

The Connecticut General Assembly

Joint Committee on Legislative Management

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Office of Legislative Management FY 25 Capital Budget Request General Obligation Bonding Subcommittee March 26, 2024

The Office of Legislative Management's capital budget request is for the modernization of elevators, escalators and travolators at the State Capitol, the Legislative Office Building, and the LOB parking garage.

OLM contracted with a horizontal-vertical transportation consultant to provide a detailed survey of our transportation equipment and replacement plan recommendations.

Below is more detailed information on our capital budget request, as well as brief summaries of unallocated balances and the status of these projects.

Requested Bond Authorization for FY 25 Budget:

A bond authorization of \$8 million in FY 25 is requested for the elevator, escalator, and travolater modernization.

LOB Elevators: These elevators were installed in 1986 and the larger components (controls, machines, and fixtures) are nearing end-of-life. The estimated cost to fully modernize these four elevators is \$550,000 per elevator. These costs also cover new interior cab finishes, including buttons, signals, and lights.

LOB Escalators: These are considered in good shape for their age and replacement is likely 3 - 5 years from now. Estimated cost for two new escalators is \$450,000 per unit.

LOB Travolater: Installed in 1985, these units have a significant amount of rust and the handrails have severe cracking. Nearing end-of-life, the estimated cost to replace the two units is \$550,000 per unit.

Parking Garage Elevator: The estimated cost of modernization is \$325,000 - \$375,000. This would include a new controller, new hydraulic jack, motor and valves, door operator and door equipment.

Capitol Escalators: Installed in 1985, these escalators, because of their location, are not easily accessed for cleaning, maintenance and repair. Estimated cost for replacement is \$450,000 per escalator.

Capitol Elevators: There are three elevators in the Capitol. The installation year of elevators #1 & #2 is unknown. This elevator type was manufactured from 1945 to 1979. They were last modernized around 1984. The estimated cost to modernize these elevators is \$550,000 - \$600,000 per unit.

Elevator #3 was installed in 1987. It is operated by an in-ground hydraulic jack. The typical usable life of an in-ground hydraulic jack is 30 years. The estimated cost to modernize this elevator is \$350,000 - \$400,000.

In addition to the above, there are architectural and engineering costs estimated at \$1 million. These costs cover design work, contractor administration, and bid evaluation.

Projects with Unallocated Balances:

Alterations, Renovations and Restoration to the State Capitol, including Interior and Exterior Restoration and Compliance with the Americans with Disabilities Act - \$38.9 million unallocated balance. The funding is for an extensive exterior renovation of the State Capitol. This project will be the first major restoration on this historical landmark since 1989.

The scope of the exterior restoration includes: 1) masonry restoration of the building's exterior stone (granite & marble), 2) restoration of 522 windows, 3) lantern and drum repairs, 4) regilding the dome, 5) replacing the flag poles, and 6) thermal and moisture protection for the membrane roofing system.

OLM contracted with an architectural and engineering firm to provide a detailed exterior restoration scope of work and construction cost estimate. This report is due in July. The preliminary estimates for exterior restoration of the Capitol range from \$44 million - \$54 million. Anticipated start date is June 2025.

- **Old State House Exterior Masonry Repairs and Window Replacement - \$850,000 unallocated balance.** This project is with the architects/engineers with a target start date of FY 25. OLM is working with DOT to procure brownstone salvaged from the Norwalk Metro North bridge project. This brownstone material is estimated to be available in calendar year 2025.
- **Replacement, Repair and Repaving of Roads and Sidewalks at the State Capitol Complex - \$1,350,000 unallocated balance.** This project will go out to bid in April with the start of the project to begin around July 1st and finish in November. This project includes all sidewalks around the State Capitol and the LOB as well the repaving of the Capitol parking area and the roadway leading to the LOB parking garage.
- **Legislative Bill Drafting and Information Management System - \$2 million unallocated balance.** This project is to modernize the current LCO bill drafting process with an integrated custom solution to handle bill drafting, document management and statute revision/codification. This project would begin in FY 25 with an estimated completion date in FY 26. Features include: 1) providing for full document and workflow management, 2) automated amendment engrossment and point-in-time archiving, 3) ensuring the structural consistency, reliability, and integrity of legislation while simplifying the exchange of data between different users of the system, as legislation progresses through the General Assembly, 4) facilitating multimedia publishing of legislation, improving the efficiency and effectiveness of drafting, consolidating, and publishing documents, and 5) enabling timely access to up-to-date consolidated legislation.