

FY 2014-15 Supplemental Capital Construction Request

Public Safety

Acquisition and Renovation of Arvada CBI Lab Space to Comply with House Bill 13-1020

Motion:

Approve the supplemental request for additional state funding from the Department of Public Safety for the Acquisition and Renovation of Arvada CBI Lab Space to Comply with House Bill 13-1020 project (\$1,265,332 CCF).

GENERAL INFORMATION

2015-115

1. Which supplemental criterion does the request meet?

Unforeseen Contingency

The department requests additional funds for renovation of the Colorado Bureau of Investigation (CBI) forensic laboratory in Arvada, because the initial cost estimate completed during the feasibility study was substantially less than the direct construction costs developed by the contracted construction firm. The department was appropriated \$7,200,000 CCF in the 2014 Long Bill for the project. The increase in construction costs for the project is \$4,022,154. However, the department plans to offset this amount with a \$2,756,822 transfer from its FY 2014-15 operating budget, resulting in a net request of \$1,265,332.

2. Which projects will be restricted to fund the supplemental request?
3. Has the request been approved by OSPB and CCHE?

Yes

PRIOR APPROPRIATION AND SUPPLEMENTAL REQUEST INFORMATION

The appropriation to be amended was authorized in the following bill: HB 14-1336

<u>Fund Source</u>	<u>Prior Appropriations</u>	<u>Supplemental Request</u>	<u>Future Requests</u>	<u>Total Cost</u>
CCF	\$7,200,000	\$1,265,332	\$0	\$8,465,332
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REASON FOR SUPPLEMENTAL REQUEST

The Department of Public Safety (DPS) submitted a FY 2014-15 capital budget request to renovate the Kipling Complex for a new forensic laboratory needed to process additional sexual assault kits, pursuant to House Bill 13-1020. In March 2014, prior to the passage of the 2014 Long Bill, the CDC approved a change in the project scope to purchase existing lab space in Arvada rather than to retrofit the Kipling Complex. House Bill 14-1387 authorized the department to acquire real property for the new lab space. The Arvada lab was purchased on July 18, 2014, for \$3,675,000. In December 2014, DPS submitted a separate FY 2014-15 supplemental request to redesign and configure recently vacated space on two floors of the Kipling Complex. In January 2015, DPS submitted a second FY 2014-15 supplemental request related to the renovation of the Arvada lab, because the initial cost estimate was substantially less than the direct construction costs developed by the contracted construction firm.

The department contracted with an architecture firm to provide a feasibility study and to estimate construction costs. The architecture firm contracted with a specialized third-party construction firm, which estimated construction costs to be \$2.8 million. Using this information, the department contracted with a separate construction firm to serve as the Construction Manager and General Contractor (CMGC) for the project. Meanwhile, the architecture firm moved forward with more detailed design documents. In September 2014, CBI was informed that the direct construction costs were now estimated at \$5.8 million. The department says it inquired why the cost estimate in the initial feasibility study was substantially less, and it was suggested that the initial feasibility study significantly underestimated the costs for Heating, Ventilation, & Air Conditioning (HVAC), plumbing, and electrical needs for the