

State of Iowa Vertical Infrastructure Program

Vertical Infrastructure Program

- 12 state agencies and divisions participating in the Vertical Infrastructure Program of the Department of Administrative Services (DAS)

Department of Administrative Services	Alcoholic Beverages Division
Department of Corrections	Department of Cultural Affairs
Iowa Public Television	Iowa Vocational Rehabilitation Services
Department of Human Services	Iowa Law Enforcement Academy
Department of Public Safety	Terrace Hill
Iowa Veterans Home	Iowa Workforce Development

- Approximately 900 buildings at more than 70 sites across the state
- Nearly 12 million square feet
 - 20% of all state-owned buildings

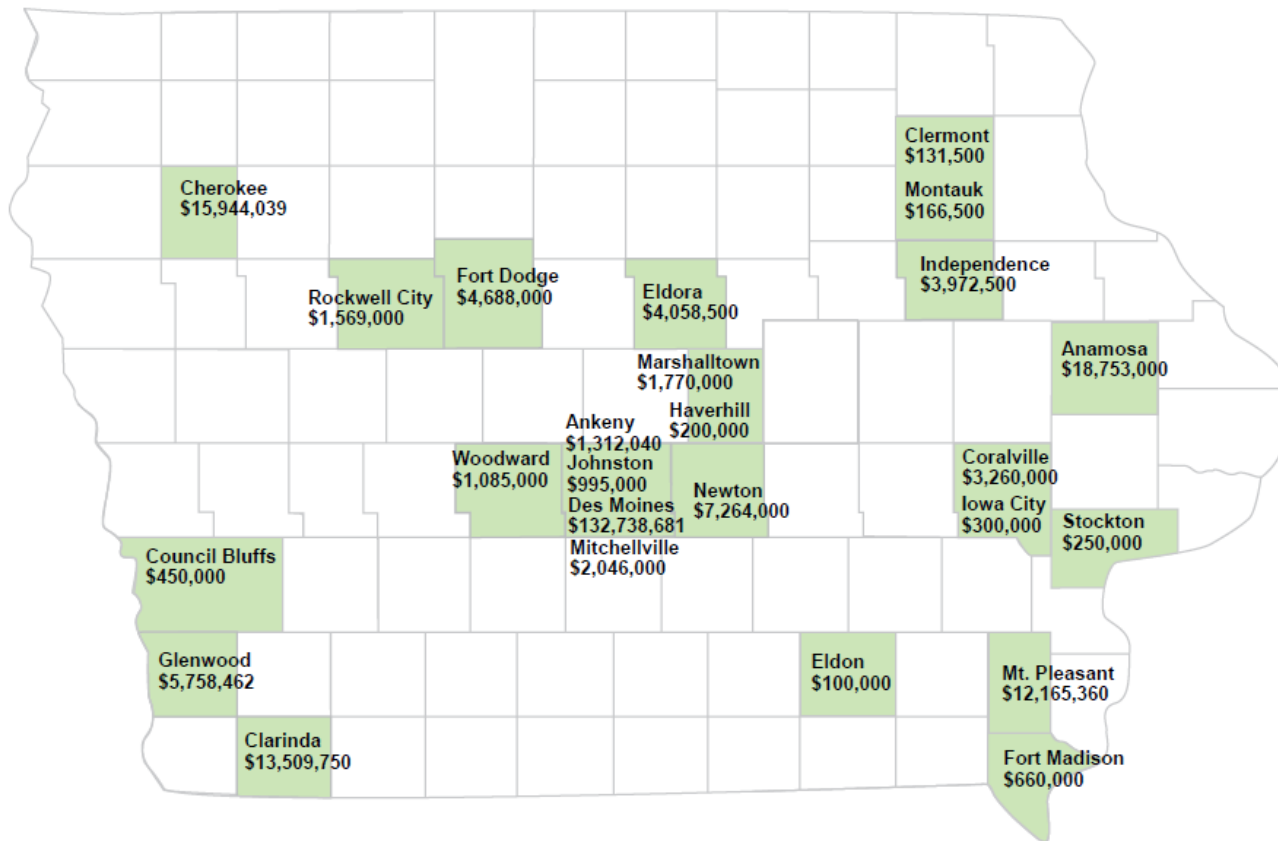
Major Maintenance Priorities

1. Threats to health, life and fire safety.
2. Non-emergency repairs which are resulting in or could result in exponential damage.
3. Projects that increase or maintain access under Americans with Disabilities Act.
4. Scheduled maintenance in order to prolong the equipment or building life.
5. Projects to increase operational or energy efficiency of building equipment or structure.
6. Building demolition.

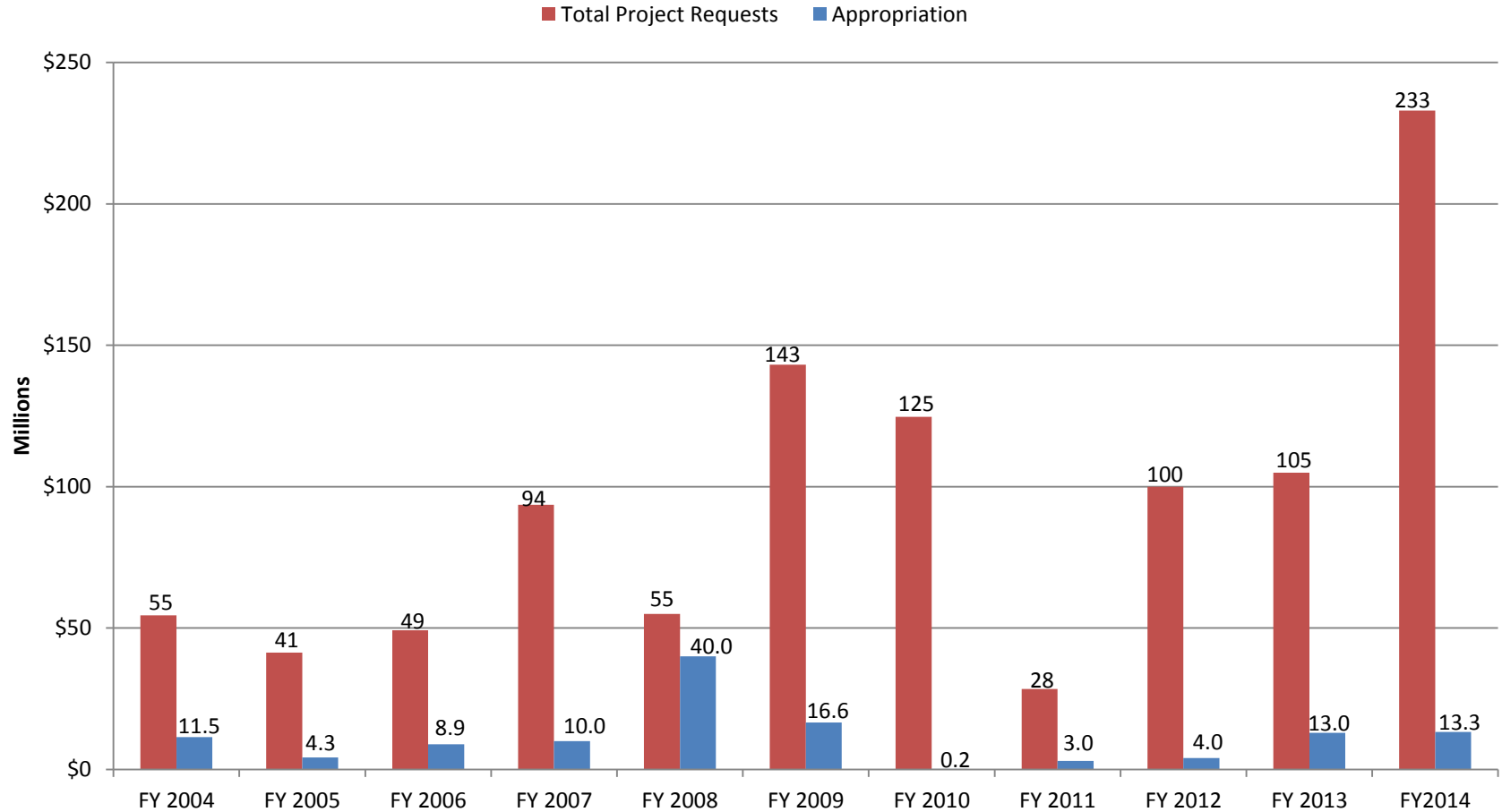
Emergency Projects

Major Maintenance Needs

FY2014 Identified Major Maintenance Projects = \$233,147,332



Major Maintenance Funding History



FY14 Appropriation Funded Projects

FY13&14 New Appropriations	\$ 16,010,648
DHS - Independence Replace Campus Wide Fire Alarm System	\$ 900,000
DHS - Cherokee Replace Flooring for Patient Areas	\$ 150,000
DPS - Post 1 Remediate Site Drainage	\$ 100,000
DOC - Anamosa Construct ADA Route Infirmary to Visiting	\$ 50,000
DOC - Anamosa Repair Cistern Cap	\$ 100,000
DOC - Mount Pleasant Replace UPS System	\$ 55,000
DAS - Capitol Complex Security Conversion Hoover, Wallace, Grimes & Lucas	\$ 520,000
DOC - Mount Pleasant Elevator A Replacement	\$ 220,000
DOC - Rockwell City and Mount Pleasant Roof Replacements	\$ 390,000
DOC - Anamosa Replace Wastewater Separation System	\$ 1,500,000
DHS - Cherokee Tuckpointing Phase 2.1, Ginzberg, Voldeng and Motor Pool Roofs	\$ 1,010,000
DAS - Capitol Complex Repair Hoover Exterior Walkway	\$ 400,000
DHS - Iowa Juvenile Home Install "Man-down" system	\$ 448,160
DPS - Post 12 Remediate Groundwater	\$ 300,000
DAS - Iowa Labs Parking Lot	\$ 465,000
DPS - Post 2 Main Drive	\$ 275,000
DAS - Capitol Complex Jessie Parker, Wallace and IWD Roofs	\$ 1,550,000
DOC - Newton Replace CRC HVAC Rooftop Unit	\$ 400,000
DOC - Oakdale Tuckpoint R/S & T/V Housing Units	\$ 350,000
DHS - Clarinda Tunnel repair Main Bldg to SW wing	\$ 1,169,600
DHS - Independence Witte Infirmary Walkway & Phase 5 Witte Masonry Repair	\$ 640,000
DAS - Capitol Complex Ola Babcock Miller Replace Entryway Stone	\$ 201,000
DHS - Woodward Phase II Water Loop Upgrades	\$ 250,000
DHS - Cherokee Replace steam pipe from powerhouse to four corners	\$ 460,000
DAS - Capitol Complex Demolition and Removal of the Row Houses	\$ 250,000
DAS - Capitol Complex West Capitol Terrace Phase II Completion	\$ 35,000
Total Allocations	\$ 12,188,760
<i>Remaining Balance</i>	<i>\$ 3,821,888</i>



FY15 Major Maintenance Funding

- \$14 million appropriated for major maintenance in FY2015; Governor's budget recommended additional \$7 million
- Total \$21 million appropriation would fund:
 - all existing Priority 1 life/health/safety projects
 - nearly 60% of existing Priority 2 exponential damage projects*
 - 15 roofs
 - 10 tunnels
 - 21 tuckpointing jobs
 - Plumbing, security & elevator issues



**Any new emergency projects would reduce the number of existing projects addressed*

FY15 Five Year Infrastructure Plan

	FY2015	FY2016	FY2017	FY2018	FY2019	Projected 5-Year Total FY15-19
Statewide Infrastructure Total	\$91,098,829	\$112,635,946	\$103,765,569	\$96,138,636	\$104,990,000	\$508,628,980
<i>1. Major Maintenance</i>	<i>\$30,600,000</i>	<i>\$25,000,000</i>	<i>\$25,000,000</i>	<i>\$25,000,000</i>	<i>\$25,000,000</i>	<i>\$130,600,000</i>
<i>2. Routine Maintenance</i>	<i>\$4,000,000</i>	<i>\$4,000,000</i>	<i>\$4,000,000</i>	<i>\$4,000,000</i>	<i>\$4,000,000</i>	<i>\$20,000,000</i>
<i>39. Wallace Building</i>	<i>\$8,900,000</i>	<i>\$41,800,000</i>	<i>\$0</i>	<i>\$0</i>	<i>\$0</i>	<i>\$50,700,000</i>
<i>46. Fleet Relocation</i>	<i>\$0</i>	<i>\$0</i>	<i>\$2,000,000</i>	<i>\$5,000,000</i>	<i>\$0</i>	<i>\$7,000,000</i>
<i>64. Historical Building</i>	<i>\$3,800,000</i>	<i>\$22,950,000</i>	<i>\$43,670,000</i>	<i>\$9,070,000</i>	<i>\$10,940,000</i>	<i>\$90,430,000</i>



Capitol Complex Association Fee

- Current fee of \$3.46/sf insufficient to operate buildings
 - Basic upkeep of mechanical systems; grounds; life, health and safety systems; lock shop; custodial
- Propose increase to at least \$5.90/sf, index to an industry benchmark for annual adjustment
 - Total impact of approximately \$3.5 million
- Need additional funding (major maintenance, routine maintenance) to address deferred maintenance backlog