Capital Budgeting Program

Debt Service Sub-Program

Financial agreements and COPs

The purpose of the Debt Service Sub-Program is to repay long-term financial obligations (both principal and interest) acquired through the issuance of bonds or certificates of participation (COPs) to fund the Department of Forestry's capital construction and deferred maintenance projects. The summary construction information on each phase is included in the "History and Purpose" section.

This is the continuation of a program structure created pursuant to Policy Package #094 (2003 Session Legislative Fiscal Office initiative package). Prior to the 2003 Legislative Session, all material related to debt service was included in Agency Administration.

COP	Working Title	Final Payment
2017 Series C	Partial refunding, 2012 Series A	April 1, 2032
2018 Series A	Toledo construction	May 1, 2038
2019 Series A	COP Elliott	May 1, 2039
2019 Series K	Toledo facility replacement	May 1, 2023
2024 Series A	Capital Improvements	May 1, 2039
2024 Series A	Toledo facility replacement Phase 2	May 1, 2044
2025 Series A	Partial refunding 2015 Series A Gilchrist	May 1, 2035
2025 Series A	MMM Aircraft	May 1, 2035
2025 Series A	Aircraft Hanger	May 1, 2035
2025 Series A	Full refunding 2015 Series A Gilchrist	May 1, 2031
2025 Series K	Toledo facility replacement Phase 3	Nov 1, 2045
2026 Series A	Klamath Fire Cache Warehouse	May 1, 2041
2026 Series A	Santiam Facility Replacement	May 1, 2041
2026 Series A	State Foresters Building Restoration	May 1, 2046

Essential Packages

None.

Policy Packages

Package	Component Title	All Funds	Positions / FTEs
110	MMA Hanger Phase 2	$334,066	0 / 0.00
111	Deferred Maintenance	$1,110,043	0 / 0.00
	Total Packages:	**$1,444,109**	0 / 0.00

Package 110 – MMA Hangar Phase 2

Purpose: This package supports program efficiencies by providing adequate permanent hangar facilities for ODF's new multi-mission aircraft (MMA). Current estimates for all hangar options — including construction, refurbishment, and purchase — have come in significantly above the authorized bond amount. Without additional funding, the agency will be limited to leasing hangar space, which is neither cost-effective nor operationally sustainable as a long-term solution for the program.

How achieved: This portion of the package only reflects the debt payment portion of this package.

Staffing impact: No direct staffing impact.

Revenue source: Capital Bonding, repayment via 100% General Fund.

	Agency Request Budget	Governor's Budget	Legislatively Adopted Budget
General Fund	$334,066		
Other Funds	$0		
Federal Funds	$0		
All Funds	**$334,066**		
Position/FTE:	0 / 0.00		

Package 111 – SB 1067 Deferred Maintenance

Purpose: The purpose of this package is to request authority to address deferred maintenance issues, mandated by the budget instructions to be at least 2% of current replacement value of the department's buildings and structures. The 2017 Legislature passed Senate Bill 1067 requiring all agencies to include at least 2% of the current replacement value in their Agency Request Budget.

How Achieved: With a total of 460 buildings/structures totaling 818,172 ft^2 and a current value of $351 million in structural assets, deferred maintenance, capital improvement, and capital construction investments to modernize the department's buildings are a significant need statewide. This is further supported by the fact that many of our facilities are well over 50 years old with an average facility condition index in the fair/poor category. This investment would allow the structures to be maintained or improved to a condition considered well-maintained.

Staffing impact: This portion of the package only reflects the debt payment portion of this package.

Revenue source:

	Agency Request Budget	Governor's Budget	Legislatively Adopted Budget
General Fund	$1,110,043		
Other Funds	$0		
Federal Funds	$0		
All Funds	**$1,110,043**		
Position/FTE:	**0 / 0.00**		

Capital Budgeting Program

Acquisition, Construction or Improvement of Real Property, Equipment or IT Systems							
Description of Property/Equipment/ System Project	**Owned or Operated by the State (if operated, who owns?)**	**Estimated Useful Life of Capital Asset**	**Total Estimated Cost of Project**	**Amount Requested to be Financed in 2025-27**	**XI-Q Bonds or Lease Financing**	**Date Financing Needed (list separate rows for different dates[1]**	**Debt Service Funding Source**
MMA Hanger Phase 2	State Owned	50 years	$2,000,000	$2,000,000	XI-Q Bonds	October 2027	100% GF
Totals			$2,000,000	$2,000,000			

1. Sale dates for Article XI-Q Bonds are for budgeting purposes only and are subject to change.

Capital Improvement Sub-Program

Program overview

The Capital Improvement Program supports the Department of Forestry through the improved functionality and extended life of its facilities to meet current and future business needs.

Statutory authority

ORS 276.227(5)
ORS 276.229
ORS 291.216(8)(D)

Purpose, customers, and source of funding

The purpose of the Capital Improvement Program is to maintain the department's investment in its capital assets, improve the function of its buildings and to renew obsolete facilities and system components. Capital improvement projects are those capital projects that are capitalized, have a cost of less than $1 million, increase the value and extend the useful life or adapt a capital asset to a different use. The primary funding resources are state General Fund appropriations, assessments from forest landowners, net proceeds from state forest operations, and Department of Forestry operating programs.

To maximize the effectiveness of limited funding resources, the focus of the Capital Improvement Program is on the following categories of needs that emphasize improved safety and function of the department's facilities:

- Code and Life Safety — Improvements to older facilities to meet modern building code and life-safety requirements.
- Service Life — Renewal projects to offset the wear and decline of operational facilities due to intensive, long-term use.
- Programmatic Changes — Revisions to meet changing program needs to maintain staff productivity and work capacity.
- Functional Obsolescence — Renovations to facilities to remove functional obstacles and to install technological improvements.

Capital improvement projects are identified through a collaborative budget development process with stakeholders each fiscal year utilizing the department's facilities operation and capital investment account (FOCIA), which is the agency's facilities management planning process tool.

Essential Packages

Pkg 031-Standard Inflation and State Government Service Charge

The purpose of this package is to include a set of standardized inflation rates for all agencies, increasing their budgets above their final base amounts for all non-personal-services expenditure accounts. These rates are 4.9% for standard or "generic" accounts, and then larger rates for "Price List Accounts," specifically 9.3% for Professional Services and Attorney General charges. There is no change to position counts or FTE.

Policy Packages

Package Numbers	Component Title	All Funds	Positions / FTEs
111	Deferred Maintenance	$7,319,161	1 / 1.00
	Total Packages:	**$7,319,161**	**1 / 1.00**

Package 111 – SB 1067 Deferred Maintenance
Purpose: The purpose of this package is to request authority to address deferred maintenance issues, mandated by the budget instructions to be at least 2% of current replacement value of the department's buildings and structures. The 2017 Legislature passed Senate Bill 1067 requiring all agencies to include at least 2% of the current replacement value in their Agency Request Budget.

How Achieved: With a total of 460 buildings/structures totaling 838,000 ft^2 and a current value of $351 million in structural assets, deferred maintenance, capital improvement, and capital construction investments to modernize the department's buildings are a significant need statewide. This is further supported by the fact that many of our facilities are well over 50 years old with an average facility condition index in the fair/poor category. This investment would allow the structures to be maintained or improved to a condition considered well-maintained.

Staffing impact: FOS2, Facilities Operations Specialist 2, New (GF), Facilities Capital Management, Deferred maintenance portfolio.

Quantifying Results: Results will be consistently quantified by the trending of the facility condition index. Target milestones will be evaluated quarterly and reported to the Capital Projects Advisory Board every June of the even year prior to the forthcoming legislation session.

Revenue source:

	Agency Request Budget	Governor's Budget	Legislatively Adopted Budget
General Fund	$0		
Other Funds	$7,319,161		
Federal Funds	$0		
All Funds	**$7,319,161**		
Position/FTE:	**1 / 1.00**		

Capital Budgeting Program

Capital Construction Sub-Program

Program overview
The Capital Construction Program supports the department through the renewal, acquisition and construction of the highest priority major construction/acquisition projects to meet current and future business needs.

Statutory authority
ORS 291.224
ORS 291.216(8)(C)

Purpose, customers, and source of funding
The purpose of the Capital Construction Program is to maintain and develop functional capital assets through the renewal, acquisition and construction of major construction/acquisition projects to meet programmatic changes and to replace obsolete facilities. Major construction/ acquisition projects are those projects that are capitalized, have a cost of more than $1 million, and are used to build, acquire, adapt, replace or change the function of a facility.

The department proposes to use XI-Q bond financing. The debt service for the XI-Q bond financing will be a combination of General Fund and Other Funds resources comprised of program prorate and rent-back funds, direct assessments from forest landowners, and where appropriate, net proceeds from state forest operations.

To maximize the effectiveness of limited revenue sources, the focus of Capital Construction Program is on the following categories of needs that emphasize improved safety and function of the department's facilities:

- Code and Life Safety—Improvements to our older facilities to meet modern building code and life-safety requirements.
- Service Life—Renewal and replacement projects to offset the wear and decline of our facilities due to intensive, long-term use.
- Programmatic Changes—Revisions to meet changing program needs and to maintain staff productivity and work capacity.
- Functional Obsolescence—Renovation and replacement projects to eliminate functional limitations.

Essential Packages

None.

Policy Packages

Package	Component Title	All Funds	Positions / FTEs
110	MMA Hanger, Phase 2	$2,000,000	0 / 0.00
	Total Packages:	**$2,000,000**	0/ 0.00

Package 110 – MMA Hangar Phase 2
Purpose: This package supports program efficiencies by providing adequate permanent hangar facilities for ODF's new multi-mission aircraft (MMA). Current estimates for all hangar options — including construction, refurbishment, and purchase — have come in significantly above the authorized bond amount. Without additional funding, the agency will be limited to leasing hangar space, which is neither cost-effective nor operationally sustainable as a long-term solution for the program.

How achieved: This package requests $2 million in capital bonding authority to supplement existing authorized funds and enable pursuit of a permanent hangar facility. Evaluated options have included new construction, refurbishment of existing structures, and direct purchase. Additional bond authority would provide the financial flexibility needed to execute a viable permanent solution at current market costs.

Staffing impact: No direct staffing impact. Securing a permanent hangar facility would reduce administrative burden associated with managing lease arrangements and improve operational continuity for aviation program personnel.

Revenue source: Capital Bonding, repayment via 100% General Fund.

	Agency Request Budget	Governor's Budget	Legislatively Adopted Budget
General Fund	$0		
Other Funds	$2,000,000		
Federal Funds	$0		
All Funds	**$2,000,000**		
Position/FTE:	0 / 0.00		

Major Construction/ Acquisition Project Narrative

Major Construction/Acquisition Project Narrative

***Note:** Complete a separate form for each project*

Agency:	Oregon Department of Forestry	Priority (Agency #):		Schedule	
Project Name:	Deferred Maintenance & Capital Improvement of Real Property	Cost Estimate	Cost Est.Date	Start Date	Est. Completion
		$ 7,319,161	05/01/2026	07/01/2027	06/30/2029
Address/Location:	Varies statewide - will include many subprojects at different locations	GSF	# Stories	Land Use/Zoning Satisfied	
		Varies	Varies	Y	N

	General Fund	Lottery	Other	Federal
Funding Source(s): Show the distribution of dollars by funding source for the full project cost.	$ 7,319,161	N/A	$ -	N/A

Description of Agency Business/Master Plan and Project Purpose/Problem to be Corrected

Purpose: The purpose of this package is to request authority to address deferred maintenance issues, mandated by the budget instructions to be at least 2% of current replacement value of the department's buildings and structures. The 2017 Legislature passed Senate Bill 1067 (→ ORS 291.215) requiring all agencies to include at least 2% of the current replacement value in their Agency Request Budget.

Project Scope and Alternatives Considered

How Achieved: With a total of **435** buildings/structures totaling **835,326** ft2 and a current value of **$350M** dollars in structural assets, deferred maintenance, capital improvement, and capital construction investments to modernize the department's buildings are a significant need statewide. This is further supported by the fact that many of our facilities are well over 50 years old with an average facility condition index in the poor category. This investment would allow the structures to be maintained or improved to a condition considered well-maintained.

Staffing impact: FOS2, Facilities Operations Specialist 2, New (GF), Facilities Capital Management, Deferred maintenance portfolio.

Quantifying Results: Results will be consistently quantified by the trending of the facility condition index (FCI) of the statewide facilities portfolio downward from poor toward the fair/good condition range. Target milestones and the department's facilities plan will be evaluated quarterly and reported to the Capital Projects Advisory Board every June or July of the even year prior to the forthcoming legislation session.

ESTIMATED PROJECT COST

DIRECT CONSTRUCTION COSTS		$	% Project Cost	$/GSF
1	Building Cost Estimate	$ 7,319,161	100%	TBD
2	Site Cost Estimate (20 Ft beyond building footprint)			
3	**TOTAL DIRECT CONSTRUCTION COSTS**	**$ 7,319,161**	**100%**	**TBD**
INDIRECT CONSTRUCTION COSTS				
4	Owner Equipment / Furnishings / Special Systems	N/A	0%	$ -
5	Construction Related Permits & Fees	As needed	TBD	TBD
6	Other Indirect Construction Costs Including 1% Art, 1.5% Renewable Energy and other state or unique regulatory requirements not in hard costs	As needed	TBD	TBD
7	Architectural, Engineering Consultants	As needed	TBD	TBD
8	Other Design and PM Costs	As needed	TBD	TBD
9	**TOTAL INDIRECT COSTS**	$ -	0%	$ -
10	**OWNER'S PROJECT CONTINGENCY** insert %	$ -	0.00%	N/A
		$	**% Project Cost**	**$/GSF**
	TOTAL PROJECT COST	$ 7,319,161	100%	TBD

Project Image/Illustration (optional)

Major Construction/ Acquisition Six Year Plan

Major Construction/Acquisition 10-Year Plan, Lease Plans, Disposals

2027-29 Biennium

Agency Name: Oregon Department of Forestry

Proposed New Construction or Acquisition - ***Complete for 5 Biennia***

Biennium	Priority	Concept/Project Name	Description	GSF	Position Count	General Fund	Other Funds	Lottery Funds	Federal Funds	Estimated Cost/Total Funds
2027-29	1	Deferred Maintenance/ Capital Improvement	Address deferred maintenance and capital improvement issues (at least 2% of current replacement value (CRV) per SB 1067 (2017R1))	Varies	Varies	$7,026,389	$ -	$ -	$ -	$7,026,389
2029-31	1	State Forester's Office Building Restoration (Phase 2)	Complete restoration of historic office building at Salem HQ. Phase 1 was for envelope stabilization only.	11,230	15 - 19	$19,517,500	$ -	$ -	$ -	$19,517,500
2029-31	2	TBD Campus Modernization	Invest in modernization of TBD campus buildings and grounds due to the age and condition of facilities via demolition, renovation, addition, and/or new construction.	TBD	TBD	$12,000,000	$ -	$ -	$ -	$12,000,000
2029-31	3	Deferred Maintenance/ Capital Improvement	Address deferred maintenance and capital improvement issues (at least 2% of current replacement value (CRV) per SB 1067 (2017R1))	Varies	Varies	$7,321,497	$ -	$ -	$ -	$7,321,497
2029-31	4	Seismic Resilience	Cost-effective retrofit projects to improve existing facilities to current life safety standards	Varies	Varies	$7,000,000	$ -	$ -	$ -	

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Capital Budgeting Program

Biennium	Priority	Concept/Project Name	Description	GSF	Position Count	General Fund	Other Funds	Lottery Funds	Federal Funds	Estimated Cost/Total Funds
2031-33	1	TBD Campus Modernization	Invest in modernization of TBD campus buildings and grounds due to the age and condition of facilities via demolition, renovation, addition, and/or new construction.	TBD	TBD	$15,000,000	$ -	$ -	$ -	$15,000,000
2031-33	2	Deferred Maintenance/ Capital Improvement	Address deferred maintenance and capital improvement issues (at least 2% of current replacement value (CRV) per SB 1067 (2017R1))	Varies	Varies	$7,629,000	$ -	$ -	$ -	$7,629,000
2031-33	3	Seismic Resilience	Cost-effective retrofit projects to improve existing facilities to current life safety standards	Varies	Varies	$7,294,000	$ -	$ -	$ -	$7,294,000
2033-35	1	TBD Campus Modernization	Invest in modernization of TBD campus buildings and grounds due to the age and condition of facilities via demolition, renovation, addition, and/or new construction.	TBD	TBD	$17,000,000	$ -	$ -	$ -	$17,000,000
2033-35	2	Deferred Maintenance/ Capital Improvement	Address deferred maintenance and capital improvement issues (at least 2% of current replacement value (CRV) per SB 1067 (2017R1))	Varies	Varies	$7,949,418	$ -	$ -	$ -	$7,949,418
2033-35	3	Seismic Resilience	Cost-effective retrofit projects to improve existing facilities to current life safety standards	Varies	Varies	$7,600,348	$ -	$ -	$ -	$7,600,348

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Capital Budgeting Program

Biennium	Priority	Concept/Project Name	Description	GSF	Position Count	General Fund	Other Funds	Lottery Funds	Federal Funds	Estimated Cost/Total Funds
2035-37	1	TBD Campus Modernization	Invest in modernization of TBD campus buildings and grounds due to the age and condition of facilities via demolition, renovation, addition, and/or new construction.	TBD	TBD	$19,000,000	$ -	$ -	$ -	$19,000,000
2035-37	2	Deferred Maintenance/ Capital Improvement	Address deferred maintenance and capital improvement issues (at least 2% of current replacement value (CRV) per SB 1067 (2017R1))	Varies	Varies	$8,283,294	$ -	$ -	$ -	$8,283,294
2035-37	3	Seismic Resilience	Cost-effective retrofit projects to improve existing facilities to current life safety standards	Varies	Varies	$7,919,563	$ -	$ -	$ -	$7,919,563

Proposed Lease Changes over 10,000 RSF - ***Complete for 5 Biennia***

Biennium		Location	Description/Use	Term in Years	Total RSF[2] +/- (added or eliminated)	USF[3]	Position Count[1]	Biennial $ Rent/RSF[2]	Biennial $ O&M[4]/RSF[2] not included in base rent payment	Total Cost / Biennium
					A	B	C	D	E	(D+E)*A
2027-29		Prinville, Roseburg, Stayton [1, 2]	Aggregated leased office space for area or district/unit HQ staff at three (3) different locations (each < 10,000 SF)	Varies	13,242	12,209	64	$ 42.36	$ 3	$ 602,386
2029-31		Prinville, Roseburg	Aggregated leased office space for area or district/unit HQ staff at various locations (each < 10,000 SF)	Varies	*6,035*	6,035	*31*	$ 48.20	$ 7.56	$ 351,176
2031-33										
2033-35										
2035-37										

[1] Stayton lease will terminate after replacement office is constructed. [2] ODF also rents some space at a couple rural guard station locations with nominal office space.

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Planned Disposal of Owned Facility

Biennium		Facility Name	Description
2025-27		Toledo Unit HQ	Seven buildings (12,613 SF) + site system; in process of disposal (after constructed new facility at Newport, OR). Anticipate to sell by Fall 2026.
2027-29		None	N/A

Definitions:

Position Count: **1** Total Legislatively Approved Budget (LAB) Position Count assigned to (home location) each building or lease as applicable.

RSF **2** Rentable SF per BOMA definition. The total usable area plus a pro-rated allocation of the floor and building common areas within a building.

USF **3** Usable Square Feet per BOMA definition for office/administrative uses. Area of a floor occupiable by a tenant where personnel or furniture are normally housed plus building amenity areas that are convertible to occupant area and not required by code or for the operations of a building. If not known, estimate the percentage.

O&M **4** Total Operations and Maintenance Costs for facilities including all maintenance, utilities and janitorial.

Capital Financing Six-Year Forecast Summary

Capital Financing Six-Year Forecast Summary 2027-29

Agency: Oregon Dept. Of Forestry
Agency #: 62900

Provide amounts of agency financing needs for the 2027-29 biennium, by expected use and repayment source. Include proposed project amounts only (do not include debt service from either previously issued debt or from new debt issuance).

Use of Bond Proceeds	General Obligation Bonds (Bond Type)	Revenue Bonds (Bond Type)	Totals by Repayment Source	
Major Construction / Acquisition Projects				
General Fund Repayment	$2,000,000		$2,000,000	GF
Lottery Funds Repayment	$0		$0	LF
Other Funds Repayment	$0		$0	OF
Federal Funds Repayment	$0		$0	FF
Total for Major Construction	$2,000,000		$2,000,000	
Equipment/Technology Projects over $500,000				
General Fund Repayment				GF
Lottery Funds Repayment				LF
Other Funds Repayment				OF
Federal Funds Repayment				FF
Total for Equipment/Technology				
Debt Issuance for Loans and Grants				
General Fund Repayment				GF
Lottery Funds Repayment				LF
Other Funds Repayment				OF
Federal Funds Repayment				FF
Total for Loans and Grants				
Total All Debt Issuance				
General Fund Repayment	$2,000,000		$2,000,000	GF
Lottery Funds Repayment	$0		$0	LF
Other Funds Repayment	$0		$0	OF
Federal Funds Repayment	$0		$0	FF
Grand Total 2027-29	$2,000,000		$2,000,000	

Capital Financing Six-Year Forecast Summary 2027-29

Agency: Oregon Dept. Of Forestry
Agency #: 62900

Provide amounts of agency financing needs for the 2027-29 biennium, by expected use and repayment source. Include proposed project amounts only (do not include debt service from either previously issued debt or from new debt issuance).

Use of Bond Proceeds	Bond Type: General Obligation Bonds	Bond Type: Revenue Bonds	Totals by Repayment Source	
Major Construction / Acquisition Projects				
General Fund Repayment	$24,080,247			GF
Lottery Funds Repayment				LF
Other Funds Repayment				OF
Federal Funds Repayment				FF
Total for Major Construction	$24,080,247		$0	
Equipment/Technology Projects over $500,000				
General Fund Repayment				GF
Lottery Funds Repayment				LF
Other Funds Repayment				OF
Federal Funds Repayment				FF
Total for Equipment/Technology	$0		$0	
Debt Issuance for Loans and Grants				
General Fund Repayment				GF
Lottery Funds Repayment				LF
Other Funds Repayment				OF
Federal Funds Repayment				FF
Total for Loans and Grants	$0		$0	
Total All Debt Issuance				
General Fund Repayment				GF
Lottery Funds Repayment				LF
Other Funds Repayment				OF
Federal Funds Repayment				FF
Grand Total 2029-31	$24,080,247		$0	

Capital Financing Six-Year Forecast Summary 2029-31

Agency: Oregon Dept. Of Forestry
Agency #: 62900

Provide amounts of agency financing needs for the 2029-31 biennium, by expected use and repayment source. Include proposed project amounts only (do not include debt service from either previously issued debt or from new debt issuance).

Use of Bond Proceeds	Bond Type: General Obligation Bonds	Bond Type: Revenue Bonds	Totals by Repayment Source	
Major Construction / Acquisition Projects				
General Fund Repayment	$24,681,750			GF
Lottery Funds Repayment				LF
Other Funds Repayment				OF
Federal Funds Repayment				FF
Total for Major Construction	$24,681,750		$0	
Equipment/Technology Projects over $500,000				
General Fund Repayment				GF
Lottery Funds Repayment				LF
Other Funds Repayment				OF
Federal Funds Repayment				FF
Total for Equipment/Technology	$0		$0	
Debt Issuance for Loans and Grants				
General Fund Repayment				GF
Lottery Funds Repayment				LF
Other Funds Repayment				OF
Federal Funds Repayment				FF
Total for Loans and Grants	$0		$0	
Total All Debt Issuance				
General Fund Repayment				GF
Lottery Funds Repayment				LF
Other Funds Repayment				OF
Federal Funds Repayment				FF
Grand Total 2031-33	$24,681,750		$0	

Facilities Maintenance & Management Sub-Program

Executive Summary

Long-term focus area impacted by the program

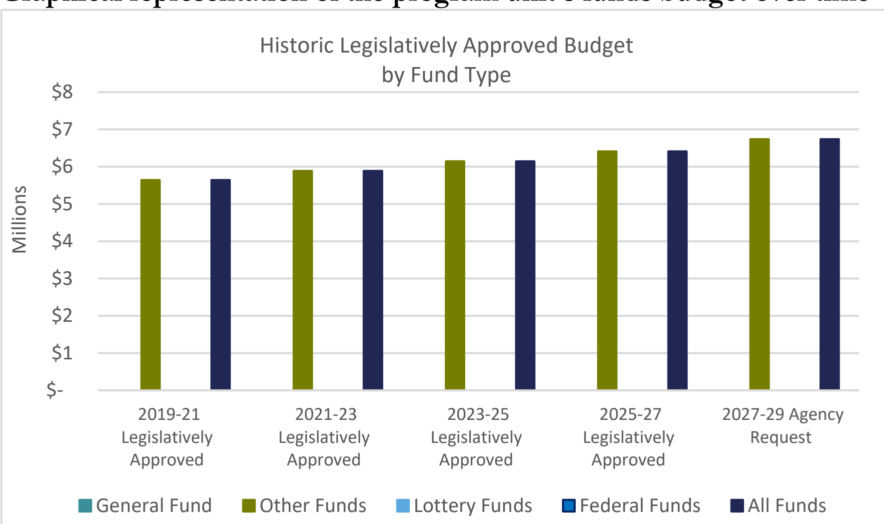
Primary outcome area:

- Excellence in state government
- Effective facilities management
- Good stewardship of agency assets
- Sustainable facilities
- Effective long-range capital planning

Primary program contact

Justin Hallett, Administrative Services Division Chief, justin.t.hallett@odf.oregon.gov

Graphical representation of the program unit's funds budget over time



Program overview

The Facilities Capital Management Program supports the Department of Forestry's missions through an integrated facilities management plan that protects the health and safety of the public and personnel, protects and preserves the department's capabilities and capital investments, and minimizes life-cycle facilities costs. The objective of the Facilities Maintenance and Management Program is to ensure that sufficient funds are available for the department's routine maintenance program, the reduction of deferred maintenance, and the implementation of prioritized capital construction and improvement projects.

Program funding

For the 2027-29 biennium, the Facilities Capital Management Program is requesting $6,739,423 all Other Funds.

Funding proposal comparison

The estimated costs for 2029-31 are $7,044,489 and for 2031-33 is $7,347,639.

Program description

Since its establishment in 1911, the department and the state's forest protection landowner associations have constructed and acquired facilities to support the department's major program areas. The department's current building inventory includes 460 buildings/structures (including communications sites) with a current replacement value of approximately $351 million. Outside of the Salem headquarters buildings, which house the department's centralized operational and business functions, the balance of the buildings is within 12 fire protection districts and five state forests. The Facilities Capital Management Program manages the lifecycle of the Department of Forestry's facilities assets. The department regularly repairs or replaces those facilities and components that have served their useful life.

The department's facilities support a wide range of activities, including administrative functions, firefighter support and dispatch, fire engine and equipment storage, vehicle repair and fabrication, reforestation activities, radio communication sites, and forest fire lookouts. The acquisition of these facilities spans decades of building design, construction, and workplace technologies. Operations, maintenance, and capital renewal budgets are established throughout the department on a fiscal year basis through a collaborative budget development process with stakeholders.

Facilities are the physical foundation of the department's service delivery and contribute to the socioeconomic fabric of their communities. These facilities must be safe, energy efficient and provide the appropriate functional environment to meet the needs of the department's operational divisions. The program's customers include employees, as well as stakeholders who visit department facilities for services.

Enabling legislation/program authorization

ORS 276.227(5)
ORS 276.229
ORS 276.285
ORS 291.215
ORS 291.216(8)(C)
ORS 291.216(8)(D)
ORS 291.224

Funding streams supporting the program

Revenue for the program comes from a revenue transfer of Other Funds from the department's operating divisions (Fire Protection, State Forests, Federal Forest Restoration, and Forests Resources Division).

Program Unit Narrative

The major activity of the Facilities Capital Management Program during the 2021 -23 biennium is the development of a long-range capital renewal plan that addresses all facility needs, including major maintenance, deferred maintenance reduction, capital improvement and major construction.

The central point of the department's capital plan is that it is strategically and analytically driven with a long-term view of how funding and debt service may be accomplished. The capital planning process is focused on:

- Linkage of the capital plan with the department's strategic priorities.
- Centralized leadership of facilities capital planning with stakeholder involvement.
- Comprehensive needs assessments addressing all capital needs.
- Credibility of information, project prioritization and capital investment decisions.
- Development of a consistent funding framework.

Department leadership is currently developing a strategic planning context that identifies key planning issues, opportunities and priorities.

Completion is nearing on acquisition of a facilities asset management system to provide a foundation for informed decision-making through improved capacity to quantify, track and analyze facilities needs and costs.

Revenue

Revenue for the Facilities Capital Management program comes from a revenue transfer of Other Funds from the department's operating divisions (Fire Protection, State Forests, Federal Forest Restoration, and Forests Resources Division). No new revenue streams are proposed for the 2029-2031 biennium.

Essential Packages

Pkg 031-Standard Inflation

The purpose of this package is to include a set of standardized inflation rates for all agencies, increasing their budgets above their final base amounts for all non-personal-services expenditure accounts. These rates are 4.2% for standard or "generic" accounts, and then larger rates for "Price List Accounts," specifically 6.8% for Professional Services. There is no change to position counts or FTE.

Policy Packages

The Facilities program has no POPs this biennium.

Facilities Summary Report

Facilities Summary Report

2027-29 Biennium

Agency Name: **Oregon Department of Forestry**

Owned Facilities Over $1 million	**FY 2025 DATA**			
Number of Facilities	55			
Current Replacement Value $ (CRV)	$ 215,691,663	Source	FCA	Risk or FCA
Gross Square Feet (GSF)	*437,512*			
Usable Square Feet (USF)	*148,754*	*Estimate/Actual*	*34%*	% USF/GSF
Occupants Position Count (PC)		**USF/PC**	**126 - 167 (see image below table that follows)**	

Owned Facilities Under $1 million	
Number of Facilities	405
CRV	$ 92,361,429
GSF	400,234

Leased Facilities				
Total Rentable SF	13,242			
Biennual Lease Cost	$ 602,386			
Additional Costs for Lease Properties (O&M)	0			
Usable Square Feet (USF)	0	*Estimate/Actual*	*N/A*	% RSF/GSF
Occupants Position Count (PC)	0	**USF/PC**	**Not broken out**	

Definitions

CRV Current Replacement Value Reported to Risk ***or Calculated Replacment Value***

RSF Rentable SF per BOMA definition. The total usable area plus a pro-rated allocation of

USF Usable Square Feet per BOMA definition. Area of a floor occupiable by a tenant where
If not known, estimate precentage.

PC Legislatively Approved Budget (LAB) Position Count

O&M Total Operations and Maintenance Costs for facilities including all maintenence,

2027-29 **107BF16a**

Facilities Operations and Maintenance Report

Facilities Operations and Maintenance and Deferred Maintenance Report

2027-29 Biennium

Agency Name:	Oregon Department of Forestry				
Total O&M SF	837,746	Include only the SF for which your agency provides O&M funding.			

Facilities Operations and Maintenance (O&M) Budget	**2023-25 Actual**	**2025-27 LAB**	**2027-29 Budgeted**	**2029-31 Projected**
Personal Service (Maintenance)	$ -	$ -	$ -	$ -
Services & Supplies (Maintenance)	$ 2,667,110	$ 3,679,922	$ 3,860,238	$ 4,049,390
O&M $/GSF (Maintenance)			$ 4.61	
Personal Service (Utilties & Janitorial)	$ -	$ -	$ -	$ -
Services & Supplies (Utilties & Janitorial)	$ 3,101,955	$ 4,343,634	$ 4,547,666	$ 4,770,502
O&M $/GSF (Utilities & Janitorial)			$ 5.43	

	General Fund	**Lottery Fund**	**Other Funds**	**Federal Funds**
O&M Estimated Fund Split %	6.33%	0.00%	93.67%	0.00%

Short and Long Term Deferred Maintenance Plan for Facilities Value Over $1M	**Current Value (2026)**	**Ten Year Projection**	**2027-29 Budgeted**	**2029-31 Projected**
Priorities 1-3 - Currently, Potentially and Not Yet Critical	$ 33,620,906	$ 47,718,249	$ 6,526,389	$ 6,800,497
priority 4 - Seismic & Natural Hazard	$ -	$ 29,813,911	$ 500,000	$ 7,000,000
Priority 5 - Modernization *	$ -	$ 63,000,000	$ -	$ 12,000,000
Total Priority Need	**$ 33,620,906**	**$ 140,532,160**	**$ 7,026,389**	**$ 25,800,497**
Facility Condition Index (Need/CRV)	15.59%	22.12%	3.03%	3.15%

* Modernization amount still TBD will be less after subtract our priorities 1 through 3 for respective facilities.

Assets Over $1M CRV	$ 215,691,663

Process/Software for routine maintenance (O&M)	Our process is fragmented, relying on manual processes and outdated systems (old, limited database and separate spreadsheet workbooks). ODF most eagerly awaits DAS's planned enterprise rollout of the full TRIRIGA enterprise asset managment (EAM)/integrated work management system (IWMS) software platform to all interested agencies.
Process/Software for deferred maintenance/renewal	The process is a combination of periodic contracted and in-house facility condition assessment (FCA) inspections. Software is the TRIRIGA FCA module rolled out by DAS in 2024/25. We would like access to the full TRIRIGA platform to leverage the FCA module for planning, tracking, and execution of all facilities related work.
Process for funding facilities maintenance	The process for funding and executing maintenance work is decentralized and inconsistent within our agency across the state. We are revising policy and would also like full access to TRIRIGA to improve the budgeting/execution process for maintenance and facilities lifecycle management.

2027-29 107BF16b

Capital Budgeting Program

Detail of Revenue 107BF07

Facilities:

Source	Fund	ORBITS Revenue Acct	2023-2025 Actuals	2025-27 Legislatively Adopted	2025-27 Estimated	2027-29 Agency Request	2027-29 Governor's	2027-29 Legislatively Adopted
Forest Protection Taxes	3400	0170	$316,537	$0		$0		
Charges for Services	3400	0410	$1,807	$0		$0		
Admin & Service Charges	3400	0415	$178,574	$0		$0		
Rents and Royalties	3400	0510	$2,769,290	$0		$4,919,779		
Interest Income	3400	0605	$1,009,406	$0		$1,819,644		
Sales Income	3400	0705	$12,008	$0		$0		
Other Revenues	3400	0975	$41,778	$0		$0		
Transfer In-Intrafund	3400	1010	$0	$6,411,934	$6,411,934	$0		

Capital Improvement:

Source	Fund	ORBITS Revenue Acct	2023-2025 Actuals	2025-27 Legislatively Adopted	2025-27 Estimated	2027-29 Agency Request	2027-29 Governor's	2027-29 Legislatively Adopted
Rents and Royalties	3010	0510	$495	$0	$0	$0		
General Fund Obligation Bonds	3010	0555	$0	$5,234,219	$5,234,219	$7,047,394		
Interest Income	3010	0605	$688	$0	$0	$85,243		
Other Revenues	3010	0975	$78,732	$0	$0	$5,597,618		
Other Revenues	3400	0975	$0	$0	$0	$271,767		
Transfer In-Intrafund	3010	1010	$0	$5,417,407	$5,417,407	$5,490,697		
Tsfr From Lands, Dept of State	3010	1141	$0	$0	$0	$0		
Tsfr to Lands, Dept of State	3010	1141	$0	0	0	$0		

Debt Service:

Source	Fund	ORBITS Revenue Acct	2023-2025 Actuals	2025-27 Legislatively Adopted	2025-27 Estimated	2027-29 Agency Request	2027-29 Governor's	2027-29 Legislatively Adopted
GF Obligation Bonds	3020	0555	$2,000,000	$0	$0	$0		
Refunding Bonds	3200	0575	$2,451,186	$0	$0	$0		
Refunding Bonds	3230	0575	$1,422,548	$0	$0	$0		
Interest Income	4430	0605	$52,546	$0	$0	$0		
Interest Income	3430	0605	$283,256	$0	$0	$0		
Other Revenues	3430	0975	$0	$64,229	$15,771	$0		
Transfer In-Intrafund	3400	1010	$0	$0	$0	$0		
Transfer In-Intrafund	3430	1010	$653,259	$5,196,031	$5,196,031	$5,996,040		
Tsfr From Administrative Svcs	4430	1107	$2,513,301	$1,986,913	$1,986,913	$1,985,560		
Tsfr From Administrative Svcs	3230	1107	$1,230,591	$0	$0	$0		
Tsfr From Administrative Svcs	3430	1107	$180	$0	$0	$0		
Transfer Out-Intrafund	3430	2010	-$9,560	$0	$0	$0		
Tsfr to Administrative Svcs	4430	2010	-$341,689	$0	$0	$0		

Capital Construction:

Source	Fund	ORBITS Revenue Acct	2023-2025 Actuals	2025-27 Legislatively Adopted	2025-27 Estimated	2027-29 Agency Request	2027-29 Governor's	`
General Fund Obligation Bonds	3020	0555	$2,955,666	$0	$0	$0		
Dedicated Fund Oblig Bonds	3020	0560	$3,484,000	$28,205,053	$28,205,053	$2,000,000		