



Report of the Subcommittee on  
Capital Outlay

(Amendments to SB 29  
And SB 30 as Introduced)

Senate Finance Committee  
Virginia General Assembly

February 17, 2008

Mr. Chairman:

This year the majority of the work of your capital outlay subcommittee is reflected in SB 795 – the Six Year Capital Improvement Plan. There are, however, a number of actions that still require approval by the Finance Committee and we recommend them to you in this report. These actions fall into five categories:

1. \$300.0 million in reversions from previously approved general fund projects, which will be refinanced using VPBA bonds, as authorized in SB 795,
2. \$9.5 million of general fund reductions from project funding included in SB 29 and SB 30, as introduced, that will be supplanted by financing provided in SB 795,
3. \$72.0 million general fund in FY 2010 in a central account for maintenance of state buildings,
4. \$22.3 million for general fund supported projects at community colleges, and
5. \$91.8 million for non-general fund supported projects at institutions of higher education.

We are aware that many of you are interested in specific capital projects. With that in mind, a detailed spreadsheet is attached.

Mr. Chairman, we believe that our recommended amendments set out a sound approach for the Commonwealth's capital program. It is our hope it will be your pleasure to adopt them.

Respectfully Submitted,

---

The Honorable Henry L. Marsh III, Chairman

---

The Honorable Charles J. Colgan

---

The Honorable R. Edward Houck

---

The Honorable Kenneth W. Stolle

---

The Honorable Emmett W. Hanger

---

The Honorable John C. Watkins

---

The Honorable Louise L. Lucas

**CAPITAL OUTLAY SUBCOMMITTEE  
SPREADSHEET  
(SB 29)**

# Capital Outlay Subcommittee Recommendations for SB 29

Description	FY 2008			Total
	GF	NGF		
<b>ADMINISTRATION</b>				
<b>Department Of General Services</b>				
Provide treasury loan authority for the Washington Building	\$0	\$11,000,000		\$11,000,000
Tax Department Building	LANGUAGE	\$85,000,000		\$0
<b>EDUCATION: ELEMENTARY &amp; SECONDARY</b>				
<b>Virginia School For The Deaf And The Blind At Staunton</b>				
Reduce scope of consolidation project	(\$1,442,000)	\$0		(\$1,442,000)
<b>EDUCATION: HIGHER EDUCATION</b>				
<b>George Mason University</b>				
GMU: Supplement Student Union I	\$0	\$4,000,000		\$4,000,000
GMU: Prince William Community Arts Center	\$0	\$5,000,000		\$5,000,000
<b>University Of Mary Washington</b>				
UMW: Supplement Monroe Hall	\$0	\$3,605,000		\$3,605,000
UMW: Improvements: Renovate Residence Halls	LANGUAGE	\$0		\$0
<b>Virginia Military Institute</b>				
VMI: Renovate Commandant's Quarters	\$0	\$1,200,000		\$1,200,000
<b>Virginia State University</b>				
Change the scope of the Singleton Hall renovation	LANGUAGE	\$0		\$0
<b>EDUCATION: OTHER</b>				
<b>Jamestown-Yorktown Foundation</b>				
JYF: Yorktown Museum	\$0	\$1,590,000		\$1,590,000
<b>CENTRAL APPROPRIATIONS</b>				
<b>Central Capital Outlay</b>				
Maintenance Reserve - Va. Museum of Fine Arts	LANGUAGE	\$0		\$0
Maintenance Reserve	(\$50,000,000)	\$0		(\$50,000,000)
Project "Cash Outs"	(\$70,000,000)	\$0		(\$70,000,000)
DMHMRAS Project Planning	(\$4,000,000)	\$0		(\$70,000,000)
<b>TOTAL: MEMBER CAPITAL AMENDMENTS TO SB 29</b>	<b>(\$125,442,000)</b>	<b>\$111,395,000</b>		<b>(\$165,047,000)</b>

**CAPITAL OUTLAY SUBCOMMITTEE  
MAJOR LANGUAGE AMENDMENTS  
(SB 29)**

**Central Appropriations**

Central Capital Outlay

Language

**Language:**

Page 252, following line 57, insert:

"F.1. Any balances remaining from the maintenance reserve allocation identified in this item for the Virginia Museum of Fine Arts shall not revert to the general fund on June 30, 2008, but shall be brought forward and made available for the purposes of this item in FY 2009.

2. The Virginia Museum of Fine Arts may use an amount not to exceed twenty percent of its annual maintenance reserve allocation from this Item for the conservation of art works owned by the Museum."

**Explanation:**

(This amendment provides that the maintenance reserve balance attributable to the Virginia Museum of Fine Arts will not revert on June 30, 2008 and that the Museum may use up to twenty percent of its maintenance reserve allocation for conservation of art works.)

**Central Appropriations**

Central Capital Outlay

**FY 06-07****FY 07-08**

\$0	(\$70,000,000)	GF
\$0	\$70,000,000	NGF

**Language:**

Page 253, following line 3, insert:

"C-326.20. Capital Refinancing Account

\$0

Fund Sources: General

(\$70,000,000)

Bond Proceeds

\$70,000,000".

"The director of the Department of Planning and Budget and the Treasurer shall identify general fund balances not to exceed \$70,000,000 available from the projects listed in this item. Such balances may be reverted to the general fund and refinanced with proceeds from the sale of Virginia Public Building Authority bonds."

### Core Projects Eligible for Bonding

Agency Code	Agency	PROJ	Title
720	Mental Health	17456	Eastern State Hospital
778	Dept of Forensic Science	17459	Construct Norterhn Forensic Laboratory
211	Virginia Military Institute	17303	Expand Barracks
260	Community College System	17387	Construct Phase VI Academic Building, Annandale Campus, Northern Virginia
247	George Mason	16523	Construct Academic II, Arlington Campus
260	Community College System	17377	Construct Phase III Buildings, Loudoun Campus, Northern Virginia
209	UVA - Medical	17155	Construct clinical cancer center
247	George Mason	17365	Construct Academic VI and Research II Facility
260	Community College System	17378	Construct Phase I of Regional Health Professions Center, Virginia Beach Campus, Tidewater
260	Community College System	17386	Construct Phase II Building, Midlothian Campus, John Tyler
242	Christopher Newport	16828	Renovate and Expand Gosnold Hall
236	VCU	16721	Construct Medical Sciences Building, Phase II
216	James Madison University	16806	Construct Center for the Arts
208	Virginia Tech	17291	Construct Institute for Critical Technology and Applied Science, Phase II
720	Mental Health	16973	Construct Permanent Facility for Sexually Violent Predator Program



208	Virginia Tech	17291	Construct Institute for Critical Technology and Applied Science, Phase II
720	Mental Health	16973	Construct Permanent Facility for Sexually Violent Predator Program
207	University of Virginia	16283	Renovate Fayerweather Hall and Construct Art Studio Construction
260	Community College System	16836	Relocate Portsmouth Campus, Tidewater
208	Virginia Tech	17120	Renovation of Campus Heating Plant
246	UVA's College at Wise	17362	Renovate Smiddy Hall and relocate Information Technology Building
246	UVA's College at Wise	17451	Science Building

**Explanation:**

(This amendment provides \$70.0 million from VPBA bond proceeds to refinance \$70.0 million GF appropriated for capital projects in the 2008-2010 biennium.)

**CAPITAL OUTLAY SUBCOMMITTEE  
SPREADSHEET  
(SB 30)**

# Capital Outlay Subcommittee Recommendations for SB 30

GENERAL CONDITIONS	TOTAL 2009-2010		
	GF	NGF	TOTAL
Art & Architectural Review Board Implementation of the Six Year Capital Improvement Plan (SB 795)	LANGUAGE LANGUAGE	\$0 \$0	\$0 \$0
<b>EDUCATION: PUBLIC EDUCATION</b> <b>Virginia School for the Deaf &amp; Blind-Staunton</b> Small Renovation Projects	(\$2,523,000)	\$0	(\$2,523,000)
<b>EDUCATION: HIGHER EDUCATION</b> <b>Christopher Newport University</b> CNU: Residential Housing	\$0	\$13,500,000	\$13,500,000
<b>George Mason University</b> GMU: Fairfax Administration Building	LANGUAGE	\$0	\$0
GMU: Prince William Research Lab	\$0	\$1,000,000	\$1,000,000
GMU: Belmont Bay Science Center	\$0	\$1,000,000	\$1,000,000
GMU: Supplement Regional bio-containment Lab	\$0	\$8,300,000	\$8,300,000
GMU: Supplement Swing space/data Center	\$0	\$6,000,000	\$6,000,000
GMU: Prince William Performing Arts Center	LANGUAGE	\$0	\$0
GMU: ICAR	LANGUAGE	\$5,000,000	\$5,000,000
<b>James Madison University</b> Change project title to Construct Music Recital Hall	LANGUAGE	\$0	\$0
JMU: Supplement Stadium Expansion & Renovation	\$0	\$40,000,000	\$40,000,000
<b>Old Dominion University</b> ODU: Webb Center Expansion Phases I & II (9d)	\$0	\$8,658,683	\$8,658,683
<b>University Of Mary Washington</b> Provide NGF authority for the Melchers Welding Addition	\$0	\$800,000	\$800,000
<b>Virginia Community College System</b> VCCS: Supplement Rockbridge Regional Center, DSLCC	\$0	\$75,000	\$75,000
VCCS: Student Center, Va. Beach campus, TCC	\$0	\$6,560,000	\$6,560,000
VCCS: Student Center, Portsmouth Campus, TCC	\$0	\$4,306,000	\$4,306,000
VCCS: Student Center, Norfolk Campus, TCC	\$0	\$3,825,000	\$3,825,000
VCCS: Equipment - Booth Center, SWVCC	\$0	\$979,373	\$979,373
VCCS: Equipment - HVAC Repair, NRCC	\$0	\$1,439,000	\$1,439,000
VCCS: Renovate Russell Hall, SWVCC	\$0	\$6,000,000	\$6,000,000
VCCS: Construct Motorsports /Workforce Development Center, PHCC	\$0	\$8,720,000	\$8,720,000
VCCS: Renovate Warren and Scott halls, DSLCC	\$0	\$5,040,000	\$5,040,000
<b>Virginia State University</b> VSU: Construct Multi-purpose Center (Treasury Loan for Planning)	\$0	\$4,260,000	\$4,260,000
<b>Jamestown-Yorktown Foundation</b> Yorktown Museum	(\$1,500,000)	\$4,260,000	\$2,760,000

# Capital Outlay Subcommittee Recommendations for SB 30

	TOTAL 2009-2010		
	GF	NGF	TOTAL
<b>PUBLIC SAFETY</b>			
<b>Department Of Corrections</b>			
Provide NGF maintenance reserve appropriation	\$0	\$800,000	\$800,000
Coffeewood Correctional Center Water Treatment Plant	LANGUAGE	\$0	\$0
<b>CENTRAL APPROPRIATIONS</b>			
<b>Central Capital Outlay</b>			
Maintenance Reserve - Va. Museum of Fine Arts	LANGUAGE	\$0	\$0
Maintenance Reserve	\$22,000,000	\$0	\$22,000,000
Treasury Loan Authorizations	LANGUAGE	\$99,830,000	\$99,830,000
Project "Cash Outs"	#####	\$230,000,000	\$0
<b>TOTAL: CAPITAL AMENDMENTS TO SB 30</b>	#####	<b>\$460,353,056</b>	<b>\$248,330,056</b>

**CAPITAL OUTLAY SUBCOMMITTEE  
MAJOR LANGUAGE AMENDMENTS  
(SB 30)**

**General Conditions**

General Conditions

Language

**Language:**

Page 449, following line 33, insert:

"Notwithstanding any requirement to the contrary, any building, fixture, or structure to be placed, erected or constructed on, or removed, or demolished from the property of the Commonwealth of Virginia, Department of Corrections, shall not be subject to review and approval of the Art and Architectural Review Board as contemplated in Code of Virginia section 2.2-2402, et. seq. In the event the Department seeks to construct a non-institutional type building not associated with the daily operation of a correctional facility such as a Probation & Parole District Office or Regional Office, the Department shall submit for Art and Architectural Review Board review and approval."

**Explanation:**

(This amendment exempts the Department of Corrections' secure facilities from review by the Art and Architectural Review Board.)

---

**Central Appropriations**

Central Capital Outlay

Language

**Language:**

Page 479, following line 4, insert:

"F.1. Any balances remaining from the maintenance reserve allocation identified in this item for the Virginia Museum of Fine Arts shall not revert to the general fund on June 30, 2008, but shall be brought forward and made available for the purposes of this item in FY 2009.

2. The Virginia Museum of Fine Arts may use an amount not to exceed twenty percent of its annual maintenance reserve allocation from this Item for the conservation of art works owned by the Museum."

**Explanation:**

(This amendment provides that the maintenance reserve balance attributable to

the Virginia Museum of Fine Arts will not revert on June 30, 2008 and that the Museum may use up to twenty percent of its maintenance reserve allocation for conservation of art works.)

---

Item C-177.10 #1s

Central Appropriations	FY 08-09	FY 09-10
Central Capital Outlay	\$99,830,000	\$0 NGF

**Language:**

Page 480, following line 35, insert:

"C-177.10. Planning: Treasury Loans for \$99,830,000

Project Planning

Fund Sources: Bond Proceeds \$99,830,000".

"This item authorizes a treasury loan from the general account in the amount of \$99,830,000 to be repaid when permanent funding is obtained. The loan proceeds will be used for planning costs as detailed below for the projects listed.

Funds authorized by this item shall be used to obtain architectural, engineering, and other services required to provide the items listed below for consideration by the General Assembly when determining whether to fund construction of the projects.

Description of the scope and nature of the project.

Value engineering study that provides recommendations to improve project quality and reduce total project costs.

A life cycle analysis using the Commonwealth's Facility Inventory and Condition Assessment System (FICAS).

For proposed renovations, a facility condition assessment of the existing structure to determine its condition and the appropriateness of its use by the agency or institution. This assessment shall set out appropriate options for renovation or replacement.

Final working drawings and a detailed cost estimate. The cost estimate should consider inflation and include expenses by fiscal year. The estimate should also include equipment to furnish the facility.

The proposed construction method such as design-bid-build, construction management at risk, or design-build, including an analysis on the respective advantages and disadvantages of the use of each method. The proposed construction method should be considered when developing the cost estimate.

7. For any project which does not secure permanent financing within 3 years from the issuance of the treasury loan, the Governor shall recommend an appropriation

from the General Fund for repayment of the treasury loan in his budget recommendations.

B. The appropriations contained in this item for project planning shall be used as specified above and construction funding for the projects shall be considered by the General Assembly after reviewing the information listed above and determining that (1) the project cost is reasonable; (2) the project remains a highly-ranked capital priority for the Commonwealth; and (3) the project is fully justified from a space and programmatic perspective.

Agency Name	Project	Project Code	Amount
ADMINISTRATION			
Department of General Services	New General Assembly Building	(XXXX X)	\$15,900,000
Department of General Services	Replace Taxation Central Office	(XXXX X)	\$6,800,000
Department of General Services	Supreme Court Interior Renovation	(XXXX X)	\$9,000,000
HIGHER EDUCATION			
James Madison university	CISAT Academic 3b	(XXXX X)	\$4,000,000
Longwood University	Renovate Old Heating Plant	(XXXX X)	\$600,000
Norfolk State University	Renovation of Wilder Center	(XXXX X)	\$600,000
University of Virginia	Ruffner Hall - Upgrade	(XXXX X)	\$2,400,000
University of Virginia's College at Wise	Wise - New Library	(XXXX X)	\$4,400,000
Virginia Commonwealth University	Massey Cancer Center Laboratory Support	(XXXX X)	\$1,500,000
Virginia Community College System			



Virginia State University	Renovation and Addition to Daniel Gym	(XXXX X)	\$1,700,000
Virginia State University	Construct Multipurpose Center	(XXXX X)	\$4,260,000
Virginia Tech	Replace Deteriorated Section of Davidson Hall	(XXXX X)	\$3,000,000
Virginia Tech	Engineering Signature Building	(XXXX X)	\$5,700,000
Virginia Tech	Chiller Plant	(XXXX X)	\$1,700,000
OTHER EDUCATION			
Jamestown - Yorktown Foundation	Yorktown Victory Center Replacement	(XXXX X)	\$1,070,000
Science Museum of Virginia	Science Port - Northern Virginia Science Center	(XXXX X)	\$6,000,000
HUMAN RESOURCES			
Dept. of Mental Health, Mental Retardation and Substance Abuse Services	SEVTC New Community Housing	(XXXX X)	\$1,600,000
Dept. of Mental Health, Mental Retardation and Substance Abuse Services	CVTC New Community Housing	(XXXX X)	\$5,000,000
Dept. of Mental Health, Mental Retardation and Substance Abuse Services	Sexually Violent Predator Facility #2	(XXXX X)	\$2,600,000
Dept. of Mental Health, Mental Retardation and Substance Abuse Services	CSH Forensic Unit Replacement	(XXXX X)	\$4,000,000
NATURAL RESOURCES			
Department of Conservation & Recreation	Construct High Bridge State Park Phase I	(XXXX X)	\$1,500,000

Department of Conservation & Recreation	Construct Powhatan State Park Phase I	(XXXX X)	\$2,200,000
Department of Conservation & Recreation	Construct Mayo River State Park Phase I	(XXXX X)	\$2,400,000
PUBLIC SAFETY			
Department of Corrections	Construct medium security #4 (Charlotte Co.)	(XXXX X)	\$8,700,000
Department of Corrections	Bland Construct 200 bed housing unit	(XXXX X)	\$900,000
Department of Corrections	Greensville Replace door control systems	(XXXX X)	\$700,000
Department of Corrections	Augusta Upgrade building electrical service entrance	(XXXX X)	\$700,000
Department of Corrections	Bland Upgrade WWTP	(XXXX X)	\$600,000
Department of Juvenile Justice	Renovate and Expand DCE School and Gymnasium	(XXXX X)	\$300,000
TOTAL			\$99,830,000

**Explanation:**

(This amendment provides \$99.8 million from treasury loans for planning of future capital projects. These treasury loans will be repaid from proceeds of final project financing.)

Item C-178.10 #1s

**Central Appropriations**  
Central Capital Outlay

**FY 08-09**  
(\$230,000,000)  
\$235,000,000

**FY 09-10**  
\$0 GF  
\$0 NGF

**Language:**

Page 480, following line 35, insert:

"C-178.10. Capital Refinancing Account (\$5,000,000)

Fund Sources: General (\$235,000,000)

Bond Proceeds \$230,000,000".

"The director of the Department of Planning and Budget and the Treasurer shall identify general fund balances not to exceed \$230,000,000 available from the projects listed in this item. Such balances may be reverted to the general fund and refinanced with proceeds from the sale of Virginia Public Building Authority bonds."

Agency Code	Agency	PROJ	Title
720	Mental Health	17456	Eastern State Hospital
778	Dept of Forensic Science	17459	Construct Norterhn Forensic Laboratory
211	Virginia Military Institute	17303	Expand Barracks
260	Community College System	17387	Construct Phase VI Academic Building, Annandale Campus, Northern Virginia
247	George Mason	16523	Construct Academic II, Arlington Campus
260	Community College System	17377	Construct Phase III Buildings, Loudoun Campus, Northern Virginia
209	UVA - Medical	17155	Construct clinical cancer center
247	George Mason	17365	Construct Academic VI and Research II Facility
260	Community College System	17378	Construct Phase I of Regional Health Professions Center, Virginia Beach Campus, Tidewater
260	Community College System	17386	Construct Phase II Building, Midlothian Campus, John Tyler
242	Christopher Newport	16828	Renovate and Expand Gosnold Hall
236	VCU	16721	Construct Medical Sciences Building, Phase II
216	James Madison University	16806	Construct Center for the Arts
208	Virginia Tech	17291	Construct Institute for Critical Technology and Applied Science, Phase II
720	Mental Health	16973	Construct Permanent Facility for Sexually Violent Predator Program
207	University of Virginia	16283	Renovate Fayerweather Hall and Construct Art Studio Construction
260	Community College System	16836	Relocate Portsmouth Campus, Tidewater
208	Virginia Tech	17120	Renovation of Campus Heating Plant
246	UVA's College at Wise	17362	Renovate Smiddy Hall and relocate Information Technology Building
246	UVA's College at Wise	17451	Science Building
260	Community College System	17384	Renovate Burnette Hall, Parham Road Campus, J. Sargeant Reynolds
215	University of Mary Washington	16803	Renovate Monroe Hall
236	VCU	17452	Expansion of School of Dentistry Facilities

			Information Technology Building
246	UVA's College at Wise	17451	Science Building
260	Community College System	17384	Renovate Burnette Hall, Parham Road Campus, J. Sargeant Reynolds
215	University of Mary Washington	16803	Renovate Monroe Hall
236	VCU	17452	Expansion of School of Dentistry Facilities
204	William & Mary	17278	Renovate Power Plant and Make Utility Improvements
208	Virginia Tech	16714	Construct New Engineering Facility, Phase 1
194	General Services	16967	Renovate Washington Building
216	James Madison University	16807	Construct Music Recital Hall
212	Virginia State	17306	Renovate Singleton Hall
215	University of Mary Washington	16594	Renovate Lee Hall

"

**Explanation:**

(This amendment provides \$235.0 million from VPBA bond proceeds to refinance \$235.0 million GF appropriated for capital projects in the 2008-2010 biennium.)

---