

Maintenance, Repair and Renovations**FY2007 Request: \$2,000,000****Reference No: 41925****AP/AL:** Appropriation**Project Type:** Deferred Maintenance**Category:** Public Protection**Location:** Statewide**Contact:** Sharleen Griffin**House District:** Statewide (HD 1-40)**Contact Phone:** (907)465-3339**Estimated Project Dates:** 07/01/2006 - 06/30/2012**Brief Summary and Statement of Need:**

This project will provide funding for essential repair and renovation of electrical, mechanical, roofing, walls, fire / life safety, security, structural, food service, pavements and site drainage systems at all correctional facilities. This work is required to enable continued safe, secure and efficient operation of the 24-hour incarceration facilities.

Funding:	FY2007	FY2008	FY2009	FY2010	FY2011	FY2012	Total
Gen Fund	\$2,000,000	\$18,353,600	\$11,189,900	\$9,549,000	\$7,352,400	\$6,097,000	\$54,541,900
Total:	\$2,000,000	\$18,353,600	\$11,189,900	\$9,549,000	\$7,352,400	\$6,097,000	\$54,541,900

<input type="checkbox"/> State Match Required	<input type="checkbox"/> One-Time Project	<input type="checkbox"/> Phased - new	<input type="checkbox"/> Phased - underway	<input checked="" type="checkbox"/> On-Going
0% = Minimum State Match % Required		<input type="checkbox"/> Amendment	<input type="checkbox"/> Mental Health Bill	

Operating & Maintenance Costs:

	<u>Amount</u>	<u>Staff</u>
Project Development:	0	0
Ongoing Operating:	0	0
One-Time Startup:	0	
Totals:	0	0

Additional Information / Prior Funding History:

Ch3 FSSLA 2005 Sec 1 Pg 42 Ln 29 \$2,000,000 AHFC; Ch159 SLA 2004 Sec 1 Pg 18 Ln 23 \$1,850,000 Ak Student Loan; Ch 82 SLA 2003 Sec 1 Pg 16 Ln 23 \$2,000,000 GF; Ch 1 SLA 2002 Sec 1 Pg 27 Ln 27-29 \$600,000 GF; Ch 1 SSSLA 2002 Sec 1 Pg 27 Ln 21-23 \$1,000,000; Ch 61 SLA 2001 Pg 10 Ln 8 \$600,000 GF, Ln 21-22 \$400,000 GF; Ch 135 SLA 2000 \$600,000 AHFC; Ch 2 FSSLA 1999 \$800,000 GF; Ch139, SLA 1998, CB 107, Sec 1 \$800,000 AHFC.

Project Description/Justification:

The Department is responsible for maintaining 117 state-owned buildings (over 1.3 million square feet and \$445.2 million in replacement value). The majority of these buildings are over 20 years old, with 10% exceeding 30 years and 10% exceeding 40 years of age. This appropriation will fund the most urgent fire and life safety, environmental, utility infrastructure, security and operational requirements in the Department.

This project is a statewide compilation of essential capital requirements at all institutions, primarily deferred maintenance requirements that should have already been accomplished. A list is formulated of known requirements in late October or early November each year. The list is a static "snapshot" of the various needs at that time. The actual list of projects remains fluid between the time that the list is prepared and the time the appropriation is authorized.

During this time period, other critical requirements are identified with several of the identified projects already accomplished. Funds are then allocated to the most urgent of the remaining requirements. The projects that could not be funded become the basis of the next fiscal year capital appropriation request. Past experience shows that the vast majority of available funding will be allocated to deferred maintenance projects that were identified in the Department's FY 2006 capital request. Continued deferral is no longer an option because some systems have failed and are operating under a temporary system, therefore these projects need to be addressed immediately.

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Electrical and emergency generator systems, closed circuit TV surveillance and monitoring systems, central control room security controls, and intercom systems at most of the institutions are in immediate need of renewal or replacement to enable continued security support. Boilers, HVAC Systems, Fuel Tanks and Fuel Distribution Systems need a major repair effort to enable them to meet their function.

Roofs, exterior walls, floors, interior walls and ceilings in most institutions need repairs to continue providing safety and security. These roofs and walls can no longer be maintained with normal in-house techniques. They need major repair or replacement so that they do not jeopardize the security systems and safe functioning of the facilities. Deferral will cause further damage to the building structures and will increase the ultimate repair costs. Funding to address the total roof repair needs will continue to be requested on future Department of Corrections capital requests.

The flat roof portions of these facilities require major repairs. These roofs do not drain well, which contributes to a severe leakage problem. The existing roofing systems do not meet current building code requirements. Repairing these roof systems in accordance with current building codes will provide weather protection for the next 20 years while minimizing maintenance costs for that same time period and will significantly reduce energy costs.

If these projects are not addressed, the current damages will spread further, greatly increasing the eventual capital and operating costs of repairs. The safety and security of the facilities and their occupants will be jeopardized. During FY 2005, the Wildwood Correctional Center Building #7 (ACI Shop) Roof and Bldg #10 Kitchen Hood Fire Suppression System, and Anvil Mountain Correctional Center Kitchen Fire Suppression System failed. Thus far in FY 2006, the Mat Su Pretrial Hot Water Heaters and the Anvil Mountain Correctional Center Kitchen Freezer have failed. Each resulted in an emergency project that required diverting funds from other planned repairs. Continued lack of funds may result in either the state Fire Marshal or mechanical and electrical inspectors declaring essential incarceration facilities unfit for occupancy.