue for controlled maintenance projects. Prior to the creation of the CMTF, controlled maintenance projects were funded solely from the CCF. The sections below describe how money accrues to and is appropriated from the fund.

General Fund appropriations and transfers to/from the CMTF. The CMTF principal is primarily comprised of General Fund moneys. The principal of the fund may constitute all or some portion of the state emergency reserve and may not be expended or appropriated for any purpose other than use as part of the state emergency reserve. However, the legislature can appropriate any amount of money to the CMTF or transfer any amount of money to or from the CMTF. Although the CMTF principal balance cannot be appropriated for controlled maintenance projects, the principal earns interest to fund controlled maintenance.

During FY 2013-14, \$48.0 million was appropriated to the fund to increase the principal balance, including \$25.0 million in federal funds. However, \$50.9 million appropriated for FY 2013-14 was transferred to the Disaster Emergency Fund through various executive orders for wildfire suppression and flood recovery efforts. House Bill 14-1249 appropriated an additional \$78.0 million to the fund for FY 2013-14. For FY 2014-15, \$20.1 million was appropriated to the CMTF from the General Fund through the 2014 Long Bill, House Bill 14-1336. However, subsequent legislation passed during the 2014 session decreased this appropriation by \$20.0 million, resulting in a net appropriation of \$111,264 for FY 2014-15. Additionally, Senate Bill 14-189 transferred \$9.7 million from the CMTF to the General Fund for the purpose of funding the Colorado Firefighting Air Corps in FY 2014-15. In FY 2016-17, four additional executive orders transferred \$20.1 million from the CMTF to the General Fund for wildfire suppression efforts. However, \$20.0 million was restored to the CMTF in FY 2017-18 via a transfer from the General Fund under Senate Bill 17-263.

Interest earned, appropriated, or transferred. Interest earned on the CMTF has been available for appropriation for controlled maintenance projects since FY 1996-97. Each year, the legislature can appropriate for controlled maintenance up to 50 percent of the amount of interest expected to be earned on the principal during the current fiscal year and the amount of interest actually earned on the principal during the previous fiscal years, not to exceed a maximum of \$35.0 million. In FY 2016-17, \$1.0 million in interest earnings from the CMTF was transferred to the CCF to partially fund the controlled maintenance projects listed in the 2016 Long Bill.

Figure 3.2 provides a five-year revenue and appropriations history of the CMTF.

FIGURE 3.2
FIVE-YEAR HISTORY OF CONTROLLED MAINTENANCE TRUST FUND
REVENUE AND APPROPRIATIONS
FY 2013-14 TO FY 2017-18

	FY 2013-14	FY 2014-15	FY 2015-16	FY 2016-17	FY 2017-18	Five-Year Total
Principal						
Beginning balance*	\$3,229,147	\$78,620,147	\$69,783,765	\$70,436,146	\$50,048,903	N/A
Appropriation/transfer to fund**	126,000,000	111,264	0	0	20,000,000	\$146,111,264
Transfer from fund through executive order or legislation	(50,850,000)	(9,672,000)	0	(20,125,000)	0	(\$80,647,000)
Interest						
Interest earned***	\$241,000	\$724,354	\$652,381	\$737,757	\$929,080	\$3,284,572
Interest transferred from the CMTF to the CCF for projects	0	0	0	(1,000,000)	0	(\$1,000,000)
Total Appropriated for Controlled Maintenance	\$45,686,429	\$47,587,386	\$19,195,021	\$26,794,376	\$31,257,230	\$170,520,442
Amount appropriated from the CCF	44,926,689	47,227,361	19,195,021	26,127,246	30,791,965	\$168,268,282
Amount appropriated from cash sources****	759,740	360,025	0	667,130	465,265	\$2,252,160

*For FY 2017-18, the beginning balance is an estimate based on the June 2017 Legislative Council economic forecast.

**For FY 2014-15, \$20,093,068 was appropriated by HB 14-1336. However, subsequent legislation passed in the 2014 session decreased this appropriation by \$19,981,804, resulting in a net appropriation of \$111,264. For FY 2017-18, \$20.0 million was transferred from the General Fund to the CMTF by SB 17-263.

***The interest for FY 2017-18 is an estimate based on the June 2017 Legislative Council economic forecast. Half of any interest moneys expected to be earned in FY 2017-18 can be appropriated for FY 2018-19 projects.

****The source of cash funds is federal matching funds for National Guard readiness center projects.

IV. THREE-YEAR OUTLOOK — STATE-FUNDED CAPITAL NEED VERSUS FUNDING PROJECTED TO BE AVAILABLE

This chapter provides a three-year summary of capital construction and controlled maintenance needs, and compares this need to revenue projected to be available over the same period.¹ State law requires the CDC to forecast the state's future needs for capital construction, controlled maintenance, and capital renewal, although the term "need" is not defined in state law. State departments and institutions annually submit plans to the CDC that list their capital construction needs for the next five years. Based on these requests and expected revenues, there is a \$1.3 billion shortfall projected over the next three years, as shown in Figure 4.2 on Page 29. This shortfall does not reflect an additional \$120 million anticipated to be made available in FY 2018-19 pursuant to Senate Bill 17-267.

State-Funded Capital Need

The estimated three-year capital need is \$1.4 billion. (This number does not reflect an offset from the \$120 million in capital funding anticipated to be made available in FY 2018-19 pursuant to SB 17-267.) Of this amount, controlled maintenance needs total \$307.4 million, or 21.6 percent of the estimated three-year need. The controlled maintenance need is expected to be reduced by \$113.9 million pursuant to SB 17-267.

Each October, state departments and institutions submit plans to the CDC listing their capital construction needs for the next five years. The plans submitted by agencies often include improvements to existing facilities, expansions, additions, and the construction of new buildings to meet growing or changing program and service needs. Based on the plans submitted in October 2016 (the most recent data available) and excluding controlled maintenance, the state's projected three-year capital construction need is estimated to be \$1.1 billion, or 78.4 percent of the total estimated capital need. The capital construction need is expected to be reduced by \$6.1 million pursuant to SB 17-267.

Controlled maintenance. Industry standards recommend annual expenditures of 3 to 4 percent of a building's current replacement value (CRV) to maintain and renew its infrastructure and systems. As of December 2016, the existing inventory of state-owned buildings funded and maintained by the General Fund was valued at \$12.1 billion. Based on industry standards, the State Architect recommends that a minimum of 1 percent of the CRV, or \$120.8 million annually, be spent to maintain the state's facilities, and an additional 1 to 3 percent, or \$120.8 million to \$362.4 million, to improve existing facilities.

Each December, the Office of the State Architect prepares a report detailing the state's current and future controlled maintenance needs. The December 2016 report estimated an average annual need of \$102.5 million per year over the next three years, or about 0.8 percent of the current replacement value of the state's General Fund-supported building inventory.

Due to an economic downturn in 2001 and the resulting state budget shortfall, funding for controlled maintenance was reduced from 2002 through 2005. The economic recession that

¹Section 2-3-1304 (1)(d), C.R.S., directs the CDC to forecast the available revenue to meet the state's capital need. This forecast should conform with the economic forecast period used by Legislative Council Staff. The revenue forecast period in this chapter, FY 2018-19 through FY 2020-21, is two years beyond that in the economic forecast published in June 2017. The forecast periods differ for purposes of better aligning the state's capital need with its projected available revenue.

began in 2008 also severely limited the ability of the state to fund controlled maintenance between 2009 and 2012. Controlled maintenance funding decreased from \$44.9 million in FY 2013-14 to \$32.8 million in FY 2017-18, or by about 27 percent. In FY 2014-15, controlled maintenance funding totaled \$47.2 million, the highest amount of funding in the last five years. For FY 2017-18, all Level 1 controlled maintenance projects were funded in the 2017 Long Bill. Level 1 controlled maintenance largely includes projects that, if left unfunded, may affect life safety and/or lead to loss of use or function of a facility. For FY 2018-19, it is anticipated that the remaining costs for the FY 2017-18 Level 1 controlled maintenance projects funded in the 2017 Long Bill, as well as all of the FY 2017-18 Level 2 and Level 3 controlled maintenance project costs, will be funded pursuant to SB 17-267. FY 2018-19 controlled maintenance projects will be requested through the regular budget.

Capital construction. Capital construction need varies from year to year because programs and services are introduced, altered, or eliminated based on factors such as changes in enrollment at higher education institutions or a fluctuating number of inmates incarcerated in the state's prisons. Capital construction needs over the next three years are projected to average \$475.1 million annually, based on the plans submitted by state departments and higher education institutions in October 2016.

Certificates of participation. The state is currently making payments on seven COP issuances used to pay for a number of capital construction projects. These annual lease payments were made through the operating budget for FY 2017-18. Information on the state's outstanding COPs can be found in Appendix 4.

Anticipated Revenue

Revenue to the CCF is expected to total \$139.1 million over the next three years. Figure 4.2 provides the revenue sources for the CCF for FY 2018-19 through FY 2020-21.

Transfers for legislation impacting the Corrections Expansion Reserve Fund (CERF). The General Assembly cannot pass a bill resulting in a net increase in periods of imprisonment in state correctional facilities unless sufficient funds are appropriated to cover any increased capital construction costs or unless the bill specifically excludes an appropriation for this purpose. If a bill becomes law, funds are transferred from the General Fund to the CCF for the estimated number of prison beds. The money is immediately appropriated from the CCF to the CERF, and is available for prison construction, expansion, or renovation projects. A transfer from the CERF to the CCF has not occurred since FY 2012-13.

Figure 4.2 shows that no money is projected to be available for prison construction and renovation projects in FY 2017-18 or the remainder of the forecast period from this source. While the prison population in the state has recently increased, the long-term population trend is uncertain. Although new correctional facility construction is not expected in the forecast period, there may be a budget request to renovate existing correctional facilities to accommodate a recent increase in the prison population.

Statutory General Fund transfers. Senate Bill 09-228 created a five-year statutory block of transfers from the General Fund to the CCF and the HUTF based on certain budgetary triggers. These transfers have since been replaced as fixed amounts of money. House Bill 16-1416 fixed the first two years of CCF transfers to specific dollar amounts: \$49.8 million for FY 2015-16 and \$52.7 million for FY 2016-17. Senate Bill 17-262 eliminated the FY 2017-18 transfer under SB 09-228; however, Senate Bill 17-263 transferred \$90.1 million to the CCF for FY 2017-18. Finally, SB 17-262 replaced the remaining two CCF transfers under

SB 09-228 to \$60.0 million for FY 2018-19 and \$60.0 million for FY 2019-20, as shown in Figure 4.2.

Depreciation-equivalent appropriations pursuant to Senate Bill 15-211. The General Assembly adopted Senate Bill 15-211 in order to create a dedicated funding stream for future capital expenses such as routine maintenance, equipment replacement, or the construction of a new building.

Beginning with projects funded in the 2015 Long Bill, an amount equivalent to the calculated depreciation of an asset constructed, renovated, or repaired through an appropriation in the capital budget must be reported each year of an asset's depreciation period. For state-funded projects, the amount equal to the calculated depreciation is identified in the state operating budget and appropriated to the CCF and the CMTF from the General Fund. For cash-funded projects, the amount equal to the calculated depreciation is identified and appropriated to an account within the cash fund. Some projects appropriated in the 2015 and 2016 Long Bills are likely to be completed soon, requiring appropriations of an amount equal to the calculated depreciation beginning in FY 2018-19.

It is uncertain how much depreciation will accumulate in the forecast period from state-funded projects appropriated in the 2015, 2016, and 2017 Long Bills. For the purpose of projecting available revenue from the required depreciation-equivalent appropriations, the following assumptions were made:

- 75 percent of controlled maintenance projects will be completed within three years of appropriation and 25 percent will not be completed and depreciable until after the fourth year;
- 50 percent of capital construction projects will be completed within three years after an appropriation and 50 percent will not be completed and depreciable until after the fourth year;
- 85 percent of the state-funded construction cost of a project is depreciable (i.e., 15 percent is for non-depreciable components such as professional services);
- controlled maintenance projects have a depreciation period of 20 years;
- small capital projects (e.g., building renovations) have a depreciation period of 25 years; and
- large capital projects (e.g., new buildings) have a depreciation period of 50 years.

Projects appropriated through the capital budget of a Long Bill are allowed three years to encumber project funds. Therefore, depreciation may not be recorded until the fourth year or beyond. Additionally, it is assumed that land is not depreciable and that the straight-line method is used to calculate depreciation. The straight-line method assumes the same amount of depreciation for each year of the depreciation period.

Based on these assumptions, the automatic depreciation-equivalent transfers resulting from the capital projects appropriated in the capital construction section of the 2015, 2016, and 2017 Long Bills are estimated to be \$14.9 million over the next three years, as shown in Figure 4.1. Of the total required depreciation-equivalent set asides, 1.0 percent of the depreciable project costs, or about \$5.3 million, is required to be transferred to the CMTF. These transfers are used to build the principal balance of the CMTF. While the transfers cannot be spent directly, the interest earned on the principal balance of the CMTF can be used to fund controlled maintenance projects. The remaining \$9.6 million is expected to be transferred to the CCF.

FIGURE 4.1
PROJECTED REVENUE FROM DEPRECIATION-EQUIVALENT APPROPRIATIONS
RESULTING FROM STATE-FUNDED CAPITAL PROJECTS

Project Type	Period (years)	FY 2018-19	FY 2019-20	FY 2020-21	Total
Controlled Maintenance	20	\$611,841	\$1,648,594	\$2,971,440	\$5,231,895
Capital - Small	25	228,814	604,426	879,617	1,712,882
Capital - Large	50	1,134,254	3,125,498	3,712,934	7,972,736
Total Transfer		\$1,974,909	\$5,378,518	\$7,563,991	\$14,917,513
To CMTF		746,699	1,908,797	2,670,659	5,326,155
To CCF		1,228,211	3,469,721	4,893,332	9,591,264

Interest earnings. The CCF and CMTF are estimated to earn about \$6.3 million and \$3.5 million in interest over the next three years, respectively. Estimates for FY 2018-19 shown in Figure 4.2 are based on the June 2017 Legislative Council Staff economic forecast. Estimates for FY 2019-20 and FY 2020-21 assume that appropriations to the CCF for capital construction are similar to FY 2016-17.

**FIGURE 4.2
THREE-YEAR ESTIMATE OF AVAILABLE REVENUE VERSUS STATE-FUNDED CAPITAL NEED**

Revenue Source	FY 2018-19	FY 2019-20	FY 2020-21	Total	% of Total
General Fund					
Prison construction, expansion, or renovation projects (Corrections Expansion Reserve Fund)	\$0	\$0	\$0	\$0	0.0%
Statutory transfers pursuant to SB 17-262	60,000,000	60,000,000	0	\$120,000,000	86.3%
Automatic depreciation-equivalent transfers to CCF, pursuant to SB 15-211	1,228,211	3,200,167	4,893,332	\$9,321,710	6.7%
Capital Construction Fund Interest Earnings					
	2,254,046	2,000,000	2,000,000	\$6,254,046	4.5%
Controlled Maintenance Trust Fund Interest Earnings					
	1,144,772	1,180,000	1,200,000	\$3,524,772	2.5%
Total Revenue	\$64,627,029	\$66,380,167	\$8,093,332	\$139,100,528	100.0%
Capital Need¹					
	FY 2018-19	FY 2019-20	FY 2020-21	Total	% of Total
Controlled Maintenance - All Agencies	\$104,905,652	\$103,514,047	\$98,986,534	\$307,406,233	21.6%
Capital Construction - Higher Education Institutions	385,560,784	308,496,408	149,676,012	\$843,733,204	59.2%
Capital Construction - State Departments	126,764,938	88,478,671	58,839,668	\$274,083,277	19.2%
Total Capital Need	\$617,231,374	\$500,489,126	\$307,502,214	\$1,425,222,714	100.0%
Adjusted Total Capital Need²				\$1,305,222,714	
Shortfall	(\$552,604,345)	(\$434,108,959)	(\$299,408,882)	(\$1,286,122,186)	
Adjusted Shortfall²				(\$1,166,122,186)	

¹Estimates were provided by agencies on October 1, 2016, through submittal of Five-Year Capital Construction Plans and in the State Architect's annual report, submitted in December 2016.

²Pursuant to SB 17-267, total capital need is expected to be reduced by \$120.0 million.

V. 2017 CAPITAL CONSTRUCTION AND CONTROLLED MAINTENANCE APPROPRIATIONS

This chapter describes the capital construction and controlled maintenance appropriations approved during the 2017 legislative session. Supplemental appropriations for capital projects made during the 2017 session are discussed in Chapter VI.

Requests Submitted to the Capital Development Committee

After its annual hearings in December 2016, the CDC reviewed FY 2017-18 requests for funding and compiled a prioritized list of capital construction and controlled maintenance projects to recommend to the JBC. The 52 capital construction requests submitted to the CDC totaled \$722.3 million from all sources. Of this amount, there were 46 state-funded projects totaling \$546.8 million in state funds, including three levels of controlled maintenance comprised of 115 individual projects. The requests also included \$175.6 million in non-state funds, including \$51.0 million for nine cash-funded requests and \$124.5 million for the cash component of various state-funded requests.

Projects Recommended by the Capital Development Committee

The CDC recommended, in priority order, state funding for 75 state-funded projects for inclusion in the 2017 annual budget bill for funding in FY 2017-18 — 8 state department capital construction projects, 3 higher education capital construction projects, 36 Level 1 controlled maintenance projects, and 28 Level 2 controlled maintenance projects. The total cost for all recommended projects was \$120.9 million, including \$118.1 million from state funds and \$2.8 million from cash fund sources. In addition, the CDC recommended nine cash-funded projects for state departments totaling \$51.0 million.

Cash-funded higher education projects. Higher education institutions annually submit two-year projections for certain capital construction projects to be constructed entirely from cash fund sources. The CDC is directed to review and approve the two-year projections annually. As a result, no cash-funded higher education projects were listed in the 2017 Long Bill. Rather, higher education cash projects were approved by the CDC as part of a two-year projection of cash need. A total of 26 projects at 7 institutions of higher education were approved from July 2016 through June 2017, including amendments to lists considered in the prior two years. Appendix 3 on Page 83 briefly details the projects approved through the two-year process during FY 2016-17.

Projects Recommended for Funding in 2017

State-funded projects approved by the JBC. The JBC approved the CDC's state-funded recommendation as submitted, with the exception of two capital construction projects and the Level 2 controlled maintenance projects.

Changes made to the introduced Long Bill. The House and Senate made no changes to the capital construction section of the 2017 Long Bill.

Cash-funded projects recommended for funding. The JBC approved the CDC's recommended list of cash projects, as submitted. No changes were made to cash-funded projects during debate on the 2017 Long Bill.

Capital projects included in the final 2017 Long Bill. The total amount of funding for capital projects, excluding information technology projects, in the final 2017 Long Bill was \$124.6 million, including \$72.1 million for state-funded projects and \$52.5 million for cash-funded projects and the cash component of various state-funded projects. Of the amount appropriated through state funds, \$39.3 million (54.5 percent) was allocated to capital construction projects, including two capital renewal projects, and \$32.8 million (45.5 percent) to controlled maintenance. A total of 55 capital projects were listed in the 2017 Long Bill for funding in FY 2017-18, including:

- ✓ 8 state department capital construction projects totaling \$37.4 million in state funds;
- ✓ 1 higher education capital construction project totaling \$1.9 million in state funds and \$1.9 million in cash funds;
- ✓ 38 state-funded controlled maintenance projects totaling \$32.8 million in state funds and \$0.6 million in cash funds; and
- ✓ 8 cash-funded state department projects totaling \$50.0 million.

Funding for the 55 projects includes:

- ✓ \$41.8 million from cash funds;
- ✓ \$10.0 million from reappropriated funds;
- ✓ \$0.3 million from the HUTF;
- ✓ \$0.5 million from federal funds;
- ✓ \$68.8 million transferred from the General Fund to the CCF pursuant to Senate Bill 17-263;
- ✓ \$0.7 million in unobligated CCF balance;
- ✓ \$1.0 million transferred from the State Historical Fund to the CCF;
- ✓ \$1.0 million unexpended from a FY 2014-15 appropriation; and
- ✓ \$0.5 million from the General Fund Exempt account for highway construction projects.

Figure 5.1 shows the distribution of funding sources for the recommended projects.

**FIGURE 5.1
FUNDING SOURCES FOR FY 2017-18 PROJECTS**

Funding Source	Amount Funded (millions)	% of Total Funded
Capital Construction Fund	\$72.1	57.9%
Cash Funds*	42.0	33.7%
Federal Funds	0.5	0.4%
Reappropriated Funds	10.0	8.0%
Total	\$124.6	100.0%

*Including HUTF.

Breakdown of State-Funded Projects

Of the \$72.1 million in state funds included in the Long Bill for capital construction, state departments received \$51.7 million (71.7 percent) of the funding allocation. Of this amount, the Department of Personnel and Administration received \$3.0 million for the emergency fund for controlled maintenance, which can be used for state departments and higher education institutions. Higher education institutions received \$20.3 million (28.3 percent) of the state-funded total.

Figure 5.2 lists the number of state-funded projects by category and notes the state-funded portion for each.

FIGURE 5.2
SUMMARY OF STATE-FUNDED FY 2017-18 PROJECTS

Category	# of State Department Projects	State Department Amount	# of Higher Education Projects	Higher Education Amount	Total Amount
Capital Construction Projects	8	\$37,356,641	1	\$1,908,207	\$39,264,848
Controlled Maintenance Projects	13	\$14,360,468	25	\$18,431,497	\$32,791,965
Totals	21	\$51,717,109	26	\$20,339,704	\$72,056,813

Figure 5.3 provides information about all projects authorized for funding for FY 2017-18. The projects are grouped in alphabetical order by department or institution. Each project includes the following information: (1) the title; (2) funding information about the project, including the source of funds, the total prior appropriation amount for the previous five fiscal years, the amount appropriated for FY 2017-18, any anticipated future appropriation requests through FY 2021-22, and the total project cost; and (3) a brief description of the project.

**FIGURE 5.3
PROJECTS AUTHORIZED FOR FUNDING FOR FY 2017-18**

Project Name	Fund Source	Prior Appropriations	SB 17-254 Appropriations	FY 2018-19	All Future Requests	Total Cost	
Adams State University							
Replace Roof, Fine Arts Building and Planetarium	CCF	\$0	\$297,095	\$526,874	\$0	\$823,969	
	CF	\$0	\$0	\$0	\$0	\$0	
	Total	\$0	\$297,095	\$526,874	\$0	\$823,969	
The two-phase project replaces roofs that have reached the end of their useful life and show signs of deterioration. This year's request for Phase I replaces the saw-toothed area of the Fine Arts Building with a single ply membrane. Phase II will replace flat sloped areas of the planetarium roof and the Porter Hall roof with a single ply membrane.							
Subtotals: Adams State University		Total	\$0	\$297,095	\$526,874	\$0	\$823,969
	CCF	0	297,095	526,874	0	823,969	
	CF	0	0	0	0	0	
Agriculture							
Department Office Consolidation (Phase II)	CCF	\$0	\$0	\$0	\$0	\$0	
	CF	\$0	\$6,709,078	\$0	\$0	\$6,709,078	
	RF	\$0	\$10,000,000	\$0	\$0	\$10,000,000	
	Total	\$0	\$16,709,078	\$0	\$0	\$16,709,078	
The project constructs a 25,166-GSF storage and lab facility adjacent to the Colorado Department of Agriculture headquarters building in Broomfield in order to relocate warehouse storage, and the biochemistry, Rocky Mountain Animal Health, and metrology laboratories. The project also finishes office space in the headquarters building for lab employees. The new facility will complete the consolidation of the department's metro area offices, which began with the purchase and renovation of the Broomfield headquarters building in 2014.							
Subtotals: Agriculture		Total	\$0	\$16,709,078	\$0	\$0	\$16,709,078
	CCF	0	0	0	0	0	
	CF	0	16,709,078	0	0	16,709,078	

**FIGURE 5.3 (CONT.)
PROJECTS AUTHORIZED FOR FUNDING FOR FY 2017-18**

Project Name	Fund Source	Prior Appropriations	SB 17-254 Appropriations	FY 2018-19	All Future Requests	Total Cost
<i>Auraria Higher Education Center</i>						
Replace Telecom Emergency Power Off System, Arts 191	CCF	\$0	\$301,774	\$445,179	\$0	\$746,953
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$0	\$301,774	\$445,179	\$0	\$746,953
The two-phase project replaces the emergency power off (EPO) system for the campus telecom system and an associated air conditioning system. The existing air conditioning unit is 30 years old, undersized, and beyond its useful service life. This year's request for Phase I addresses the computer room air conditioning system. Phase II will address the undersized EPO system and install a natural gas generator.						
Replace/Upgrade Fire Alarm Systems, Multiple Buildings	CCF	\$578,643	\$362,468	\$351,921	\$0	\$1,293,032
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$578,643	\$362,468	\$351,921	\$0	\$1,293,032
The three-phase project upgrades the fire alarm systems in several buildings with code-compliant equipment that is compatible with and can be monitored through the campus fire alarm network system. A previously funded controlled maintenance request replaced the fire alarm systems in five other buildings. This year's request for Phase II replaces the fire alarm system in the Facility Services Building and the 9th Street Houses. Phase I addressed the Plaza Building and Phase III will address the Boulder Creek Building.						
Subtotals: Auraria Higher Education Center	Total	\$578,643	\$664,242	\$797,100	\$0	\$2,039,985
	CCF	578,643	664,242	797,100	0	2,039,985
	CF	0	0	0	0	0
<i>Colorado Community Colleges at Lowry</i>						
Replace Chiller, Building 903	CCF	\$0	\$498,036	\$0	\$0	\$498,036
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$0	\$498,036	\$0	\$0	\$498,036
The project replaces the chiller and associated pumps in Building 903, originally installed in 1998. The chiller is no longer manufactured and replacement parts are difficult to obtain. The equipment is unreliable and does not maintain an acceptable temperature during hot summer months, which, in the past, has led the college to cancel classes.						
Subtotals: Colorado Community Colleges at Lowry	Total	\$0	\$498,036	\$0	\$0	\$498,036
	CCF	0	498,036	0	0	498,036
	CF	0	0	0	0	0

**FIGURE 5.3 (CONT.)
PROJECTS AUTHORIZED FOR FUNDING FOR FY 2017-18**

Project Name	Fund Source	Prior Appropriations	SB 17-254 Appropriations	FY 2018-19	All Future Requests	Total Cost
History Colorado						
Regional Museum Preservation Projects	CCF	\$0	\$0	\$0	\$0	\$0
	CF	\$3,500,000	\$700,000	\$0	\$0	\$4,200,000
	Total	\$3,500,000	\$700,000	\$0	\$0	\$4,200,000
The project addresses a number of historic preservation issues at the state's regional museums. Specifically, the project repairs, restores, and upgrades historic sites and museums around Colorado. This is an annual request to preserve regional museums and support the business operations of History Colorado.						
Stabilize and Repair Baca House, Regrade Site, and Replace Drain	CCF	\$0	\$600,185	\$0	\$0	\$600,185
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$0	\$600,185	\$0	\$0	\$600,185
The project makes repairs to the south foundation wall of the porch structure on the Baca House. The project addresses concerns identified in a structural assessment completed in May 2016. The project also redirects water away from the south side of the porch and repairs settlement cracks in the adobe walls of the house.						
Subtotals: History Colorado	Total	\$3,500,000	\$1,300,185	\$0	\$0	\$4,800,185
	CCF	0	600,185	0	0	600,185
	CF	3,500,000	700,000	0	0	4,200,000
Colorado Mesa University						
Add Electronic Access Control to Nine Buildings	CCF	\$0	\$300,608	\$0	\$0	\$300,608
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$0	\$300,608	\$0	\$0	\$300,608
The project adds electronic access control to the exterior of nine buildings in order to allow after-hour access for permitted individuals, including students. The remaining campus buildings already have access control on the exterior doors.						
Subtotals: Colorado Mesa University	Total	\$0	\$300,608	\$0	\$0	\$300,608
	CCF	0	300,608	0	0	300,608
	CF	0	0	0	0	0

**FIGURE 5.3 (CONT.)
PROJECTS AUTHORIZED FOR FUNDING FOR FY 2017-18**

Project Name	Fund Source	Prior Appropriations	SB 17-254 Appropriations	FY 2018-19	All Future Requests	Total Cost
Colorado School of Mines						
Green Center Roof Replacement (Capital Renewal)	CCF	\$0	\$1,908,207	\$6,591,792	\$0	\$8,499,999
	CF	\$0	\$1,908,208	\$6,591,793	\$0	\$8,500,001
	Total	\$0	\$3,816,415	\$13,183,585	\$0	\$17,000,000
The two-phase project makes improvements to the two-story, 158,000-GSF Green Center to replace the roof, abate asbestos, and upgrade mechanical systems. This is a capital renewal request.						
Replace Campus 13,200-volt Switchgear	CCF	\$0	\$1,049,000	\$0	\$0	\$1,049,000
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$0	\$1,049,000	\$0	\$0	\$1,049,000
The project replaces the primary campus switchgear with new equipment. The switchgear is the campus' single point of connection for incoming electrical power and replacing it will provide reliable power to campus. The existing switchgear is over 32 years old and a component of the switchgear recently failed.						
Replace Hazardous Laboratory Fume Controls	CCF	\$1,254,702	\$1,019,251	\$316,811	\$0	\$2,590,764
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$1,254,702	\$1,019,251	\$316,811	\$0	\$2,590,764
The four-phase project replaces fume hoods, variable air volume units, chillers, and air handler control units to ensure the safe removal of hazardous fumes in on-campus laboratories in four buildings. The project also replaces the software used to operate the control units. The controls and software used to manage fume ventilation are obsolete and the parts are no longer produced or supported by the manufacturer. This year's request for Phase III replaces the controls and software in Hill Hall. Phases I and II addressed Anderson and Coolbaugh Halls. Phase IV will address Berthoud Hall.						
Subtotals: Colorado School of Mines	Total	\$1,254,702	\$5,884,666	\$13,500,396	\$0	\$20,639,764
	CCF	1,254,702	3,976,458	6,908,603	0	12,139,763
	CF	0	1,908,208	6,591,793	0	8,500,001

**FIGURE 5.3 (CONT.)
PROJECTS AUTHORIZED FOR FUNDING FOR FY 2017-18**

Project Name	Fund Source	Prior Appropriations	SB 17-254 Appropriations	FY 2018-19	All Future Requests	Total Cost
Colorado State University						
Install Sprinklers and Repair Emergency Lighting, Administration Building	CCF	\$0	\$431,481	\$0	\$0	\$431,481
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$0	\$431,481	\$0	\$0	\$431,481
The project installs automatic fire sprinklers in the building atrium and updates the existing building-wide fire detection system. The building contains areas unprotected by sprinklers, which presents a safety hazard to staff and visitors. Also, the emergency lighting system does not meet code requirements.						
Replace Mechanical System, Bioenvironmental Research Building	CCF	\$0	\$1,939,959	\$0	\$0	\$1,939,959
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$0	\$1,939,959	\$0	\$0	\$1,939,959
The project installs a new HVAC system in the Bioenvironmental Research Building, which is a biosafety level-3 laboratory. Laboratories of this security level no longer use the type of HVAC system found in the building. In addition, the system's controls are outdated to the point that the manufacturer stopped supporting them in 2012, and replacement parts and software are no longer available.						
Subtotals: Colorado State University	Total	\$0	\$2,371,440	\$0	\$0	\$2,371,440
	CCF	0	2,371,440	0	0	2,371,440
	CF	0	0	0	0	0
Colorado State University — Pueblo						
Replace Roof and Exterior Stairs, Two Buildings	CCF	\$0	\$951,862	\$0	\$0	\$951,862
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$0	\$951,862	\$0	\$0	\$951,862
The project replaces roofs in the Arts/Music Building and Hoag Hall and repairs exterior concrete stairs at the north wing of the Arts/Music Building. The roofs leak, causing event cancellations and damage to furniture and equipment. The exterior stairs have deteriorated, causing chunks of concrete to fall off.						
Subtotals: Colorado State University — Pueblo	Total	\$0	\$951,862	\$0	\$0	\$951,862
	CCF	0	951,862	0	0	951,862
	CF	0	0	0	0	0

**FIGURE 5.3 (CONT.)
PROJECTS AUTHORIZED FOR FUNDING FOR FY 2017-18**

Project Name	Fund Source	Prior Appropriations	SB 17-254 Appropriations	FY 2018-19	All Future Requests	Total Cost
Corrections						
Correctional Industries – Miscellaneous Small Projects	CCF	\$0	\$0	\$0	\$0	\$0
	CF	\$4,056,917	\$660,000	\$0	\$0	\$4,716,917
	Total	\$4,056,917	\$660,000	\$0	\$0	\$4,716,917
The project completes various small projects to support the operation of Colorado Correctional Industries (CCi). This is an ongoing request that allows the department to expand CCi where needed or to maintain current operations. The department lists expansion of production space at the East Canon City Prison Complex as a possible project in FY 2017-18.						
Hot Water Loop Replacement, Limon Correctional Facility (Capital Renewal)	CCF	\$0	\$4,488,518	\$0	\$0	\$4,488,518
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$0	\$4,488,518	\$0	\$0	\$4,488,518
The capital renewal project repairs or replaces numerous components of the hot water loop system delivering heat and hot water to the Limon Correctional Facility from a plant located outside the facility. The department says system components are failing, resulting in leaks, which requires shutdown of the system and subsequent loss of hot water and heat in the facility for extended periods.						
Replace Chiller and HVAC Controls, Trinidad Correctional Facility	CCF	\$0	\$889,800	\$0	\$0	\$889,800
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$0	\$889,800	\$0	\$0	\$889,800
The project replaces one of the facility's two chillers and the HVAC system. One of the facility's chillers was replaced in 2011, and the department says the impending failure of the other chiller will require it to rent a temporary chiller unless the deficient unit is replaced. The HVAC system experiences failures resulting in temperature swings in the buildings; the project replaces the manual HVAC system with an automated system.						
Replace Chillers, San Carlos Correctional Facility	CCF	\$0	\$785,718	\$670,932	\$0	\$1,456,650
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$0	\$785,718	\$670,932	\$0	\$1,456,650
The request replaces two chillers in order to address failing and aging equipment and to provide redundancy to the cooling system. The system is used to cool areas that house the most mentally ill offenders in the corrections system and if the system fails, the housing unit would be closed in the summer months, which would lead to a shortage in available beds for this population.						

FIGURE 5.3 (CONT.)
PROJECTS AUTHORIZED FOR FUNDING FOR FY 2017-18

Project Name	Fund Source	Prior Appropriations	SB 17-254 Appropriations	FY 2018-19	All Future Requests	Total Cost
Corrections (Cont.)						
Replace Roof, Centennial Correctional Facility	CCF	\$0	\$1,210,188	\$0	\$0	\$1,210,188
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$0	\$1,210,188	\$0	\$0	\$1,210,188
The project replaces the roof on Housing Units A through G at the Centennial Correctional Facility. The roof is almost 40 years old and water is leaking into cells, many of which are at risk of being closed, according to the department. The project replaces the existing roof with an R-20 insulated asphalt built-up roof.						
Replace Segregation Unit Door Fronts, Buena Vista Correctional Facility	CCF	\$0	\$679,782	\$0	\$0	\$679,782
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$0	\$679,782	\$0	\$0	\$679,782
The project replaces 18 cell doors at the facility. The cells have been converted to administrative segregation units and the open-grille door fronts need to be replaced with concrete block, steel sliding doors with vision panels and pneumatic controls.						
Subtotals: Corrections	Total	\$4,056,917	\$8,714,006	\$670,932	\$0	\$13,441,855
	CCF	0	8,054,006	670,932	0	8,724,938
	CF	4,056,917	660,000	0	0	4,716,917
Education						
Repair/Safety Upgrades to Locker Room, Hubert Work Gymnasium, Colorado School for the Deaf and the Blind	CCF	\$0	\$1,322,910	\$0	\$0	\$1,322,910
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$0	\$1,322,910	\$0	\$0	\$1,322,910
The project replaces group showers with individual student showers, builds a separate shower area for staff, updates surfaces and equipment to make them more cleanable, upgrades the ventilation system, and removes steam radiators that pose a risk of contact burns. The school says the locker rooms do not provide privacy and do not comply with ADA and other code requirements.						
Subtotals: Education	Total	\$0	\$1,322,910	\$0	\$0	\$1,322,910
	CCF	0	1,322,910	0	0	1,322,910
	CF	0	0	0	0	0

**FIGURE 5.3 (CONT.)
PROJECTS AUTHORIZED FOR FUNDING FOR FY 2017-18**

Project Name	Fund Source	Prior Appropriations	SB 17-254 Appropriations	FY 2018-19	All Future Requests	Total Cost	
<i>Fort Lewis College</i>							
Replace Roof and Improve Drainage and Accessibility, Miller Student Services	CCF	\$0	\$179,742	\$1,059,150	\$0	\$1,238,892	
	CF	\$0	\$0	\$0	\$0	\$0	
	Total	\$0	\$179,742	\$1,059,150	\$0	\$1,238,892	
The two-phase project makes improvements to the drainage around the Miller Student Services Building, replaces adjacent sidewalks to address ADA accessibility concerns, and replaces the roof of the building. Poor drainage conditions currently lead to water infiltration in the building and the sidewalks were constructed before ADA guidelines were established. This year's request for Phase I installs drainage infrastructure, a waterproofing system around the building, and sidewalks. Phase II will install a new code compliant metal roof system.							
Subtotals: Fort Lewis College		Total	\$0	\$179,742	\$1,059,150	\$0	\$1,238,892
		CCF	0	179,742	1,059,150	0	1,238,892
		CF	0	0	0	0	0
<i>Front Range Community College</i>							
Replace Chiller and Upgrade Chiller Infrastructure, Westminster Campus	CCF	\$0	\$880,198	\$0	\$0	\$880,198	
	CF	\$0	\$0	\$0	\$0	\$0	
	Total	\$0	\$880,198	\$0	\$0	\$880,198	
The project replaces one chiller and its associated components to accommodate an increase in student enrollment and associated electronic equipment. The current building cooling load exceeds the capacity of the original system installed in 1996. If the system fails in the hot summer months, it could lead to a loss of use until repairs are completed or the temperatures drop.							
Subtotals: Front Range Community College		Total	\$0	\$880,198	\$0	\$0	\$880,198
		CCF	0	880,198	0	0	880,198
		CF	0	0	0	0	0

**FIGURE 5.3 (CONT.)
PROJECTS AUTHORIZED FOR FUNDING FOR FY 2017-18**

Project Name	Fund Source	Prior Appropriations	SB 17-254 Appropriations	FY 2018-19	All Future Requests	Total Cost
Human Services						
Facility Refurbishment for Safety, Risk Mitigation, and Modernization, Division of Youth Corrections	CCF	\$6,789,500	\$5,517,550	\$5,552,500	\$1,710,000	\$19,569,550
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$6,789,500	\$5,517,550	\$5,552,500	\$1,710,000	\$19,569,550
The six-phase project addresses safety and self-harm risks in 12 Division of Youth Corrections facilities. This year's request for Phase IV addresses repairs in three facilities: Lookout Mountain, Pueblo, and Zebulon Pike.						
Hawkins Building L2 Unit, Colorado Mental Health Institute at Pueblo	CCF	\$0	\$5,420,468	\$0	\$0	\$5,420,468
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$0	\$5,420,468	\$0	\$0	\$5,420,468
The project constructs a 11,475 square-foot addition to the Hawkins Building, formerly known as the High Security Forensics Institute, on the CMHIP campus. The addition adds a 24-bed wing to the building in order to increase the department's capacity to treat pretrial detainees and to relocate the patients housed on the E2DW unit.						
Regional Center Capital Improvements	CCF	\$0	\$0	\$0	\$0	\$0
	CF	\$979,884	\$1,002,925	\$698,681	\$0	\$2,681,490
	Total	\$979,884	\$1,002,925	\$698,681	\$0	\$2,681,490
The project makes ongoing capital improvements at three regional centers, including both on- and off-campus homes, in order to address the wear and tear of continuous use and to improve resident quality of life.						
Repair/Replace HVAC Systems in A, B, C, D, and E Buildings, Colorado Mental Health Institute at Fort Logan	CCF	\$865,370	\$572,914	\$1,229,317	\$0	\$2,667,601
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$865,370	\$572,914	\$1,229,317	\$0	\$2,667,601
The three-phase project replaces air handlers, chillers, and associated equipment in five buildings to address concerns with antiquated and poorly functioning equipment. Much of this equipment is original to the buildings' construction in 1963. The buildings have no operable windows and there are no backup systems in place if the systems fail. This year's request for Phase II will address Building B. Phase I replaced equipment in Buildings A, C, and D. Phase III will address Building E.						
Repair/Replace Roofs, Colorado Mental Health Institute at Fort Logan (third cycle)	CCF	\$971,449	\$1,382,279	\$1,733,153	\$0	\$4,086,881
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$971,449	\$1,382,279	\$1,733,153	\$0	\$4,086,881
The three-phase project continues funding for roof replacements on the Fort Logan Campus to address leaks. Earlier controlled maintenance projects have funded roof repairs elsewhere on campus. This request addresses seven buildings in the K-Complex, many of which are linked with covered walkways. This year's request for Phase II repairs two buildings. Phase I addressed two buildings and Phase III will complete repairs to the final three roofs in the complex.						

**FIGURE 5.3 (CONT.)
PROJECTS AUTHORIZED FOR FUNDING FOR FY 2017-18**

Project Name	Fund Source	Prior Appropriations	SB 17-254 Appropriations	FY 2018-19	All Future Requests	Total Cost
Human Services (Cont.)						
Upgrade Electronic Security Systems, Four Division of Youth Corrections Centers	CCF	\$1,005,918	\$1,036,470	\$912,496	\$0	\$2,954,884
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$1,005,918	\$1,036,470	\$912,496	\$0	\$2,954,884
The three-phase project replaces antiquated door control and security systems with a uniform, integrated building system at four facilities in the youth corrections system. The facilities have 50-year-old technology and component parts are difficult to acquire. Additional security concerns include old cameras, blind spots, and manual locks. This year's request for Phase II installs a new system at Grand Mesa Youth Services Center (YSC). Phases I and III upgrade systems at Gilliam, Pueblo, and Zebulon Pike YSC.						
Subtotals: Human Services	Total	\$10,612,121	\$14,932,606	\$10,126,147	\$1,710,000	\$37,380,874
	CCF	9,632,237	13,929,681	9,427,466	1,710,000	34,699,384
	CF	979,884	1,002,925	698,681	0	2,681,490
Military and Veterans Affairs						
Grand Junction Veterans One-Stop Remodel	CCF	\$0	\$3,509,650	\$0	\$0	\$3,509,650
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$0	\$3,509,650	\$0	\$0	\$3,509,650
The project renovates 14,545 GSF in the vacant Grand Junction Army National Guard Armory to allow the department and the facility to host several veterans service providers offering services to Western Slope veterans in a single location. The department plans to lease space in the renovated facility to these providers to cover some of its operating costs.						
Repair Building and Security Systems, Denver Readiness Center	CCF	\$0	\$465,265	\$0	\$0	\$465,265
	CF	\$0	\$465,265	\$0	\$0	\$465,265
	Total	\$0	\$930,530	\$0	\$0	\$930,530
The project makes a number of repairs to the Denver Readiness Center, including upgrades to the HVAC, plumbing, and roofing systems and fire-safety improvements. It also makes improvements to the exterior masonry and perimeter fencing.						
Subtotals: Military and Veterans Affairs	Total	\$0	\$4,440,180	\$0	\$0	\$4,440,180
	CCF	0	3,974,915	0	0	3,974,915
	CF	0	465,265	0	0	465,265

**FIGURE 5.3 (CONT.)
PROJECTS AUTHORIZED FOR FUNDING FOR FY 2017-18**

Project Name	Fund Source	Prior Appropriations	SB 17-254 Appropriations	FY 2018-19	All Future Requests	Total Cost
Natural Resources — Parks and Wildlife						
Infrastructure and Real Property Maintenance, Wildlife Areas	CCF	\$0	\$0	\$0	\$0	\$0
	CF	\$10,530,858	\$3,633,200	\$3,633,200	\$10,899,600	\$28,696,858
	Total	\$10,530,858	\$3,633,200	\$3,633,200	\$10,899,600	\$28,696,858
The project funds improvements to or replacement of existing wildlife facilities statewide. This year's request commits \$1,420,000 to fund dam maintenance activities statewide and \$2,213,200 to address 21 maintenance and repair projects. According to the division, funding for ongoing maintenance needs at its facilities statewide is essential to meeting critical goals, such as providing hunting and fishing recreation in Colorado.						
Land and Water Acquisitions, State Parks	CCF	\$0	\$0	\$0	\$0	\$0
	CF	\$6,250,000	\$1,400,000	\$1,400,000	\$4,200,000	\$13,250,000
	Total	\$6,250,000	\$1,400,000	\$1,400,000	\$4,200,000	\$13,250,000
The project purchases lands adjacent to or within state parks to provide a buffer between park lands and new development, and acquires water for recreational purposes at various state parks. This year's request addresses acquisitions for two programs: the Water Resources Program and the Property Acquisition Program.						
Land and Water Acquisitions, Wildlife Areas	CCF	\$0	\$0	\$0	\$0	\$0
	CF	\$42,900,000	\$9,300,000	\$9,300,000	\$27,900,000	\$89,400,000
	Total	\$42,900,000	\$9,300,000	\$9,300,000	\$27,900,000	\$89,400,000
The project funds the acquisition of interests in real property through a competitive bidding process. The purpose of the request is to protect and manage wildlife habitat for the use, benefit, and enjoyment of visitors. In addition to protecting critical wildlife habitat for game species, CPW's efforts also include protecting and maintaining the habitat and population of a variety of non-game species. Under Parks and Wildlife Commission policy, the purchase of easements is preferred over fee title purchases.						
Park Infrastructure and Facilities	CCF	\$0	\$0	\$0	\$0	\$0
	CF	\$70,741,738	\$16,607,200	\$16,607,200	\$49,821,600	\$153,777,738
	Total	\$70,741,738	\$16,607,200	\$16,607,200	\$49,821,600	\$153,777,738
The project maintains, restores, and improves park facilities and infrastructure. This request includes consulting services, dam maintenance, and 17 infrastructure projects. The division says the ongoing project is necessary to keep its recreational facilities well-maintained and to promote outdoor recreation and protect public health and safety.						
Subtotals: Natural Resources — Parks and Wildlife	Total	\$130,422,596	\$30,940,400	\$30,940,400	\$92,821,200	\$285,124,596
	CCF	0	0	0	0	0
	CF	130,422,596	30,940,400	30,940,400	92,821,200	285,124,596

**FIGURE 5.3 (CONT.)
PROJECTS AUTHORIZED FOR FUNDING FOR FY 2017-18**

Project Name	Fund Source	Prior Appropriations	SB 17-254 Appropriations	FY 2018-19	All Future Requests	Total Cost
<i>Northeastern Junior College</i>						
Install Electronic Door Access and Camera Systems	CCF	\$467,500	\$525,500	\$0	\$0	\$993,000
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$467,500	\$525,500	\$0	\$0	\$993,000
The two-phase project replaces the existing door locking system with an electronic access control system and installs a camera system to monitor public areas such as parking lots and entrances to academic buildings. According to the college, its facility staff uses an allen wrench to unlock and lock the buildings on campus each day. This situation poses a security risk in the event of an emergency. This year's request for Phase II installs the camera system. Phase I replaced the door locking system.						
Replace Electrical Transformers	CCF	\$376,956	\$121,482	\$0	\$0	\$498,438
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$376,956	\$121,482	\$0	\$0	\$498,438
The two-phase project replaces the main electrical transformers in five buildings on campus. The transformers are beyond their useful life and one recent failure caused a power outage that affected several buildings on the east side of campus. Recent weather-related events highlighted additional problems with the campus electrical loop, requiring an additional phase. This year's request for Phase II addresses the electrical loop issues. Phase I replaced the transformers.						
Subtotals: Northeastern Junior College	Total	\$844,456	\$646,982	\$0	\$0	\$1,491,438
	CCF	844,456	646,982	0	0	1,491,438
	CF	0	0	0	0	0
<i>Office of Information Technology</i>						
Public Safety Communications Network Microwave Infrastructure Replacement	CCF	\$21,467,408	\$10,316,372	\$10,316,372	\$10,316,372	\$52,416,524
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$21,467,408	\$10,316,372	\$10,316,372	\$10,316,372	\$52,416,524
The multi-year project replaces the statewide microwave public safety communications system with a system that creates more communication safeguards through redundancies. The microwave system provides connectivity between the Digital Trunked Radio System transmitter sites. The request addresses all of the equipment associated with the operation of the microwave transmitter system. The project is financed through a lease-purchase agreement and includes out-year equipment upgrades. The project replaces equipment region by region. This year's request replaces sites in the Denver Metro area (Ring 5, 6 backbone sites).						
Subtotals: Office of Information Technology	Total	\$21,467,408	\$10,316,372	\$10,316,372	\$10,316,372	\$52,416,524
	CCF	21,467,408	10,316,372	10,316,372	10,316,372	52,416,524
	CF	0	0	0	0	0

**FIGURE 5.3 (CONT.)
PROJECTS AUTHORIZED FOR FUNDING FOR FY 2017-18**

Project Name	Fund Source	Prior Appropriations	SB 17-254 Appropriations	FY 2018-19	All Future Requests	Total Cost
Otero Junior College						
Repair/Upgrade Campus Security Access and Electronic Locks	CCF	\$647,500	\$500,000	\$0	\$0	\$1,147,500
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$647,500	\$500,000	\$0	\$0	\$1,147,500
The two-phase project replaces the primary locking system with electronic locks to address security, ADA, and emergency egress requirements. The existing mechanical lock system is over 30 years old and is no longer as functional or secure as the college would like.						
Subtotals: Otero Junior College	Total	\$647,500	\$500,000	\$0	\$0	\$1,147,500
	CCF	647,500	500,000	0	0	1,147,500
	CF	0	0	0	0	0
Personnel and Administration						
Controlled Maintenance Emergency Account	CCF	\$10,000,000	\$3,000,000	\$0	\$0	\$13,000,000
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$10,000,000	\$3,000,000	\$0	\$0	\$13,000,000
The project funds the Controlled Maintenance Emergency Account, which is administered by the Office of the State Architect for emergency projects on an as-needed basis throughout the fiscal year.						
Fire Alarm System Upgrades, Centennial Building	CCF	\$0	\$1,414,957	\$0	\$0	\$1,414,957
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$0	\$1,414,957	\$0	\$0	\$1,414,957
The project replaces the fire system, smoke detection system, and fire pumps in the Centennial Building. The systems and pumps are outdated and unreliable, do not meet current National Fire Protection Association codes, and cannot be maintained. Because the system is about 40 years old, repair parts are no longer available.						
Replace/Restore Roof, State Capitol Building	CCF	\$7,262,990	\$6,069,053	\$0	\$0	\$13,332,043
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$7,262,990	\$6,069,053	\$0	\$0	\$13,332,043
The three-phase project repairs portions of the State Capitol roof and its associated infrastructure. This year's request for Phase III finishes abating asbestos-containing materials, completes roof repairs and skylight restoration, and relines the gutters.						

**FIGURE 5.3 (CONT.)
PROJECTS AUTHORIZED FOR FUNDING FOR FY 2017-18**

Project Name	Fund Source	Prior Appropriations	SB 17-254 Appropriations	FY 2018-19	All Future Requests	Total Cost
<i>Personnel and Administration (Cont.)</i>						
Restore Windows and Granite Exterior, State Capitol Building	CCF	\$0	\$1,000,000	\$1,825,000	\$1,825,000	\$4,650,000
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$0	\$1,000,000	\$1,825,000	\$1,825,000	\$4,650,000
The four-phase controlled maintenance project restores the double-hung wooden windows and granite-clad portions of the exterior of the State Capitol. This year's request for Phase II makes repairs to the south side of the building. Phase I, funded under a different project, addressed the north side of the building.						
Subtotals: Personnel and Administration	Total	\$17,262,990	\$11,484,010	\$1,825,000	\$1,825,000	\$32,397,000
	CCF	17,262,990	11,484,010	1,825,000	1,825,000	32,397,000
	CF	0	0	0	0	0
<i>Pikes Peak Community College</i>						
Improve Fire Sprinkler Systems, Centennial Campus	CCF	\$0	\$967,621	\$0	\$0	\$967,621
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$0	\$967,621	\$0	\$0	\$967,621
The project makes improvements to the fire sprinkler systems in the Aspen and Breckenridge Buildings on the Centennial Campus. The Aspen and Breckenridge Buildings no longer meet the code requirements for fire safety.						
Subtotals: Pikes Peak Community College	Total	\$0	\$967,621	\$0	\$0	\$967,621
	CCF	0	967,621	0	0	967,621
	CF	0	0	0	0	0

**FIGURE 5.3 (CONT.)
PROJECTS AUTHORIZED FOR FUNDING FOR FY 2017-18**

Project Name	Fund Source	Prior Appropriations	SB 17-254 Appropriations	FY 2018-19	All Future Requests	Total Cost
Public Safety						
King Air Aircraft Engine Replacement, Colorado State Patrol	CCF	\$0	\$1,535,030	\$0	\$0	\$1,535,030
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$0	\$1,535,030	\$0	\$0	\$1,535,030
The project overhauls or replaces the engines on the Colorado State Patrol King Air aircraft, and performs associated inspections and equipment replacements to maintain the aircraft's airworthiness under federal aviation regulations. The twin-engine aircraft is used for transport of officials from the Governor's Office and other agencies.						
Subtotals: Public Safety	Total	\$0	\$1,535,030	\$0	\$0	\$1,535,030
	CCF	0	1,535,030	0	0	1,535,030
	CF	0	0	0	0	0
Pueblo Community College						
Upgrade Building and Common Area Security, Three Campuses	CCF	\$913,208	\$962,550	\$0	\$0	\$1,875,758
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$913,208	\$962,550	\$0	\$0	\$1,875,758
The two-phase project replaces all mechanical door locks with an electronic locking system in order to improve security on the Pueblo, Canon City, and Mancos campuses. The existing locks and doors are more than 30 years old. This year's request for Phase II replaces interior door locks. Phase I replaced critical exterior door locks.						
Subtotals: Pueblo Community College	Total	\$913,208	\$962,550	\$0	\$0	\$1,875,758
	CCF	913,208	962,550	0	0	1,875,758
	CF	0	0	0	0	0
Red Rocks Community College						
Install Building Access System and Cameras	CCF	\$0	\$995,600	\$0	\$0	\$995,600
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$0	\$995,600	\$0	\$0	\$995,600
The project updates the existing security at the Lakewood Campus to improve door controls and to install security cameras in strategic locations. The campus has over 100 exterior doors and no security cameras. In a recent lock-down drill, it took staff 45 minutes to lock down the campus because of the poor door controls.						
Subtotals: Red Rocks Community College	Total	\$0	\$995,600	\$0	\$0	\$995,600
	CCF	0	995,600	0	0	995,600
	CF	0	0	0	0	0

**FIGURE 5.3 (CONT.)
PROJECTS AUTHORIZED FOR FUNDING FOR FY 2017-18**

Project Name	Fund Source	Prior Appropriations	SB 17-254 Appropriations	FY 2018-19	All Future Requests	Total Cost
Transportation						
Highway Construction Projects	CCF	\$2,500,000	\$500,000	\$500,000	\$1,500,000	\$5,000,000
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$2,500,000	\$500,000	\$500,000	\$1,500,000	\$5,000,000
The project funds critical state highway projects that are listed in the currently approved Statewide Transportation Improvement Program. The Transportation Commission is required to annually submit a capital construction request for state highway construction, repair, and maintenance projects to the CDC to be funded with capital construction funds. The commission formally requested three projects for FY 2017-18. None were recommended by the CDC. However, the JBC recommended \$500,000 for state highway projects from General Fund Exempt moneys.						
Subtotals: Transportation	Total	\$2,500,000	\$500,000	\$500,000	\$1,500,000	\$5,000,000
	CCF	2,500,000	500,000	500,000	1,500,000	5,000,000
	CF	0	0	0	0	0
University of Colorado at Boulder						
Repair Exterior Concrete, Engineering Center	CCF	\$0	\$650,297	\$0	\$0	\$650,297
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$0	\$650,297	\$0	\$0	\$650,297
The project repairs the concrete on the exterior of the Engineering Center Building, with particular attention to the areas below windows and the underside of a bridge connecting the building to the Engineering Center Tower. The concrete is cracking and spalling in areas where embedded anchor bolts have rusted, causing the concrete to dislodge. Some of the damage has been caused by water intrusion.						
Upgrade Fire Sprinklers and HVAC, Education Building	CCF	\$0	\$1,362,096	\$1,745,658	\$768,886	\$3,876,640
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$0	\$1,362,096	\$1,745,658	\$768,886	\$3,876,640
The three-phase project installs a fire sprinkler system and renovates the HVAC system to address life-safety and code issues. The HVAC system uses hallways and stairwells for the system's return air, and vents have been installed between rooms and the halls for additional return air. This arrangement is not compliant with building codes and, coupled with the lack of fire sprinkler protection, may be hazardous in the event of a fire. This year's request for Phase I designs the project, demolishes ceilings, and installs HVAC and some sprinkler system components.						

**FIGURE 5.3 (CONT.)
PROJECTS AUTHORIZED FOR FUNDING FOR FY 2017-18**

Project Name	Fund Source	Prior Appropriations	SB 17-254 Appropriations	FY 2018-19	All Future Requests	Total Cost
<i>University of Colorado at Boulder (Cont.)</i>						
Upgrade Fire Sprinklers, Various Buildings	CCF	\$2,255,698	\$98,316	\$705,312	\$0	\$3,059,326
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$2,255,698	\$98,316	\$705,312	\$0	\$3,059,326
The five-phase project provides fire sprinkler coverage in nine buildings on campus that were built at a time when no fire or life-safety codes were in effect. This year's request for Phase IV addresses the Fiske Building. A previously-funded request, completed in 2008, made similar upgrades to other buildings on campus.						
<i>Subtotals: University of Colorado at Boulder</i>						
	Total	\$2,255,698	\$2,110,709	\$2,450,970	\$768,886	\$7,586,263
	CCF	2,255,698	2,110,709	2,450,970	768,886	7,586,263
	CF	0	0	0	0	0
<i>University of Colorado at Colorado Springs</i>						
Install Fire Sprinklers, Library, El Pomar Center, and Campus Services Buildings	CCF	\$0	\$701,163	\$107,779	\$0	\$808,942
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$0	\$701,163	\$107,779	\$0	\$808,942
The two-phase project installs automatic fire sprinkler systems in three buildings in order to address concerns raised by the university's property insurance carrier. This year's request for Phase I installs sprinklers in the library and the El Pomar Center, which houses the IT department. Phase II will install sprinklers in the Campus Services Building, which houses the Facilities Services Department.						
<i>Subtotals: University of Colorado at Colorado Springs</i>						
	Total	\$0	\$701,163	\$107,779	\$0	\$808,942
	CCF	0	701,163	107,779	0	808,942
	CF	0	0	0	0	0

**FIGURE 5.3 (CONT.)
PROJECTS AUTHORIZED FOR FUNDING FOR FY 2017-18**

Project Name	Fund Source	Prior Appropriations	SB 17-254 Appropriations	FY 2018-19	All Future Requests	Total Cost
University of Colorado Denver						
Replace Electrical Switchgear, Building 500	CCF	\$0	\$723,467	\$725,950	\$843,476	\$2,292,893
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$0	\$723,467	\$725,950	\$843,476	\$2,292,893
The three-phase project replaces the equipment associated with the three electrical substations that provide power to Building 500. The substations are located outside in a secured fenced area and have reached the end of their useful life due to environmental exposure. The new equipment will be rainproof and suitable for outdoor use. Each phase will replace one substation.						
Subtotals: University of Colorado Denver	Total	\$0	\$723,467	\$725,950	\$843,476	\$2,292,893
	CCF	0	723,467	725,950	843,476	2,292,893
	CF	0	0	0	0	0
University of Northern Colorado						
Upgrade Fire Sprinklers, Frasier and Gunter Buildings	CCF	\$0	\$1,611,931	\$863,187	\$0	\$2,475,118
	CF	\$0	\$0	\$0	\$0	\$0
	Total	\$0	\$1,611,931	\$863,187	\$0	\$2,475,118
The two-phase project installs automatic fire sprinkler systems in two buildings in order to address concerns raised by the university's property insurance carrier. A previously funded controlled maintenance project installed sprinklers in six other buildings on campus. This year's request for Phase I installs sprinklers in Frasier Hall and Phase II will install sprinklers in Gunter Hall.						
Subtotals: University of Northern Colorado	Total	\$0	\$1,611,931	\$863,187	\$0	\$2,475,118
	CCF	0	1,611,931	863,187	0	2,475,118
	CF	0	0	0	0	0

**FIGURE 5.3 (CONT.)
PROJECTS AUTHORIZED FOR FUNDING FOR FY 2017-18**

Project Name	Fund Source	Prior Appropriations	SB 17-254 Appropriations	FY 2018-19	All Future Requests	Total Cost	
<i>Western State Colorado University</i>							
Paul Wright Gymnasium Steam Heating System Replacement	CCF	\$0	\$1,000,000	\$0	\$0	\$1,000,000	
	CF	\$0	\$148,750	\$0	\$0	\$148,750	
	Total	\$0	\$1,148,750	\$0	\$0	\$1,148,750	
The project replaces the heating system in the 84,521-square-foot Paul Wright Gymnasium. The existing heating system was damaged by exposure to salt contamination from the pool heating system. The project converts the steam heating system to a hydronic heat delivery system and installs new boilers, piping, cabinet unit heaters, and controls.							
<i>Subtotals: Western State Colorado University</i>		Total	\$0	\$1,148,750	\$0	\$0	\$1,148,750
		CCF	0	1,000,000	0	0	1,000,000
		CF	0	148,750	0	0	148,750
		Total	\$196,316,239	\$124,591,439	\$74,410,257	\$109,784,934	\$505,102,869
Grand Totals		CCF	\$57,356,842	\$72,056,813	\$36,179,383	\$16,963,734	\$182,556,772
		CF*	\$138,959,397	\$42,534,626	\$38,230,874	\$92,821,200	\$312,546,097
		RF	\$0	\$10,000,000	\$0	\$0	\$10,000,000

*Includes HUTF and FF.

VI. OTHER ACTION TAKEN BY THE CDC DURING FY 2016-17

In addition to making recommendations for FY 2017-18 capital construction and controlled maintenance projects, the CDC acted on a number of other items during FY 2016-17. This chapter summarizes action taken by the CDC on supplemental requests, six-month waiver requests, and property transactions. This chapter also summarizes tours of various state-owned facilities taken by the committee during FY 2016-17 and provides a description of other miscellaneous committee activities.

Supplemental requests. State departments and higher education institutions must submit requests for substantive changes to a capital project, including requests for supplemental funding, extensions of time, and changes to project scope, to the CDC. Figure 6.1 (Page 54) describes eight supplemental requests considered and approved by the CDC and the JBC during FY 2016-17. The combined impact of the eight supplemental requests from all funding sources is \$13.1 million, including an increase of \$11.3 million in cash funds spending authority and \$1.8 million in state funds.

Six-month waivers. Colorado law requires most departments and institutions that do not initiate a project and encumber funds within six months of the appropriation date to request a waiver of the six-month encumbrance deadline from the CDC. Upon approval, the CDC forwards its recommendation to the State Controller. Cash-funded higher education capital construction projects and IT capital projects are exempt from this requirement. The CDC did not consider any six-month waiver requests during FY 2016-17.

Property transactions. The Colorado Division of Parks and Wildlife (CPW) within the Department of Natural Resources is statutorily required to submit property transaction proposals that exceed a period of 25 years or a cost of \$100,000 to the CDC for review and comment. The CDC makes its recommendations regarding CPW property transactions to the CPW Commission. The source of funds for these property transactions is cash funds, including revenue earned from the sale of the Habitat Stamp and state lottery proceeds allocated to the Great Outdoors Colorado Trust Fund. Figure 6.2 (Page 5) lists nine property transactions submitted by CPW to the CDC for review and comment in FY 2016-17. The listed property transaction proposals were favorably recommended.

CDC tours of state-owned facilities. During FY 2016-17, the CDC took four tours of state facilities in various parts of the state. In October 2016, the committee toured the Limon Correctional Facility. In December 2016, the committee toured the Byers-Evans House Museum in Denver. In early June 2017, the committee toured vacant buildings at the Colorado Community College Lowry Campus. Later in June 2017, the committee toured sites in Colorado Springs, Pueblo, and southeastern Colorado.

Miscellaneous CDC activities. Figure 6.3 (Page 57) provides a description of miscellaneous actions taken by the CDC during FY 2016-17.

FIGURE 6.1
SUPPLEMENTAL REQUESTS FOR CAPITAL CONSTRUCTION
APPROVED BY THE CDC AND JBC
JULY 1, 2016 — JUNE 30, 2017

Agency	Project Title	Summary of Request	Supplemental Amount
Colorado Mesa University	Health Sciences, Phase 1, Nurse Practitioner	The request is for additional cash funds spending authority to address numerous leaks in the existing roof of the Community Building.	\$110,000 CF
Colorado School of Mines	Heating Plant Renovation	The request is for additional cash funds spending authority to increase the contingency budget to allow for unforeseen expenses.	\$325,000 CF
Department of Personnel and Administration*	Replace Cooling System, Annex Building	The request is for state funding to replace the cooling fan in the Annex Building. This request replaces an emergency supplemental request approved by the CDC on June 6, 2016.	\$1,351,599 CCF
Department of Public Health and Environment	Superfund Sites Cleanup	The request is to extend spending authority for the project. Spending authority for the project ceased at the end of FY 2016-17.	Nonmonetary adjustment
History Colorado	Lebanon Mill Dam Restoration	The request increases state funding on behalf of the project in order to mitigate the water quality impacts of a nearby tailings pile.	\$355,452 CCF
History Colorado	Pearce-McAllister Cottage Renovation	The request modifies the project scope and extends spending authority to June 30, 2019. The project addresses crucial deferred maintenance.	Nonmonetary adjustment
Human Services	Suicide Risk Mitigation	The request replaces shower fixtures in several buildings that have been identified as posing a suicide risk to patients.	\$120,000 CCF
University of Colorado at Boulder	Systems Biotechnology Building, Academic Wing	The request increases cash funds spending authority in order to address a funding shortfall that resulted from construction inflation and delays in the project schedule.	\$10,903,585 CF
Totals			\$11,338,585 CF \$1,827,051 CCF

*The Department of Personnel and Administration (DPA) requested the project on behalf of the Department of Revenue. The project costs were appropriated to DPA, because the total costs was offset by moneys in the Emergency Controlled Maintenance Account.

FIGURE 6.2
COLORADO PARKS AND WILDLIFE PROPERTY TRANSACTIONS RECOMMENDED BY THE CDC
JULY 1, 2016 – JUNE 30, 2017

Name	Description of Acquisition	Size	Location	Cost to CPW
Bill Patterson State Wildlife Area Fee Title Acquisition	The project acquires fee title to a parcel adjacent to the Colorado River that will be managed as the Bill Patterson State Wildlife Area. The property is adjacent to the Una Bridge along the river and the planned future use is as a boat ramp.	3 acres	5 miles west of Parachute	\$0
Dan Noble State Wildlife Area Summer Camp Parcel Fee Title Acquisition	The project acquires about 500 acres adjacent to the Dan Noble State Wildlife Area. The property will be conveyed, at no cost to the state, by Tri-State Generation and Transmission Association, Inc. to mitigate impacts to Gunnison sage grouse nesting and brooding habitat from an upgrade to an existing transmission line.	500 acres	15 miles south of Norwood	\$0
James M. Robb Colorado River State Park Wilcox Property Addition	The project acquires fee title to the Wilcox property as an addition to the James M. Robb Colorado River State Park. The Wilcox property is adjacent to an existing campground at the state park.	5 acres	Fruita	\$464,100
Lazy V Quarter Circle Ranch Phase II Perpetual Public Access Easement	The project acquires a perpetual public access easement for the Lazy V Quarter Circle Ranch Phase II property. Limited public access for big game hunting is permitted by the easement.	320 acres	2 miles southwest of Glenwood Springs	\$400,000
Louisiana Purchase Ranch Perpetual Public Access Easement	The project acquires a perpetual public access easement for the Louisiana Purchase Ranch property. The easement allows for limited drive-through access over the property for archery season and late youth antlerless elk season.	2 acres	12 miles south of Maybell	\$57,000
Pot Creek State Wildlife Area Perpetual Public Access Easement	The project acquires a perpetual public access easement for the Pot Creek State Wildlife Area. The property is located adjacent to the Utah border and will continue to be used for livestock grazing and big game hunting.	1,742 acres	About 2 miles northwest of Dinosaur National Monument	\$82,450
Pridemore State Wildlife Area Perpetual Public Access Easement	The project acquires a perpetual public access easement for fishing along the Arkansas River. The property is currently leased by CPW for public fishing access and will be managed as part of the Pridemore State Wildlife Area.	9 acres	9 miles northwest of Salida	\$60,000

FIGURE 6.2 (CONT.)
COLORADO PARKS AND WILDLIFE PROPERTY TRANSACTIONS RECOMMENDED BY THE CDC
JULY 1, 2016 – JUNE 30, 2017

Name	Description of Acquisition	Size	Location	Cost to CPW
Saint Vrain State Park City of Longmont Conservation Easement	The project acquires a conservation easement on land owned by the City of Longmont adjacent to Saint Vrain State Park. The easement will protect natural resources on the property such as the confluence of the Boulder and Saint Vrain Creeks and will allow for future trail development.	215 acres	Longmont	\$0
Staunton State Park Perpetual Utility Easement	The project conveys a perpetual utility line easement from Colorado Parks and Wildlife to the Intermountain Rural Electric Association in order to provide electrical service to a new maintenance building under construction at Staunton State Park.	1 acre	Six miles south of Conifer	\$0
Total				\$1,063,550

FIGURE 6.3
MISCELLANEOUS CDC ACTION AND ACTIVITIES
JULY 1, 2016 — JUNE 30, 2017

Date	Action
August 1, 2016	Approved a new project on the University of Colorado at Boulder two-year projection of cash need.
	Approved two new projects and the reauthorization of four previously approved projects on the Colorado State University two-year projection of cash need.
	Voted to recommend support for three property transaction proposals from CPW.
August 31, 2016	Discussed the higher education cash-funded capital construction process and budget instructions for requests for approval to issue intercept bonds.
	Approved a new project on the University of Colorado at Colorado Springs two-year projection of cash need.
	Voted to recommend support for two property transaction proposals from CPW.
	Heard a briefing about a grant sought by the Capitol Building Advisory Committee related to a Capitol grounds study.
October 19, 2016	Voted to direct the Office of Legislative Legal Services to draft a committee bill requiring that depreciation lease-equivalent payments on behalf of cash-funded projects be appropriated through the operating budget.
	Heard testimony from parents, guardians, and stakeholders about the implementation of Senate Bill 16-178, which directs the closure of the Grand Junction Regional Center campus.
	Vote to approve the Sand Creek Massacre memorial, with the understanding that the Capitol Building Advisory Committee will review and approve the final design and location.
December 19, 2016	Elected a new Chair and Vice-chair.
	Held annual hearings on the FY 2017-18 capital construction requests, with presentations from CDC staff, the Office of the State Architect, the Colorado Commission on Higher Education, the Governor's Office of State Planning and Budgeting, Colorado Mesa University, Fort Lewis College, the Auraria Higher Education Center, History Colorado, the Colorado Community College System, the Department of Agriculture, the Department of Public Safety, and Colorado School of Mines.
December 20, 2016	Held annual hearings on the FY 2017-18 capital construction requests, with presentations from the Departments of Military and Veterans Affairs, Corrections, Transportation, and Human Services, and Adams State University, Metropolitan State University of Denver, the University of Colorado, Western State Colorado University, the Colorado School for the Deaf and the Blind, and CPW.
	Heard a property transaction proposal from CPW.
December 21, 2016	Held annual hearings on the FY 2017-18 capital construction requests, with presentations from the Colorado State University System, the Department of Personnel and Administration, and the University of Northern Colorado.
	Voted on a property transaction proposal from CPW. The motion failed on a vote of 2-3.
	Heard the Office of the State Architect annual report.

FIGURE 6.3 (CONT.)
MISCELLANEOUS CDC ACTION AND ACTIVITIES
JULY 1, 2016 — JUNE 30, 2017

Date	Action
January 10, 2017	Continued to hear the Office of the State Architect annual report.
	Discussed potential committee legislation requiring that depreciation lease-equivalent payments on behalf of cash-funded projects be appropriated through the operating budget.
January 12, 2017	Considered six capital construction supplemental requests.
January 19, 2017	Heard a presentation from the Governor's Office of Information Technology about one FY 2017-18 capital construction request.
	Discussed one additional capital construction supplemental request.
	Heard an update from staff about the Grand Junction Regional Center campus and the associated FY 2017-18 capital budget request.
January 24, 2017	Continued discussion about the capital construction request heard on January 19, 2017.
	Heard a presentation from Colorado State University about three projects to be funded through certificates of participation authorized pursuant to House Bill 15-1344.
January 31, 2017	Heard a presentation from staff about the history of the higher education cash-funded project approval process and projects approved, commenced, or completed pursuant to the two-year cash process in the last five years.
	Approved the reauthorization of one previously approved project on the Colorado State University two-year projection of cash need.
	Approved five new projects on the Colorado School of Mines two-year projection of cash need.
	Heard a presentation from Joint Budget Committee (JBC) staff about potential JBC legislation affecting capital construction.
	Voted to introduce committee legislation requiring that depreciation lease-equivalent payments on behalf of cash-funded projects be appropriated through the operating budget.
	Discussed potential committee legislation concerning a clarification for the financing of the phased development of the National Western Center.
	Heard a presentation from staff about certain bills introduced by the Statutory Revision Committee.
February 7, 2017	Voted to introduce committee legislation concerning the financing of the phased development of the National Western Center.
	Heard a presentation from staff about state-owned vacant buildings.
	Met with the JBC on a variety of capital-related topics.

FIGURE 6.3 (CONT.)
MISCELLANEOUS CDC ACTION AND ACTIVITIES
JULY 1, 2016 — JUNE 30, 2017

Date	Action
February 9, 2017	Discussed capital construction budgeting and the FY 2017-18 capital budget requests.
	Reconsidered the vote to introduce committee legislation concerning the financing of the phased development of the National Western Center and instead voted to send a letter of support to the State Treasurer concerning the issuance date for certificates of participation to finance certain National Western Center projects.
February 14, 2017	Recommended to the JBC funding a prioritized list of FY 2017-18 state- and cash-funded capital construction projects.
February 23, 2017	Continued discussion about state-owned vacant buildings. Heard input from the Governor's Office of State Planning and Budgeting about the future disposition of certain buildings included in the inventory. Decided to require agencies with vacant buildings to provide an update about the future use of these buildings at the December 2017 annual hearings.
March 9, 2017	Approved one new project on the Colorado State University two-year projection of cash need.
	Discussed legislation introduced to date during the 2017 session related to capital construction.
March 30, 2017	Voted to introduce committee legislation regarding the disposition of real property by History Colorado.
	Discussed funding for capital construction under Senate Bill 17-267.
	Discussed interim meeting and travel plans.
April 7, 2017	Recommended an amendment to Senate Bill 17-267 to the Senate Finance Committee under Senate Rule 42(a).
April 13, 2017	Heard a presentation from Arapahoe Community College about a new project on its two-year projection of cash need.
April 27, 2017	Reviewed House Bill 17-1346 concerning the sale of land at the Colorado Mental Health Institute at Fort Logan campus, under House Rule 50.
	Discussed House Bill 17-1362, which would have required the Transportation Legislation Review Committee and the Capital Development Committee to meet once during the 2017 legislative interim to discuss critical infrastructure needs in the state.
	Discussed funding for capital construction under Senate Bill 17-267.
June 7, 2017	Approved several two-year projection of cash need lists, including submittals from Arapahoe Community College, Colorado Mesa University, Colorado School of Mines, Colorado State University, University of Colorado at Boulder, and Western State Colorado University.
	Approved a nonmonetary request for a change in project scope and an extension in spending authority for the History Colorado, Pearce-McAllister Cottage Renovation project.
	Approved an emergency, state-funded supplemental request from the Department of Corrections.
	Approved an emergency, cash-funded supplemental request from the University of Colorado at Boulder.

FIGURE 6.3 (CONT.)
MISCELLANEOUS CDC ACTION AND ACTIVITIES
JULY 1, 2016 — JUNE 30, 2017

June 7, 2017 (Cont.)	Voted to recommend support for two property transaction proposals from CPW.
	Discussed the implementation of SB 17-267.
June 21, 2017	Voted to approve the FY 2017-18 list of Building Excellent Schools Today (BEST) projects that are authorized to receive financial assistance through a future issuance of certificates of participation.
	Approved two projects on the University of Colorado at Colorado Springs two-year projection of cash need. Heard one project on the University of Colorado Denver two-year projection of cash need. The vote to approve the University of Colorado Denver two-year projection failed 3-3.
	Voted to recommend support for two property transaction proposals from CPW. A third property transaction was heard and laid over for future consideration.
	Discussed a funding recommendation policy for the FY 2018-19 capital budget cycle.

VII. LEGISLATION IMPACTING CAPITAL CONSTRUCTION FUNDING OR THE CAPITAL DEVELOPMENT PROCESS — 2017 LEGISLATIVE SESSION

A number of the bills considered by the General Assembly during the 2017 legislative session affected funding for capital construction and the duties of the Capital Development Committee (CDC).

Capital Construction Projects

Spending on capital construction. Senate Bill 17-254 (the Long Bill) provides funding in FY 2017-18 for 62 capital construction, controlled maintenance, and information technology (IT) projects totaling \$183.4 million, including \$91.9 million in state funds, and \$91.5 million in cash and federal funds. Of the \$91.9 million appropriated from state funds, \$39.3 million (42.7 percent) is allocated to capital construction, \$32.8 million (35.7 percent) to controlled maintenance, and \$19.8 million (21.6 percent) to capital IT projects. The bill funds 9 state-funded capital construction projects, 38 state-funded controlled maintenance projects, 5 state-funded IT projects, and 10 cash-funded capital construction or IT projects. The review and recommendation of capital IT projects is made by the Joint Technology Committee.

SB 17-254 also includes \$1.0 million in the operating budget to make repairs and renovations to the Governor's mansion during FY 2017-18.

Senate Bill 17-172 makes supplemental capital construction appropriations and budgetary adjustments for a number of projects appropriated in prior fiscal years. The full scope of the budgetary adjustments made by the bill is outlined in Chapter VI.

Revenue for Capital Projects

Revenue for FY 2017-18 state-funded capital construction. Senate Bill 17-263 makes several transfers to the Capital Construction Fund (CCF). For FY 2017-18, the bill transfers \$90,195,961 to the CCF for state-funded capital construction, controlled maintenance, and capital IT projects listed in the 2017 Long Bill, Senate Bill 17-254. The transfers include \$88,695,961 from the General Fund, \$500,000 from the General Fund Exempt account; and \$1,000,000 from the State Historical Fund. Of the \$88,695,961 transferred from the General Fund, \$19,855,515 million will be transferred to the IT Capital Account in the CCF to pay costs associated with capital IT projects.

SB 17-263 also transfers \$20,000,000 from the General Fund in FY 2017-18 to the Controlled Maintenance Trust Fund (CMTF) to serve as part of the TABOR reserve and to replace funds transferred in FY 2016-17 under various executive orders. Interest earned on the CMTF may be spent on controlled maintenance projects.

Additional revenue for capital projects requested for FY 2017-18. Senate Bill 17-267 makes a number of changes to areas of state policy. One of these changes authorizes the issuance of certificates of participation on or after July 1, 2018, for capital construction and transportation projects. Up to \$120.0 million of the proceeds from this issuance are allocated for capital construction in FY 2018-19. The first \$113,852,921 will be used to fund the outyear

costs of all Level 1 controlled maintenance projects and the full FY 2017-18 and identified outyear costs of all Level 2 and Level 3 controlled maintenance projects. (The current year costs for Level 1 controlled maintenance projects were included in SB 17-254.) The remaining allocation will be used for construction projects as prioritized by the CDC.

Changes in Funding Methodology for Capital Projects

Two bills adopted by the General Assembly make changes in the anticipated funding methodology for future capital projects. **House Bill 17-1144** changes how depreciation equivalent payments from cash fund sources are recorded by state departments. Senate Bill 15-211 created a process to annually set aside an amount equal to the calculated depreciation of a capital asset funded through the capital construction section of the Long Bill. Under current law, if a state department project is paid in whole or part from a cash fund source, the state department is required to calculate the depreciable cost of the project and, once the depreciation period begins, to set aside an amount equal to the calculated depreciation in a capital reserve account created within the cash fund. This bill requires these payments to be appropriated to a capital reserve account within the cash fund through the operating section of the Long Bill.

Legislation affecting a statutory funding mechanism for capital construction. Senate Bill 09-228 required a five-year block of transfers from the General Fund to the Highway Users Tax Fund (HUTF) and the CCF beginning after state personal income grew 5.0 percent or more during a single calendar year. The transfers began in FY 2015-16 and were scheduled to continue through FY 2019-20. House Bill 16-1416 replaced the first two years of the SB 09-228 transfers with actual dollar amounts. **Senate Bill 17-262** replaces the final three years of transfers with actual dollar amounts. The bill eliminates the FY 2017-18 transfer to the CCF and transfers \$60.0 million to the CCF in FY 2018-19 and FY 2019-20.

Two other bills, which were postponed indefinitely, would have made changes to transfers to the CCF under SB 09-228, including **House Bill 17-1171** and **House Bill 17-1187**.

Bills That May Lead to Future Capital Construction Requests

Several bills adopted by the General Assembly are anticipated to lead to future capital construction requests. **House Bill 17-1329** changes the name of the Division of Youth Corrections within the Department of Human Services to the Department of Youth Services (DYS) and changes the focus of the services provided by the division. Specifically, the bill: requires the department to implement a pilot program to aid in the creation of a division-wide therapeutic and rehabilitative culture; directs the department to hire a third-party consultant to conduct a performance assessment to evaluate safety in all division-occupied facilities; and requires that a community board be established in each DYS region to meet quarterly and promote transparency and community involvement and opportunities for youth to build positive relationships with adults. The bill directs the DYS to perform construction and renovation as necessary to place youth in a home-like, least-restrictive environment.

Real property transactions that may result in funding for future capital construction requests. The CDC is charged with the review of real property transactions for most state agencies in specified circumstances. Two bills adopted by the General Assembly in 2017 authorized real property transactions that may result in funding for future capital requests.

House Bill 17-1317 gives the Colorado Historical Society the authority to sell real property in the Lowry neighborhood of Denver. The bill directs the proceeds from the sale of the real property to be deposited in the State Museum Cash Fund and allows the proceeds to be spent on capital outlay, controlled maintenance, and capital construction in museums statewide.

House Bill 17-1346 authorizes the Department of Human Services to sell up to 66 acres of vacant land around the Colorado Mental Health Institute at Fort Logan to the U.S. Department of Veterans Affairs at fair market value for the purpose of expanding the Fort Logan National Cemetery. House Bill 16-1456 authorized the sale of the first 15 acres. This bill authorizes the sale of an additional 51 acres. The sale proceeds from the first 15 acres will be credited to the Fort Logan National Cemetery Fund to pay one-time costs for the Veterans Community Living Centers, as authorized in HB 16-1456. The sale proceeds from the remaining acres will be deposited in the Fort Logan Land Sale Account (sale account), which is a special account created in the CCF by this bill. The money in the sale account may be used for future capital construction, capital renewal, or controlled maintenance expenses subject to approval by the Governor's Office of State Planning and Budgeting and the CDC. All or a portion of the money in the sale account must be expended for veterans-related and behavioral health-related projects.

Changes to Post-Appropriation Administration of Capital Projects

Several bills considered by the General Assembly during the 2017 session concerned the post-appropriation administration of capital projects. **House Bill 17-1051** makes a number of changes to the laws concerning the state procurement code. The procurement code governs the purchase of goods and services by most public entities in Colorado. Many of the changes in the bill codify, clarify, or simplify existing practice. Most construction contracting activities are codified in a different part of statute; however, some activities associated with capital construction fall under the procurement code.

House Bill 17-1067 updates references to a building standard promulgated by the American National Standards Institute that governs construction of accessible housing.

House Bill 17-1300, which was postponed indefinitely, would have required contractors employed on public projects expected to cost more than \$500,000, and not funded with federal dollars, to use apprentices enrolled in a registered apprenticeship program for at least 25 percent of the project workforce in apprenticeable occupations, or to make a good faith effort to do so. A bid or proposal for such a project could only have been considered if it indicated that at least 25 percent of the workforce in apprenticeable occupations would be hired to work on the project.

Other Bills Affecting the Capital Process or the Duties of the CDC

The General Assembly considered a number of bills during the 2017 session that have some bearing on the duties of the CDC, including the review of capital requests. **Senate Bill 17-122** repeals the Fallen Heroes Memorial Commission and the Fallen Heroes Memorials Construction Fund in the Department of Personnel and Administration, and requires the Capitol Building Advisory Committee (CBAC) to take on any remaining duties of the commission. The CBAC makes advisory recommendations to the CDC in certain situations about the use of the State Capitol building and surrounding grounds.

House Bill 17-1082 expands the definition of capital construction under the Building Excellent Schools Today (BEST) program to include technology. The BEST program was established in 2008 to provide grants to rebuild, repair, or replace the worst of the state's preK-12 facilities. The CDC reviews and approves the use of certificates of participation to finance projects under the BEST program.

House Bill 17-1321, which was postponed indefinitely, would have increased the limit for fees set in rule by the Colorado Parks and Wildlife Commission in order to address a projected \$22 million budgetary shortfall beginning in FY 2022-23. The projected shortfall includes \$14 million of Wildlife Cash Fund. The Wildlife Cash Fund is used, in part, to pay costs associated with the purchase of an interest in real property by the Division of Colorado Parks and Wildlife (CPW) within the Department of Natural Resources. The CDC reviews any CPW real property transaction that exceeds 25 years in length or \$100,000 in cost.

House Bill 17-1362, which was postponed indefinitely, would have required the Transportation Legislation Review Committee and the CDC to meet at least once during the 2017 legislative interim to discuss strategies to address critical infrastructure needs in the state and to consider funding scenarios to address these needs.

VIII. GLOSSARY

BEST	—	Building Excellent Schools Today
CBAC	—	Capitol Building Advisory Committee
CBI	—	Colorado Bureau of Investigation
CCF	—	Capital Construction Fund
CCHE	—	Colorado Commission on Higher Education
CCMP	—	Capitol Complex Master Plan
CDC	—	Capital Development Committee
CERF	—	Corrections Expansion Reserve Fund (Section 17-1-116, C.R.S.)
CMTF	—	Controlled Maintenance Trust Fund (Section 24-75-302.5, C.R.S.)
COPs	—	Certificates of Participation
CRV	—	Current Replacement Value
DHS	—	Department of Human Services
DOC	—	Department of Corrections
DMVA	—	Department of Military and Veterans Affairs
DNR	—	Department of Natural Resources
DPA	—	Department of Personnel and Administration
DPS	—	Department of Public Safety
DTRS	—	Digital Trunked Radio System
FML	—	Federal Mineral Lease
GF	—	General Fund
GSF	—	Gross Square Footage
HUTF	—	Highway Users Tax Fund (Section 43-4-201, C.R.S.)
JBC	—	Joint Budget Committee
DPA	—	Department of Personnel and Administration

- OLLS** — **Office of Legislative Legal Services**
- OSA** — **Office of the State Architect**
- OSPB** — **Governor's Office of State Planning and Budgeting**
- SHF** — **State Historical Fund** (Section 12-47.1-1201, C.R.S.)
- TABOR** — **the Taxpayer's Bill of Rights Amendment.** Article X, Section 20, of the Colorado Constitution. The purpose of the amendment is to "reasonably restrain most the growth of government."

APPENDIX 1
FIVE-YEAR GROWTH IN GROSS SQUARE FOOTAGE BY STATE AGENCY
CALENDAR YEAR 2012 THROUGH CALENDAR YEAR 2016

Department	Total GSF - All Buildings	% of Total	CRV (\$ in Millions)	GSF - General Fund Buildings	% of Total	CRV (\$ in Millions)
State Departments						
Agriculture						
2012	827,212	1.18%	\$81.7	827,212	1.91%	\$81.7
2013	828,793	1.16%	\$81.7	828,793	1.87%	\$81.7
2014	880,173	1.19%	\$87.8	880,173	1.90%	\$87.8
2015	660,381	0.87%	\$69.3	660,381	1.42%	\$69.3
2016	660,381	0.84%	\$71.1	660,381	1.37%	\$71.1
Agriculture: Total Growth	(166,831)	-0.34%	(\$10.6)	(166,831)	-0.54%	(\$10.6)
Capitol Complex (includes Fort Lyon)						
2012	1,683,188	2.41%	\$557.5	1,491,538	3.44%	\$546.6
2013	1,684,300	2.37%	\$528.6	1,489,820	3.37%	\$517.1
2014	2,268,094	3.07%	\$639.1	2,073,614	4.48%	\$627.4
2015	2,261,965	2.99%	\$631.8	2,067,485	4.43%	\$620.1
2016	2,261,965	2.89%	\$647.6	2,067,485	4.29%	\$635.6
Capitol Complex: Total Growth	578,777	0.48%	\$90.1	575,947	0.85%	\$89.0
Corrections						
2012	7,427,386	10.63%	\$1,394.8	6,972,889	16.09%	\$1,361.8
2013	7,009,254	9.85%	\$1,404.2	6,542,421	14.78%	\$1,371.6
2014	6,878,716	9.30%	\$1,379.8	6,448,635	13.92%	\$1,348.9
2015	6,776,867	8.97%	\$1,348.2	6,339,036	13.58%	\$1,316.6
2016	6,865,930	8.78%	\$1,338.4	6,421,599	13.32%	\$1,356.1
Corrections: Total Growth	(561,456)	-1.85%	(\$56.4)	(551,290)	-2.77%	(\$5.7)

APPENDIX 1 (CONT.)
FIVE-YEAR GROWTH IN GROSS SQUARE FOOTAGE BY STATE AGENCY
CALENDAR YEAR 2012 THROUGH CALENDAR YEAR 2016

Department	Total GSF - All Buildings	% of Total	CRV (\$ in Millions)	GSF - General Fund Buildings	% of Total	CRV (\$ in Millions)
State Departments (Cont.)						
<i>Cumbres & Toltec Scenic Railroad</i>						
2012	53,188	0.08%	\$7.6	53,188	0.12%	\$7.6
2013	52,819	0.07%	\$7.9	52,819	0.12%	\$7.9
2014	52,819	0.07%	\$7.9	52,819	0.11%	\$7.9
2015	52,819	0.07%	\$7.9	52,819	0.11%	\$7.9
2016	52,819	0.07%	\$7.9	52,819	0.11%	\$7.9
<i>Cumbres & Toltec Scenic Railroad: Total Growth</i>	(369)	-0.01%	\$0.3	(369)	-0.01%	\$0.3
<i>Education</i>						
2012	327,394	0.47%	\$57.9	327,394	0.76%	\$57.9
2013	327,394	0.46%	\$52.6	327,394	0.74%	\$52.6
2014	327,394	0.44%	\$52.6	327,394	0.71%	\$52.6
2015	322,484	0.43%	\$59.9	322,484	0.69%	\$59.9
2016	322,484	0.41%	\$65.5	322,484	0.69%	\$65.5
<i>Education: Total Growth</i>	(4,910)	-0.06%	\$5.6	(4,910)	-0.07%	\$5.6
<i>History Colorado</i>						
2012	425,413	0.61%	\$131.7	425,413	0.98%	\$131.7
2013	438,417	0.62%	\$69.0	438,417	0.99%	\$69.0
2014	439,861	0.59%	\$71.8	439,861	0.95%	\$71.8
2015	457,182	0.60%	\$87.0	457,182	0.98%	\$87.0
2016	457,182	0.58%	\$89.1	457,182	0.95%	\$89.1
<i>History Colorado: Total Growth</i>	31,769	-0.03%	(\$42.6)	31,769	-0.03%	(\$42.6)
<i>Human Services</i>						
2012	3,978,791	5.69%	\$841.1	3,509,931	8.10%	\$743.7
2013	3,835,554	5.39%	\$708.5	3,471,573	7.84%	\$693.7
2014	3,818,063	5.16%	\$716.2	3,482,899	7.52%	\$670.8
2015	3,908,179	5.17%	\$735.1	3,533,055	7.57%	\$684.7
2016	3,919,067	5.01%	\$774.4	3,541,437	7.35%	\$700.9
<i>Human Services: Total Growth</i>	(59,724)	-0.68%	(\$66.7)	31,506	-0.75%	\$42.8

APPENDIX 1 (CONT.)
FIVE-YEAR GROWTH IN GROSS SQUARE FOOTAGE BY STATE AGENCY
CALENDAR YEAR 2012 THROUGH CALENDAR YEAR 2016

Department	Total GSF - All Buildings	% of Total	CRV (\$ in Millions)	GSF - General Fund Buildings	% of Total	CRV (\$ in Millions)
<i>State Departments (Cont.)</i>						
<i>Judicial</i>						
2012	0	0.00%	\$0.0	0	0.00%	\$0.0
2013	161,376	0.23%	\$8.5	161,376	0.36%	\$8.5
2014	855,376	1.16%	\$208.5	855,376	1.85%	\$208.5
2015	778,621	1.03%	\$146.2	778,621	1.67%	\$146.2
2016	778,621	1.00%	\$149.9	778,621	1.62%	\$149.9
<i>Judicial: Total Growth</i>	778,621	1.00%	\$149.9	778,621	1.62%	\$149.9
<i>Labor and Employment</i>						
2012	144,386	0.21%	\$28.9	0	0.00%	\$0.0
2013	142,660	0.20%	\$19.1	0	0.00%	\$0.0
2014	142,660	0.19%	\$19.9	0	0.00%	\$0.0
2015	142,660	0.19%	\$19.9	0	0.00%	\$0.0
2016	142,660	0.18%	\$20.3	0	0.00%	\$0.00
<i>Labor and Employment: Total Growth</i>	(1,726)	-0.03%	(\$8.6)	0	0.00%	\$0.0
<i>Military and Veterans Affairs</i>						
2012	1,306,572	1.87%	\$167.2	700,260	1.62%	\$104.0
2013	1,620,509	2.28%	\$190.1	719,953	1.63%	\$103.5
2014	1,472,890	1.99%	\$212.80	721,389	1.56%	\$104.6
2015	1,204,957	1.59%	\$253.1	722,646	1.55%	\$113.6
2016	1,665,585	2.13%	\$304.6	743,272	1.54%	\$114.6
<i>Military and Veterans Affairs: Total Growth</i>	359,013	0.26%	\$137.4	43,012	0.08%	\$10.6
<i>Natural Resources</i>						
2012	2,838,814	4.06%	\$343.2	0	0.00%	\$0.0
2013	2,740,969	3.85%	\$376.3	0	0.00%	\$0.0
2014	2,694,627	3.64%	\$370.6	0	0.00%	\$0.0
2015	2,694,627	3.56%	\$370.5	0	0.00%	\$0.0
2016	2,694,627	3.45%	\$370.6	0	0.00%	0.0
<i>Natural Resources: Total Growth</i>	(144,187)	-0.61%	\$27.4	0	0.00%	\$0.0

APPENDIX 1 (CONT.)
FIVE-YEAR GROWTH IN GROSS SQUARE FOOTAGE BY STATE AGENCY
CALENDAR YEAR 2012 THROUGH CALENDAR YEAR 2016

Department	Total GSF - All Buildings	% of Total	CRV (\$ in Millions)	GSF - General Fund Buildings	% of Total	CRV (\$ in Millions)
State Departments (Cont.)						
Office of Information Technology						
2012	25,385	0.04%	\$3.5	25,385	0.06%	\$3.5
2013	25,114	0.04%	\$3.5	25,114	0.06%	\$3.5
2014	25,385	0.03%	\$4.5	25,385	0.05%	\$4.5
2015	25,385	0.03%	\$4.5	25,385	0.05%	\$4.5
2016	25,385	0.03%	\$4.6	25,385	0.05%	\$4.6
Office of Information Technology: Total Growth	0	-0.01%	\$1.1	0	-0.01%	\$1.1
Public Health and Environment						
2012	94,412	0.14%	\$35.9	94,412	0.22%	\$35.9
2013	111,903	0.16%	\$44.7	111,903	0.25%	\$44.7
2014	112,640	0.15%	\$52.2	112,640	0.24%	\$52.2
2015	114,412	0.15%	\$52.5	114,412	0.25%	\$52.5
2016	114,412	0.15%	\$53.8	114,412	0.24%	\$53.8
Public Health and Environment: Total Growth	20,000	0.01%	\$17.9	20,000	0.02%	\$17.9
Public Safety						
2012	244,042	0.35%	\$24.4	239,637	0.55%	\$24.2
2013	252,177	0.35%	\$31.1	239,637	0.54%	\$24.2
2014	302,334	0.41%	\$48.4	290,786	0.63%	\$42.0
2015	316,346	0.42%	\$59.5	304,412	0.65%	\$53.2
2016	336,864	0.43%	\$71.6	316,530	0.66%	\$63.9
Public Safety: Total Growth	92,822	0.08%	\$47.2	76,893	0.11%	\$39.7

APPENDIX 1 (CONT.)
FIVE-YEAR GROWTH IN GROSS SQUARE FOOTAGE BY STATE AGENCY
CALENDAR YEAR 2012 THROUGH CALENDAR YEAR 2016

Department	Total GSF - All Buildings	% of Total	CRV (\$ in Millions)	GSF - General Fund Buildings	% of Total	CRV (\$ in Millions)
State Departments (Cont.)						
Revenue						
2012	128,102	0.18%	\$22.2	119,502	0.28%	\$21.1
2013	119,970	0.17%	\$16.4	119,970	0.27%	\$16.4
2014	132,074	0.18%	\$20.7	119,502	0.26%	\$16.4
2015	138,642	0.18%	\$19.7	119,502	0.26%	\$16.4
2016	138,642	0.18%	\$20.2	119,502	0.25%	\$16.8
Revenue: Total Growth	10,540	0.00%	(\$2.0)	0	-0.03%	(\$4.3)
Transportation						
2012	3,207,047	4.59%	\$1,260.7	0	0.00%	\$0.0
2013	3,362,781	4.73%	\$1,206.0	0	0.00%	\$0.0
2014	3,373,967	4.56%	\$1,283.2	0	0.00%	\$0.0
2015	3,589,835	4.75%	\$992.5	0	0.00%	\$0.0
2016	3,652,382	4.67%	\$1,249.0	0	0.00%	\$0.0
Transportation: Total Growth	445,335	0.08%	(\$11.7)	0	0.00%	\$0.0
All State Departments						
2012	22,711,332	32.51%	\$4,958.3	14,786,761	34.13%	\$3,119.7
2013	22,713,990	31.92%	\$4,748.1	14,529,190	32.83%	\$2,994.3
2014	23,777,073	32.16%	\$5,176.0	15,830,473	34.17%	\$3,295.5
2015	23,445,362	31.02%	\$4,857.7	15,497,420	33.21%	\$3,231.9
2016	24,089,006	30.82%	\$5,288.6	15,621,109	32.40%	\$3,329.8
All State Departments: Total Growth	1,377,674	-1.69%	\$330.3	834,348	-1.73%	\$210.1

APPENDIX 1 (CONT.)
FIVE-YEAR GROWTH IN GROSS SQUARE FOOTAGE BY STATE AGENCY
CALENDAR YEAR 2012 THROUGH CALENDAR YEAR 2016

Department	Total GSF - All Buildings	% of Total	CRV (\$ in Millions)	GSF - General Fund Buildings	% of Total	CRV (\$ in Millions)
Higher Education						
Adams State University						
2012	1,107,787	1.59%	\$274.4	577,013	1.33%	\$159.8
2013	1,132,787	1.59%	\$258.7	602,013	1.36%	\$144.1
2014	1,193,787	1.61%	\$262.4	670,253	1.45%	\$149.5
2015	1,193,787	1.58%	\$262.4	670,253	1.44%	\$149.5
2016	1,193,787	1.53%	\$262.4	670,253	1.39%	\$149.5
Adams State University: Total Growth	86,000	-0.06%	\$12.0	93,240	0.06%	\$10.3
Auraria Higher Education Center						
2012	3,508,104	5.02%	\$621.0	2,007,945	4.63%	\$457.5
2013	3,688,463	5.18%	\$618.5	2,152,979	4.86%	\$444.3
2014	3,719,700	5.03%	\$632.3	2,304,152	4.97%	\$444.4
2015	3,885,384	5.14%	\$637.9	2,172,885	4.66%	\$467.7
2016	3,911,239	5.00%	\$688.8	2,288,459	4.75%	\$500.9
Auraria Higher Education Center: Total Growth	403,135	-0.02%	\$67.8	280,514	0.12%	\$43.4
Colorado Mesa University						
2012	1,473,418	2.11%	\$296.2	770,353	1.78%	\$133.4
2013	1,866,507	2.62%	\$377.0	735,138	1.66%	\$148.3
2014	1,934,692	2.62%	\$397.4	833,146	1.80%	\$189.6
2015	2,001,268	2.65%	\$407.2	825,790	1.77%	\$170.2
2016	2,244,853	2.87%	\$411.5	1,034,320	2.15%	\$182.0
Colorado Mesa University: Total Growth	771,435	0.76%	\$115.3	263,967	0.37%	\$48.6
Colorado School of Mines						
2012	2,337,039	3.34%	\$712.8	1,473,775	3.40%	\$537.4
2013	2,319,263	3.26%	\$516.1	1,480,358	3.34%	\$356.7
2014	2,358,540	3.19%	\$545.3	1,373,582	2.96%	\$355.7
2015	3,239,792	4.29%	\$601.6	1,519,835	3.26%	\$361.1
2016	3,074,695	3.93%	\$599.1	2,055,572	4.26%	\$390.0
Colorado School of Mines: Total Growth	737,656	0.59%	(\$113.7)	581,797	0.86%	(\$147.4)

APPENDIX 1 (CONT.)
FIVE-YEAR GROWTH IN GROSS SQUARE FOOTAGE BY STATE AGENCY
CALENDAR YEAR 2012 THROUGH CALENDAR YEAR 2016

Department	Total GSF - All Buildings	% of Total	CRV (\$ in Millions)	GSF - General Fund Buildings	% of Total	CRV (\$ in Millions)
Higher Education (Cont.)						
Colorado State University						
2012	9,985,826	14.29%	\$1,719.7	6,192,151	14.29%	\$1,181.5
2013	10,524,828	14.79%	\$1,920.4	6,296,909	14.23%	\$1,280.9
2014	10,241,724	13.85%	\$1,924.8	6,361,345	13.73%	\$1,336.2
2015	10,423,755	13.79%	\$2,918.7	6,660,569	14.29%	\$2,135.6
2016	10,655,005	13.63%	\$2,960.6	6,515,372	13.51%	\$2,131.7
Colorado State University: Total Growth	669,179	-0.66%	\$1,240.9	323,221	-0.78%	\$950.2
Colorado State University - Pueblo						
2012	1,222,173	1.75%	\$189.2	641,328	1.48%	\$105.9
2013	1,282,705	1.80%	\$219.4	646,180	1.46%	\$111.7
2014	1,282,680	1.73%	\$219.0	646,155	1.39%	\$111.7
2015	1,601,465	2.12%	\$276.5	750,086	1.61%	\$137.3
2016	1,528,965	1.96%	\$275.6	816,996	1.69%	\$151.1
Colorado State University - Pueblo: Total Growth	306,972	0.21%	\$86.4	175,668	0.21%	\$45.2
Community Colleges						
Arapahoe Community College						
2012	421,067	0.60%	\$74.8	421,067	0.97%	\$74.8
2013	425,428	0.60%	\$79.8	425,428	0.96%	\$79.8
2014	425,428	0.58%	\$79.9	425,428	0.92%	\$79.9
2015	425,153	0.56%	\$81.0	425,153	0.91%	\$81.0
2016	425,153	0.54%	\$84.2	425,153	0.88%	\$84.2
Arapahoe Community College: Total Growth	4,086	-0.06%	\$9.4	4,086	-0.09%	\$9.4

APPENDIX 1 (CONT.)
FIVE-YEAR GROWTH IN GROSS SQUARE FOOTAGE BY STATE AGENCY
CALENDAR YEAR 2012 THROUGH CALENDAR YEAR 2016

Department	Total GSF - All Buildings	% of Total	CRV (\$ in Millions)	GSF - General Fund Buildings	% of Total	CRV (\$ in Millions)	
Higher Education (Cont.)							
Community Colleges (Cont.)							
Community College of Aurora							
2012	26,507	0.04%	\$4.3	26,507	0.06%	\$4.3	
2013	26,507	0.04%	\$4.3	26,507	0.06%	\$4.3	
2014	26,507	0.04%	\$4.3	26,507	0.06%	\$4.3	
2015	30,806	0.04%	\$6.4	30,806	0.07%	\$6.4	
2016	142,611	0.18%	\$29.7	142,611	0.30%	\$29.7	
Community College of Aurora: Total Growth		116,104	0.14%	\$25.4	116,104	0.24%	\$25.4
Front Range Community College							
2012	653,745	0.94%	\$179.9	600,659	1.39%	\$166.6	
2013	690,938	0.97%	\$162.7	659,527	1.49%	\$152.0	
2014	745,143	1.01%	\$171.2	702,698	1.52%	\$161.6	
2015	741,508	0.98%	\$176.9	698,054	1.50%	\$166.8	
2016	776,944	0.99%	\$190.5	733,490	1.52%	\$180.5	
Front Range Community College: Total Growth		123,199	0.05%	\$10.6	132,831	0.13%	\$13.9
Lamar Community College							
2012	313,734	0.45%	\$39.4	262,734	0.61%	\$29.2	
2013	328,405	0.46%	\$43.5	269,389	0.61%	\$33.7	
2014	332,703	0.45%	\$44.1	273,687	0.59%	\$34.2	
2015	304,252	0.40%	\$43.5	245,236	0.53%	\$33.6	
2016	332,703	0.43%	\$44.6	273,687	0.57%	\$34.5	
Lamar Community College: Total Growth		18,969	-0.02%	\$5.2	10,953	-0.04%	\$5.3

APPENDIX 1 (CONT.)
FIVE-YEAR GROWTH IN GROSS SQUARE FOOTAGE BY STATE AGENCY
CALENDAR YEAR 2012 THROUGH CALENDAR YEAR 2016

Department	Total GSF – All Buildings	% of Total	CRV (\$ in Millions)	GSF – General Fund Buildings	% of Total	CRV (\$ in Millions)
<i>Higher Education (Cont.)</i>						
<i>Community Colleges (Cont.)</i>						
<i>Lowry Campus</i>						
2012	931,492	1.33%	\$129.8	741,217	1.70%	\$109.8
2013	950,051	1.34%	\$160.7	950,051	2.15%	\$160.7
2014	942,458	1.27%	\$160.9	942,458	2.03%	\$160.9
2015	945,102	1.25%	\$159.5	945,102	2.03%	\$159.5
2016	945,102	1.21%	\$163.8	945,102	1.96%	\$163.8
Lowry Campus: Total Growth	13,610	-0.12%	\$34.0	203,885	0.26%	\$54.0
<i>Morgan Community College</i>						
2012	106,488	0.15%	\$23.7	103,347	0.24%	\$23.0
2013	131,807	0.19%	\$28.0	128,666	0.29%	\$27.3
2014	138,806	0.19%	\$30.1	135,665	0.29%	\$29.4
2015	143,513	0.19%	\$30.9	140,372	0.30%	\$30.1
2016	143,513	0.18%	\$31.6	140,372	0.29%	\$30.8
Morgan Community College: Total Growth	37,025	0.03%	\$7.9	37,025	0.05%	\$7.8
<i>Northeastern Junior College</i>						
2012	547,518	0.78%	\$79.6	338,486	0.78%	\$47.9
2013	617,828	0.87%	\$101.4	356,664	0.81%	\$59.1
2014	565,444	0.76%	\$95.9	330,988	0.71%	\$53.7
2015	537,021	0.71%	\$100.9	309,637	0.66%	\$57.3
2016	544,636	0.70%	\$103.1	317,252	0.66%	\$58.4
Northeastern Junior College: Total Growth	(2,882)	-0.08%	\$23.5	(21,234)	-0.12%	\$10.5
<i>Colorado Northwestern Community College</i>						
2012	356,836	0.51%	\$55.8	276,014	0.64%	\$44.5
2013	355,636	0.50%	\$55.7	274,814	0.62%	\$44.5
2014	347,311	0.47%	\$57.3	266,352	0.57%	\$46.0
2015	371,265	0.49%	\$60.9	287,350	0.62%	\$49.8
2016	371,265	0.47%	\$62.0	287,350	0.60%	\$50.7
Colorado Northwestern Community College: Total Growth	14,429	-0.04%	\$6.2	11,336	-0.04%	\$6.2

APPENDIX 1 (CONT.)
FIVE-YEAR GROWTH IN GROSS SQUARE FOOTAGE BY STATE AGENCY
CALENDAR YEAR 2012 THROUGH CALENDAR YEAR 2016

Department	Total GSF – All Buildings	% of Total	CRV (\$ in Millions)	GSF – General Fund Buildings	% of Total	CRV (\$ in Millions)
<i>Higher Education (Cont.)</i>						
<i>Community Colleges (Cont.)</i>						
<i>Otero Junior College</i>						
2012	311,764	0.45%	\$53.1	212,720	0.49%	\$38.5
2013	320,993	0.45%	\$53.7	224,841	0.51%	\$38.4
2014	320,993	0.43%	\$53.6	224,841	0.49%	\$38.4
2015	354,818	0.47%	\$57.4	244,434	0.52%	\$40.6
2016	354,818	0.45%	\$58.8	266,894	0.55%	\$44.2
<i>Otero Junior College: Total Growth</i>	43,054	0.00%	\$5.7	54,174	0.06%	\$5.7
<i>Pikes Peak Community College</i>						
2012	513,801	0.74%	\$77.5	471,306	1.09%	\$71.3
2013	533,002	0.75%	\$122.5	490,507	1.11%	\$94.3
2014	583,568	0.79%	\$105.1	551,857	1.19%	\$100.2
2015	620,208	0.82%	\$113.9	589,363	1.26%	\$107.7
2016	585,363	0.75%	\$110.8	554,518	1.15%	\$104.4
<i>Pikes Peak Community College: Total Growth</i>	71,562	0.01%	\$33.3	83,212	0.06%	\$33.1
<i>Pueblo Community College</i>						
2012	503,558	0.72%	\$68.2	448,558	1.04%	\$60.6
2013	504,598	0.71%	\$84.3	445,598	1.01%	\$72.3
2014	508,640	0.69%	\$94.3	445,598	0.96%	\$80.9
2015	508,593	0.67%	\$96.2	445,551	0.96%	\$82.8
2016	508,593	0.65%	\$98.6	445,551	0.92%	\$84.9
<i>Pueblo Community College: Total Growth</i>	5,035	-0.07%	\$30.4	(3,007)	-0.12%	\$24.3
<i>Red Rocks Community College</i>						
2012	391,972	0.56%	\$54.3	391,972	0.90%	\$54.3
2013	345,712	0.49%	\$64.4	345,712	0.78%	\$64.4
2014	482,507	0.65%	\$84.3	482,507	1.04%	\$84.3
2015	482,256	0.64%	\$87.8	482,256	1.03%	\$87.8
2016	537,966	0.69%	\$106.0	537,966	1.12%	\$106.0
<i>Red Rocks Community College: Total Growth</i>	145,994	0.13%	\$51.7	145,994	0.22%	\$51.7

APPENDIX 1 (CONT.)
FIVE-YEAR GROWTH IN GROSS SQUARE FOOTAGE BY STATE AGENCY
CALENDAR YEAR 2012 THROUGH CALENDAR YEAR 2016

Department	Total GSF – All Buildings	% of Total	CRV (\$ in Millions)	GSF – General Fund Buildings	% of Total	CRV (\$ in Millions)	
<i>Higher Education (Cont.)</i>							
<i>Community Colleges (Cont.)</i>							
<i>Trinidad State Junior College</i>							
2012	380,750	0.55%	\$75.9	289,570	0.67%	\$58.9	
2013	383,944	0.54%	\$62.9	292,529	0.66%	\$56.4	
2014	384,280	0.52%	\$74.3	292,529	0.63%	\$56.9	
2015	394,101	0.52%	\$73.1	312,690	0.67%	\$60.3	
2016	394,101	0.50%	\$74.9	291,304	0.60%	\$58.1	
<i>Trinidad State Junior College: Total Growth</i>		13,351	-0.05%	(\$1.0)	1,734	-0.07%	(\$0.8)
<i>All Community Colleges</i>							
2012	5,459,232	7.82%	\$916.3	4,584,157	10.49%	\$783.7	
2013	5,614,849	7.89%	\$1,023.9	4,890,233	11.05%	\$887.2	
2014	5,803,788	7.85%	\$1,055.3	5,101,115	11.01%	\$930.7	
2015	5,858,596	7.75%	\$1,088.2	5,156,004	11.06%	\$963.6	
2016	6,062,768	7.75%	\$1,158.6	5,361,250	11.12%	\$1,030.2	
<i>All Community Colleges: Total Growth</i>		603,536	-0.07%	\$242.3	777,093	0.63%	\$246.5

APPENDIX 1 (CONT.)
FIVE-YEAR GROWTH IN GROSS SQUARE FOOTAGE BY STATE AGENCY
CALENDAR YEAR 2012 THROUGH CALENDAR YEAR 2016

Department	Total GSF – All Buildings	% of Total	CRV (\$ in Millions)	GSF – General Fund Buildings	% of Total	CRV (\$ in Millions)
Higher Education (Cont.)						
Fort Lewis College						
2012	1,193,731	1.71%	\$368.3	589,454	1.36%	\$190.5
2013	1,193,723	1.68%	\$388.5	610,214	1.38%	\$208.2
2014	1,177,223	1.59%	\$396.6	593,714	1.28%	\$209.0
2015	1,173,766	1.55%	\$413.0	593,714	1.27%	\$221.7
2016	1,176,948	1.51%	\$436.7	590,896	1.23%	\$236.2
Fort Lewis College: Total Growth	(16,783)	-0.20%	\$68.4	1,442	-0.13%	\$45.7
University of Colorado (CU) at Boulder						
2012	11,154,874	15.97%	\$2,459.3	5,392,388	12.45%	\$1,261.6
2013	11,276,543	15.85%	\$2,742.8	5,649,731	12.77%	\$1,622.5
2014	11,302,224	15.29%	\$2,790.3	5,522,675	11.92%	\$1,635.0
2015	11,195,049	14.81%	\$2,740.0	5,492,540	11.78%	\$1,526.5
2016	12,340,447	15.79%	\$2,736.8	5,751,743	11.93%	\$1,523.3
CU Boulder: Total Growth	1,185,573	-0.18%	\$277.5	359,355	-0.52%	\$261.7
CU — Colorado Springs						
2012	1,640,349	2.35%	\$288.7	904,699	2.09%	\$177.3
2013	1,061,227	1.49%	\$203.6	862,993	1.95%	\$186.4
2014	2,254,010	3.05%	\$475.0	980,687	2.12%	\$314.2
2015	2,688,028	3.56%	\$486.2	1,222,346	2.62%	\$325.4
2016	2,706,246	3.46%	\$568.7	1,218,738	2.53%	\$320.5
CU — Colorado Springs: Total Growth	1,065,897	1.11%	\$280.0	314,039	0.44%	\$143.2
CU — Denver						
2012	4,302,698	6.16%	\$1,430.5	3,725,043	8.60%	\$1,341.8
2013	4,302,698	6.05%	\$1,462.1	3,725,043	8.42%	\$1,371.2
2014	4,459,103	6.03%	\$1,552.4	3,881,448	8.38%	\$1,459.2
2015	4,445,927	5.88%	\$1,578.6	3,868,272	8.30%	\$1,483.5
2016	4,734,548	6.06%	\$1,735.9	4,045,570	8.39%	\$1,592.8
CU — Denver: Total Growth	431,850	-0.10%	\$305.4	320,527	-0.21%	\$251.0

APPENDIX 1 (CONT.)
FIVE-YEAR GROWTH IN GROSS SQUARE FOOTAGE BY STATE AGENCY
CALENDAR YEAR 2012 THROUGH CALENDAR YEAR 2016

Department	Total GSF – All Buildings	% of Total	CRV (\$ in Millions)	GSF – General Fund Buildings	% of Total	CRV (\$ in Millions)
<i>Higher Education (Cont.)</i>						
<i>University of Northern Colorado</i>						
2012	3,156,794	4.52%	\$594.0	1,526,803	3.52%	\$323.1
2013	3,085,644	4.34%	\$606.6	1,448,749	3.27%	\$323.6
2014	3,154,584	4.27%	\$603.9	1,528,707	3.30%	\$332.2
2015	3,154,995	4.17%	\$624.9	1,529,118	3.28%	\$353.2
2016	3,154,584	4.04%	\$642.8	1,528,707	3.17%	\$364.7
University of Northern Colorado: Total Growth	(2,210)	-0.48%	\$48.8	1,904	-0.35%	\$41.6
<i>Western State Colorado University</i>						
2012	978,785	1.40%	\$228.2	508,016	1.17%	\$114.3
2013	1,099,136	1.54%	\$258.4	628,256	1.42%	\$144.4
2014	1,280,298	1.73%	\$258.4	703,797	1.52%	\$173.2
2015	1,280,298	1.69%	\$258.4	703,797	1.51%	\$173.2
2016	1,290,995	1.65%	\$268.1	711,028	1.47%	\$182.9
Western State Colorado University: Total Growth	312,210	0.25%	\$39.9	203,012	0.30%	\$68.6
<i>All Higher Education</i>						
2012	47,520,810	67.99%	\$10,098.6	28,893,125	66.15%	\$6,767.8
2013	48,448,373	68.08%	\$10,596.0	29,728,796	67.17%	\$7,229.6
2014	50,162,353	67.84%	\$11,113.1	30,500,776	65.83%	\$7,640.6
2015	52,142,110	68.98%	\$12,293.5	31,165,209	66.86%	\$8,468.7
2016	54,075,080	69.18%	\$12,725.6	32,588,904	67.56%	\$8,755.8
All Higher Education: Total Growth	6,554,270	1.19%	\$2,627.0	3,695,779	1.41%	\$1,988.0
<i>Grand Total</i>						
2012	70,232,142	100.00%	\$15,056.9	43,679,886	100.00%	\$9,887.5
2013	71,162,363	100.00%	\$15,344.1	44,257,986	100.00%	\$10,223.9
2014	73,939,426	100.00%	\$16,289.1	46,331,249	100.00%	\$10,936.1
2015	75,587,472	100.00%	\$17,151.2	46,662,629	100.00%	\$11,700.6
2016	78,164,086	100.00%	\$18,014.2	48,210,013	100.00%	\$12,085.6
Grand Total: Growth of All Agencies	7,931,944	11.3%	\$2,957.3	4,530,127	10.4%	\$2,198.1

APPENDIX 2 STATE-OWNED VACANT BUILDINGS AS OF DECEMBER 2016

This appendix summarizes the status of vacant buildings owned by the state of Colorado, as reported to the Office of the State Architect (OSA) in December 2016 and reviewed by Legislative Council Staff in February 2017. Future plans for these buildings vary by agency or institution. Some are recommended for demolition or renovation once funds are available; others are recommended to be repurposed, sold, leased, or to remain vacant as storage or historic sites. This appendix does not address vacant buildings managed by the Department of Natural Resources, the State Land Board, or the Colorado Department of Transportation, because they do not report to OSA.

State-Owned Inventory of Vacant Buildings

Figure A2.1 summarizes the 128 state-owned vacant buildings by major facility or campus, including the gross square feet (GSF), and the range of Facility Condition Index (FCI) ratings for each. It also includes responses from each agency about its willingness to sell or lease its vacant buildings. Generally speaking, the FCI rating assumes a life span of 100 years for a building and, if left untouched, a building loses about one point in its FCI rating each year. The OSA target rating for state buildings is 85.

**FIGURE A2.1
VACANT BUILDINGS SUMMARY**

Facility/Campus	Buildings	GSF	FCI Range	Willing to Sell?	Willing to Lease?
Colorado State Penitentiary II	1	448,222	95%	Yes	Yes
Various other buildings	12	12,889	0 - 40%	No	No
Corrections Total	13	461,111			
Human Services					
Colorado Mental Health Institute at Fort Logan	1	8,558	31%	No	Yes
Colorado Mental Health Institute at Pueblo	8	141,375	34 - 64%	No	Yes
Grand Junction Regional Center	11	95,009	14 - 87%	Pending SB16-178	
Homelake Veterans Community Living Center	13	28,220	9 - 43%	No	Yes
Lathrop State Park	6	31,604	23 - 71%	Yes	Yes
Wheat Ridge Regional Center	7	58,992	23 - 24%	Yes	Yes
Mount View Youth Services Center	2	11,922	11 - 49%	No	Yes
Human Services Total	48	375,680			
Military and Veterans Affairs					
Las Animas Armory	1	10,583	30%	Yes	No
Military and Veterans Affairs Total	1	10,583			

**FIGURE A2.1 (CONT.)
VACANT BUILDINGS SUMMARY**

Facility/Campus	Buildings	GSF	FCI Range	Willing to Sell?	Willing to Lease?
Personnel and Administration					
Fort Lyon	40	141,033	20 - 75%	No	Yes
Personnel and Administration Total	40	141,033			
Colorado Community College System (CCCS)					
Lowry Campus	4	423,030	19 - 43%	No	Yes
CCCS Total	4	423,030			
Colorado State University (CSU) System					
Various research buildings	15	11,540	35 - 90%	Yes	Yes
Belmont Hall, CSU-Pueblo	1	120,000	54%	No	No
CSU System Total	16	131,540			
Pueblo Community College					
Former prison buildings, Fremont Campus	5	4,862	18%	No	No
Pueblo Community College Total	5	4,862			
University of Colorado Denver					
Building 610	1	6,960	50%	No	No
University of Colorado Denver Total	1	6,960			
Grand Total	128	1,554,799			

Reluctance or inability to sell or lease. The reasons for an agency's reluctance or inability to sell or lease its vacant buildings vary. Examples include: security concerns; deed restrictions; access/egress issues; potential historic designation; and outcomes of legislation associated with certain campuses. For example, the future of the vacant buildings at the Grand Junction Regional Center campus is dependent upon the outcome of the directives in Senate Bill 16-178. Similarly, the future use of the Fort Lyon campus is dependent upon the study commissioned by House Bill 16-1411. Detailed information about each vacant building can be found on the OSA website.¹ In February 2017, the CDC requested that each agency provide an update to the committee about its vacant buildings at the annual CDC hearings in December 2017.

¹<https://www.colorado.gov/pacific/osa/vacant-facilities>

**APPENDIX 3
HIGHER EDUCATION CASH PROJECTS APPROVED OR
REAUTHORIZED DURING FY 2016-17
ORGANIZED BY HIGHER EDUCATION INSTITUTION**

Institution Name and Project Title	Cost
<i>Arapahoe Community College</i>	
Castle Rock Collaboration Campus	\$8,200,000
The project constructs a new Arapahoe Community College campus in Castle Rock, in partnership with Colorado State University, Douglas County School District, and the town of Castle Rock. The new campus will accommodate 700 to 800 students, primarily from Douglas County. Specifically, this request purchases 14.8 acres of land and designs the new campus.	
<i>Colorado Mesa University</i>	
Electric Lineworker Building	\$220,000
The project constructs an 8,105-GSF, pre-engineered structure in order to relocate the Electric Lineworker program. This request is to begin site infrastructure work, including sanitary sewer, storm water, water, intersection, parking lot, and access road improvements. CMU plans to submit a request for state funding for the remaining project costs.	
<i>Colorado School of Mines</i>	
Campus Generators	\$6,000,000
The project installs a series of generators to provide enough power to operate the entire campus in the event of an electrical outage. The school anticipates installing three generators. The project does not replace any existing generators.	
Campus Utility Infrastructure	\$6,000,000
The project upgrades steam and chilled water infrastructure to provide improved heating and air conditioning to the campus.	
Center for Innovative Teaching and Learning	\$30,000,000
The project constructs a three-story, 75,000-GSF classroom building to support programs across all departments. It constructs classrooms, seminar and lecture halls, a computer lab, a maker space, and collaborative workspaces.	
Earth Resources Building	\$70,000,000
The project constructs a 130,000-GSF laboratory and administrative center to house a United States Geological Survey unit currently located at the Denver Federal Center. A portion of the building will be occupied by the school's Geophysics Department, which is being displaced by the Green Center Roof Renovation project.	
Engineering Annex Renovation	\$2,700,000
The project renovates the Engineering Annex Building to construct a second story and to make upgrades to the existing space. The newly created space will provide classroom, student study, and office space for the Engineering Practices Introductory Course Sequence (EPICS) program. The EPICS program is an undergraduate student requirement.	
Green Center Chiller	\$8,600,000
The project replaces two failing chillers and adds one chiller in order to provide added capacity to the campus chilled water system. The school says the project consolidates the cooling on the north part of campus into a single, efficient plant. The existing system relies on stand-alone building chillers.	

APPENDIX 3 (CONT.)
HIGHER EDUCATION CASH PROJECTS APPROVED OR
REAUTHORIZED DURING FY 2016-17
ORGANIZED BY HIGHER EDUCATION INSTITUTION

Institution Name and Project Title	Cost
<i>Colorado School of Mines (Cont.)</i>	
Operations Building	\$7,500,000
The project constructs a 20,000-GSF building to consolidate all of the campus operating functions in an updated facility. The college says construction of the new building will create efficiencies by centralizing functions that are now in disparate locations and will free up campus space for academic use.	
Parking Garage	\$23,000,000
The project constructs a 700-space, 265,000-GSF parking garage. The garage addresses an increase in demand for on-campus parking driven by increases in retention rates and recent changes to downtown parking regulations made by the city of Golden. The parking structure will also include 20,000 GSF of office and classroom space.	
Residence Hall VI	\$50,000,000
The project constructs a 150,000-GSF, 500-bed dormitory to house freshman and sophomore students. The project supports the Mines Residential Campus Plan, which seeks to improve the on-campus community by calling for up to 60 percent of students to live on campus. About 30 percent of the student population currently lives on campus.	
<i>Colorado State University</i>	
Athletic Practice Fields and Heritage Garden	\$4,000,000
The project constructs new practice fields to the west of the new on-campus stadium. The new fields will include one full football field, with two end zones, and one half field with two end zones. A synthetic turf will be used. The project also constructs a heritage garden with interpretive signage to showcase agricultural crops.	
Corbett-Parmelee Dining Center and Lobby Renovation	\$10,500,000
The project renovates the existing Corbett-Parmelee Dining Center and the Corbett Hall lobby. The renovation will provide new food venues and an updated kitchen in the dining center, and an improved lobby, study space, and courtyard entrance in Corbett Hall. Corbett Hall and Parmelee Hall are both residence halls located adjacent to each other on the main campus.	
JBS Global Food Innovation Center	\$21,100,000
The project constructs a 38,000-GSF addition to the Animal Sciences Building. The addition will be constructed on the south side of the building and will provide space for food animal holding, judging, and processing. It will also include new classroom, office, and laboratory space, as well as a culinary kitchen and a small retail space for meat sales.	
Lory Student Center West Lawn and Lagoon Upgrade	\$2,000,000
The project upgrades the west lawn of the Lory Student Center and deepens the lagoon to provide additional storm water detention on campus.	
Richardson Design Center	\$16,500,000
The project constructs a three-story, 40,605-GSF building for various design functions, including fabrication labs, computer labs, and gallery, exhibit, and presentation space. The building will construct a maker space that will be open to the entire campus community. The second and third floors are planned for the Interior Design Department. The building will also provide classroom and studio space for multidisciplinary courses.	

**APPENDIX 3 (CONT.)
HIGHER EDUCATION CASH PROJECTS APPROVED OR
REAUTHORIZED DURING FY 2016-17
ORGANIZED BY HIGHER EDUCATION INSTITUTION**

Institution Name and Project Title	Cost
<i>Colorado State University (Cont.)</i>	
Shields and Elizabeth Streets Underpass	\$10,800,000
The project constructs a bike and pedestrian underpass at the intersection of Elizabeth and Shields Streets on the west side of the main campus. The intersection is heavily traveled by students and faculty that live on the west side of Shields Street. The project is part of an intergovernmental agreement with the city of Fort Collins.	
Temple Grandin Center for Equine Assisted Therapies	\$8,500,000
The project constructs a 41,500-GSF arena on the Foothills Campus for teaching equine-assisted therapy. The Equine Science program will use the arena to provide instruction and outreach in therapeutic riding.	
Warner College of Natural Resources Addition	\$20,200,000
The project constructs a 37,400-GSF addition to the Warner School of Natural Resources to add classrooms, a student success center, and offices for the college.	
<i>University of Colorado at Boulder</i>	
23rd Street Bridge Replacement (Capital Renewal)	\$4,031,455
The project removes up to three deteriorating pedestrian bridges over Boulder Creek between 17th and Folsom Streets and constructs one new break-away pedestrian bridge. The new bridge will be elevated above the 100-year floodplain and will connect to pathways on the north and south sides of the creek. The pathways provide access to the main campus from areas north of Boulder Creek.	
Aerospace Engineering Sciences Building	\$82,545,712
The project constructs a four-story, 139,167-GSF Aerospace Engineering Sciences Building on the university's east, or research, campus to house the Aerospace Engineering Sciences Department. The facility will house research space for small satellites and human space flight experiments; an enclosed rooftop for testing unmanned aircraft and ground robots; rooftop locations for light detection and ranging (LIDAR) and GPS instruments; "clean rooms" for assembling and testing space hardware systems; spaces supporting International Traffic in Arms Regulations-controlled projects; and specialized testing facilities, including thermal vacuum, vibration, and anechoic chamber facilities.	
Center for Academic Success and Engagement	\$52,955,672
The project constructs a three-story, 114,230-GSF building atop the existing Euclid Avenue parking structure to consolidate and optimize student support services. The new space will include offices, large auditoria, classrooms, seminar and conference rooms, computer laboratories, service space, and an atrium and display space.	
Williams Village East Residence Hall	\$96,700,000
The project constructs a 178,051-GSF, 700-bed residential building on the Williams Village Campus, which is located at 30th Street and Baseline Road in Boulder, about a mile away from the main campus. The facility addresses enrollment growth and the high demand for on-campus housing.	

**APPENDIX 3 (CONT.)
HIGHER EDUCATION CASH PROJECTS APPROVED OR
REAUTHORIZED DURING FY 2016-17
ORGANIZED BY HIGHER EDUCATION INSTITUTION**

Institution Name and Project Title	Cost
<i>University of Colorado Colorado Springs</i>	
Hybyl Center	\$61,425,000
<p>The project constructs a 104,080-GSF building to integrate undergraduate and graduate programs in exercise science, sports medicine, athletic training, physical therapy, and sports nutrition with clinical practice and research in a sports medicine and performance environment. Additionally, the new building will accommodate general anatomy and physiology instruction for all majors, including nursing. The project is a collaboration between the university and the Colorado Springs community and is partially funded through Regional Tourism Act funds.</p>	
Indoor Practice Field and Baseball Diamond	\$ 13,268,369
<p>The project constructs a 52,875-GSF indoor practice facility for the soccer, lacrosse, baseball, and track and field teams. It also constructs a baseball diamond for the new baseball team. The indoor facility may also be used for campus recreation and rented out for community events.</p>	
<i>Western State Colorado University</i>	
Engineering School Building	\$27,000,000
<p>The project constructs a 42,000-GSF building for the university's new engineering school.</p>	
Grand Total	\$643,746,208

APPENDIX 4

CERTIFICATES OF PARTICIPATION PAYMENTS FUNDED FOR FY 2017-18

The state is currently making payments through the annual budget on seven COP issuances, five of which are state-funded and two of which are cash-funded. Lease-purchase payments for new or ongoing projects paid through COPs are made in the capital construction budget and payments for substantially completed facilities are made in the operating budget. Since all of the projects financed through existing COPs are substantially complete, none of the associated payments are currently being made through the capital construction budget. The COP issuances are discussed in greater detail below and are listed in order of issuance date, beginning with the most recent. Information about the cost and terms of each issuance are shown in Figure A4.1.

Colorado Bureau of Investigation. The state has authorized two COP issuances in recent years to finance construction of laboratory facilities for the Colorado Bureau of Investigation (CBI). **Senate Bill 15-207** authorized the issuance of COPs to refinance existing revenue bonds used to finance the construction of the CBI Grand Junction laboratory and regional office. The original revenue bonds were issued by a special purpose entity formed by the city of Grand Junction in 2006. The refinancing was finalized in fall 2015. CBI makes annual lease payments through its operating budget.

House Bill 14-1170 authorized the issuance of COPs to construct a new facility for the CBI in Pueblo West. The new facility replaced a leased lab located in Pueblo. The COPs were issued in July 2014. CBI makes annual lease payments through its operating budget.

Colorado Department of Agriculture. In FY 2014-15, the Department of Agriculture began making payments on a COP issued in December 2013 to finance a new office building designed to consolidate functions from three leased offices in the Denver Metro area. The COP issuance was authorized through **House Bill 13-1234**. The department makes annual lease payments from the Agricultural Management Cash Fund through its operating budget.

History Colorado Center and the Justice Center. In FY 2011-12, History Colorado began making payments on a portion of a COP issued in July 2009 to finance a new history museum and justice center. Beginning in FY 2012-13, the Judicial Branch began contributing to the payment. The average annual payment amount is \$21.6 million, including \$3.8 million paid by History Colorado from limited gaming moneys, and \$18.4 million paid by the Judicial Branch from civil filing fees. Beginning in FY 2015-16, the Judicial Branch share of the payments has been partially offset with General Fund. The payments are made through the operating budgets of each agency. The COP issuance was authorized through **Senate Bill 08-206**.

Higher education institutions. **Senate Bill 08-233** authorized a state-funded COP issuance to construct or renovate 12 buildings on various higher education campuses. The 12 projects included (listed in order of original prioritization):

- Butler Hancock Interior Renovation, University of Northern Colorado;
- Academic Building, Craig Campus, Colorado Northwestern Community College;
- Academic Resources Center Remodel, Colorado State University – Pueblo;
- Brown Hall Addition, Colorado School of Mines;

- Clark Building Revitalization (Capital Renewal Project), Colorado State University;
- Science Building Addition and Renovation, Auraria Higher Education Center;
- Taylor Hall Renovation and Addition, Western State Colorado University;
- Wubben Hall Expansion and Renovation, Colorado Mesa University;
- Renovate Existing Science Building, University of Colorado at Colorado Springs;
- Nursing, Health Technology, and Science Building Addition/Renovation, Morgan Community College;
- Science Classroom Addition/Renovation, Larimer Campus, Front Range Community College; and
- Berndt Hall Reconstruction – Geosciences, Physics and Engineering, Fort Lewis College (professional services only).

In FY 2012-13, approximately \$6.1 million from the unspent proceeds resulting from the sale of COPs for the original 12 projects was used to fund 11 controlled maintenance projects at various higher education institutions. The projects were selected from the FY 2012-13 Level II controlled maintenance submission.

The bill identified the source of funds for this COP project as the Higher Education Federal Mineral Lease Revenues Fund. Moneys accrue to the fund from rent and royalties paid to develop mineral production on federal land according to a complex formula and after other obligations are met. In years when there are insufficient funds available from this source to make the full annual lease payment, the payment is subsidized in part or whole by a General Fund transfer. The annual lease payments are appropriated to the Department of Higher Education operating budget and transferred to and made by the State Treasurer's Office.

State prison and University of Colorado Denver Anschutz Medical Campus. House Bill 03-1256 authorized the construction of a new high security prison in Cañon City and seven academic facilities at the University of Colorado (CU) Denver's Anschutz Medical Campus. The annual lease payments are made from the Department of Corrections and the CU System operating budgets, respectively. Up to \$8.0 million of the annual lease payment for the CU project is offset with revenue distributed to the state pursuant to the Tobacco Master Settlement Agreement.

Additional, non-appropriated project financed through COPs. The Capitol Parking Authority, within the Department of Personnel and Administration, issued COPs in 2004 for the construction of off-street parking facilities in the Capitol Complex. The related COP payment is not appropriated through the state budget. The Capitol Parking Authority uses parking fee revenue to make the required payments. The remaining debt service for the COP payments is \$2.3 million. Payments are expected to continue through FY 2022-23.

Revenue for COP Lease Payments

Unless otherwise specified, the General Fund is the source of revenue for COP payments. The exact annual payment for the seven COP projects currently funded through the annual budget bill varies slightly from year to year, but on average the state owes \$72.1 million each year for the next three years. This amount includes state and cash fund sources. Figure A4.1 summarizes the outstanding payments for all COP projects funded through the state budget for FY 2017-18.

FIGURE A4.1
OUTSTANDING PAYMENTS FOR CERTIFICATES OF PARTICIPATION
PROJECTS FUNDED FOR FY 2017-18

Agency	Project	Construction Cost	Average Annual Payment Based on Life of Issuance	Payment Term	Number of Payments Remaining	Date Payment Term Expires	Total Cost (principal and interest)
<i>Lease payments made in whole or in part from the General Fund</i>							
Corrections	Colorado State Penitentiary II Correctional Facility, a 948-bed high-custody prison	\$143.7 million	\$16.6 million	12 years	1	June 30, 2019	\$206.6 million
Public Safety	Colorado Bureau of Investigation Grand Junction	\$11.0 million	\$0.8 million	18 years	15	June 30, 2033	\$14.3 million
Public Safety	Colorado Bureau of Investigation Pueblo West Lab	\$11.0 million	\$0.8 million	20 years	16	June 30, 2034	\$15.2 million
Higher Education Institutions	Various (12 projects)	\$202.3 million	\$17.0 million	20 years	10	June 30, 2028	\$342.1 million
University of Colorado Denver	Construction of seven academic facilities at the Anschutz Medical Campus	\$202.9 million	\$12.7 million	26 years	13	June 30, 2031	\$331.0 million
<i>Lease payments made from cash fund sources</i>							
Agriculture	Main Office, Broomfield	\$7.1 million	\$0.4 million	21 years	16	June 30, 2034	\$9.0 million
History Colorado and Judicial Branch	History Colorado Center and Ralph L. Carr Judicial Center	\$338.8 million	\$21.6 million	34 years	28	June 30, 2046	\$754.6 million
Total		\$916.8 million	\$69.9 million				\$1.67 billion