

Schedule 13

Funding Request for the 2020-21 Budget Cycle

Department of Corrections

Request Title

S-01 Deferred Maintenance Projects

Dept. Approval By: Bo

X

Supplemental 2019-20

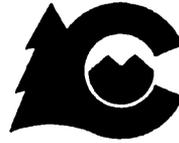
OSPB Approval By: [Signature]

Budget Amendment 2020-21

Summary Information	Fund	FY 2019-20		FY 2020-21		FY 2021-22
		Initial Appropriation	Supplemental Request	Base Request	Budget Amendment	Continuation Request
	Total	\$7,114,522	\$1,134,147	\$7,114,522	\$0	\$0
	FTE	0.0	0.0	0.0	0.0	0.0
Total of All Line Items Impacted by Change Request	GF	\$7,114,522	\$1,134,147	\$7,114,522	\$0	\$0
	CF	\$0	\$0	\$0	\$0	\$0
	RF	\$0	\$0	\$0	\$0	\$0
	FF	\$0	\$0	\$0	\$0	\$0

Line Item Information	Fund	FY 2019-20		FY 2020-21		FY 2021-22
		Initial Appropriation	Supplemental Request	Base Request	Budget Amendment	Continuation Request
02. Institutions - Operating Expenses						
	Total	\$7,114,522	\$1,134,147	\$7,114,522	\$0	\$0
	FTE	0.0	0.0	0.0	0.0	0.0
	GF	\$7,114,522	\$1,134,147	\$7,114,522	\$0	\$0
	CF	\$0	\$0	\$0	\$0	\$0
	RF	\$0	\$0	\$0	\$0	\$0
	FF	\$0	\$0	\$0	\$0	\$0

Auxiliary Data			
Requires Legislation?	NO		
Type of Request?	Department of Corrections Prioritized Request	Interagency Approval or Related Schedule 13s:	None



Department Priority: S-01
Request Detail: Deferred Maintenance Projects

Summary of Incremental Funding Change for FY 2019-20			
	FY 2019-20	FY 2020-21	FY 2021-22
Total Funds	\$1,134,147	\$0	\$0
FTE	0.0	0.0	0.0
General Fund	\$1,134,147	\$0	\$0
Cash Funds	\$0	\$0	\$0
Reappropriated Funds	\$0	\$0	\$0
Federal Funds	\$0	\$0	\$0

Summary of Request:

The Department of Corrections (DOC) requests \$1,134,147 General Fund (GF) in the Maintenance Operating line to fund required maintenance projects that are being deferred due to lack of funding. The deferred projects are deemed critical and address the immediate maintenance issues at several facilities. The Maintenance program supports all physical facilities within the DOC, which includes physical plant management of basic building services and systems such as heating, power, lighting, security hardware, and fire alarms. There are a growing number of maintenance projects in need of completion that have been set aside because of other emergency maintenance requirements that facilitate the safe and secure operation of prisons. Deferring individual system component replacement will ultimately lead to many more premature controlled maintenance needs and complete system replacement requests. All of these systems and services are absolutely essential to the operational safety of a correctional facility for the benefit of offenders, staff, and the public.

Current Program:

The Maintenance Subprogram is responsible for general facility maintenance, grounds maintenance, boiler house, janitorial, vehicle maintenance, and life safety for the square footage of building space. The DOC prioritizes and uses financial resources for preventive maintenance on major equipment such as elevators, generators, chillers, boilers, hot water tanks, etc. to extend the maximum useful life on these expensive components.

Many of the Department's major facility systems are aging and are well beyond their expected useful life. Maintenance staff is spending an inordinate amount of time making repairs on failing equipment. Without sufficient controlled maintenance funding over the past several years, the complete replacement of worn-out systems has not occurred when needed. The facility maintenance staff has been able to keep these systems operational by continuing to repair and replace individual components of the systems on an emergency basis as failures occur. However, these repairs take place at the expense of other lower priority needs, which can subsequently become emergencies of their own. Preventive and proactive replacement of failing motors, pumps, and other critical components is not possible due to limited funding. As part of this program, a maintenance list is maintained for projects outside of the capability of each facility's maintenance budget to address.

Problem or Opportunity:

The Maintenance Operating appropriation does not adequately provide for needed goods, services, upkeep, repair, and preventative maintenance needs for the 471 buildings funded by this appropriation. Compounding the strain on the maintenance operating budget is the aging of facilities. All facilities are over 18 years old; eight are over 50 years old (and two over 100 years old), which requires substantial maintenance-related expenses for basic upkeep, and replacement and/or repair of essential equipment. There are a growing number of maintenance projects in need of completion that have been set aside because of other emergency maintenance requirements that facilitate the safe and secure operation of prisons. Currently, there are 652 deferred maintenance projects across the Department totaling over \$482 million; four years ago, this list contained 223 deferred maintenance projects totaling \$209,322,480. Deferring individual system component replacement will ultimately lead to many more premature controlled maintenance needs and complete system replacement requests. Increased costs for required repairs are also compounding the reduction of funds available for maintenance operations.

Table 1 shows the critical maintenance needs for the Department that have arisen in FY 2019-20. The lack of funding in FY 2019-20 will push these items into FY 2020-21 or beyond and may create unnecessary emergency situations for multiple facilities and continue to put a strain on the Department's ability to fund required maintenance items.

Table 1 ~ FY 2019-20 Deferred Maintenance Projects	
Project	Estimated Cost
Sterling Correctional Facility Generator Controls Replacement	\$250,000
East Canon Complex Primary Electrical Switch Replacement	\$150,000
Denver Reception & Diagnostic Center Steam Convertor	\$80,000
Sterling Correctional Facility Condensate Return Line Repairs	\$85,000
Colorado Territorial Correctional Facility Chiller Replacement (1unit)	\$272,661
Colorado Territorial Correctional Facility Perimeter Improvements	\$50,000
East Canon Complex Potable Water Tank Repair (1.5M Gallons)	\$250,000
Colorado State Penitentiary Door Control Network Switch Replacement	\$40,000
San Carlos Correctional Facility Elevator Code Compliance Upgrade	\$82,487
Centennial Correctional Facility N. Elevator Code Compliance Upgrade	\$99,705
Buena Vista Correctional Facility Dumbwaiter Code Compliance Upgrade	\$238,015
TOTAL	\$1,597,868

Detailed descriptions of Deferred Maintenance Projects listed in Table 1.

- Sterling Correctional Facility (SCF) Generator Controls Replacement: The 20-year-old generator controls are from the original construction. The controls regularly fail to properly transfer power and the unreliable service puts the facility at risk. SCF has been on generator power for multiple days in previous years, due to a loss of utility power. The Department has spent upwards of \$60K in the last FY to repair the problem. However, DOC is now at the point of needing a complete replacement.
- East Canon Complex Primary Electrical Switch Replacement: This switch failed and has been temporarily bypassed to solve the problem, however, the temporary fix is prone to failure. Replacing this switch will assure reliable primary power to all facilities on the East Canon City Prison Complex.
- Denver Reception & Diagnostic Center Steam Convertor: The over 20-year-old steam convertor has failed. The leaking unit is allowing steam to be discharged into the mechanical room putting other systems in jeopardy.
- Sterling Correctional Facility Condensate Return Line Repairs: This system is over 20 years old and experiences leaking on a regular basis which requires shutting down heating boilers to make repairs. This project will repair a critical portion of the condensate line to avoid a costly shutdown of heating operations that could affect the habitability of the facility.
- Colorado Territorial Correctional Facility Chiller Replacement (1unit): This unit is over 20 years old and the Department is funding the replacement of an identical unit at the facility. This unit is needed to provide reliable cooling to offenders and staff. The new unit

will be unable to handle the cooling needs; this unit needs to be replaced to assure continued use of the housing units.

- Colorado Territorial Correctional Facility Perimeter Improvements: This project will continue to improve the perimeter security in select vulnerable areas identified after an escape last year. New fence detection systems and addition security barriers will be added to fortify the perimeter.
- East Canon Complex Potable Water Tank Repair (1.5M Gallons): The existing 1.5M gallon water tank provides water to the entire ECCPC. A recent inspection identified numerous deficiencies that must be addressed to assure continued operation. Failure of this tank will affect the habitability of the East Canon Complex facilities and our ability to house offenders.
- Colorado State Penitentiary Door Control Network Switch Replacement: This project will replace the failing switches which facilitate the reliable operation of all security door controls at the facility. Recently, the facility has experienced numerous door control failures that have been traced to these switches. When these switches fail, the facility cannot open doors remotely and must issue keys to manually open doors, putting staff and offenders at risk.
- San Carlos Correctional Facility Elevator Code Compliance Upgrade: This project will update components to comply with current code and assure reliable operation of the elevator. The current elevator is 20 + years old and experiences numerous failures on a regular basis. The need for this project was identified by the facility and confirmed by contracted elevator service company.
- Centennial Correctional Facility N. Elevator Code Compliance Upgrade: This 40-years-old elevator is original construction and in need of a component replacement to comply with current codes. The need for this project was identified by the facility and confirmed by contracted elevator service company.
- Buena Vista Correctional Facility Dumbwaiter Code Compliance Upgrade: This project will replace the failed and antiquated unit that is 50 plus years old. Due to the age of the unit, replacement parts are not available and necessitate complete replacement. The facility operations are affected by the loss of this unit, creating more work for facility staff to continue to provide needed services for the offender population.

Proposed Solution:

The Department requests \$1,134,147 GF to address the most critical deferred projects. The average age of the Department's buildings is 35 years old, with 30 percent of the buildings aged over 50 years. The Department has a duty to protect and preserve the substantial state assets in its care, which includes 471 state-owned buildings and 5,982,085 square feet of building space (Correctional Industries and the CMHI-P facilities are not included). It is imperative that maintenance projects are completed to reduce the risk of complete system failures.

Anticipated Outcomes:

If approved, the Department will be able to complete the top priority maintenance projects that were planned for FY 2019-20. The funding will also reduce the backlog of projects and keep the facilities operational.

Should the request not be approved, the Department will continue to defer needed projects and equipment replacement. This practice could eventually lead to complete failures, potentially increased costs for emergency response from vendors, and higher costs for emergency alternative operations for major equipment replacement.

Assumptions and Calculations:

N/A

Supplemental, 1331 Supplemental or Budget Amendment Criteria:

This request fits the criteria required for a supplemental request, as the maintenance projects were unforeseen.
