

Act 33 of 2025 Building and General Services Sections 3, 6 and 14 Update

*Vermont Department of Buildings and
General Services*

Wanda L. Minoli, Commissioner
Joe Aja, *Director*
Design & Construction

January 16, 2026



Section 2: Agency of Administration Buildings and General Services

Planning, Design, and Construction for HVAC Upgrades at Correctional Facilities

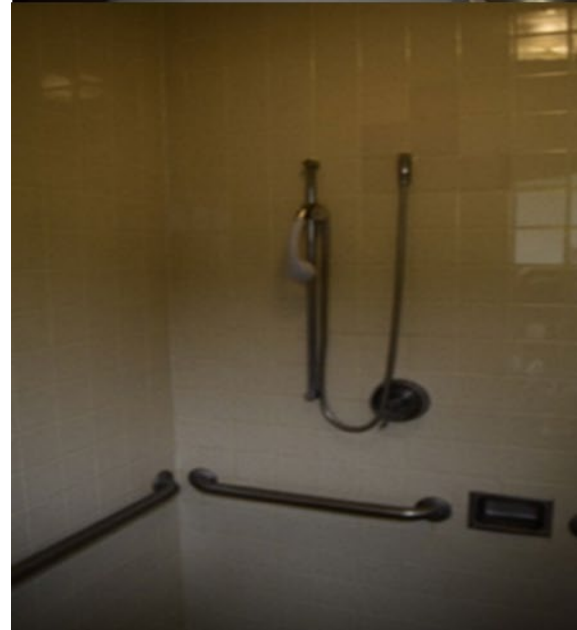
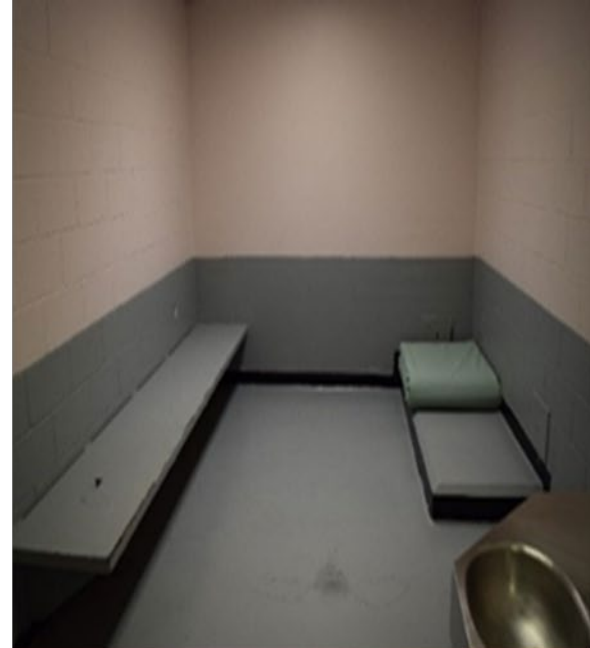
- Add Air Conditioning (AC) to:
 - Southern State Correctional Facility (SSCF)
 - Northern State Correctional Facility (NSCF)
 - Northeast Regional Correctional Facility (NERCF)
 - Caledonia Community Work Camp (CCCW)
- Northwest State Correctional Facility >\$16,000,000
- Design is complete for temporary AC and underway for permanent AC
- Temporary cooling for SSCF and NSCF in the summer

Appropriations and Expended	
FY2023 Bond	\$500,000
FY2024 Bond	\$300,000
FY2025 Bond	\$5,150,000
FY2026 Bond	\$4,000,000
Total	\$9,950,000
Expended	\$8,464,371



Accessibility Upgrades at Correctional Facilities

- Department of Justice (DOJ) Settlement to comply with the Americans Disabilities Act (ADA)
- Three facilities:
 - Southern State Correctional Facility
 - Northern State Correctional Facility
 - Chittenden Regional Correctional Facility
 - Oversight by an independent architect



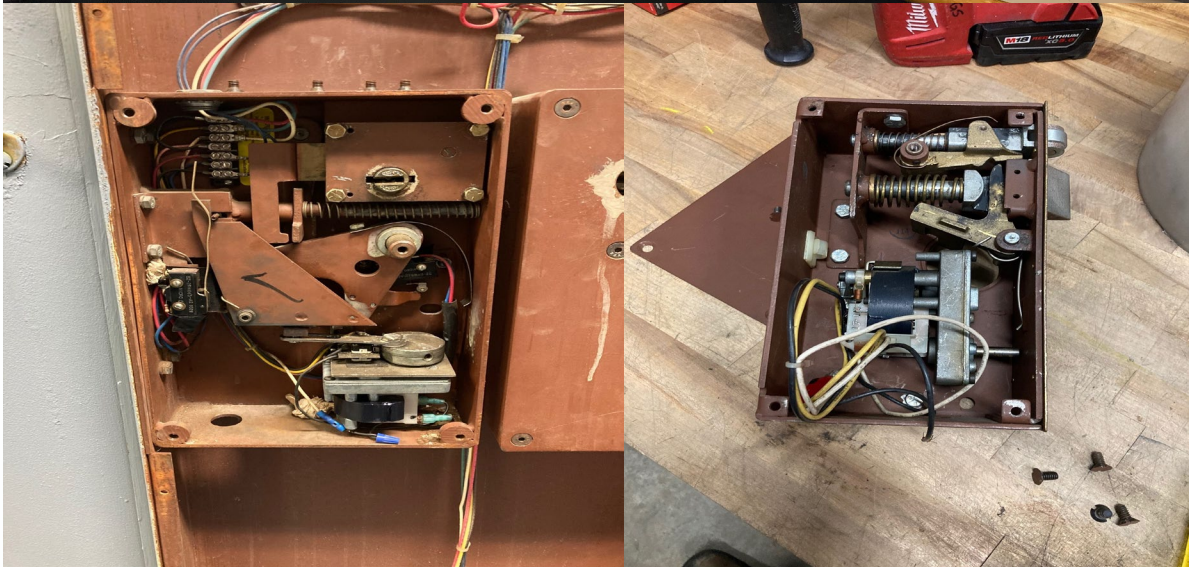
Appropriations and Expended	
FY2023 Bond	\$1,200,000
FY2025 Bond	\$822,000
FY2026 Bond	\$2,000,000
Total	\$4,022,000
<i>Expended</i>	<i>\$2,038,136</i>
Balance	\$1,983,864

St. Johnsbury: Northeast Correctional Complex (NECC), Door Control System Replacements

Northeast State Correctional Facility (NESCFC) and the Caledonia Community Work Camp (CCWC)

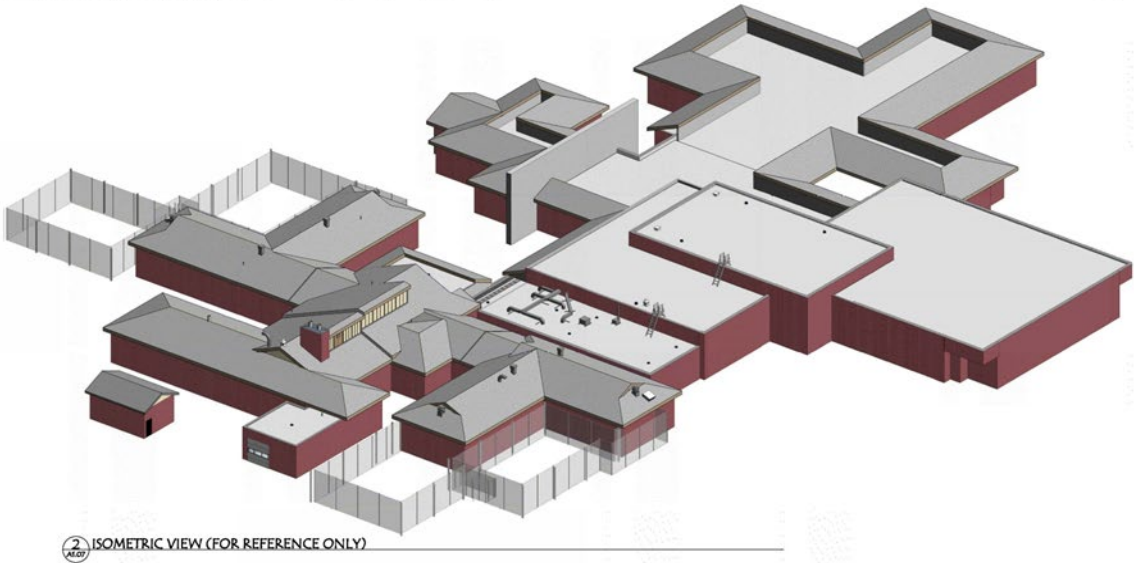
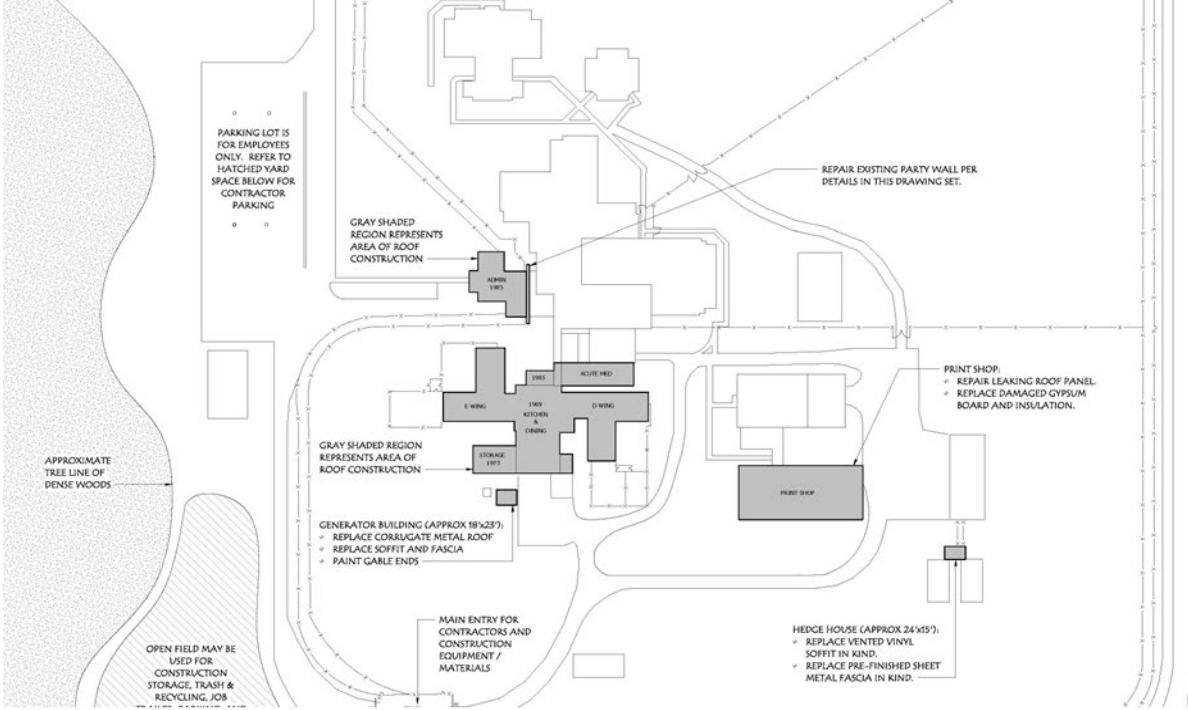
- Match system previously upgraded at NSCF and SSCF
 - Touchscreen controls for doors, lights and water
 - Camera system upgrade
 - Fence perimeter intrusion defection system
- Temporary relocation of incarcerated individuals while the construction work is underway in each living unit
- Complete deferred maintenance during this time

Appropriations and Expended	
FY2023 Bond	\$670,000
FY2024 Bond	\$1,000,000
FY2025 Bond	\$1,750,000
FY2026 Bond	\$1,000,000
Total	\$4,420,000
Expended	\$289,056
Balance	\$4,130,944



St. Albans: Northwest State Correctional Facility (NWSCF) Roof Replacement

- Replacement of 10 roofs
- Membrane, asphalt shingle and corrugated metal roofs
 - Increase insulation
 - Remove and reinstall razor ribbon
 - Increase fascia board heights
 - Install access ladders
 - Raise plumbing stacks, HVAC curb and exhaust vents
- Repair and anchor brick on the security wall



2 ISOMETRIC VIEW (FOR REFERENCE ONLY)

Appropriations and Expended	
FY2024 Bond	\$1,300,000
FY2026 Bond	\$1,000,000
Total	\$2,300,000
Expended	\$406
Balance	\$2,299,594

Section 6: Vermont Veterans Home

American Way Reconstruction at the Vermont Veterans' Home

American Way Wing built in 1985 featured slab on grade construction. Cast iron piping under the slab has deteriorated leaking a significant amount of wastewater into the ground shutting down bathrooms and kitchenettes in the wing. The layout does not meet current VA standards and interior bearing walls make renovation unfeasible.

Construction of a new 30 bed memory care unit designed based on the small house model guidelines. Featuring two 15 bed units each containing a central living, and dining space with access to the outdoors. Design was completed through the Design Development phase and has been on hold since December 2024.

FY2026 Cash	\$1,500,000
Total	\$1,500,000
Expended	\$1,500,000
Balance	\$0

* Federal Matching Construction Grant



Reconstruction of Laundry Facilities at the Vermont Veterans' Home

The laundry area is on the first floor of a 1800's building with boilers below and connected to the main facility by a ramp. The boilers below make it difficult to control temperature, and the ramp is causing employee injuries. A 2024 structural assessment deems the structure unsound and recommends replacement of the laundry facility.

Request for Proposals for A/E services is scheduled to be advertised January 2026.



Appropriations and Expended	
FY2026 Bond	\$340,000
Total	\$340,000
Expended	\$0
Balance	\$340,000

Section 14: Judiciary

White River Junction: Courthouse Renovation

- Correct the water intrusion into the building
- Improve energy efficiency of the building
 - Upgrade the envelope
 - New windows
 - Relace the membrane roof
- Update the life safety and security systems
- Replace oil fired boilers with pellet boilers
- New and right-sized air handling units
- Renovations to meet the programmatic needs of Judiciary
- Temporary fit up of the Windsor County Courthouse in Woodstock
- Fit for court staff in leased space

Appropriations and Expended	
FY2016 Bond	\$300,000
FY2023 Bond	\$1,500,000
FY2024 Bond	\$2,000,000
FY2025 Bond	\$4,000,000
FY2026 Bond	\$1,100,000
FY2026 Cash	\$6,900,000
Total	\$15,800,000
Expended	\$14,461,309
Balance	\$1,338,691

