

RECAP

Capital Projects Advisory Board



Meeting Date: June 8, 2018
Time: 10 a.m. to Noon
Location: General Services Building (DAS East)
Mt. Mazama Room
1225 Ferry Street SE
Salem, OR 97301

Attendees: Alice Wiewel, DAS
Bill Foster, Vice Chair
William Messner
Jennifer Belknap-Williamson
Norman Wright

Staff: Daniel Christensen, Department of Administrative Services / CFO
Gene VanGrunsven, Department of Administrative Services / CFO

Guests: Amanda Beitel, Legislative Fiscal Office

A. Board Administration

- **Vice Chair Foster** called the meeting to order at 10:00am.
- Previous Board meeting minutes were approved

B. Old Business

- None

C. New Business

1. **Lauren Henderson and Jason Barber from the Department of Agriculture** presented their agency facility plan. Lauren discussed the agency's five laboratories, and the issues they are having. The labs are dispersed across the state, creating inefficiency, as well as ineffective lab facilities. Agriculture is seeking a policy option package to conduct an analysis on how and where to locate a new combined lab facility. They may also look into consolidating its labs with DEQ, but it might not make sense to have all state lab facilities in one building. Alice Wiewel commented that based on her experience working with Agriculture, that a new lab solution is warranted. Their regulatory labs are stressed due to cannabis testing. Moving to the Hawthorne facility location may be an option.

The Board accepts the plan without comment.

2. **Matthew Maas from the Department of Aviation** presented the agency's facility plan. Aviation's headquarters building is past its useful life and needs extensive renovation or replacement, however they are unable to get approval due to the fact they are entirely "other" funded. The agency is requesting planning funds to conduct a facility condition assessment. Their roof currently leaks but they are hesitant to replace it if they might be approved for a new building eventually. Jennifer asked if the building would need to be exclusively state-funded, which Matthew replied yes. Jennifer also suggested that Aviation look at the cost of a modular facility as an option.

The Board accepted the plan with the following comments:

- The Board strongly supports General Funds for a new Aviation facility.
3. **Brian Henson from the Department of Public Safety, Standards and Training (DPSST)** presented the agency's facility plan. DPSST just recently completed a facility condition assessment and are in the process of fully digesting the data to inform their strategic plan. DPSST has experienced significant capacity issues due to increased enrollment. The agency is asking for funds to complete an architectural and engineering study for building a new dormitory wing already included in the headquarter facility's master plan. They are also requesting planning money to examine generator support as part of the agency's continuity of operations plan. Bill Messner asked if using bunk beds in the dormitory was under consideration. Brian replied that it had not, but would look into it.

The Board accepted the plan with the following comments:

- DPSST needs to consider how they bunk students and optimize space before presenting to the Board again on their project.

4. **Ryan McCormack from the Department of Fish and Wildlife (ODFW)** presented the agency's facility plan. ODFW received \$10 million in funding for deferred maintenance projects, including hatcheries, wildlife area structures, and offices. As a other-funded agency, ODFW struggles to keep up with maintenance issues on its facilities. Norman Wright asked if the proposed SB 1067 and all-around agency funding all-are enough to tackle their deferred maintenance/capital renewal. Ryan responded that the type of funds they receive determines what they can address. ODFW is seeking another \$10 million in funding for their regional office. Jennifer Belknap-Williamson recommended the agency hire an owner's representative to overcome staffing shortages.

The Board accepted the plan with the following comments:

- The Board supports ODFW's current \$10 million projects
- The Board wants additional clarity on the additional \$10 million policy option package for regional offices, and whether the agency has considered leasing, if possible. ODFW did not list a \$10 million ask in their 2019-21 CPAB report (only \$522,000), and needs to report to CPAB what this request is specifically for is prior to submitting it as part of their Agency Requested Budget.

5. **Jerry Frampton and Mary Jane Schaffer from the Oregon State Hospital (OSH)** presented the agency's (OHA) facility plan. They discussed the 8-year-old Oregon State Hospital in Salem, and 2015 facility in Junction City. Given the newness of the facilities, OSH doesn't have a clear 10-year plan. They plan to embark on internal planning. Space-wise, they are near capacity.

The Board accepted the plan without comment.

6. **Paul Ehenger, Rex Emery, Amber Forster and Tracy Kreiger from Oregon Youth Authority (OYA)** presented the agency's facility plan. Despite closing Hillcrest and North Coast facilities, OYA still has generally high cost of operations. This is due to many added-cost variables related to being a correctional facility. Despite completing a 10-year strategic plan and facility condition assessment, they are still wrestling with deferred maintenance issues. Their primary focus for 2019-21 is improving their health facilities, security and control rooms, deferred maintenance/capital renewal, updating their 10-year strategic plan, and releasing their \$10 million funding limitation.

The Board accepted the plan with the following comments:

- The Board is supportive of OYA's projects and plan update, but sees a need for a long-term financial strategy for capital planning.

- **Public Testimony – None**

D.Other Issues

- None

Next meeting:

July 13, 2018

9 a.m. to Noon

General Services Building (DAS East)

Mt. Mazama Room

1225 Ferry Street SE

Salem, OR 97301