

# Human Services

# Projects Summary

(\$ in thousands)

Project Title	Rank	Fund	Project Requests for State Funds			Gov's Rec	Gov's Planning Estimates	
			2022	2024	2026	2022	2024	2026
Sunrise & Tomlinson Building Renovation	1	GO	17,800	0	0	17,800	0	0
Early Childhood Facilities	2	GO	5,000	5,000	5,000	5,000	5,000	5,000
		GF	5,375	5,375	5,375	5,375	5,375	5,375
Anoka Miller Building Phase I	3	GO	13,450	0	0	13,450	0	0
St. Peter Water and Sewer Upgrades	4	GO	10,400	0	0	10,400	0	0
Emergency Generator Upgrade and Replacement	5	GO	4,700	0	0	0	0	0
DCT Energy Upgrades	6	GO	10,000	0	0	0	0	0
		GF	8,600	0	0	8,600	0	0
Emergency Shelter Facilities	7	GF	72,006	72,006	72,006	72,006	72,006	72,006
St. Peter Building Replacement	8	GO	5,400	0	0	0	0	0
St. Peter Window & HVAC Replacement	9	GO	3,950	0	0	0	0	0
Anoka Old Dietary Building Remodel & Envelope Upgrade	10	GO	3,500	0	0	0	0	0
Asset Preservation	11	GO	10,000	0	0	7,400	7,400	7,400
Johnson Hall Demolition	12	GF	475	0	0	475	0	0
Security Systems Upgrades	13	GF	5,484	0	0	5,484	0	0
<b>Total Project Requests</b>			<b>176,140</b>	<b>82,381</b>	<b>82,381</b>	<b>145,990</b>	<b>89,781</b>	<b>89,781</b>
<b>General Obligation Bonds (GO) Total</b>			<b>84,200</b>	<b>5,000</b>	<b>5,000</b>	<b>54,050</b>	<b>12,400</b>	<b>12,400</b>
<b>General Fund Cash (GF) Total</b>			<b>91,940</b>	<b>77,381</b>	<b>77,381</b>	<b>91,940</b>	<b>77,381</b>	<b>77,381</b>

<https://mn.gov/dhs/>

### AT A GLANCE

- Health care programs (Medical Assistance, MinnesotaCare) — 1,168,680 people on average enrolled per month in 2019
- Supplemental Nutrition Assistance Program (SNAP) — over 426,000 people received help each month in 2019
- Minnesota Family Investment Program and Diversionary Work Program — about 29,000 families with low incomes assisted per month in 2019
- Child support — more than 332,000 custodial and noncustodial parents and their 230,000 children receive services
- Child care assistance — more than 15,349 families assisted in a month in 2019
- Adults receiving publicly funded mental health services — 16,493 people per month in 2019<sup>1</sup>
- Children and youth receiving publicly funded mental health services — 7,479 per month in 2019<sup>2</sup>
- DHS Direct Care and Treatment provided services to more than 12,000 individuals in 2019
- In FY 2019 DHS all funds spending was \$17.8 billion<sup>i</sup>

### PURPOSE

The Minnesota Department of Human Services (DHS), working in partnership with many others, helps people meet their basic needs so they can live in dignity and achieve their highest potential.

- We focus on people, not programs.
- We provide ladders up and safety nets for the people we serve.
- We work in partnership with others; we cannot do it alone.
- We are accountable for results, first to the people we serve and, ultimately, to all Minnesotans.

Minnesota has a strong tradition of providing human services for people in need so they can live as independently as possible, and of working to ensure that Minnesotans with disabilities are able to live, work and enjoy life in the most integrated setting desired. DHS provides oversight and direction for most health and human services programs, making sure providers meet service expectations. Most services are delivered directly to people by counties, tribes, health care providers or other community partners. Some DHS employees provide direct care and treatment to people with mental illness, chemical dependency and developmental disabilities as well as to individuals civilly committed for sex offender treatment. Examples of our work include:

- Health care programs which purchase medical care and related home- and community-based services for children, seniors, people with disabilities and people with low incomes.
- Economic assistance programs which provide assistance to low-income Minnesotans to help them move toward greater independence.
- Services to children who have suffered abuse or neglect, to assure their safety and well-being, and early intervention services to children at-risk of abuse or neglect.
- Grant programs to support local delivery of human services for populations in need, including recent refugee immigrant populations, adults and children with mental illness or substance abuse problems, people who are deaf or hard of hearing, seniors and vulnerable adults.
- Direct care provided through a statewide array of institutional and community-based services. Services are targeted to people experiencing mental illness, chemical dependency, developmental disabilities

<sup>1</sup> 2019 URS report, MH-CLD

<sup>2</sup> Ibid.

and/or an acquired brain injury, some of whom are civilly committed by the court because they may pose a risk to themselves or others.

- Residential services and treatment to people who are committed by the court as a sexual psychopathic personality or a sexually dangerous person.

## STRATEGIES

We have launched the DHS Strategic Plan 2020-2022, with three key initiatives and nine goals. Work on 31 strategies under the goals will shape improved programs and services for the people DHS serves and will create a brighter future for Minnesota.

### **Key Initiative: Our Stand**

Better health, fuller life and lower cost for Minnesotans working to achieve their highest potential.

#### **Goals:**

1. Extend the reach and impact of our programs across all communities.
2. Reduce disparities and make access to services easy.
3. Increase partnership, engagement and public confidence in our services.

### **Key Initiative: Culture of Equity**

Commitment to a culture of equity that advances equitable outcomes for communities across Minnesota.

#### **Goals:**

1. Institutionalize equity practices across the agency.
2. Provide employees with the tools and skills to establish equity in the workplace.

### **Key Initiative: Operational Excellence**

National ranking as a well-run state agency.

#### **Goals:**

1. Rebuild trust with our partners, with the people we serve and with all Minnesotans.
2. Improve workplace culture and employee experience.
3. Improve the delivery of technology across the human services system.
4. Reduce DHS's carbon footprint.

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The Department of Human Services' overall legal authority comes from Minnesota Statutes chapters 245 (<https://www.revisor.mn.gov/statutes?id=245>) and 256 (<https://www.revisor.mn.gov/statutes/?id=256>).

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<sup>i</sup> Excludes Fiduciary and Technical Activities

**AT A GLANCE**

- The Minnesota Department of Human Services (DHS) Direct Care and Treatment (DCT) 2022-2024 Strategic Plan goals are:
  - **Quality:** Continuously improve the clinical quality, safety and outcomes of care as we identify and address risk and health disparities.
  - **Service:** Ensure comprehensive, individualized treatment and support with safety, respect and dignity as we work with community partners for continuity of care.
  - **People:** Recruit, retain and develop a diverse and culturally responsive workforce, improve workplace culture and support equitable leadership development and succession planning.
  - **Financial:** Maintain financial viability and stewardship to operate as in integrated health system.
  - **Technology:** Prepare, maintain and enhance technology platforms and applications to address continuum of care needs, improve service access, ensure staff, patient and public safety, create a fully functioning electronic medical record, and an integrated electronic health record.
- The Minnesota Department of Human Services (DHS) Children and Family Services Administration (CFS) Strategic Plan goals are to:
  - Reduce disparities and improve access to services through a review and revision of policies to eliminate inequities and barriers while building respect, trust and accountability.
- Increase partnerships through creating and advancing relationships with community partners and program participants.

**Factors Impacting Facilities or Capital Programs**

DCT is a complex behavioral health care system. It operates psychiatric hospitals and other inpatient mental health treatment facilities; inpatient substance abuse treatment facilities, dental clinics, residential group homes and vocational programming for people with disability; and the nation's largest secure treatment program for civilly committed sex offenders.

DCT provides healthcare services for individuals who display complex behavioral challenges, who do not seek treatment voluntarily and are civilly committed. The patients DCT serves have more complex needs and the demand for our services outpaces our capacity. Majority of the people served are a danger to themselves and others and present a serious risk to the public. Annually, DCT provides services to over 12,400 patients and clients at 200+ sites around the state in 2.6 million square feet of state-owned space and 600,000 square feet of leased space. All DCT occupied space is regulated by federal, state and local laws and license control standards.

DCT core services impacting facilities include:

- **Forensic Mental Health Program (FMHP)** - provides evaluation and treatment to individuals civilly committed to the commissioner as Mentally Ill and Dangerous (MI&D), and to persons with mental illness whom the criminal court has ordered for evaluation and treatment before the start of a criminal trial. Forensic Services are located on the St. Peter campus.
- **Minnesota Sex Offender Program (MSOP)** - provides treatment and programming to clients who are committed as a sexually dangerous person and/or as a sexual psychopathic personality. The minimum treatment program services are outlined in Minn. Rules, part 9515.3040 and include sexual offender-specific treatment, psychiatric, medical, dental, and social services, educational programming, and

vocational rehabilitation. MSOP treatment is provided in five levels, with Community Preparation Services (CPS) being the last level. MSOP services are located on the St. Peter campus and Moose Lake.

- **Mental Health and Substance Abuse Treatment Services (MHSATS)** – provides specialized inpatient, residential, and related treatment supports for people with mental illness and substance abuse. **Anoka-Metro Regional Treatment Center (AMRTC)** is a 110-bed psychiatric hospital that serves people who have mental illness in a campus-based setting. Specialized services include treatment for patients who have multiple and complex conditions, mental illness, and who face a criminal trial and high levels of behavioral issues.
- **Community Based Services (CBS)** – provides treatment and residential care to individuals with behavioral health issues and developmental disabilities. All CBS programs are 245D licensed and specialized in the treatment of vulnerable people with complex needs for whom no other providers are available. The majority of CBS program operate as an Enterprise. Enterprise services operate on the revenues generated from services provided to clients. Revenues are collected from third-party payment sources such as Medical Assistance, private insurance, and the clients themselves.

Children and Family Services staff work with others in government and the private sector to keep children safe, support adults in need and provide families with supports to care for their children.

- **Early Childhood Facilities** — each site serves approximately 360 children a year through programs like Head Start, Early Childhood Family Education, child care, school based Pre-K, and school readiness programs, in accordance with Minnesota Statute [256E.37](#). Pandemics and future shifts, reveal the need to increase square footage for such facilities.
- **Emergency Shelter Facilities** — unsheltered homelessness is an indicator informing this proposal, the presence of unsheltered homelessness indicates the shortage of emergency shelter for the homeless. Grant funds for emergency shelter facilities will allow local service providers to improve and expand overnight emergency shelter options throughout the state, in accordance with Minnesota Statute [256E.36](#).

## **Self-Assessment of Agency Facilities and Assets**

### **St. Peter Campus**

The St. Peter Campus currently houses **FMHP** and **MSOP**. The campus is approximately 475 acres with a physical separation of change in elevation creating an Upper and Lower Campus.

The 2016-2021 Six-Year Capital Plan laid out a long-range strategic plan with the goal of physically separating the FMHP and MSOP services on the campus. Both programs currently have individuals on the Lower Campus who are appropriately able to move around campus with limited control. FMHP patients are considered vulnerable adults and MSOP clients are not. Consolidating FMHP on the Upper Campus addresses concerns arising with the intermingling of individuals in these programs.

During the 2014 bonding session, DCT was appropriated funds to start this separation. Phase 1 of a two phase project on the Upper Campus for FMHP, was building a large addition to the Minnesota Security Hospital (MSH) and to build a FMHP Transition building. DCT was also appropriated funds for Phase 1 of a three phase project on the Lower Campus for MSOP, to design and partially remodel Green Acres and Sunrise.

During the 2017 special session, bonding was appropriated for Phase 2 of the MSH project. This will finish the consolidation of FMHP on the Upper Campus.

During the 2020 special session, bonding was appropriated for the design of Phase 2 on the Lower Campus for MSOP.

To complete the consolidation of MSOP services on the Lower Campus, two additional phases are required. Phase 2 will consist of completing the renovation of Green Acres North and Sunrise West for additional CPS beds, renovating Sunrise North for clinical needs, and renovating Tomlinson for MSOP program activities. The smaller living units in the Green Acres and Sunrise buildings promote a much more therapeutic environment for clients progressing to the community reintegration phase of treatment. ***This project is the agency's #1 priority.***

Majority of the water, storm and sanitary sewer systems on the St. Peter Campus, especially on the lower campus, were constructed in the early 1950's and have far exceeded their useful life. It is imperative to replace this critical infrastructure to ensure the campus can continue to operate and serve the needs of patients, clients and employees. This investment will directly affect the health and safety of over 1,100 people, consisting of patients, clients and staff on-site 24/7/365. ***This project is the agency's #4 priority.***

DCT has conducted emergency generator studies across all our occupied campuses. The St. Peter and AMRTC Campuses both have emergency generators that are significantly undersized for the current load requirements and have reached their useful life. Both emergency generators and ancillary equipment and infrastructure need to be upgraded and replaced. ***This project is the agency's #5 priority.***

The St. Peter Campus, along with DCT's two other large sites at Moose Lake and Anoka, uses over \$2 million annually in electricity. By addressing building and equipment upgrades and installing renewable energy systems at each site, future operating costs and deferred maintenance will be reduced. ***This project is the agency's #6 priority.***

The Grounds Office, shop and storage facilities on the St. Peter Campus all had a recent Facility Condition Assessment (FCA) which rated them in crisis. Replacement of these buildings into one new facility would not increase the square footage on campus. ***This project is the agency's #8 priority.***

The Pederson and Old Center Buildings are two of the oldest buildings on the St. Peter Campus. Both buildings have original windows and outdated HVAC. Replacement of the windows and HVAC will provide energy savings. ***This project is the agency's #9 priority.***

Unlike state owned facilities, the Children and Families Services requests funds for local projects that are awarded via a competitive request for proposal (RFP) process.

#### **Early Childhood Facilities**

DHS has funded seventy-five Early Childhood Facilities grant projects since 1992, with a biannual RFP; consistent funding is needed to better the learning environments of young children across the state. Added classrooms, family rooms, lighting, restrooms, teacher prep areas, and fine motor skills spaces are components of a successful project. ***This project is the agency's #2 priority.***

#### **Emergency Shelter Facilities**

The under-investment in shelter (especially in Greater Minnesota) means that in many areas of the state there is insufficient shelter space. In regions of the state with existing emergency shelter facilities, projects seeking to expand shelter capacity will be given preference if they are designed to allow future conversion to affordable housing. ***This project is the agency's #7 priority.***

#### **Anoka Metro Regional Treatment Center (AMRTC)**

AMRTC is licensed as an inpatient psychiatric hospital that serves adults with mental illness, many of whom have complex medical histories. Clients served at AMRTC often have more acute mental health issues than was the case in the past, and more patients are being admitted from jails. Placements at the AMRTC have been significantly impacted by the 48-hour rule, which requires that anyone in a jail who meets the criteria for civil

commitment must be transferred to a psychiatric facility within 48 hours. Many of the persons placed under the 48-hour rule have challenging levels of acuity and behavior.

The Miller Building on the AMRTC Campus is currently underutilized. The space is inefficient and has not been updated since it was built in 1951. In order to accommodate the changing client populations, the Miller Building needs to be remodeled. Since the Miller Building is over 85,000 square feet, the renovation will need to happen in phases. The first phase will renovate the north wing of the building. ***This project is the agency's #3 priority.***

The Old Dietary/Warehouse Building on the AMRTC Campus is also underutilized and has a high deferred maintenance. An envelope upgrade and interior renovation for a DCT Centralized Warehouse are planned with this project. ***This project is the agency's #10 priority.***

### **Asset Preservation**

Over the past year, DCT updated the Facility Condition Assessments (FCA) of all owned facilities within its system. This assessment includes each of the individual components that comprise existing buildings, as well as each building as a complete structure. Data collected includes a breakdown of costs, replacement value, condition, and deferred maintenance. The data compiled in this assessment allows DCT to accurately and efficiently prioritize asset preservation requests. Additionally, this completed assessment will ensure that preservation projects included in each six-year capital plan are consistent with the documented current and anticipated future needs of the evolving state-operated Direct Care and Treatment system.

Insufficient funding for asset preservation in the past has caused some areas of particular concern: safety hazards, code compliance issues and mechanical and structural deficiencies; major mechanical and electrical utility system repairs, replacements, improvements; abatement of asbestos-containing materials; roof work and tuck-pointing; other building envelope projects; and road/parking lot renovations. The Department needs consistent and adequate funding to allow it to systematically address the repair, replacement, and renewal needs of the state-owned facilities it operates. ***This project is the agency's #11 priority.***

### **Agency Process for Determining Capital Requests**

DCT uses long-range strategic operational programs for each of the services provided to manage change to the systems. These strategic operational programs are reviewed on an annual basis and updated as needed. The annual DCT strategic reviews are used to initiate long-range capital planning. The capital planning process includes: a facilities analysis and planning program; identification of viable alternatives for meeting future physical plant needs; identification of surveys or studies (predesign) that may be required to assess viable alternatives; and implementation and review of existing/new campus master planning projects.

After this work is completed, long-range (six-year) physical plant project budgets are reviewed/revised/updated. These six-year plans outline all capital projects proposed for each facility and also identify all known physical plant deficiencies, scheduled maintenance, and proposed/required improvements. Staff evaluate each project and place in a recommended budget category. This information is used to:

- establish potential costs of improving specific buildings or groups of buildings;
- assess alternatives for meeting an individual facility's operational program; and
- develop recommendations for senior staff to include in the agency's six-year capital budget plan.

The six-year plan outlines an incremental approach to improving and upgrading the physical plant resources required to support programs at the state-owned facilities. The DHS executive team reviews, selects, and prioritizes projects. Budget and business staff prepare final proposals in line with the department's strategic plan.

With respect to the Children and Families Services programs:

**Early Childhood Facilities:** school districts and private providers across the state are surveyed regularly for space needs. One survey year revealed \$264 million in renovation and construction project cost needs.

**Emergency Shelter Facilities:** Unsheltered homelessness is an indicator informing this proposal. This need has been identified through the At Risk Workgroup, convened in 2020 and the Interagency Council on Homelessness.

**Major Capital Projects Authorized in 2020 and 2021**

Laws of Minnesota 2020, Fifth Special Session, Chapter 214, Article 1, Section 18

Name of Capital Project	\$ in thousands
St. Peter Regional Treatment Center Campus – Phase 2 design	\$1,794
Child and Adolescent Behavioral Health Services Facility	\$1,750
Asset Preservation	\$8,000
Regional Behavioral Health Crisis Facility Grants	\$10,000
St. Louis Park; Perspectives Family Center	\$4,500
St. Louis County; Regional Behavioral Health Crisis Facility	\$1,365
Red Lake-Family and Child Services Building	\$5,575



**Sunrise & Tomlinson Building Renovation****AT A GLANCE**

<b>2022 Request Amount:</b>	\$17,800
<b>Priority Ranking:</b>	1
<b>Project Summary:</b>	\$17.8 million is requested for the second phase of a multi-phase project to design, remodel and construct, furnish and equip existing buildings on the lower campus of the St. Peter Regional Treatment Center to make them usable for program operations of the Minnesota Sex Offender Program (MSOP). This request increases the capacity of MSOP's Community Preparation Services to serve clients who have been court ordered to continue treatment in a less restrictive environment.

**Project Description**

Funds to complete design, renovation and construction, and to purchase furniture, fixtures and equipment for the West, South and North Wings of Sunrise, and the renovation/construction proposed for the Tomlinson Building are being requested with this revised second phase capital request for MSOP's St. Peter lower campus project.

Renovation work will include the replacement and/or upgrading of the building HVAC systems, plumbing and electrical, security, life safety systems (fire sprinklers and new detection/alarm equipment) and infrastructure. In addition, the building envelopes will be upgraded, including window and door replacement. Considerable interior reconfiguration and renovations are also part of the project for the two buildings being renovated in the Phase 2 request.

The MSOP Phase 2 project will remodel a total of 63,335 existing square feet. The Phase 2 project does not add any new square footage to the MSOP facilities on the St. Peter campus:

- Sunrise building existing square footage = 40,060. Of the total, the Phase 2 project will remodel 32,325 square feet.
- Tomlinson building existing square footage = 23,295. The Phase 2 project will remodel all 23,295 square feet.

**Project Rationale**

Minnesota Sex Offender Program (MSOP) clients continue to progress through sex offender specific treatment and move to the St. Peter campus for the later stages of treatment. All reintegration programming takes place at MSOP's St. Peter campus. Clients may petition the court to transfer to Community Preparation Services (CPS). For CPS clients, MSOP operates a residential facility on the grounds of the St. Peter campus located outside of the secure perimeter.

Courts are granting transfer orders for clients to move to CPS at an increased rate. Because of the current trajectory of clients moving to later phases of treatment and court-ordered transfers to CPS, MSOP needs to increase CPS beds and programming space on the St. Peter campus. There continues to be a waitlist of over 50 clients with court orders to transfer and 4 active litigation cases, however, CPS is at full capacity.

For that reason the Department has reconfigured the elements of the MSOP Phase 2 project on the St. Peter campus to:

- renovate the West wing of the Sunrise building for additional beds that are outside of the secure perimeter;
- renovate and update the North wing of Sunrise for clinical/medical and other support functions; and
- renovate the Tomlinson building for program activities for MSOP clients activities and staff facilities.

### **Project Timeline**

Proposed project timeline:

- Bid - September 2022
- Award - December 2022
- Construction - January 2023 to December 2023
- Occupancy - January 2024

### **Other Considerations**

#### **Impact on Agency Operating Budgets**

The renovated and new units associated with this request will increase the overall cost of the future operating budget for the Minnesota Sex Offender Program (MSOP). Costs are directly associated with the addition of living units that will require new staff and support costs. Estimated annual operating costs are approximately \$2.5 million starting in FY 2024. These are ongoing costs.

#### **Description of Previous Appropriations**

**2014:** \$ 7.405 million to design, construct, renovate, furnish and equip the first phase of a three phase project to develop additional residential, program, activity and ancillary facilities for MSOP on the lower campus of the St. Peter Regional Treatment Center. This appropriation also includes funding to design the second phase of the project.

**2020:** \$1.794 million to design the second phase of a multiphase project to develop additional residential, program, activity, and ancillary facilities for the Minnesota sex offender program on the lower campus of the St. Peter Regional Treatment Center. Any money remaining from this appropriation after design is substantially completed, and after written notice to the commissioner of management and budget, may be used for asset preservation.

**Project Contact Person**

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**Governor's Recommendation**

The Governor recommends \$17.8 million in general obligations bonds for this request.

# Human Services

# Project Detail

(\$ in thousands)

## Sunrise & Tomlinson Building Renovation

### PROJECT FUNDING SOURCES

Funding Source	Prior Years	FY 2022	FY 2024	FY 2026
<b>State Funds Requested</b>				
General Obligation Bonds	\$ 0	\$ 17,800	\$ 0	\$ 0
<b>Funds Already Committed</b>				
<b>Pending Contributions</b>				
<b>TOTAL</b>	<b>\$ 0</b>	<b>\$ 17,800</b>	<b>\$ 0</b>	<b>\$ 0</b>

### TOTAL PROJECT COSTS

Cost Category	Prior Years	FY 2022	FY 2024	FY 2026
Property Acquisition	\$ 0	\$ 0	\$ 0	\$ 0
Predesign Fees	\$ 0	\$ 0	\$ 0	\$ 0
Design Fees	\$ 0	\$ 1,302	\$ 0	\$ 0
Project Management	\$ 0	\$ 105	\$ 0	\$ 0
Construction	\$ 0	\$ 13,200	\$ 0	\$ 0
Relocation Expenses	\$ 0	\$ 0	\$ 0	\$ 0
One Percent for Art	\$ 0	\$ 0	\$ 0	\$ 0
Occupancy Costs	\$ 0	\$ 1,339	\$ 0	\$ 0
Inflationary Adjustment	\$ 0	\$ 1,854	\$ 0	\$ 0
<b>TOTAL</b>	<b>\$ 0</b>	<b>\$ 17,800</b>	<b>\$ 0</b>	<b>\$ 0</b>

### IMPACT ON STATE OPERATING COSTS

Cost Category	FY 2022	FY 2024	FY 2026
IT Costs	\$ 0	\$ 0	\$ 0
Operating Budget Impact (\$)	\$ 0	\$ 5,000	\$ 5,000
Operating Budget Impact (FTE)	0.0	0.0	0.0

### SOURCE OF FUNDS FOR DEBT SERVICE PAYMENTS

	Amount	Percent of Total
General Fund	\$ 17,800	100 %
User Financing	\$ 0	0 %

**STATUTORY REQUIREMENTS**

The following requirements will apply to projects after adoption of the bonding bill.

<b>Is this project exempt from legislative review under M.S. 16B.335 subd. 1a?</b>	No
<b>Predesign Review (M.S. 16B.335 subd. 3):</b>	
Does this request include funding for predesign?	No
Has the predesign been submitted to the Department of Administration?	Yes
Has the predesign been approved by the Department of Administration?	Yes
<b>Will the project design meet the Sustainable Building Guidelines under M.S. 16B.325?</b>	Yes
<b>Will the project designs meet applicable requirements and guidelines for energy conservation and alternative energy sources (M.S. 16B.335 subd. 4 and 16B.32)?</b>	Yes
<b>Have Information Technology Review Preconditions been met (M.S. 16B.335 subd. 5 &amp; 6)?</b>	Yes
<b>Will the project comply with the targeted group purchasing requirement (M.S. 16C.16 subd. 13)?</b>	Yes
<b>Will the project meet public ownership requirements (M.S. 16A.695)?</b>	Yes
<b>Will a use agreement be required (M.S. 16A.695 subd. 2)?</b>	N/A
<b>Will program funding be reviewed and ensured (M.S. 16A.695 subd. 5)?</b>	Yes
<b>Will the matching funds requirements be met (M.S. 16A.86 subd. 4)?</b>	No
<b>Will the project be fully encumbered prior to the Cancellation Deadline (M.S. 16A.642): December 31, 2026?</b>	Yes
<b>M.S. 16A.502 and M.S. 16B.31 (2): Full Funding Required</b>	Yes
<b>M.S. 473.4485: Guideway Project</b>	
Is this a Guideway Project?	No
Is the required information included in this request?	N/A

## Early Childhood Facilities

**AT A GLANCE****2022 Request Amount:** \$10,375**Priority Ranking:** 2**Project Summary:** \$5 million in General Obligation bonds and \$5 million in General Fund dollars are requested for statewide, Early Childhood Facilities grants. Grants help local entities construct new, early childhood facilities or renovate aging, substandard facilities. Matching funds are required at 50 percent. \$375,000 in General Fund dollars is also requested for program administration, available through the bonding bill's cancellation date.**Project Description**

Projects create classroom space with restroom access, cubby storage, parent rooms, prep spaces, secure entry, and indoor / outdoor large motor skills areas.

Grants to political subdivisions, nonprofit organizations and tribal governments to construct or renovate facilities for early childhood programs. Grants awarded through a competitive RFP which includes a 50 percent match of non-state funds. Match is applied program-wide and not necessarily to individual grants.

Projects include program collaboration among early childhood providers like Head Start, childcare and school-based early childhood programs. Each must comply with licensing rules to assure for safe and accessible spaces.

A grant for an individual facility must not exceed \$500,000 for each program that is housed in the facility, up to a maximum of \$2,000,000 for a facility that houses multiple programs.

Matching funds are required at 50 percent.

**Project Rationale**

DHS had canvassed superintendents and principals throughout the state for early childhood facility project needs and received over 77 inquiries totaling \$275 million. This survey was done in 2016, however there are definitely ongoing needs. Again, in 2020 a survey of statewide Head Start programs identified nearly \$34 million in project needs.

COVID-19 revealed the need to increase square footage for facilities.

There is also a movement at the federal level toward offering free preschool for 3 and 4 year olds;

this would increase space needs.

Space is already at a premium due to the onset of all-day Kindergarten, which displaced former early childhood spaces. Families with low incomes that now have access to high quality programs also created more demand.

These newly constructed or renovated facilities promote developmental outcomes for children who are at the highest risk of being unprepared for kindergarten.

### **Project Timeline**

An RFP is initiated upon the appropriation of funding for the program; projects are awarded using the full amount of the appropriation and is distributed throughout the state—with 80 percent dedicated to non-Metro regions of the state; projects are completed within the four to five year state bonding window.

### **Other Considerations**

Funding has been sporadic or absent over the years and consistent funding would help to stabilize the program and better serve the needs of young children across the state.

### **Impact on Agency Operating Budgets**

Local projects are required to have sufficient, ongoing operating funds to be eligible. DHS will not operate the facilities. DHS is requesting 1 temporary FTE to manage the grants awarded through this request. Approximate GF costs would be \$113,000 in FY 2023 and \$131,000 per year in FY 2024-25.

### **Description of Previous Appropriations**

The last appropriation was granted in 2014: \$6 million in general obligation bond proceeds went to 8 Early Childhood projects throughout the state; \$3 million was available for an RFP, and the other \$3 million went to an earmarked project. DHS received over \$7 million in requests; considering the earmarked project, this left the RFP \$4 million over subscribed.

To date (since 1992) the Early Childhood Facilities program has funded 76 projects with \$23 million of state grants; however, funding has been sporadic or absent over the years. Nearly 80 percent of the projects were in greater Minnesota.

### **Project Contact Person**

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### **Governor's Recommendation**

The Governor recommends \$5 million in general obligation bonds and \$5.375 million in general fund

cash for this request. Also included are budget estimates of \$5.375 million in general fund cash and \$5 million in general obligation bonds for each planning period for 2024 and 2026.



## Human Services

## Project Detail

(\$ in thousands)

### Early Childhood Facilities

#### PROJECT FUNDING SOURCES

Funding Source	Prior Years	FY 2022	FY 2024	FY 2026
<b>State Funds Requested</b>				
General Obligation Bonds	\$ 0	\$ 5,000	\$ 5,000	\$ 5,000
General Fund Cash	\$ 0	\$ 5,375	\$ 5,375	\$ 5,375
<b>Funds Already Committed</b>				
<b>Pending Contributions</b>				
<b>TOTAL</b>	<b>\$ 0</b>	<b>\$ 10,375</b>	<b>\$ 10,375</b>	<b>\$ 10,375</b>

#### TOTAL PROJECT COSTS

Cost Category	Prior Years	FY 2022	FY 2024	FY 2026
Property Acquisition	\$ 0	\$ 0	\$ 0	\$ 0
Predesign Fees	\$ 0	\$ 0	\$ 0	\$ 0
Design Fees	\$ 0	\$ 0	\$ 0	\$ 0
Project Management	\$ 0	\$ 375	\$ 375	\$ 375
Construction	\$ 0	\$ 10,000	\$ 10,000	\$ 10,000
Relocation Expenses	\$ 0	\$ 0	\$ 0	\$ 0
One Percent for Art	\$ 0	\$ 0	\$ 0	\$ 0
Occupancy Costs	\$ 0	\$ 0	\$ 0	\$ 0
Inflationary Adjustment	\$ 0	\$ 0	\$ 0	\$ 0
<b>TOTAL</b>	<b>\$ 0</b>	<b>\$ 10,375</b>	<b>\$ 10,375</b>	<b>\$ 10,375</b>

#### IMPACT ON STATE OPERATING COSTS

Cost Category	FY 2022	FY 2024	FY 2026
IT Costs	\$ 0	\$ 0	\$ 0
Operating Budget Impact (\$)	\$ 113	\$ 262	\$ 0
Operating Budget Impact (FTE)	1.0	1.0	0.0

#### SOURCE OF FUNDS FOR DEBT SERVICE PAYMENTS

	Amount	Percent of Total
General Fund	\$ 5,000	100 %
User Financing	\$ 0	0 %

**STATUTORY REQUIREMENTS**

The following requirements will apply to projects after adoption of the bonding bill.

<b>Is this project exempt from legislative review under M.S. 16B.335 subd. 1a?</b>	N/A
<b>Predesign Review (M.S. 16B.335 subd. 3):</b>	
Does this request include funding for predesign?	N/A
Has the predesign been submitted to the Department of Administration?	N/A
Has the predesign been approved by the Department of Administration?	N/A
<b>Will the project design meet the Sustainable Building Guidelines under M.S. 16B.325?</b>	Yes
<b>Will the project designs meet applicable requirements and guidelines for energy conservation and alternative energy sources (M.S. 16B.335 subd. 4 and 16B.32)?</b>	Yes
<b>Have Information Technology Review Preconditions been met (M.S. 16B.335 subd. 5 &amp; 6)?</b>	N/A
<b>Will the project comply with the targeted group purchasing requirement (M.S. 16C.16 subd. 13)?</b>	Yes
<b>Will the project meet public ownership requirements (M.S. 16A.695)?</b>	N/A
<b>Will a use agreement be required (M.S. 16A.695 subd. 2)?</b>	N/A
<b>Will program funding be reviewed and ensured (M.S. 16A.695 subd. 5)?</b>	Yes
<b>Will the matching funds requirements be met (M.S. 16A.86 subd. 4)?</b>	N/A
<b>Will the project be fully encumbered prior to the Cancellation Deadline (M.S. 16A.642): December 31, 2026?</b>	Yes
<b>M.S. 16A.502 and M.S. 16B.31 (2): Full Funding Required</b>	Yes
<b>M.S. 473.4485: Guideway Project</b>	
Is this a Guideway Project?	No
Is the required information included in this request?	N/A

## Anoka Miller Building Phase I

**AT A GLANCE**

<b>2022 Request Amount:</b>	\$13,450
<b>Priority Ranking:</b>	3
<b>Project Summary:</b>	\$ 13.45 million is requested to predesign, design, renovate, furnish and equip the north and south wings of the Miller Building at the Anoka Metro Regional Treatment Center (AMRTC) for residential treatment facilities for the Mental Health and Substance Abuse Treatment (MHSATS) division.

**Project Description**

This funding will let us begin Phase 1 of a two phase project. Project phases will include:

- Phase I: predesign, design and remodel the north and south wings of the Miller Building; and
- Phase II: predesign, design and renovate the administrative and recreational spaces (central corridor) of the Miller Building.

This request is for Phase I, to design and remodel the north and south wings of the Miller Building.

Currently, the north wing is empty and the entire interior has been cleared for asbestos and demolished. This project will remodel the space for the chemical dependency residential treatment unit currently located in the south wing. When remodeling is complete, the chemical dependency residential treatment unit will move to the north wing. After the south wing is vacant, additional work to replace the HVAC system that was funded in 2018 will be completed.

This project will consist of replacement and/or renovation of HVAC components to connect to the new system, plumbing, electrical, security, and life safety systems; address fire and life safety, and other building code deficiencies; replace the roof, windows and doors; reconfigure and remodel space; design and abate asbestos and other hazardous materials; remove and/or demolish nonfunctioning building components necessary to support the programmed use.

**Project Rationale**

The Anoka Metro Regional Treatment Center (AMRTC) is a state-operated inpatient psychiatric hospital that serves Minnesota. The campus has three main structures – the hospital with six residential treatment units, the Miller Building and the Old Dietary/Warehouse.

The Miller Building was built in 1951 to provide additional bed capacity and updated facilities for mentally ill patients. It is connected to the main AMRTC building via an above ground secure indoor walkway. It also provided additional support space for the facility, including a large swimming pool, gymnasium and office space for the campus clinical and recreational programs. It currently houses a

chemical dependency residential treatment program, the state-wide behavioral health program admissions team, and other support functions necessary for operating the campus programs.

Many of AMRTC's facilities need maintenance or system upgrades to prevent building deterioration and to maximize their use for the future, most of which can be addressed with operating funds and/or the use of asset preservation. However, the scope and total cost of the work proposed for the Miller building exceeds the Department of Human Services' (DHS) ability to use either operating funds or asset preservation appropriation funding. Therefore, this project requires capital funding dedicated specifically to addressing the improvements outlined herein.

The Miller building is in very good structural condition; however, there is deferred maintenance estimated at \$6.9 million. During the 2018 legislative session, the Department of Human Services (DHS) was appropriated \$6.75 million for roof and HVAC replacement at AMRTC. Approximately half of this funding was slated for the HVAC replacement in the Miller building. This project was started in late summer 2018. The project was put on hold when asbestos abatement was required in the south half that was occupied. Approximately **\$2 million** of the \$3.3 million is remaining of the original proposal. An amendment in the **2021 legislation session** for the remaining funds will be utilized for renovation.

### **Project Timeline**

Proposed project timeline:

- Predesign & design - September 2022 to April 2023
- Bid - May 2023
- Award - June 2023
- Construction - July 2023 to July 2024
- Occupancy - August 2024

### **Other Considerations**

Future bonding requests will include funding for Phases II. Upon completion of both phases, renovation of the Miller building will be complete – and ready for full utilization as treatment, recreation and support space. Phase II will be larger in scope to this project and is estimated to be \$29.5 million.

### **Impact on Agency Operating Budgets**

Design and renovation in Phase I will increase the overall cost of the future operating budget for the Mental Health and Substance Abuse Treatment (MHSATS) program. Costs are directly associated with the addition of residential units that will require new staff and support costs. Estimated annual operating costs are \$7 million starting in FY 2024. These are ongoing costs.

### **Description of Previous Appropriations**

2018 Legislature appropriated \$6.75 million for roof and HVAC replacement at AMRTC.

Approximately 50% of this appropriation is planned for the HVAC replacement for the Miller Building.

2017 Legislature appropriated \$2.25 million for safety and security upgrades at AMRTC.  
Approximately 25% of this appropriation is planned for safety and security for the Miller Building.

**Project Contact Person**

Nancy Freeman  
DCT Facility Director  
651-431-6410  
Nancy.A.Freeman@state.mn.us

**Governor's Recommendation**

The Governor recommends \$13.45 million in general obligation bonds for this request.

# Human Services

# Project Detail

(\$ in thousands)

## Anoka Miller Building Phase I

### PROJECT FUNDING SOURCES

Funding Source	Prior Years	FY 2022	FY 2024	FY 2026
<b>State Funds Requested</b>				
General Obligation Bonds	\$ 0	\$ 13,450	\$ 0	\$ 0
<b>Funds Already Committed</b>				
<b>Pending Contributions</b>				
<b>TOTAL</b>	<b>\$ 0</b>	<b>\$ 13,450</b>	<b>\$ 0</b>	<b>\$ 0</b>

### TOTAL PROJECT COSTS

Cost Category	Prior Years	FY 2022	FY 2024	FY 2026
Property Acquisition	\$ 0	\$ 0	\$ 0	\$ 0
Predesign Fees	\$ 0	\$ 0	\$ 0	\$ 0
Design Fees	\$ 0	\$ 950	\$ 0	\$ 0
Project Management	\$ 0	\$ 105	\$ 0	\$ 0
Construction	\$ 0	\$ 9,375	\$ 0	\$ 0
Relocation Expenses	\$ 0	\$ 0	\$ 0	\$ 0
One Percent for Art	\$ 0	\$ 0	\$ 0	\$ 0
Occupancy Costs	\$ 0	\$ 1,203	\$ 0	\$ 0
Inflationary Adjustment	\$ 0	\$ 1,817	\$ 0	\$ 0
<b>TOTAL</b>	<b>\$ 0</b>	<b>\$ 13,450</b>	<b>\$ 0</b>	<b>\$ 0</b>

### IMPACT ON STATE OPERATING COSTS

Cost Category	FY 2022	FY 2024	FY 2026
IT Costs	\$ 0	\$ 0	\$ 0
Operating Budget Impact (\$)	\$ 0	\$ 14,000	\$ 14,000
Operating Budget Impact (FTE)	0.0	0.0	0.0

### SOURCE OF FUNDS FOR DEBT SERVICE PAYMENTS

	Amount	Percent of Total
General Fund	\$ 13,450	100 %
User Financing	\$ 0	0 %

**STATUTORY REQUIREMENTS**

The following requirements will apply to projects after adoption of the bonding bill.

<b>Is this project exempt from legislative review under M.S. 16B.335 subd. 1a?</b>	No
<b>Pre-design Review (M.S. 16B.335 subd. 3):</b>	
Does this request include funding for pre-design?	Yes
Has the pre-design been submitted to the Department of Administration?	No
Has the pre-design been approved by the Department of Administration?	No
<b>Will the project design meet the Sustainable Building Guidelines under M.S. 16B.325?</b>	Yes
<b>Will the project designs meet applicable requirements and guidelines for energy conservation and alternative energy sources (M.S. 16B.335 subd. 4 and 16B.32)?</b>	Yes
<b>Have Information Technology Review Preconditions been met (M.S. 16B.335 subd. 5 &amp; 6)?</b>	No
<b>Will the project comply with the targeted group purchasing requirement (M.S. 16C.16 subd. 13)?</b>	Yes
<b>Will the project meet public ownership requirements (M.S. 16A.695)?</b>	Yes
<b>Will a use agreement be required (M.S. 16A.695 subd. 2)?</b>	N/A
<b>Will program funding be reviewed and ensured (M.S. 16A.695 subd. 5)?</b>	Yes
<b>Will the matching funds requirements be met (M.S. 16A.86 subd. 4)?</b>	No
<b>Will the project be fully encumbered prior to the Cancellation Deadline (M.S. 16A.642): December 31, 2026?</b>	Yes
<b>M.S. 16A.502 and M.S. 16B.31 (2): Full Funding Required</b>	Yes
<b>M.S. 473.4485: Guideway Project</b>	
Is this a Guideway Project?	No
Is the required information included in this request?	N/A

(\$ in thousands)

**St. Peter Water and Sewer Upgrades****AT A GLANCE**

<b>2022 Request Amount:</b>	\$10,400
<b>Priority Ranking:</b>	4
<b>Project Summary:</b>	\$10.4 million to upgrade and replace the water, sanitary and storm sewer infrastructure at the St. Peter campus. This will ensure that the state-owned DHS facilities used for Direct Care and Treatment services are functional, safe, and in good repair.

**Project Description**

History of Utilities included in this project:

**Water System:** The original system consisted of wells for water supply needs along with associate piping to the various buildings constructed at the time. As the campus expanded, a more reliable watermain system was constructed. Currently, potable water is supplied by the City of St. Peter. The present water system in the lower campus was constructed in the early 1950's and consists of 6-inch to 12-inch diameter cast iron pipe. The hydrants that service the lower campus date back to as early as 1948. The valving and service lines to buildings vary in age, although majority of the valves date back to the 1950's.

The investigation and rating of the water system analysis was based on age, type of pipe material, watermain breaks, sizing of pipe, looping of dead-end mains and testimony from system operators.

**Sanitary Sewer System:** The existing system in the lower campus has been modified and extended numerous times since it was originally installed. Much of the original sewer system was constructed to discharge into tunnels, which in turn discharged to the Minnesota River. In 1960, an 18-inch diameter sewer was constructed to divert the sanitary sewer flow to the City of St. Peter's sanitary sewer collection system. The present sanitary sewer collection system consists of 6-inch to 27-inch diameter pipes made from clay, concrete, PVC and composite lining. The system has a series of manholes at pipe junctions that provide access to the pipe network.

The investigation and rating of the sanitary sewer system was completed by televising the pipes, which is completed by pulling a camera through the sewers and noting conditions encountered. The scoring of each segment results in a rating which correlates to the life expectancy of the sewer. All manholes were also inspected and evaluated during the investigation.

**Storm Sewer System:** The storm sewer systems were built and expanded as buildings, streets, and parking lots developed. The network of piping ranges from 6-inches to 27-inches in diameter and is



primarily concrete pipe. Manhole and catch basin structures were placed in strategic locations to collect runoff. These structures are constructed with concrete block or precast concrete. The discharge of storm drainage is generally to the wetlands located southeasterly from the campus. The wetlands ultimately discharge into the Minnesota River.

The investigation and rating of the storm sewer system was completed by televising the pipes, similar to the sanitary sewer system above. The scoring of each segment results in a rating which correlates to the life expectancy of the sewer. All manholes were also inspected and evaluated during the investigation.

### **Project Rationale**

In 2018, DCT contracted with Bolten & Menk Engineers to conduct a water and sewer system analysis. The resulting report provided an evaluation of the existing systems and associated recommendations for replacement of the water main, sanitary sewer, and storm sewer infrastructure located throughout the entire campus. Majority of the systems, especially on the lower campus, were constructed in the early 1950's and have far exceeded their useful life. It is imperative to replace this critical infrastructure to ensure the campus can continue to operate and serve the needs of patients, clients and employees.

This investment will directly affect the health and safety of over 1,100 people, consisting of patients, clients and staff on-site 24/7/365.

Based on all the data collected, the lower campus has a number of infrastructure deficiencies and should be improved. Without improvement, the probability of infrastructure failing in the near future is very high and increases with each passing year. A project of this scope and magnitude presents challenges for security, traffic control, parking, temporary water supply, sewer bypass pumping, work phasing, temporary shutdowns, coordination and more.

Various options for constructing the necessary infrastructure improvements were discussed with local construction industry experts. A recommendation of developing a comprehensive project to address all deficiencies noted in the report. This request would be administered as one contract and be constructed over a 2-year period to achieve efficiencies in scheduling, coordination, phasing, and project management.

### **Project Timeline**

Proposed project timeline:

- Design - September 2022 to September 2023
- Bid - November 2023
- Award - January 2024
- Construction - April 2024 to April 2026

### **Other Considerations**

Water and sewer infrastructure do not represent all of the underground assets on campus. Other

underground components vital to the operation include steam lines for heat supply, communication/data supply lines, and electric supply lines. These buried utilities must be considered as part of any construction project and will at the very least need to be included in the process of scheduling, potential shutdowns and/or temporary facilities to maintain operation of the campus. The age and condition of these other assets should be considered for potential replacement as well, either prior to or concurrent with these improvements. This request does not include funding for these other assets. If and when replacement is warranted, funding will come from appropriated asset preservation.

### **Impact on Agency Operating Budgets**

DHS plans to utilize as much of the project funds that are allowable to coordinate the logistics during construction. At this time, we do not have adequate operating funds for this, but plan to request the additional funds in the 2024/25 biennial budget if needed. Estimated annual operating costs are \$1 million starting in FY 2024. These are ongoing costs.

### **Description of Previous Appropriations**

#### **Project Contact Person**

Nancy Freeman  
DCT Facility Director  
651-431-6410  
Nancy.A.Freeman@state.mn.us

### **Governor's Recommendation**

The Governor recommends \$10.4 million in general obligation bonds for this request.

# Human Services

# Project Detail

(\$ in thousands)

## St. Peter Water and Sewer Upgrades

### PROJECT FUNDING SOURCES

Funding Source	Prior Years	FY 2022	FY 2024	FY 2026
<b>State Funds Requested</b>				
General Obligation Bonds	\$ 0	\$ 10,400	\$ 0	\$ 0
<b>Funds Already Committed</b>				
<b>Pending Contributions</b>				
<b>TOTAL</b>	<b>\$ 0</b>	<b>\$ 10,400</b>	<b>\$ 0</b>	<b>\$ 0</b>

### TOTAL PROJECT COSTS

Cost Category	Prior Years	FY 2022	FY 2024	FY 2026
Property Acquisition	\$ 0	\$ 0	\$ 0	\$ 0
Predesign Fees	\$ 0	\$ 0	\$ 0	\$ 0
Design Fees	\$ 0	\$ 875	\$ 0	\$ 0
Project Management	\$ 0	\$ 85	\$ 0	\$ 0
Construction	\$ 0	\$ 7,090	\$ 0	\$ 0
Relocation Expenses	\$ 0	\$ 0	\$ 0	\$ 0
One Percent for Art	\$ 0	\$ 0	\$ 0	\$ 0
Occupancy Costs	\$ 0	\$ 0	\$ 0	\$ 0
Inflationary Adjustment	\$ 0	\$ 2,350	\$ 0	\$ 0
<b>TOTAL</b>	<b>\$ 0</b>	<b>\$ 10,400</b>	<b>\$ 0</b>	<b>\$ 0</b>

### IMPACT ON STATE OPERATING COSTS

Cost Category	FY 2022	FY 2024	FY 2026
IT Costs	\$ 0	\$ 0	\$ 0
Operating Budget Impact (\$)	\$ 0	\$ 2,000	\$ 2,000
Operating Budget Impact (FTE)	0.0	0.0	0.0

### SOURCE OF FUNDS FOR DEBT SERVICE PAYMENTS

	Amount	Percent of Total
General Fund	\$ 10,400	100 %
User Financing	\$ 0	0 %

**STATUTORY REQUIREMENTS**

The following requirements will apply to projects after adoption of the bonding bill.

<b>Is this project exempt from legislative review under M.S. 16B.335 subd. 1a?</b>	Yes
<b>Predesign Review (M.S. 16B.335 subd. 3):</b>	
Does this request include funding for predesign?	N/A
Has the predesign been submitted to the Department of Administration?	N/A
Has the predesign been approved by the Department of Administration?	N/A
<b>Will the project design meet the Sustainable Building Guidelines under M.S. 16B.325?</b>	Yes
<b>Will the project designs meet applicable requirements and guidelines for energy conservation and alternative energy sources (M.S. 16B.335 subd. 4 and 16B.32)?</b>	Yes
<b>Have Information Technology Review Preconditions been met (M.S. 16B.335 subd. 5 &amp; 6)?</b>	No
<b>Will the project comply with the targeted group purchasing requirement (M.S. 16C.16 subd. 13)?</b>	Yes
<b>Will the project meet public ownership requirements (M.S. 16A.695)?</b>	Yes
<b>Will a use agreement be required (M.S. 16A.695 subd. 2)?</b>	N/A
<b>Will program funding be reviewed and ensured (M.S. 16A.695 subd. 5)?</b>	Yes
<b>Will the matching funds requirements be met (M.S. 16A.86 subd. 4)?</b>	No
<b>Will the project be fully encumbered prior to the Cancellation Deadline (M.S. 16A.642): December 31, 2026?</b>	Yes
<b>M.S. 16A.502 and M.S. 16B.31 (2): Full Funding Required</b>	Yes
<b>M.S. 473.4485: Guideway Project</b>	
Is this a Guideway Project?	No
Is the required information included in this request?	N/A

**Emergency Generator Upgrade and Replacement****AT A GLANCE**

<b>2022 Request Amount:</b>	\$4,700
<b>Priority Ranking:</b>	5
<b>Project Summary:</b>	\$4.7 million to upgrade and replace the emergency generators and ancillary equipment/infrastructure on the St. Peter Lower Campus and the Anoka Metro Regional Treatment Center (AMRTC).

**Project Description**

The AMRTC portion of this project would entail predesign, design and construction to upgrade and replace the emergency generator and ancillary equipment/infrastructure. It would be designed and constructed to support the entire hospital including all life safety equipment/systems, security systems and HVAC. This portion would also include any demolition of existing equipment/infrastructure and hazardous abatement needed to complete the project. Preliminary estimates for this portion are approximately \$1.3 million.

The St. Peter portion of this project would entail design and construction to upgrade and replace the emergency generator and ancillary equipment/infrastructure. It would be designed and constructed to support the entire Lower Campus including all life safety equipment/systems, security systems and HVAC. This portion would also include any demolition of existing equipment/infrastructure and hazardous abatement needed to complete the project. Preliminary estimates for this portion are approximately \$3.4 million.

This project will ensure that the state-owned DHS facilities used for Direct Care and Treatment services are functional, safe, and in good repair.

**Project Rationale**

The Anoka Metro Regional Treatment Center (AMRTC) is a state-operated inpatient psychiatric hospital that serves Minnesota. The campus has three main structures – the hospital with six residential treatment units, the Miller Building and the Old Dietary/Warehouse. When the bids came in for construction of the hospital in the late 1990's, the size of the emergency generator was decreased for budgeting purposes. The existing generator was reduced in size to meet the budget. It currently only supplies emergency power for emergency lighting and the kitchen coolers and freezers.

In 2019, DCT conducted a generator study for the St. Peter Regional Treatment Center Lower Campus with Ericksen Ellison and Associates. The study determined the existing emergency generator was in poor condition and in need of upgrade and expansion. The existing generator is over 30 years old, has exceeded its useful life and cannot power the entire Lower Campus at its peak load.

**Project Timeline**

Proposed project timeline:

- Design - September 2022 to March 2023
- Bid - April 2023
- Construction - May to October 2023

**Other Considerations****Impact on Agency Operating Budgets**

Funding this project will not impact operational budgets.

**Description of Previous Appropriations****Project Contact Person**

Nancy Freeman  
DCT Facility Director  
651-431-6410  
Nancy.A.Freeman@state.mn.us

**Governor's Recommendation**

The Governor does not recommend capital funding for this request.

# Human Services

# Project Detail

(\$ in thousands)

## Emergency Generator Upgrade and Replacement

### PROJECT FUNDING SOURCES

Funding Source	Prior Years	FY 2022	FY 2024	FY 2026
<b>State Funds Requested</b>				
General Obligation Bonds	\$ 0	\$ 4,700	\$ 0	\$ 0
<b>Funds Already Committed</b>				
<b>Pending Contributions</b>				
<b>TOTAL</b>	<b>\$ 0</b>	<b>\$ 4,700</b>	<b>\$ 0</b>	<b>\$ 0</b>

### TOTAL PROJECT COSTS

Cost Category	Prior Years	FY 2022	FY 2024	FY 2026
Property Acquisition	\$ 0	\$ 0	\$ 0	\$ 0
Predesign Fees	\$ 0	\$ 0	\$ 0	\$ 0
Design Fees	\$ 0	\$ 320	\$ 0	\$ 0
Project Management	\$ 0	\$ 69	\$ 0	\$ 0
Construction	\$ 0	\$ 3,800	\$ 0	\$ 0
Relocation Expenses	\$ 0	\$ 0	\$ 0	\$ 0
One Percent for Art	\$ 0	\$ 0	\$ 0	\$ 0
Occupancy Costs	\$ 0	\$ 0	\$ 0	\$ 0
Inflationary Adjustment	\$ 0	\$ 511	\$ 0	\$ 0
<b>TOTAL</b>	<b>\$ 0</b>	<b>\$ 4,700</b>	<b>\$ 0</b>	<b>\$ 0</b>

### IMPACT ON STATE OPERATING COSTS

Cost Category	FY 2022	FY 2024	FY 2026
IT Costs	\$ 0	\$ 0	\$ 0
Operating Budget Impact (\$)	\$ 0	\$ 0	\$ 0
Operating Budget Impact (FTE)	0.0	0.0	0.0

### SOURCE OF FUNDS FOR DEBT SERVICE PAYMENTS

	Amount	Percent of Total
General Fund	\$ 4,700	100 %
User Financing	\$ 0	0 %

**STATUTORY REQUIREMENTS**

The following requirements will apply to projects after adoption of the bonding bill.

<b>Is this project exempt from legislative review under M.S. 16B.335 subd. 1a?</b>	Yes
<b>Pre-design Review (M.S. 16B.335 subd. 3):</b>	
Does this request include funding for pre-design?	N/A
Has the pre-design been submitted to the Department of Administration?	N/A
Has the pre-design been approved by the Department of Administration?	N/A
<b>Will the project design meet the Sustainable Building Guidelines under M.S. 16B.325?</b>	Yes
<b>Will the project designs meet applicable requirements and guidelines for energy conservation and alternative energy sources (M.S. 16B.335 subd. 4 and 16B.32)?</b>	Yes
<b>Have Information Technology Review Preconditions been met (M.S. 16B.335 subd. 5 &amp; 6)?</b>	No
<b>Will the project comply with the targeted group purchasing requirement (M.S. 16C.16 subd. 13)?</b>	Yes
<b>Will the project meet public ownership requirements (M.S. 16A.695)?</b>	Yes
<b>Will a use agreement be required (M.S. 16A.695 subd. 2)?</b>	No
<b>Will program funding be reviewed and ensured (M.S. 16A.695 subd. 5)?</b>	Yes
<b>Will the matching funds requirements be met (M.S. 16A.86 subd. 4)?</b>	No
<b>Will the project be fully encumbered prior to the Cancellation Deadline (M.S. 16A.642): December 31, 2026?</b>	Yes
<b>M.S. 16A.502 and M.S. 16B.31 (2): Full Funding Required</b>	Yes
<b>M.S. 473.4485: Guideway Project</b>	
Is this a Guideway Project?	No
Is the required information included in this request?	N/A



## DCT Energy Upgrades

**AT A GLANCE**

<b>2022 Request Amount:</b>	\$18,600
<b>Priority Ranking:</b>	6
<b>Project Summary:</b>	\$18.6 million is requested to install renewable energy systems (\$8.6 million GF request) and energy upgrades for buildings (\$10 million GO bond request) on the St. Peter campus, the Moose Lake campus, and the Anoka Metro Regional Treatment Center (AMRTC) campus. Calendar year 2020 annual electricity costs at all three sites was \$2.624 million.

**Project Description**

This \$18.6 million request is the Department's #6 priority for the 2022 Capital Budget (\$8.6 million GF request and \$10 million GO bond request). Calendar Year 2020 annual electricity costs are as follows:

- St. Peter campus = \$1,321,000
- Moose Lake campus = \$1,024,600
- AMRTC = \$278,000

The St. Peter campus consists of 51 buildings, totaling 1,116,426 square feet and a replacement value of \$407,499,284.

The Moose Lake campus consists of 6 buildings, totaling 462,129 square feet and a replacement value of \$205,813,380.

AMRTC consists of 11 buildings, totaling 386,710 square feet and a replacement value of \$108,333,853.

The three campuses have already completed many energy upgrades including LED lighting, HVAC replacements that was partially funded by an energy rebate, and building envelope upgrades, but many more upgrades will be required to bring these sites to net zero energy use. This project will address and prioritize upgrades and replacements at all three sites will be completed spring of 2025. The renewable energy systems will be right-sized to accommodate more energy efficient campuses.

DCT is in process of developing an RFP for retro-commissioning and an RFI for Solar opportunities at the three campuses. This will assist DCT in identifying the optimal Solar systems and upgrades required based on analysis of historical energy use data from 2011-2020.

## **Project Rationale**

The St. Peter Campus houses individuals committed to the Minnesota Security Hospital (MSH) and the Minnesota Sex Offender Program (MSOP). The campus is occupied by more than 1,100 people, consisting of patients, clients, and staff.

The Moose Lake campus houses individuals committed to the Minnesota Sex Offender Program (MSOP). The campus is occupied by more than 800 people, consisting of clients and staff.

AMRTC houses individuals committed to the Mental Health and Substance Abuse Treatment Services (MHSATS). The campus is occupied by more than 400 people, consisting of patients and staff.

All three locations operate 24 hours a day, 7 days a week and 52 weeks a year. There is no “down time” – nor can there be based on the patients and clients served at these Direct Care and Treatment (DCT) facilities., Each location has highly sophisticated security systems that are powered by electricity.

In the effort to meet the Governor’s strategic priorities for climate change, this request supports maximizing renewable energy while reducing our carbon footprint and utility costs.

## **Project Timeline**

Proposed project timeline:

- Retro-Commissioning/Solar Opportunities - September 2021 to March 2023
- Design - April 2023 to January 2024
- Bid - February 2024
- Construction - April 2024 to April 2026

## **Other Considerations**

This project, if fully funded, will have a return on investment within 7.1 years through energy savings. If the sites were funded individually, the following return on investment would be:

- St. Peter campus = 6 years;
- Moose Lake campus = 7 years; and
- AMRTC = 15 years.

## **Impact on Agency Operating Budgets**

The installation of solar energy systems and other energy upgrades in this request is anticipated to reduce the overall cost of the future operating budget for the campuses, while also eliminating the ‘peak demand’ premium charge that is typical of all 24 hour secure facilities. Cost reductions will be directly associated with renewable energy systems and energy efficient equipment and upgrades.

## **Description of Previous Appropriations**

**Project Contact Person**

Nancy Freeman  
DCT Facility Director  
651-431-6410  
Nancy.A.Freeman@state.mn.us

**Governor's Recommendation**

The Governor recommends \$8.6 million in general fund cash.

# Human Services

# Project Detail

(\$ in thousands)

## DCT Energy Upgrades

### PROJECT FUNDING SOURCES

Funding Source	Prior Years	FY 2022	FY 2024	FY 2026
<b>State Funds Requested</b>				
General Obligation Bonds	\$ 0	\$ 10,000	\$ 0	\$ 0
General Fund Cash	\$ 0	\$ 8,600	\$ 0	\$ 0
<b>Funds Already Committed</b>				
<b>Pending Contributions</b>				
<b>TOTAL</b>	<b>\$ 0</b>	<b>\$ 18,600</b>	<b>\$ 0</b>	<b>\$ 0</b>

### TOTAL PROJECT COSTS

Cost Category	Prior Years	FY 2022	FY 2024	FY 2026
Property Acquisition	\$ 0	\$ 0	\$ 0	\$ 0
Predesign Fees	\$ 0	\$ 0	\$ 0	\$ 0
Design Fees	\$ 0	\$ 1,586	\$ 0	\$ 0
Project Management	\$ 0	\$ 350	\$ 0	\$ 0
Construction	\$ 0	\$ 14,068	\$ 0	\$ 0
Relocation Expenses	\$ 0	\$ 0	\$ 0	\$ 0
One Percent for Art	\$ 0	\$ 0	\$ 0	\$ 0
Occupancy Costs	\$ 0	\$ 0	\$ 0	\$ 0
Inflationary Adjustment	\$ 0	\$ 2,596	\$ 0	\$ 0
<b>TOTAL</b>	<b>\$ 0</b>	<b>\$ 18,600</b>	<b>\$ 0</b>	<b>\$ 0</b>

### IMPACT ON STATE OPERATING COSTS

Cost Category	FY 2022	FY 2024	FY 2026
IT Costs	\$ 0	\$ 0	\$ 0
Operating Budget Impact (\$)	\$ 0	\$ 0	\$ 0
Operating Budget Impact (FTE)	0.0	0.0	0.0

### SOURCE OF FUNDS FOR DEBT SERVICE PAYMENTS

	Amount	Percent of Total
General Fund	\$ 10,000	100 %
User Financing	\$ 0	0 %

**STATUTORY REQUIREMENTS**

The following requirements will apply to projects after adoption of the bonding bill.

<b>Is this project exempt from legislative review under M.S. 16B.335 subd. 1a?</b>	No
<b>Predesign Review (M.S. 16B.335 subd. 3):</b>	
Does this request include funding for predesign?	No
Has the predesign been submitted to the Department of Administration?	N/A
Has the predesign been approved by the Department of Administration?	N/A
<b>Will the project design meet the Sustainable Building Guidelines under M.S. 16B.325?</b>	Yes
<b>Will the project designs meet applicable requirements and guidelines for energy conservation and alternative energy sources (M.S. 16B.335 subd. 4 and 16B.32)?</b>	Yes
<b>Have Information Technology Review Preconditions been met (M.S. 16B.335 subd. 5 &amp; 6)?</b>	No
<b>Will the project comply with the targeted group purchasing requirement (M.S. 16C.16 subd. 13)?</b>	Yes
<b>Will the project meet public ownership requirements (M.S. 16A.695)?</b>	Yes
<b>Will a use agreement be required (M.S. 16A.695 subd. 2)?</b>	No
<b>Will program funding be reviewed and ensured (M.S. 16A.695 subd. 5)?</b>	Yes
<b>Will the matching funds requirements be met (M.S. 16A.86 subd. 4)?</b>	No
<b>Will the project be fully encumbered prior to the Cancellation Deadline (M.S. 16A.642): December 31, 2026?</b>	Yes
<b>M.S. 16A.502 and M.S. 16B.31 (2): Full Funding Required</b>	Yes
<b>M.S. 473.4485: Guideway Project</b>	
Is this a Guideway Project?	No
Is the required information included in this request?	N/A

## Emergency Shelter Facilities

**AT A GLANCE**

<b>2022 Request Amount:</b>	\$72,006
<b>Priority Ranking:</b>	7
<b>Project Summary:</b>	\$70 million in General Fund dollars is requested for statewide, Emergency Shelter Facilities grants. In addition, \$2.006 million in General Fund dollars is also requested for program administration, available through the bonding bill's cancellation date.

**Project Description**

Grants to local government units, Tribal governments, and nonprofit organizations to acquire land, predesign, design, construct, or renovate, furnish and equip facilities for emergency homeless shelters for individuals and families experiencing homelessness in accordance with Minnesota Statute 256E.36[1].

This project would improve and expand overnight emergency shelter options throughout the state. Funds would support:

- Adding additional emergency shelters by renovating existing facilities not currently operating as overnight, emergency shelter;
- Adding additional emergency shelter beds through renovations of existing emergency shelters; and
- Improving the safety, sanitation, and habitability of existing emergency shelters.

For the purposes of this proposal, renovation can include extensive reconstruction, addressing accumulation of deferred maintenance, or repair/replacement of building systems and components in danger of failure.

Identified renovation projects would be required to meet all applicable local building codes at the time of project completion.

[1] Emergency Services Grants (256E. 36) <https://www.revisor.mn.gov/statutes/cite/256E.36>

**Project Rationale**

Despite many efforts to increase short and medium term rental assistance and affordable housing options, the on-going presence and increasing rate of unsheltered individuals and families across the state highlights the critical role of emergency shelters in the continuum of services for those experiencing homelessness. Access to shelter not only offers a place to stay, it serves as a vital connection to the coordinated entry system and ensuing housing opportunities. Additionally, shelters can provide services and/or make referrals for individuals and families seeking assistance in a variety of areas—childcare, employment, health care, and other identified needs.

Unsheltered homelessness is an indicator informing this proposal. With shelters operating at full capacity, the presence of unsheltered homelessness indicates the shortage of emergency shelter options for people experiencing homelessness throughout the state.

The number of people experiencing homelessness not accessing formal shelter services (i.e. doubled up or staying outside) increased 62% from 2015 to 2018[1]. These numbers (particularly the unsheltered count) are widely acknowledged to be a significant undercount of the population, due to the extreme difficulty of identifying and surveying persons in unsheltered locations (especially in Greater Minnesota).

The historic under-investment in shelter (especially in Greater Minnesota) means that in many areas of the state there are still no viable shelter options, particularly for situations requiring more than a one to two night motel voucher. Furthermore, many population centers in suburban and exurban counties lack options for year-round shelter (e.g. Rochester, Willmar, Brainerd, Alexandria, Fergus Falls, etc.). Additionally, providers' response to the COVID-19 pandemic has strained already underfunded shelter facilities. Modifications of structures/spaces and on-going wear-and-tear has exacerbated the need for significant investments in the shelter infrastructure statewide.

[1] Wilder Research. (2019). Single Night Count of People Experiencing Homelessness: 2018 Minnesota Homeless Study Fact Sheet. Retrieved from: [https://www.wilder.org/sites/default/files/imports/2018\\_HomelessCounts\\_FactSheet\\_3-19.pdf](https://www.wilder.org/sites/default/files/imports/2018_HomelessCounts_FactSheet_3-19.pdf)

### **Project Timeline**

A competitive request for proposal (RFP) process would be used to identify potential projects and applicants statewide. The Office of Economic Opportunity (OEO) proposes a phased RFP process. This approach ensures projects ready for implementation could apply shortly after the close of the legislative session and give other entities time to develop projects and apply at a later date.

General Fund dollars appropriated in SFY 2023 will be available to encumber or spend through the bonding bill's cancellation date, December 31, 2026.

### **Other Considerations**

In regions of the state with existing emergency shelter facilities, projects seeking to expand shelter capacity will be given preference if they are designed to allow future conversion to affordable housing.

### **Impact on Agency Operating Budgets**

Local projects are required to have sufficient, ongoing operating funds to be eligible. DHS will not operate the facilities. Administering these funds would require hiring contractual positions for SFY 2023, SFY 2024 and SFY 2025. This would result in annual operating costs of \$590,000 in SFY 2023, \$708,000 in SFY 2024 for 5 FTEs, and \$708,000 in SFY 2025 for 5 FTEs. The operating costs are not ongoing beyond FY 2025.

**Description of Previous Appropriations**

There has been no previous appropriation for Emergency Shelter Facilities

**Project Contact Person**

Dave Greeman

Agency Budget Director

651-431-3432

dave.greeman@state.mn.us

**Governor's Recommendation**

The Governor recommends \$72.006 million in general fund cash. Also included are budget estimates of \$72.006 million for each planning period for 2024 and 2026.



# Human Services

# Project Detail

(\$ in thousands)

## Emergency Shelter Facilities

### PROJECT FUNDING SOURCES

Funding Source	Prior Years	FY 2022	FY 2024	FY 2026
<b>State Funds Requested</b>				
General Fund Cash	\$ 0	\$ 72,006	\$ 72,006	\$ 72,006
<b>Funds Already Committed</b>				
<b>Pending Contributions</b>				
<b>TOTAL</b>	<b>\$ 0</b>	<b>\$ 72,006</b>	<b>\$ 72,006</b>	<b>\$ 72,006</b>

### TOTAL PROJECT COSTS

Cost Category	Prior Years	FY 2022	FY 2024	FY 2026
Property Acquisition	\$ 0	\$ 0	\$ 0	\$ 0
Predesign Fees	\$ 0	\$ 0	\$ 0	\$ 0
Design Fees	\$ 0	\$ 0	\$ 0	\$ 0
Project Management	\$ 0	\$ 2,006	\$ 2,006	\$ 2,006
Construction	\$ 0	\$ 70,000	\$ 70,000	\$ 70,000
Relocation Expenses	\$ 0	\$ 0	\$ 0	\$ 0
One Percent for Art	\$ 0	\$ 0	\$ 0	\$ 0
Occupancy Costs	\$ 0	\$ 0	\$ 0	\$ 0
Inflationary Adjustment	\$ 0	\$ 0	\$ 0	\$ 0
<b>TOTAL</b>	<b>\$ 0</b>	<b>\$ 72,006</b>	<b>\$ 72,006</b>	<b>\$ 72,006</b>

### IMPACT ON STATE OPERATING COSTS

Cost Category	FY 2022	FY 2024	FY 2026
IT Costs	\$ 0	\$ 0	\$ 0
Operating Budget Impact (\$)	\$ 590	\$ 1,416	\$ 0
Operating Budget Impact (FTE)	4.0	5.0	0.0

### SOURCE OF FUNDS FOR DEBT SERVICE PAYMENTS

	Amount	Percent of Total
General Fund	\$ 0	
User Financing	\$ 0	

**STATUTORY REQUIREMENTS**

The following requirements will apply to projects after adoption of the bonding bill.

<b>Is this project exempt from legislative review under M.S. 16B.335 subd. 1a?</b>	N/A
<b>Predesign Review (M.S. 16B.335 subd. 3):</b>	
Does this request include funding for predesign?	N/A
Has the predesign been submitted to the Department of Administration?	N/A
Has the predesign been approved by the Department of Administration?	N/A
<b>Will the project design meet the Sustainable Building Guidelines under M.S. 16B.325?</b>	Yes
<b>Will the project designs meet applicable requirements and guidelines for energy conservation and alternative energy sources (M.S. 16B.335 subd. 4 and 16B.32)?</b>	Yes
<b>Have Information Technology Review Preconditions been met (M.S. 16B.335 subd. 5 &amp; 6)?</b>	N/A
<b>Will the project comply with the targeted group purchasing requirement (M.S. 16C.16 subd. 13)?</b>	Yes
<b>Will the project meet public ownership requirements (M.S. 16A.695)?</b>	N/A
<b>Will a use agreement be required (M.S. 16A.695 subd. 2)?</b>	N/A
<b>Will program funding be reviewed and ensured (M.S. 16A.695 subd. 5)?</b>	Yes
<b>Will the matching funds requirements be met (M.S. 16A.86 subd. 4)?</b>	N/A
<b>Will the project be fully encumbered prior to the Cancellation Deadline (M.S. 16A.642): December 31, 2026?</b>	Yes
<b>M.S. 16A.502 and M.S. 16B.31 (2): Full Funding Required</b>	Yes
<b>M.S. 473.4485: Guideway Project</b>	
Is this a Guideway Project?	No
Is the required information included in this request?	N/A

**St. Peter Building Replacement****AT A GLANCE****2022 Request Amount:** \$5,400**Priority Ranking:** 8**Project Summary:** \$ 5.4 million is requested to predesign, design, construct, furnish and equip a new Office, Storage and Shop Building at the St. Peter Campus. This request also includes the demolition of existing buildings to be replaced.**Project Description**

This project will consist of predesign, design, construction and equipping of a new Office/Shop/Storage building to replace the following nine buildings on campus:

- H5580000007 - Storage Shed MC8 - 168 sq. ft.
- H5580000017 - Carpenter Garage - 896 sq. ft.
- H5580000020 - Rec Van Garage (Left) - 528 sq. ft.
- H5580000021 - Rec Van Garage (right) - 528 sq. ft.
- H5580000061 - Garage - 974 sq. ft.
- H5580000062 - Bedrock Car Wash - 905 sq. ft.
- H5580000063 - Grounds Garage - 1,500 sq. ft.
- H5580000082 - Root Cellar - 5,532 sq. ft.
- H5580000098 - Mechanics Garage - 6,463 sq. ft.

The new building will be approximately 17,000 square feet consisting of 2,000 square feet of office space, 5,000 square feet of heated shop space and 10,000 square feet of cold storage. The project will also include the demolition of the nine buildings mentioned above and may include the need for hazardous abatement.

**Project Rationale**

The St. Peter campus has been in existence for well over 100 years. Throughout its history, buildings have been erected and demolished as needed and funded. Currently, there are 51 buildings on campus totaling over 1.1 million square feet of space. The buildings consist of hospital, residential, treatment, office and storage space.

The current Grounds Crew office was built in 1935 as a garage. In the late 1960's, the garage space was converted into office space. The latest Facility Condition Assessment (FCA) rated the building in crisis. Eight additional garage and/or storage building were built between 1920 and 1968. These

eight buildings had a poor or crisis FCA rating in 2021. The nine buildings are 17,525 square feet of space.

### **Project Timeline**

Proposed project timeline:

- Predesign and Design - December 2022 to December 2023
- Bid - January 2024
- Construction - April 2024 to December 2024
- Occupancy - January 2025

### **Other Considerations**

This project will not increase the square footage on the St. Peter campus.

### **Impact on Agency Operating Budgets**

The construction of a new Office/Shop/Storage Building is anticipated to reduce the overall cost of the future operating budget for the campus. Cost reductions will be directly associated with new construction and energy efficient components.

### **Description of Previous Appropriations**

#### **Project Contact Person**

Nancy Freeman  
DCT Facility Director  
651-431-6410  
Nancy.A.Freeman@state.mn.us

### **Governor's Recommendation**

The Governor does not recommend capital funding for this request.

# Human Services

# Project Detail

(\$ in thousands)

## St. Peter Building Replacement

### PROJECT FUNDING SOURCES

Funding Source	Prior Years	FY 2022	FY 2024	FY 2026
<b>State Funds Requested</b>				
General Obligation Bonds	\$ 0	\$ 5,400	\$ 0	\$ 0
<b>Funds Already Committed</b>				
<b>Pending Contributions</b>				
<b>TOTAL</b>	<b>\$ 0</b>	<b>\$ 5,400</b>	<b>\$ 0</b>	<b>\$ 0</b>

### TOTAL PROJECT COSTS

Cost Category	Prior Years	FY 2022	FY 2024	FY 2026
Property Acquisition	\$ 0	\$ 0	\$ 0	\$ 0
Predesign Fees	\$ 0	\$ 0	\$ 0	\$ 0
Design Fees	\$ 0	\$ 447	\$ 0	\$ 0
Project Management	\$ 0	\$ 90	\$ 0	\$ 0
Construction	\$ 0	\$ 3,885	\$ 0	\$ 0
Relocation Expenses	\$ 0	\$ 0	\$ 0	\$ 0
One Percent for Art	\$ 0	\$ 0	\$ 0	\$ 0
Occupancy Costs	\$ 0	\$ 105	\$ 0	\$ 0
Inflationary Adjustment	\$ 0	\$ 873	\$ 0	\$ 0
<b>TOTAL</b>	<b>\$ 0</b>	<b>\$ 5,400</b>	<b>\$ 0</b>	<b>\$ 0</b>

### IMPACT ON STATE OPERATING COSTS

Cost Category	FY 2022	FY 2024	FY 2026
IT Costs	\$ 0	\$ 0	\$ 0
Operating Budget Impact (\$)	\$ 0	\$ 0	\$ 0
Operating Budget Impact (FTE)	0.0	0.0	0.0

### SOURCE OF FUNDS FOR DEBT SERVICE PAYMENTS

	Amount	Percent of Total
General Fund	\$ 5,400	100 %
User Financing	\$ 0	0 %

**STATUTORY REQUIREMENTS**

The following requirements will apply to projects after adoption of the bonding bill.

<b>Is this project exempt from legislative review under M.S. 16B.335 subd. 1a?</b>	No
<b>Pre-design Review (M.S. 16B.335 subd. 3):</b>	
Does this request include funding for pre-design?	No
Has the pre-design been submitted to the Department of Administration?	No
Has the pre-design been approved by the Department of Administration?	No
<b>Will the project design meet the Sustainable Building Guidelines under M.S. 16B.325?</b>	Yes
<b>Will the project designs meet applicable requirements and guidelines for energy conservation and alternative energy sources (M.S. 16B.335 subd. 4 and 16B.32)?</b>	Yes
<b>Have Information Technology Review Preconditions been met (M.S. 16B.335 subd. 5 &amp; 6)?</b>	No
<b>Will the project comply with the targeted group purchasing requirement (M.S. 16C.16 subd. 13)?</b>	Yes
<b>Will the project meet public ownership requirements (M.S. 16A.695)?</b>	Yes
<b>Will a use agreement be required (M.S. 16A.695 subd. 2)?</b>	No
<b>Will program funding be reviewed and ensured (M.S. 16A.695 subd. 5)?</b>	Yes
<b>Will the matching funds requirements be met (M.S. 16A.86 subd. 4)?</b>	No
<b>Will the project be fully encumbered prior to the Cancellation Deadline (M.S. 16A.642): December 31, 2026?</b>	Yes
<b>M.S. 16A.502 and M.S. 16B.31 (2): Full Funding Required</b>	Yes
<b>M.S. 473.4485: Guideway Project</b>	
Is this a Guideway Project?	No
Is the required information included in this request?	N/A

**St. Peter Window & HVAC Replacement****AT A GLANCE**

<b>2022 Request Amount:</b>	\$3,950
<b>Priority Ranking:</b>	9
<b>Project Summary:</b>	\$ 3.95 million is requested to design, renovate, construct, furnish and equip the upgrade and replacement of windows and HVAC in the Pederson and Old Center Buildings at the St. Peter Campus.

**Project Description**

This project will consist of replacement and/or renovation of windows and HVAC in Old Center and Pederson Buildings. The design for the window portion is complete for both buildings and will be constructed as the recommendations noted.

The HVAC portion of this project will require predesign, design and construction. It is anticipated that each building may have some HVAC components and infrastructure that can be reused and others that will need to be upgraded and replaced. Project will include connection of the new systems to associated plumbing, electrical, security, and life safety systems; design and abate asbestos and other hazardous materials; remove and/or demolish nonfunctioning building components necessary to support the programmed use.

**Project Rationale**

The Pederson and Old Center Buildings are two of the oldest buildings on campus.

Old Center was built in the late 1800's and is on the historic registry. Originally the building had a much larger footprint designed after the Kirkbride Plan, a standard for asylum construction at that time. During the mid-1950's, the residential wings were demolished and the remaining space was converted into support space for the campus.

Old Center retains the majority of the original wood, double-hung windows, with only a few that have been replaced. Some windows have been removed and openings infilled with glass block and/or brick. In 2018, DCT retained Miller Dunwiddie to conduct a window study on Pederson and Old Center and recommend next steps. In order to increase the window's thermal performance, and also be more historically compatible with the building, Miller Dunwiddie recommended the original wood windows be restored and storm windows added with insulated glazing.

Old Center's HVAC has been cobbled together throughout the years. There are many smaller HVAC systems added by floor and majority of the spaces are air conditioned by individual AC units. This approach has led to much occupant discomfort and is very energy inefficient.

The Pederson Building was built in 1936 and is not considered historic at this time. Originally, this building was designed and used as a psychopathic hospital, but was converted to an administrative building in 1966. In the study noted above, Miller Dunwiddie recommended new, thermally broken, metal windows with insulated glass in order to increase the energy efficiency.

The Pederson Building's HVAC components are dated back to the conversion of the building in 1966. At that time, there was no AC installed. Since then, majority of the spaces are air conditioned by individual AC units. This is very energy inefficient and creates a maintenance challenges.

### **Project Timeline**

Proposed project timeline:

- Design HVAC - September 2022 to February 2023
- Bid HVAC & Windows - March to April 2023
- Construction Windows - May 2023 to October 2023
- Construction HVAC - July 2023 to April 2024

### **Other Considerations**

#### **Impact on Agency Operating Budgets**

The installation of new windows and HVAC upgrades in this request is anticipated to reduce the overall cost of the future operating budget for the campus. Cost reductions will be directly associated with new windows and energy efficient HVAC equipment and upgrades.

#### **Description of Previous Appropriations**

#### **Project Contact Person**

Nancy Freeman  
DCT Facility Director  
651-431-6410  
Nancy.A.Freeman@state.mn.us

#### **Governor's Recommendation**

The Governor does not recommend capital funding for this request.



# Human Services

# Project Detail

(\$ in thousands)

## St. Peter Window & HVAC Replacement

### PROJECT FUNDING SOURCES

Funding Source	Prior Years	FY 2022	FY 2024	FY 2026
<b>State Funds Requested</b>				
General Obligation Bonds	\$ 0	\$ 3,950	\$ 0	\$ 0
<b>Funds Already Committed</b>				
<b>Pending Contributions</b>				
<b>TOTAL</b>	<b>\$ 0</b>	<b>\$ 3,950</b>	<b>\$ 0</b>	<b>\$ 0</b>

### TOTAL PROJECT COSTS

Cost Category	Prior Years	FY 2022	FY 2024	FY 2026
Property Acquisition	\$ 0	\$ 0	\$ 0	\$ 0
Predesign Fees	\$ 0	\$ 0	\$ 0	\$ 0
Design Fees	\$ 0	\$ 315	\$ 0	\$ 0
Project Management	\$ 0	\$ 90	\$ 0	\$ 0
Construction	\$ 0	\$ 2,960	\$ 0	\$ 0
Relocation Expenses	\$ 0	\$ 0	\$ 0	\$ 0
One Percent for Art	\$ 0	\$ 0	\$ 0	\$ 0
Occupancy Costs	\$ 0	\$ 51	\$ 0	\$ 0
Inflationary Adjustment	\$ 0	\$ 534	\$ 0	\$ 0
<b>TOTAL</b>	<b>\$ 0</b>	<b>\$ 3,950</b>	<b>\$ 0</b>	<b>\$ 0</b>

### IMPACT ON STATE OPERATING COSTS

Cost Category	FY 2022	FY 2024	FY 2026
IT Costs	\$ 0	\$ 0	\$ 0
Operating Budget Impact (\$)	\$ 0	\$ 0	\$ 0
Operating Budget Impact (FTE)	0.0	0.0	0.0

### SOURCE OF FUNDS FOR DEBT SERVICE PAYMENTS

	Amount	Percent of Total
General Fund	\$ 3,950	100 %
User Financing	\$ 0	0 %

**STATUTORY REQUIREMENTS**

The following requirements will apply to projects after adoption of the bonding bill.

<b>Is this project exempt from legislative review under M.S. 16B.335 subd. 1a?</b>	No
<b>Pre-design Review (M.S. 16B.335 subd. 3):</b>	
Does this request include funding for pre-design?	Yes
Has the pre-design been submitted to the Department of Administration?	No
Has the pre-design been approved by the Department of Administration?	No
<b>Will the project design meet the Sustainable Building Guidelines under M.S. 16B.325?</b>	Yes
<b>Will the project designs meet applicable requirements and guidelines for energy conservation and alternative energy sources (M.S. 16B.335 subd. 4 and 16B.32)?</b>	Yes
<b>Have Information Technology Review Preconditions been met (M.S. 16B.335 subd. 5 &amp; 6)?</b>	No
<b>Will the project comply with the targeted group purchasing requirement (M.S. 16C.16 subd. 13)?</b>	Yes
<b>Will the project meet public ownership requirements (M.S. 16A.695)?</b>	Yes
<b>Will a use agreement be required (M.S. 16A.695 subd. 2)?</b>	No
<b>Will program funding be reviewed and ensured (M.S. 16A.695 subd. 5)?</b>	Yes
<b>Will the matching funds requirements be met (M.S. 16A.86 subd. 4)?</b>	No
<b>Will the project be fully encumbered prior to the Cancellation Deadline (M.S. 16A.642): December 31, 2026?</b>	Yes
<b>M.S. 16A.502 and M.S. 16B.31 (2): Full Funding Required</b>	Yes
<b>M.S. 473.4485: Guideway Project</b>	
Is this a Guideway Project?	No
Is the required information included in this request?	N/A

**Anoka Old Dietary Building Remodel & Envelope Upgrade****AT A GLANCE**

<b>2022 Request Amount:</b>	\$3,500
<b>Priority Ranking:</b>	10
<b>Project Summary:</b>	\$ 3.5 million is requested to design, renovate, furnish and equip the Old Dietary/Warehouse Building at the Anoka Metro Regional Treatment Center (AMRTC).

**Project Description**

The Anoka Metro Regional Treatment Center (AMRTC) is a state-operated inpatient psychiatric hospital that serves Minnesota. The campus has three main structures – the hospital with six residential treatment units, the Miller Building and the Old Dietary/Warehouse Building.

The Old Dietary/Warehouse Building was built in 1959 to provide kitchen and dining services for the old regional treatment center for mentally ill patients. In the mid 1990's, the hospital building was built which also encompassed kitchen and dining services. The Old Dietary/Warehouse building was used as support space for the campus, mainly as heated storage. It currently houses a large cache of surplus furniture for use at all DCT sites, a work shop for Community Based Services, and other support functions necessary for operating the campus programs.

Many of AMRTC's facilities need maintenance or system upgrades to prevent building deterioration and to maximize their use for the future, most of which can be addressed with operating funds and/or the use of asset preservation. However, the scope and total cost of the work proposed for the Old Dietary/Warehouse exceeds the Department of Human Services' (DHS) ability to use either operating funds or asset preservation appropriation funding. Therefore, this project requires capital funding dedicated specifically to addressing the improvements outlined herein.

**Project Rationale**

The Old Dietary/Warehouse is in very good structural condition; however, there is deferred maintenance estimated at \$6.5 million. During the 2018 legislative session, the Department of Human Services (DHS) was appropriated \$10 million in asset preservation. One of the projects on the asset preservation list was for envelope upgrades on the Old Dietary/Warehouse including tuckpointing, window and door replacement. This project was designed and construction estimates were triple than the original estimate. The project was put on hold until it was determined how to proceed with requesting additional funds.

With the onset of the COVID pandemic, DCT centralized the purchasing and dispersment of personal protective equipment (PPE) and cleaning supplies. A small warehouse space in the Miller Building was used for storage and packaging/receiving of PPE and supplies. This was very successful in

acquiring adequate PPE and cleaning supplies for all 200+ DCT sites during the early onset of the pandemic. Economic success was also realized in purchasing bulk orders versus multiple, smaller orders.

### **Project Timeline**

Proposed Project Timeline:

- Design - September 2022 to January 2023
- Bid - February 2023
- Construction - April 2023 to January 2024
- Occupancy - March 2024

### **Other Considerations**

This project will consist of two parts – the envelope upgrade and renovation of space for a permanent DCT Central Warehouse.

The envelope upgrade will replace all windows and exterior doors (person and overhead doors), which are all original, clean and tuckpoint the entire brick façade, rebuild the existing loading dock, and restore all metal cladding.

The DCT Central Warehouse will require replacement and/or renovation of HVAC components, plumbing, electrical, security, and life safety systems; address fire and life safety, and other building code deficiencies; reconfigure and remodel space; remove and/or demolish nonfunctioning building components necessary to support the programmed use.

Both parts of this project will require abatement of hazardous materials.

### **Impact on Agency Operating Budgets**

This project will not impact operational budgets.

### **Description of Previous Appropriations**

#### **Project Contact Person**

Nancy Freeman  
DCT Facility Director  
651-431-6410  
Nancy.A.Freeman@state.mn.us

### **Governor's Recommendation**

The Governor does not recommend capital funding for this request.

## Human Services

## Project Detail

(\$ in thousands)

### Anoka Old Dietary Building Remodel & Envelope Upgrade

#### PROJECT FUNDING SOURCES

Funding Source	Prior Years	FY 2022	FY 2024	FY 2026
<b>State Funds Requested</b>				
General Obligation Bonds	\$ 0	\$ 3,500	\$ 0	\$ 0
<b>Funds Already Committed</b>				
<b>Pending Contributions</b>				
<b>TOTAL</b>	<b>\$ 0</b>	<b>\$ 3,500</b>	<b>\$ 0</b>	<b>\$ 0</b>

#### TOTAL PROJECT COSTS

Cost Category	Prior Years	FY 2022	FY 2024	FY 2026
Property Acquisition	\$ 0	\$ 0	\$ 0	\$ 0
Predesign Fees	\$ 0	\$ 0	\$ 0	\$ 0
Design Fees	\$ 0	\$ 295	\$ 0	\$ 0
Project Management	\$ 0	\$ 80	\$ 0	\$ 0
Construction	\$ 0	\$ 2,730	\$ 0	\$ 0
Relocation Expenses	\$ 0	\$ 0	\$ 0	\$ 0
One Percent for Art	\$ 0	\$ 0	\$ 0	\$ 0
Occupancy Costs	\$ 0	\$ 110	\$ 0	\$ 0
Inflationary Adjustment	\$ 0	\$ 285	\$ 0	\$ 0
<b>TOTAL</b>	<b>\$ 0</b>	<b>\$ 3,500</b>	<b>\$ 0</b>	<b>\$ 0</b>

#### IMPACT ON STATE OPERATING COSTS

Cost Category	FY 2022	FY 2024	FY 2026
IT Costs	\$ 0	\$ 0	\$ 0
Operating Budget Impact (\$)	\$ 0	\$ 0	\$ 0
Operating Budget Impact (FTE)	0.0	0.0	0.0

#### SOURCE OF FUNDS FOR DEBT SERVICE PAYMENTS

	Amount	Percent of Total
General Fund	\$ 3,500	100 %
User Financing	\$ 0	0 %

**STATUTORY REQUIREMENTS**

The following requirements will apply to projects after adoption of the bonding bill.

<b>Is this project exempt from legislative review under M.S. 16B.335 subd. 1a?</b>	No
<b>Predesign Review (M.S. 16B.335 subd. 3):</b>	
Does this request include funding for predesign?	No
Has the predesign been submitted to the Department of Administration?	No
Has the predesign been approved by the Department of Administration?	No
<b>Will the project design meet the Sustainable Building Guidelines under M.S. 16B.325?</b>	Yes
<b>Will the project designs meet applicable requirements and guidelines for energy conservation and alternative energy sources (M.S. 16B.335 subd. 4 and 16B.32)?</b>	Yes
<b>Have Information Technology Review Preconditions been met (M.S. 16B.335 subd. 5 &amp; 6)?</b>	No
<b>Will the project comply with the targeted group purchasing requirement (M.S. 16C.16 subd. 13)?</b>	Yes
<b>Will the project meet public ownership requirements (M.S. 16A.695)?</b>	Yes
<b>Will a use agreement be required (M.S. 16A.695 subd. 2)?</b>	No
<b>Will program funding be reviewed and ensured (M.S. 16A.695 subd. 5)?</b>	Yes
<b>Will the matching funds requirements be met (M.S. 16A.86 subd. 4)?</b>	No
<b>Will the project be fully encumbered prior to the Cancellation Deadline (M.S. 16A.642): December 31, 2026?</b>	Yes
<b>M.S. 16A.502 and M.S. 16B.31 (2): Full Funding Required</b>	Yes
<b>M.S. 473.4485: Guideway Project</b>	
Is this a Guideway Project?	No
Is the required information included in this request?	N/A

## Asset Preservation

**AT A GLANCE**

<b>2022 Request Amount:</b>	\$10,000
<b>Priority Ranking:</b>	11
<b>Project Summary:</b>	\$10 million to maintain and the Department of Human Services' (DHS) capital assets throughout Minnesota. This will ensure that the state-owned DHS facilities used for Direct Care and Treatment services are functional, safe, and in good repair.

**Project Description**

Asset Preservation funds are used throughout Department of Human Services' (DHS) state-owned facilities system and are allocated for projects on a prioritized basis based on need and level of deficiency, i.e., 1) critical projects that require immediate action to return a facility to normal operation, stop accelerated deterioration, or to correct a cited safety hazard; 2) projects that will become critical within a short period of time if not corrected expeditiously; and 3) projects that require reasonably prompt attention to preclude predictable deterioration or potential downtime and the associated damage or increased costs if deferred further.

Each of the DHS facilities (including campus-based facilities and state-owned community-based facilities) is responsible for maintaining a dynamic Facility Condition Assessment (FCA), which identifies projects required to preserve the physical plant and facility assets. The FCAs are constantly monitored and updated based on evaluation and immediate need. These plans are comprised of projects directly related to maintaining existing assets, as well as projects to ensure the continued safe, effective, and efficient use of the facilities.

Accordingly, this proposal relates to the repair, replacement, and renewal needs specific to DHS' state-owned Direct Care and Treatment facilities. As noted above, these needs have developed over time and are under constant evaluation. They represent a system-wide assessment of known facility deficiencies, including, but not limited to:

A preliminary list of the projects, with estimated costs, is included with this proposal.

**Project Rationale**

Asset preservation funding is essential to support the operations of the Department of Human Services (DHS) residential treatment facilities and community-based program operations. Because of the system-wide magnitude of projects related to deferred maintenance or renewal at the department's facilities, these projects cannot be addressed with the current level of repair and replacement funding appropriated in the agency's operating budgets.

Failure to adequately fund this request will only intensify the problem. Deteriorating conditions will worsen and the state's physical plant assets will continue to decline. Some facility components that are critical to the well-being of the facility's patients and staff may fail, posing significant health/safety risks to the individuals under DHS's care. Future costs will likely compound, as complete replacement may become the most cost effective and efficient alternative for addressing related deficiencies.

Funding of this request will enable DHS and its facilities to continue efforts to address deferred maintenance and renewal/replacement needs at DHS's state-owned facilities used for Direct Care and Treatment services.

### **Project Timeline**

### **Other Considerations**

Without the requested asset preservation funding, the Department of Human Services (DHS) utilize a large percentage of limited repair/replacement operating funds to address critical and expensive asset preservation projects. This action would limit DHS's ability to address routine preventative, predictive and corrective facility maintenance. Ultimately, this would compound the existing deferred maintenance problem resulting in a substantial increase in the long-range deferred maintenance and renewal/replacement projects at DHS's facilities.

### **Impact on Agency Operating Budgets**

Asset preservation funding will not impact operational budgets.

### **Description of Previous Appropriations**

2020 Legislature appropriated \$8 million  
2018 Legislature appropriated \$10 million  
2014 Legislature appropriated \$3 million  
2012 Legislature appropriated \$2 million  
2011 Legislature appropriated \$4.7 million  
2010 Legislature appropriated \$2 million  
2009 Legislature appropriated \$2 million  
2008 Legislature appropriated \$3 million  
2006 Legislature appropriated \$3 million  
2005 Legislature appropriated \$3 million  
2002 Legislature appropriated \$4 million

### **Project Contact Person**

Nancy Freeman  
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651-431-6410  
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## **Governor's Recommendation**

The Governor recommends \$7.4 million in general obligation bonds for this request. Also included are budget estimates of \$7.4 million for 2024 and 2026.

# Human Services

# Project Detail

(\$ in thousands)

## Asset Preservation

### PROJECT FUNDING SOURCES

Funding Source	Prior Years	FY 2022	FY 2024	FY 2026
<b>State Funds Requested</b>				
General Obligation Bonds	\$ 0	\$ 10,000	\$ 0	\$ 0
<b>Funds Already Committed</b>				
<b>Pending Contributions</b>				
<b>TOTAL</b>	<b>\$ 0</b>	<b>\$ 10,000</b>	<b>\$ 0</b>	<b>\$ 0</b>

### TOTAL PROJECT COSTS

Cost Category	Prior Years	FY 2022	FY 2024	FY 2026
Property Acquisition	\$ 0	\$ 0	\$ 0	\$ 0
Predesign Fees	\$ 0	\$ 0	\$ 0	\$ 0
Design Fees	\$ 0	\$ 736	\$ 0	\$ 0
Project Management	\$ 0	\$ 185	\$ 0	\$ 0
Construction	\$ 0	\$ 9,029	\$ 0	\$ 0
Relocation Expenses	\$ 0	\$ 0	\$ 0	\$ 0
One Percent for Art	\$ 0	\$ 0	\$ 0	\$ 0
Occupancy Costs	\$ 0	\$ 50	\$ 0	\$ 0
Inflationary Adjustment	\$ 0	\$ 0	\$ 0	\$ 0
<b>TOTAL</b>	<b>\$ 0</b>	<b>\$ 10,000</b>	<b>\$ 0</b>	<b>\$ 0</b>

### IMPACT ON STATE OPERATING COSTS

Cost Category	FY 2022	FY 2024	FY 2026
IT Costs	\$ 0	\$ 0	\$ 0
Operating Budget Impact (\$)	\$ 0	\$ 0	\$ 0
Operating Budget Impact (FTE)	0.0	0.0	0.0

### SOURCE OF FUNDS FOR DEBT SERVICE PAYMENTS

	Amount	Percent of Total
General Fund	\$ 10,000	100 %
User Financing	\$ 0	0 %

**STATUTORY REQUIREMENTS**

The following requirements will apply to projects after adoption of the bonding bill.

<b>Is this project exempt from legislative review under M.S. 16B.335 subd. 1a?</b>	N/A
<b>Predesign Review (M.S. 16B.335 subd. 3):</b>	
Does this request include funding for predesign?	N/A
Has the predesign been submitted to the Department of Administration?	N/A
Has the predesign been approved by the Department of Administration?	N/A
<b>Will the project design meet the Sustainable Building Guidelines under M.S. 16B.325?</b>	Yes
<b>Will the project designs meet applicable requirements and guidelines for energy conservation and alternative energy sources (M.S. 16B.335 subd. 4 and 16B.32)?</b>	Yes
<b>Have Information Technology Review Preconditions been met (M.S. 16B.335 subd. 5 &amp; 6)?</b>	N/A
<b>Will the project comply with the targeted group purchasing requirement (M.S. 16C.16 subd. 13)?</b>	Yes
<b>Will the project meet public ownership requirements (M.S. 16A.695)?</b>	Yes
<b>Will a use agreement be required (M.S. 16A.695 subd. 2)?</b>	N/A
<b>Will program funding be reviewed and ensured (M.S. 16A.695 subd. 5)?</b>	Yes
<b>Will the matching funds requirements be met (M.S. 16A.86 subd. 4)?</b>	N/A
<b>Will the project be fully encumbered prior to the Cancellation Deadline (M.S. 16A.642): December 31, 2026?</b>	Yes
<b>M.S. 16A.502 and M.S. 16B.31 (2): Full Funding Required</b>	Yes
<b>M.S. 473.4485: Guideway Project</b>	
Is this a Guideway Project?	No
Is the required information included in this request?	N/A

**Johnson Hall Demolition**

**AT A GLANCE**

<b>2022 Request Amount:</b>	\$475
<b>Priority Ranking:</b>	12
<b>Project Summary:</b>	\$475,000 is requested in general fund dollars to demolish Johnson Hall on the St. Peter campus. This request includes demolition, hazardous abatement, utilities capping and disconnect, and site restoration.

**Project Description**

The demolition of Johnson Hall would include hazardous surveying and abatement, capping and disconnect of utilities, above and below ground demolition of the building, tunnel removal and capping, sidewalk and paving removal, rubble grinding and disposal, fill material, landscape grading, top soil and seeding.

**Project Rationale**

Johnson Hall is located on the lower campus of the St. Peter Regional Treatment Center. It was built in 1961 and first occupied in 1962. The building was originally designed and constructed as a dormitory for nurses that work at the campus. Upon discontinuation of the nursing program, the building was utilized for a Chemical Dependency Program, followed by the Minnesota Security Hospital Transition Program. The building has been vacant since Spring 2017.

The building suffers from a multitude of design shortcomings in general and specific to potential uses by the campus. The result is relatively poor overall functional utility, with the following addressing functional issues.

The design of the building is both multi-level and split-level. The result is a total of six different floor elevations with relatively small floor plates. Increased operational costs result from the necessary staffing of multiple floors. This contrasts with modern building design that is one level with centralized staff stations.

Drawbacks of building design also include heightened safety and security concerns. Site lines are not optimum in terms of monitoring and observing activity. Multiple narrow stairways generate security concerns and are also challenging to those with physical impairments.

The design as a dormitory and the corresponding floor plan are not a good match to current space needs and best operational practices. Altering the floor plan is neither practical nor financially feasible.

In 2018, DCT declared Johnson Hall surplus to operational needs. In early 2019, an appraisal was conducted. Johnson Hall was appraised with a negative \$200,000 value. The most recent Facility Condition Assessment (FCA) rated the building as "Poor" and a deferred maintenance of over \$5 million.

### **Project Timeline**

Proposed project timeline:

Bid - August 2022

Demolition - September 2022

Ground Restoration - October 2022

### **Other Considerations**

#### **Impact on Agency Operating Budgets**

This project will not have any impact on operating budgets.

#### **Description of Previous Appropriations**

#### **Project Contact Person**

Nancy Freeman

DCT Facility Director

651-431-6410

Nancy.A.Freeman@state.mn.us

#### **Governor's Recommendation**

The Governor recommends \$475,000 in general fund cash for this request.

# Human Services

# Project Detail

(\$ in thousands)

## Johnson Hall Demolition

### PROJECT FUNDING SOURCES

Funding Source	Prior Years	FY 2022	FY 2024	FY 2026
<b>State Funds Requested</b>				
General Fund Cash	\$ 0	\$ 475	\$ 0	\$ 0
<b>Funds Already Committed</b>				
<b>Pending Contributions</b>				
<b>TOTAL</b>	<b>\$ 0</b>	<b>\$ 475</b>	<b>\$ 0</b>	<b>\$ 0</b>

### TOTAL PROJECT COSTS

Cost Category	Prior Years	FY 2022	FY 2024	FY 2026
Property Acquisition	\$ 0	\$ 0	\$ 0	\$ 0
Predesign Fees	\$ 0	\$ 0	\$ 0	\$ 0
Design Fees	\$ 0	\$ 0	\$ 0	\$ 0
Project Management	\$ 0	\$ 0	\$ 0	\$ 0
Construction	\$ 0	\$ 445	\$ 0	\$ 0
Relocation Expenses	\$ 0	\$ 0	\$ 0	\$ 0
One Percent for Art	\$ 0	\$ 0	\$ 0	\$ 0
Occupancy Costs	\$ 0	\$ 0	\$ 0	\$ 0
Inflationary Adjustment	\$ 0	\$ 30	\$ 0	\$ 0
<b>TOTAL</b>	<b>\$ 0</b>	<b>\$ 475</b>	<b>\$ 0</b>	<b>\$ 0</b>

### IMPACT ON STATE OPERATING COSTS

Cost Category	FY 2022	FY 2024	FY 2026
IT Costs	\$ 0	\$ 0	\$ 0
Operating Budget Impact (\$)	\$ 0	\$ 0	\$ 0
Operating Budget Impact (FTE)	0.0	0.0	0.0

### SOURCE OF FUNDS FOR DEBT SERVICE PAYMENTS

	Amount	Percent of Total
General Fund	\$ 0	
User Financing	\$ 0	

**STATUTORY REQUIREMENTS**

The following requirements will apply to projects after adoption of the bonding bill.

<b>Is this project exempt from legislative review under M.S. 16B.335 subd. 1a?</b>	N/A
<b>Pre-design Review (M.S. 16B.335 subd. 3):</b>	
Does this request include funding for pre-design?	N/A
Has the pre-design been submitted to the Department of Administration?	N/A
Has the pre-design been approved by the Department of Administration?	N/A
<b>Will the project design meet the Sustainable Building Guidelines under M.S. 16B.325?</b>	Yes
<b>Will the project designs meet applicable requirements and guidelines for energy conservation and alternative energy sources (M.S. 16B.335 subd. 4 and 16B.32)?</b>	N/A
<b>Have Information Technology Review Preconditions been met (M.S. 16B.335 subd. 5 &amp; 6)?</b>	N/A
<b>Will the project comply with the targeted group purchasing requirement (M.S. 16C.16 subd. 13)?</b>	Yes
<b>Will the project meet public ownership requirements (M.S. 16A.695)?</b>	Yes
<b>Will a use agreement be required (M.S. 16A.695 subd. 2)?</b>	N/A
<b>Will program funding be reviewed and ensured (M.S. 16A.695 subd. 5)?</b>	Yes
<b>Will the matching funds requirements be met (M.S. 16A.86 subd. 4)?</b>	No
<b>Will the project be fully encumbered prior to the Cancellation Deadline (M.S. 16A.642): December 31, 2026?</b>	Yes
<b>M.S. 16A.502 and M.S. 16B.31 (2): Full Funding Required</b>	Yes
<b>M.S. 473.4485: Guideway Project</b>	
Is this a Guideway Project?	No
Is the required information included in this request?	N/A

## Security Systems Upgrades

**AT A GLANCE****2022 Request Amount:** \$5,484**Priority Ranking:** 13**Project Summary:** \$5.484 million is requested to improve patient and staff safety at Direct Care and Treatment (DCT) facilities. This project will include the installation of new and upgraded essential security systems and electronic monitoring tools, and physical modifications to enhance the safety and security of our staff and patients.**Project Description**

1. Add new and upgrade/replace current security systems, communications and security monitoring systems at DCT facilities. This effort will address the following areas:
  - **Security Systems:** Fence detection, 2 point access (card readers and keypad), key boxes
  - **Communications:** Upgrade current communications systems including person down systems, 800 MHz Radios, digital radios
  - **Monitoring & Surveillance Equipment:** Enhance security surveillance with 1,700 new cameras and on-going replacement of over 5,000 standardized interior and exterior security cameras and associated monitoring systems.
2. Design and construction for physical modifications to enhance security (ie. eliminate dead end corridors, enclose nurses stations, etc.) and modifications for existing building components to work with upgraded systems and tools (ie. door frames with magnetic locks).

**Project Rationale**

Direct Care and Treatment (DCT) provides an array of about 200 geographically dispersed specialized inpatient, residential and treatment programs and services for people with mental illness, intellectual disabilities, chemical dependency, brain injury and civilly-committed sex offenders that providers do not serve. This request will support security improvements and replacements at the facilities which will create a safe and secure environment.

DCT security systems and electronic monitoring tools are critical to safely operating a secure health care system, 24/7, 365 days/year. The needs of the population served within DCT require a variety of electronic systems and equipment to ensure the safety and security of the facilities, the clients/patients, the staff and the public.

These electronic systems and equipment include both software operating systems and the equipment



those systems operate on. Many of the systems also require hardware operating equipment to function appropriately; and many of our facilities existing security system have failed, and continue to fail because of outdated systems or systems that are no longer supported.

In addition, several DCT sites and facilities need to be modified and fitted with modern security measures. This will require design, construction and installation coordination of the upgraded security systems and electronic monitoring tools.

**Project Timeline**

**Other Considerations**

**Impact on Agency Operating Budgets**

This project will have no impact on the operating costs for the program.

**Description of Previous Appropriations**

2017 Legislature appropriated \$2.25 million to upgrade/improve patient and staff safety at Anoka Metro Regional Treatment Center.

**Project Contact Person**

Nancy Freeman  
DCT Facility Director  
651-431-6410  
Nancy.A.Freeman@state.mn.us

**Governor's Recommendation**

The Governor recommends \$5.484 million in general fund cash for this request.

# Human Services

# Project Detail

(\$ in thousands)

## Security Systems Upgrades

### PROJECT FUNDING SOURCES

Funding Source	Prior Years	FY 2022	FY 2024	FY 2026
<b>State Funds Requested</b>				
General Fund Cash	\$ 0	\$ 5,484	\$ 0	\$ 0
<b>Funds Already Committed</b>				
<b>Pending Contributions</b>				
<b>TOTAL</b>	<b>\$ 0</b>	<b>\$ 5,484</b>	<b>\$ 0</b>	<b>\$ 0</b>

### TOTAL PROJECT COSTS

Cost Category	Prior Years	FY 2022	FY 2024	FY 2026
Property Acquisition	\$ 0	\$ 0	\$ 0	\$ 0
Predesign Fees	\$ 0	\$ 0	\$ 0	\$ 0
Design Fees	\$ 0	\$ 213	\$ 0	\$ 0
Project Management	\$ 0	\$ 115	\$ 0	\$ 0
Construction	\$ 0	\$ 1,775	\$ 0	\$ 0
Relocation Expenses	\$ 0	\$ 0	\$ 0	\$ 0
One Percent for Art	\$ 0	\$ 0	\$ 0	\$ 0
Occupancy Costs	\$ 0	\$ 2,640	\$ 0	\$ 0
Inflationary Adjustment	\$ 0	\$ 741	\$ 0	\$ 0
<b>TOTAL</b>	<b>\$ 0</b>	<b>\$ 5,484</b>	<b>\$ 0</b>	<b>\$ 0</b>

### IMPACT ON STATE OPERATING COSTS

Cost Category	FY 2022	FY 2024	FY 2026
IT Costs	\$ 0	\$ 0	\$ 0
Operating Budget Impact (\$)	\$ 0	\$ 0	\$ 0
Operating Budget Impact (FTE)	0.0	0.0	0.0

### SOURCE OF FUNDS FOR DEBT SERVICE PAYMENTS

	Amount	Percent of Total
General Fund	\$ 0	
User Financing	\$ 0	

**STATUTORY REQUIREMENTS**

The following requirements will apply to projects after adoption of the bonding bill.

Is this project exempt from legislative review under M.S. 16B.335 subd. 1a?	N/A
<b>Predesign Review (M.S. 16B.335 subd. 3):</b>	
Does this request include funding for predesign?	N/A
Has the predesign been submitted to the Department of Administration?	N/A
Has the predesign been approved by the Department of Administration?	N/A
<b>Will the project design meet the Sustainable Building Guidelines under M.S. 16B.325?</b>	N/A
<b>Will the project designs meet applicable requirements and guidelines for energy conservation and alternative energy sources (M.S. 16B.335 subd. 4 and 16B.32)?</b>	N/A
<b>Have Information Technology Review Preconditions been met (M.S. 16B.335 subd. 5 &amp; 6)?</b>	Yes
<b>Will the project comply with the targeted group purchasing requirement (M.S. 16C.16 subd. 13)?</b>	Yes
<b>Will the project meet public ownership requirements (M.S. 16A.695)?</b>	Yes
<b>Will a use agreement be required (M.S. 16A.695 subd. 2)?</b>	N/A
<b>Will program funding be reviewed and ensured (M.S. 16A.695 subd. 5)?</b>	Yes
<b>Will the matching funds requirements be met (M.S. 16A.86 subd. 4)?</b>	No
<b>Will the project be fully encumbered prior to the Cancellation Deadline (M.S. 16A.642): December 31, 2026?</b>	Yes
<b>M.S. 16A.502 and M.S. 16B.31 (2): Full Funding Required</b>	Yes
<b>M.S. 473.4485: Guideway Project</b>	
Is this a Guideway Project?	No
Is the required information included in this request?	N/A