

FISCAL TOPICS

Fiscal Services Division

February 15, 2021



Ground Floor, State Capitol Building

Des Moines, Iowa 50319

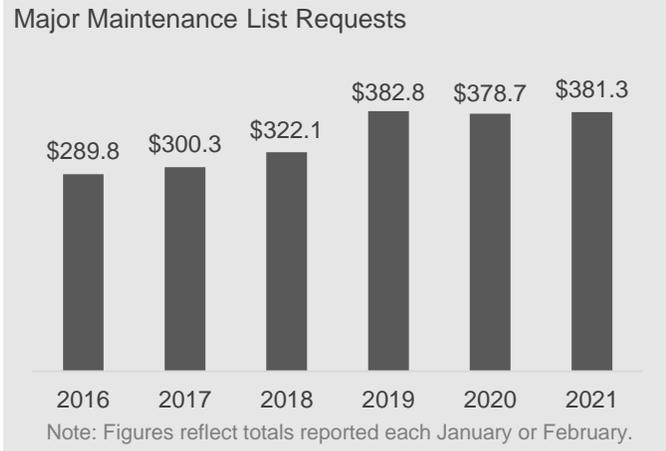
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January 2021 Major Maintenance List

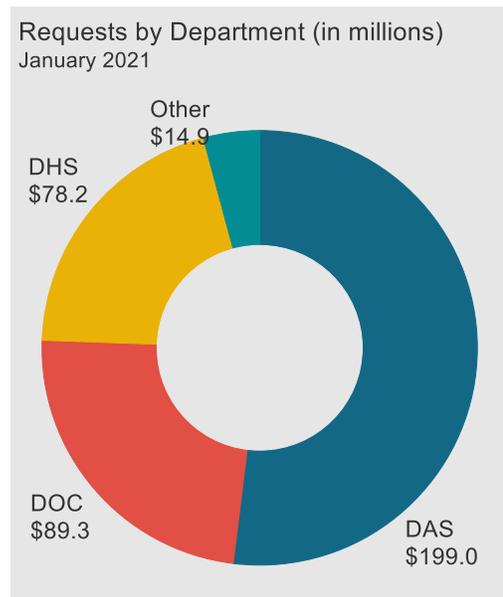
The Department of Administrative Services (DAS) provided an updated major maintenance list to the Legislative Services Agency (LSA) in January 2021. This list included all major maintenance project requests for a number of State agencies. In January 2021, there were 458 project requests totaling \$381.3 million. The total value of requests increased by \$1.6 million compared to the previous list reviewed by the LSA.

During the last three years, project requests have remained relatively flat after increasing the prior three years. The increase in the prior three years is due to the addition of several larger projects. From 2016 to 2021,

appropriations for major maintenance also increased. During the 2018 Legislative Session, \$104.5 million in appropriations were enacted over a five-year period.¹ These appropriated dollars would have first been available for the list submitted for 2019.



As has been the case in recent years, DAS has submitted the largest share of requests. The DAS manages the Capitol Complex and laboratory facility occupied by several agencies in Ankeny. Figures for DAS reflect a decrease of \$4.2 million compared to the list presented in January 2020. In addition to Capitol Complex locations, the list includes seven agencies with facilities located throughout Iowa. The majority of requests are for facilities on the Capitol Complex that are occupied by the Department of Corrections (DOC) or by the Department of Human Services (DHS). The DOC has the second largest share of the list with \$89.3 million in project requests. These figures reflect an increase of \$2.7 million compared to the January 2020 list. Requests from the DHS decreased by \$9.7 million compared to the January 2020 list, and requests from other state agencies increased by \$4.4 million.



¹ In 2020, the FY 2021 appropriation was reduced to \$12.0 million and \$20.0 million was appropriated in FY 2024.

More Information

January 2021 Major Maintenance List: www.legis.iowa.gov/docs/publications/SD/1211710.pdf
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Major maintenance requests are classified by the type of request, and projects are funded based upon this prioritization. Currently, there are not any projects with a life, health and safety classification. The last time a major life, health and safety project was included on a major maintenance list was in January 2019. Projects classified as damaged increased by \$1.5 million compared to last year, whereas Americans with Disabilities Act (ADA) projects increased by \$1.0 million. The total cost of scheduled maintenance projects increased by \$946,000 and the cost of efficiency-related projects declined by \$2.2 million. The cost of total project requests for demolition increased by \$300,000.

Major Maintenance Requests by Priority		
	Projects	Funding Request
Damage	124	\$77,300,018
ADA	14	\$4,071,588
Scheduled	175	\$199,344,175
Efficiency	122	\$84,895,025
Demo	23	\$15,708,000
Total	458	\$381,318,806

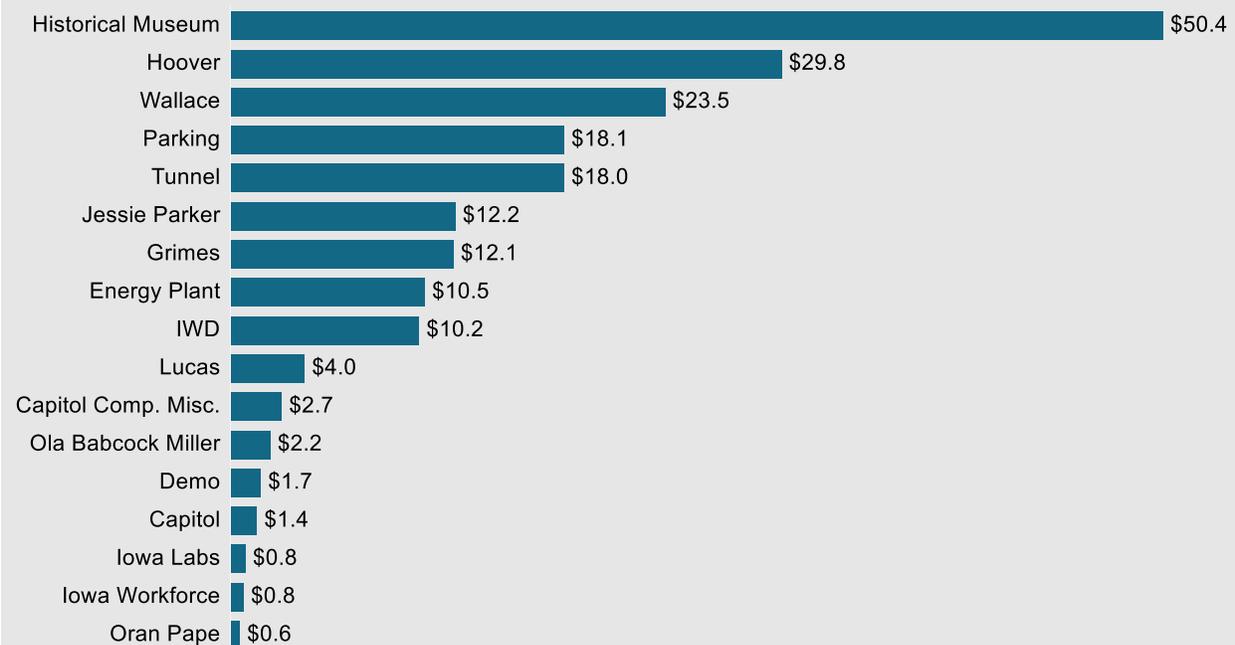
Generally, the most costly projects on the major maintenance list are associated with replacing the heating, ventilation, and air-conditioning (HVAC), utility projects for large campuses, or tunnel repairs. In total, the top 10 projects are 44.4% of all projects on the major maintenance list. Of these projects, the Woodward Resource Center (WRC) Utility Decentralization project is expected to receive partial funding in the next few years. Based on currently appropriated funding, the remaining projects are not expected to be funded in the next few years.

Top Ten Projects Major Maintenance Projects

Project Name	Priority	
WRC Utility Decentralization	Damage	\$32,750,000
Hoover HVAC Systems Renovations	Scheduled	\$23,348,876
Wallace HVAC Renovations	Scheduled	\$21,500,000
Historical Building Envelope Replacement	Efficiency	\$20,000,000
Historical Building HVAC and Controls System Updates	Scheduled	\$18,311,630
Kitchen and Storeroom	Efficiency	\$15,000,000
Jessie Parker HVAC Renovations	Scheduled	\$10,300,000
Utility Tunnel Repairs	Scheduled	\$10,000,000
IWD 1000 E. Grand HVAC Renovations	Scheduled	\$9,211,844
Grimes Building HVAC Updates	Scheduled	\$9,000,000
Total		\$169,422,350

The State Historical Museum of Iowa, the Hoover Building, and the Wallace Building currently have the largest total dollar amount in requests. Requests for the State Historical Museum total \$50.4 million and include repairing the building envelope (\$20.0 million); replacing the HVAC (\$18.3 million), and other repairs. For the Hoover and Wallace buildings, the HVAC system replacements are the largest projects. The Hoover HVAC project is estimated at \$23.3 million, and the Wallace HVAC project is estimated at \$21.5 million. The complex also has 15 parking lot projects on the list. Tunnel repairs are currently listed as a single project.

Capitol Complex and Iowa Laboratory Requests by Building (in millions)



For the DOC, the largest request for funding is for projects at the Clarinda Correctional Facility, which includes a \$15.0 million request to replace the kitchen and storeroom. The Iowa Medical and Classification Center has a number of requests, the largest of which is \$2.9 million for security upgrades and \$3.2 million for an air-handling unit. The most significant projects at the Anamosa State Penitentiary (ASP) are for water treatment (\$3.0 million) and fire exit stairs (\$2.0 million).

Department of Corrections Requests by Building (in millions)



More than half of the requests for major maintenance funding from the DHS are for the WRC. The largest request is for a project that will decentralize utilities campus-wide. This project is planned in five phases and totals \$32.8 million. Three of the five phases are planned for FY 2022 to FY 2024, years for which funding has already been appropriated. Glenwood Resource Center has a total of 28 projects ranging in cost from \$90,000 to \$1.5 million, and Cherokee has 13 project requests from \$100,000 to \$1.5 million.

Department of Human Services Requests by Building (in millions)



Note: CCUSO is the Civil Commitment Unit for Sex Offenders.

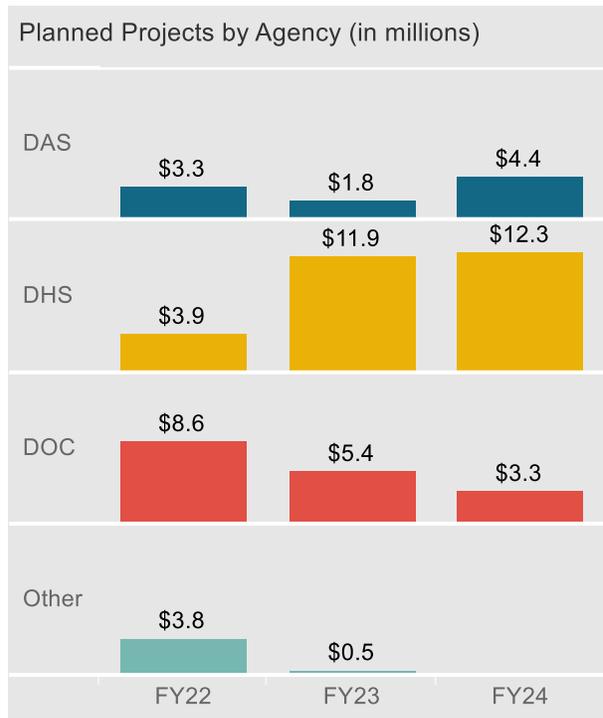
Major maintenance requests for other State agencies have been submitted for 12 facilities. The largest request by agency is \$5.7 million for the Iowa Veterans Home, which covers 20 projects. A tunnel replacement for \$1.1 million and a retaining wall repair for \$1.0 million are the two largest projects. Iowa PBS has requested 13 projects for a total of \$4.2 million. The largest project is a \$1.0 million roof replacement on the headquarters building.

Requests by Other Agencies (in millions)

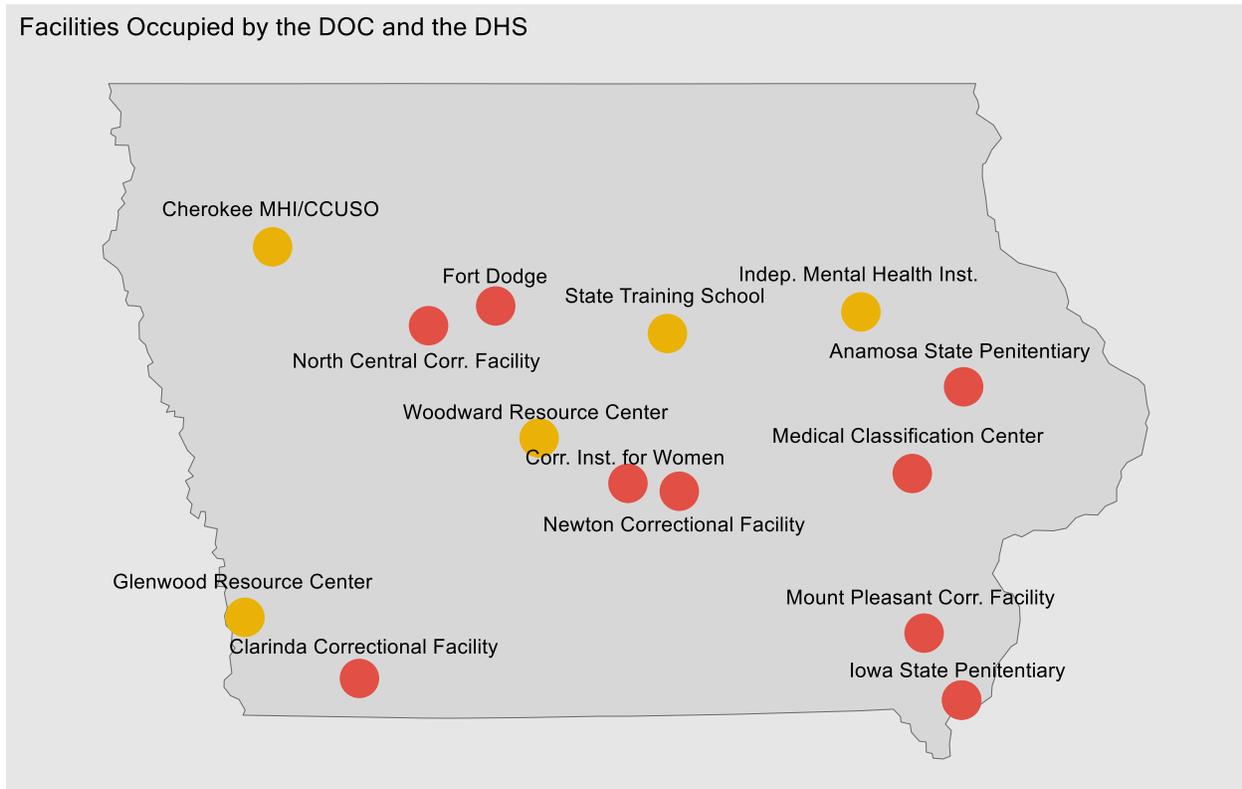


Planned Projects

Appropriations of \$20.0 million per year for FY 2022, FY 2023, and FY 2024 have been enacted. The DAS has identified 113 projects that will be funded during this time period. In total, \$59.2 million in project costs was identified. These projects are all categorized as damaged and would constitute 76.6% of all projects classified as damaged. The largest is the WRC Utility Decentralization project, which is receiving \$19.3 million for three of the five total phases. The remainder of the 110 projects range in cost from \$31,000 to \$2.6 million, and average \$363,000.



Facilities Occupied by the DOC and the DHS



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