

**STATE BOARD FOR COMMUNITY COLLEGES AND
OCCUPATIONAL EDUCATION**

September 14, 2022

TOPIC: Community College of Denver Spending Authority Request for the Boulder Creek Center of Excellence for Health and Wellness Education Project

PRESENTED BY: Dr. Marielena DeSanctis, President

RELATIONSHIP TO THE STRATEGIC PLAN:

Partnerships with Business & Industry

- Transform the Student Experience.
- Transform our own Workforce.
- Create Education without Barriers through Transformational Partnerships.
- Redefine our Value Proposition.

EXPLANATION:

Community College of Denver (CCD) requests SBCCOE approval for project spending authority with institutional general fund reserves up to \$4,377,529, with state capital construction funds of \$13,227,592, and with federal American Rescue Plan Act – State and Local Fiscal Recovery Funds (SLFRF) passing through the state of \$21,080,133. The total project amount is \$38,685,254.

The college completed a portion of Phase 1 and received an occupancy certificate in late August for the Center for Chemical and Biological Analysis, designed for our new Cannabis Science and Operations Bachelor’s degree and Cannabis Business Associate’s degree. As of July 1, 2022, college reserves are estimated to be \$29.2 million with a 47.5% reserve percentage. The \$4.4 million in reserves requested to be spent on this project would bring the reserve level to \$24.8 million with a reserve percentage of 40.4%.

This request is one of three capital related requests submitted by the college for Board approval at this meeting. If approved, the college anticipates the following expenditures from college reserves for the periods noted.

<u>Capital Project Name</u>	<u>Estimated Reserves to be Used in FY23</u>	<u>Estimated Reserves to be Used in FY24</u>	<u>Estimated Reserves to be Used in FY25 and Outyears</u>	<u>Total Spend from Reserves</u>
Boulder Creek Project	\$ 500,000	\$ 500,000	\$ 3,377,529	\$ 4,377,529
Clear Creek Project	\$ 3,000,000	\$ 2,750,000	\$ -	\$ 5,750,000
Classroom and Conference Room IT Project	\$ 101,856	\$ 97,796	\$ -	\$ 199,652
Total Estimated Reserve Usage	\$ 3,601,856	\$ 3,347,796	\$ 3,377,529	\$ 10,327,181

If the college receives formal project spending authority from the Board for the full project, it will conduct a formal Request for Proposal (RFP) process for an owner's representative, architect, construction contractor, and other contractors as needed.

This request is for a total project spending authority, from all funding sources, of \$38,685,254.

Project Description

The Boulder Creek Center of Excellence in Health and Wellness Education is a multi-year phased renovation of 63,700 gross square feet of the Boulder Creek building constructed in 1974 on the Auraria campus near downtown Denver. This project consolidates all of Community College of Denver's health programs into a strategically focused Health Education Center of Excellence in a to-be-remodeled and expanded Boulder Creek building, from scattered and dated teaching spaces on both the Lowry and Auraria campuses where space constraints prevent adding additional student cohorts and only 50% or less of applicants are admitted to Health Sciences programs due to space limitations. The project includes construction of an 18,405 square foot addition along Colfax Avenue in the final phase of the project.

The project originally included three phases spaced over five years. CCD is extremely grateful to the legislature for its generosity in funding and providing spending authority for Phases 1 and 2 of this project totaling \$15,747,133 with the 2021-2022 Long Bill, and for funding and providing spending authority for Phase 3 of this project, totaling \$22,938,121 in the 2022-23 Long Bill.

RECOMMENDATION:

Staff recommends the Board approve the Boulder Creek Center of Excellence for Health and Wellness Education Project, with a total project amount not to exceed \$38,685,254. Staff also recommends the Board delegate contract approval and signature authority to the CCCS Vice Chancellor for Finance and Administration, provided all State and Board requirements are met.