

Statewide Facilities Maintenance**FY2006 Request: \$718,800**
Reference No: 38976**AP/AL:** Appropriation**Project Type:** Deferred Maintenance**Category:** Law and Justice**Location:** Statewide**Contact:** Dan Spencer, Director, DAS**House District:** Statewide (HD 1-40)**Contact Phone:** (907)465-5488**Estimated Project Dates:** 07/01/2005 - 06/30/2010**Brief Summary and Statement of Need:**

This funding is for facilities maintenance for DPS occupied state-owned buildings throughout Alaska. The department needs adequate and maintained facilities to store evidence, protect department-owned equipment, and provide employees good working conditions.

Funding:	<u>FY2006</u>	<u>FY2007</u>	<u>FY2008</u>	<u>FY2009</u>	<u>FY2010</u>	<u>FY2011</u>	<u>Total</u>
Bond Funds	\$718,800						\$718,800
Gen Fund		\$150,000	\$150,000	\$150,000	\$150,000	\$150,000	\$750,000
Total:	\$718,800	\$150,000	\$150,000	\$150,000	\$150,000	\$150,000	\$1,468,800

<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	0
Totals:	0	0

Additional Information / Prior Funding History:

DPS received \$589.0 from a FY2003 Department of Administration statewide deferred maintenance appropriation. The last DPS Facilities Maintenance CIP was \$450.0 in Chapter 123, SLA 1996.

Project Description/Justification:

This project requests \$718,800 in capital funding for state-owned facilities in eight locations throughout Alaska. This funding will provide corrective and preventative maintenance programs to ensure critical law enforcement facilities are fully mission capable.

The Department of Public Safety has 17 law enforcement support facilities that are in need of repair and maintenance. This request covers three types of needs: a) replacement of major infrastructure systems (e.g. boiler/furnace, plumbing, HVAC, electrical, structural); b) routine maintenance needs (e.g. interior/exterior painting, carpet replacement, light fixture replacements); and c) an amount for emergency repairs to critical facility systems not covered by funds available for the department's deferred maintenance efforts.

Many of these facilities are thirty years old or older. Regularly scheduled preventative maintenance (PM) has been delayed for many years as facility funding was severely limited. This situation has now reached a critical stage where further deferral of maintenance and repairs will seriously jeopardize the state's considerable investment in the structures and potentially impact the efficient and effective delivery of public safety services.

PROJECT NEED STATEMENT

The Department of Public Safety (DPS) occupies 17 State-owned facilities in 14 locations:

DPS Headquarters (Juneau)

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DPS Headquarters (Anchorage)
State Crime Lab (Anchorage)
DPS Training Academy (Sitka)
AST Aircraft Section Hangar (Anchorage)
AST Detachment Headquarters (Soldotna, Fairbanks, and Ketchikan)
AST Regional Posts (Bethel, Dillingham, and Anchorage)
AST Posts (Aniak, Cantwell, Galena, King Salmon, and Yakutat)
AST Warehouse (Cordova)

State-owned facilities occupied by DPS encompass 170,396 square feet with a replacement cost estimate of \$43.6 million. This capital investment warrants an ongoing maintenance budget.

Following is a list of the items that are likely to be addressed with this project. However, projects listed here may not be undertaken if other, higher priority maintenance or repair issues arise that must be addressed.

Infrastructure (Boiler/Electrical/Heating/Structural) \$370,500

Coldfoot: \$35,000

Furnace System and Oil Storage Tank- The Coldfoot hangar furnace system is continuously breaking down; the system is over 20 years old.

Fairbanks \$75,000

Fairbanks Boiler Replacement – The Fairbanks boiler is old and in need of replacement. The boiler is constantly being repaired and is potentially about to fail. The cost to maintain it in the future will be exponentially elevated as it ages. Failure of the boiler will expose the facility to extreme cold in the fall/winter/spring months potentially causing significant building damage and undue expense.

Anchorage Lake Hood Hangar

1. Roof Repair \$110,000

The roof has been leaking for two years. Temporary repair work done in the summer of 2003 was faulty and made the problem worse. Over the past year, water pooled inside the roof, destroying insulation and the sub-structure. The roof now needs to be removed, the sub-structure replaced, and new insulation installed. Currently, when it rains, 55-gallon drums must be placed on each of the two levels to catch water.

2. Boiler Replacement \$15,000

The existing boiler is over 25 years old and parts are no longer available for maintenance. It does not produce enough hot water for sinks, washing of aircraft parts, or any use beyond radiator circulation. If it fails during the winter, mechanics will not be able to service aircraft until a new heat source is placed in the hangar.

3. Hot Water Heater Install \$2,000

This is a new request to supplement the existing boiler which cannot provide enough hot water. Presently, mechanics are able to only wash one or two aircraft parts before the hot water is gone. Currently, there is no hot water storage. It takes 30 minutes to get hot water back to the sink plumbing in order to wash additional parts.

Northway \$35,000

Northway has extreme cold weather and yet there is no garage in the current state housing to secure, maintain and ensure that the state patrol vehicle is operational when needed.

Bethel \$1,500

There is currently no handicap accessible entrance for the Bethel office.

Soldotna \$20,000

Alaska Bureau of Wildlife Enforcement (ABWE) and Alaska Bureau of Alcohol and Drug Enforcement (ABADE) building security system – Currently, this facility has no alarm or surveillance equipment in place. There is an evidence room in the facility and several firearms are stored there. The building is located in the middle of a business district, and is frequently unoccupied. This request will replace the current keyed doorlock system with a card system so the doors remain locked at all times, install an alarm system with motion sensors on the building, and place three cameras outside the building to provide video surveillance and motion record for the equipment shed behind the building

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Kodiak \$27,000

Security fence for rear of Kodiak Post to deny unfettered access to rear of building, as well as provide for a small secure impound yard.

Palmer \$50,000

Palmer Post evidence expansion and process station – There is a shortage of space in the current building, and this project would modify the existing structure to attempt increased efficiency and space.

Routine Maintenance Needs: \$298,300

Soldotna Facility Improvements

1. Interior carpet – \$20,000
2. Interior paint – \$25,000
3. Exterior paint and repairs – \$11,400
4. Parking lot re-surface – \$25,800
5. Conference room soundproofing, located adjacent to front counter – \$8,000
6. Fenced impound lot for felony DUI impounds, for security – \$37,000
7. New sign by roadside in front of building – \$15,000
8. Upgrade evidence room; move fans to garage area – \$3,000
9. Fire alarm panel upgrade – \$8,400
10. Upgrade phone system – \$142,000
11. Employee door – \$2,700

Emergency Repairs: \$50,000

Fairbanks Parking Lot –The Fairbanks parking lot has degraded and now has serious cracks and holes in the pavement. This maintenance has been deferred to the point that repaving is virtually mandated.