



COLORADO
Department of Local Affairs
Division of Housing

SMART Act Report CRS 24-32-
703 Section 9 in FY 2023-2024-
Repurpose The Ridge View
Campus

**Report to the
Committees of
Reference of the
Senate and the
Housing of
Representatives**

January 15, 2025

Overview

Per [SB22-211 Repurpose The Ridge View Campus](#), the Department of Local Affairs (DOLA; Department) is responsible for operating the Ridge View Supportive Residential Community located in Watkins, CO. The \$45 million in funding from this legislation has been committed to renovate a campus to provide transitional housing, behavioral health treatment, and medical care to approximately 1,000 Coloradans experiencing homelessness annually. The Ridge View Supportive Residential Community provides an opportunity for residents with a substance use disorder to recover from homelessness, find long-term housing stability, and reintegrate into their community of choice.

Section 24-32-703(9)(b), C.R.S., reads that “the Division shall prepare an annual report regarding the operations of the Ridge View Supportive Residential Community, including an update on the implementation of this section, the success of the programs required by Subsections (3), (4), and (5) of this Section, the number of people who have received services at the Ridge View Supportive Residential Community, the contractors that the Division selected to establish and operate the Ridge View Supportive Residential Community pursuant to Subsection (2)(b) of this Section, and any other information deemed relevant by the Division. The Division shall submit the report to the Committees of Reference of the Senate and the Housing of Representatives that have oversight over Local Affairs.”

The following provides the responses to the required reporting.

The number of people who have received services at the Ridge View Supportive Residential Community

The campus is still under renovations and therefore programming has not begun. No people have been served at this time. It is estimated that the three programs (the Transition Housing, the Withdrawal Management, and the Clinic) will begin accepting participants in Summer 2025.

Once fully operational, it is estimated that 300 people will be served by the Transitional Housing Program annually, and another 700 approximately will be served annually by the Withdrawal Management and Clinic.

The contractors that the Division selected to establish and operate the Ridge View Supportive Residential Community pursuant to Subsection (2)(b) of this Section

The following is the list of the main contractors that the Division selected to establish and operate the campus.

Contractor Name	Contract Purpose	Contract Status
Stantec Architects	Facilities Master Plan	Completed
CBRE	Property Management	Finalizing Contract Execution

Contractor Name	Contract Purpose	Contract Status
Haselden and Davis Partnership	General Contractor and Architect	Active
NV5	Owner’s Representative and Project Management	Active
Colorado Coalition for the Homeless	Transitional Housing and Federally Qualified Health Center	Negotiating Contract
Signal (via Interagency Agreement with BHA)	Withdrawal Management Request for Applications	Active

The Division has had several other contracts for other activities necessary for the establishment and operation of the campus. This includes: Code Consultants International, Environmental Technical Solutions, Keesen Landscape, Proctor Housing, Rangeview Metro District, Respond Security, Thompson Safety, and Xcel Energy.

Any other information deemed relevant by the Division

The \$45 million of state funds from SB22-211 will be used for both operating expenses and capital expenses. Total operating budget from SB22-211 is approximately \$15 million. This includes funding to support both program and facilities operations from July 1, 2023 through December 31, 2026. The limited operating funds from SB22-211 are expected to be fully spent by December 2026. Therefore, the Department has submitted a budget request for on-going operating funds for the Ridge View Supportive Residential Community that is currently under review by Colorado’s Joint Budget Committee.