



# Arriba Rest Area Water Efficient Remodel

## CDOT CAPITAL DEVELOPMENT REQUEST

December 17, 2024



**COLORADO**  
Department of Transportation  
Division of Maintenance & Operations

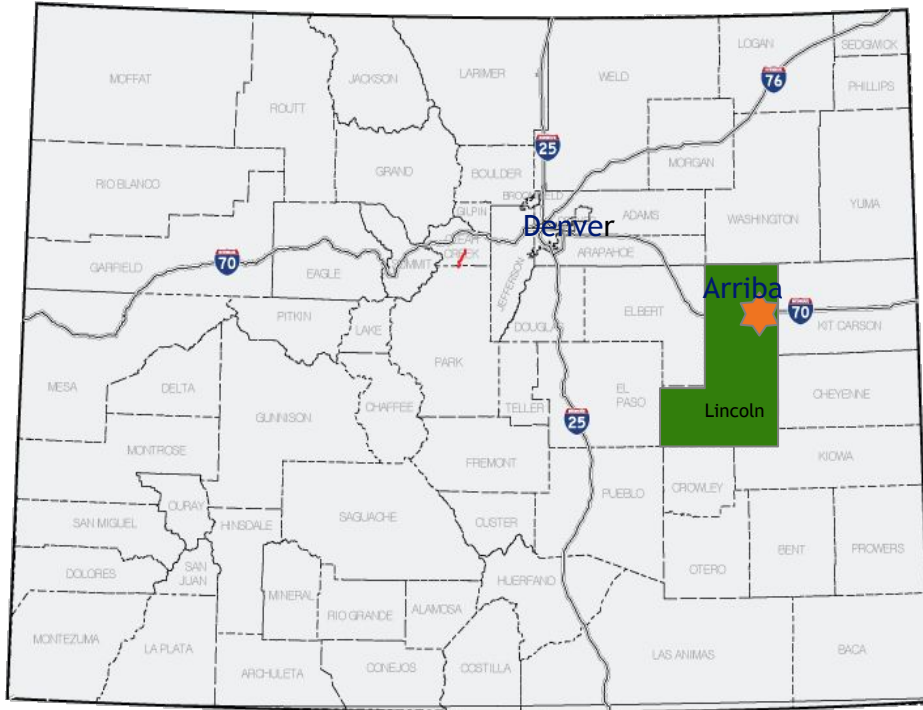


# CDOT Presenters

- Hope Wright, Real Estate Asset Manager
- Emily Haddaway, Legislative Liaison



# Arriba Rest Area Overview



## LOCATION

- 115 Miles east of Denver on Interstate 70 in Lincoln County.

## PRONUNCIATION

- Originally pronounced Ah-ree-ba, today it is referred to as Air-Ah-Buh

## ABOUT

- Built in 1995
- No Improvements since 1995
- CDOT's second busiest Rest Area with over 280,000 visitors per year





# Arriba Rest Area Project Overview

## REQUEST SUMMARY:

- CDOT is requesting \$281,672 to fund environmentally friendly xeriscaping at the CDOT Arriba Rest Area in order to reduce water consumption.

## WHY IS THIS NEEDED NOW?

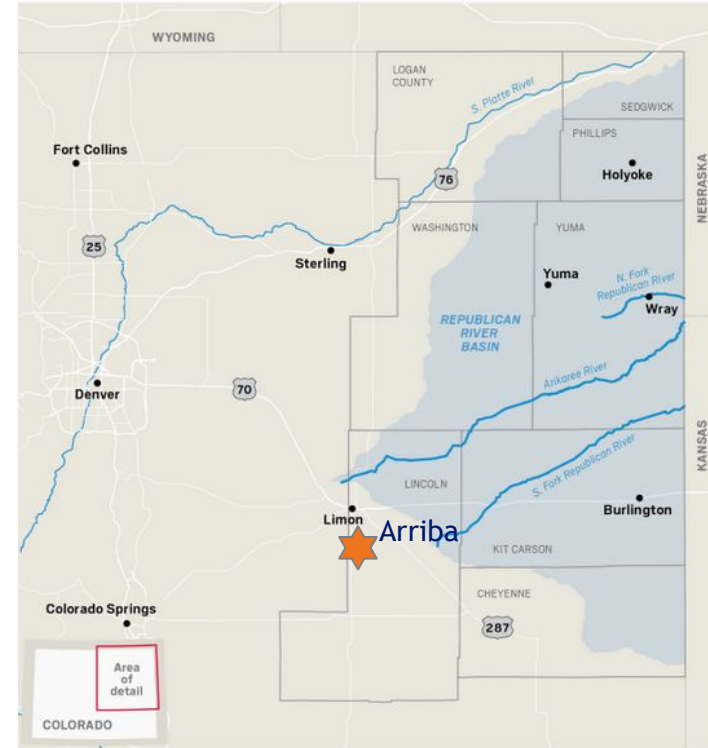
- Climate change is driving a historic drought throughout the Southwest. This proposal would save between 420,000 - 630,000 gallons of water per year and enable compliance with the Republican River Basin Agreement and the water reduction and water efficiency executive orders.

## REPUBLICAN RIVER BASIN AGREEMENT:

- Arriba is located in the Republican River Basin. An agreement with neighboring basin states requires Colorado to reduce consumption of water from the basin by 2029.

## EXECUTIVE ORDERS:

- This request would help meet the objectives of the “Greening of State Government” Executive order D 2022 016 by reducing potable water consumption.
- By installing water efficient landscaping, this project would be in compliance with the “Water Efficiency Landscaping Policy for State Facilities” Executive Order # D 2023 018.







# CDOT Rest Areas and Funding

## FUNDING FOR CDOT'S 26 REST AREAS

- Prior to 2023, rest areas lacked a dedicated funding source.

## TRANSPORTATION COMMISSION

- The TC established Rest Areas as CDOT's 12th Asset in order to dedicate funding in support of a sustainable rest area program for highway safety.

## CDOT'S ASSETS

- Guaranteed annual funding with a mission of preserving CDOT's assets.

## REST AREAS ANNUAL BUDGET

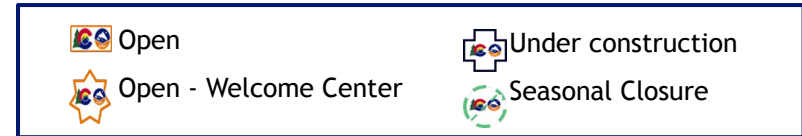
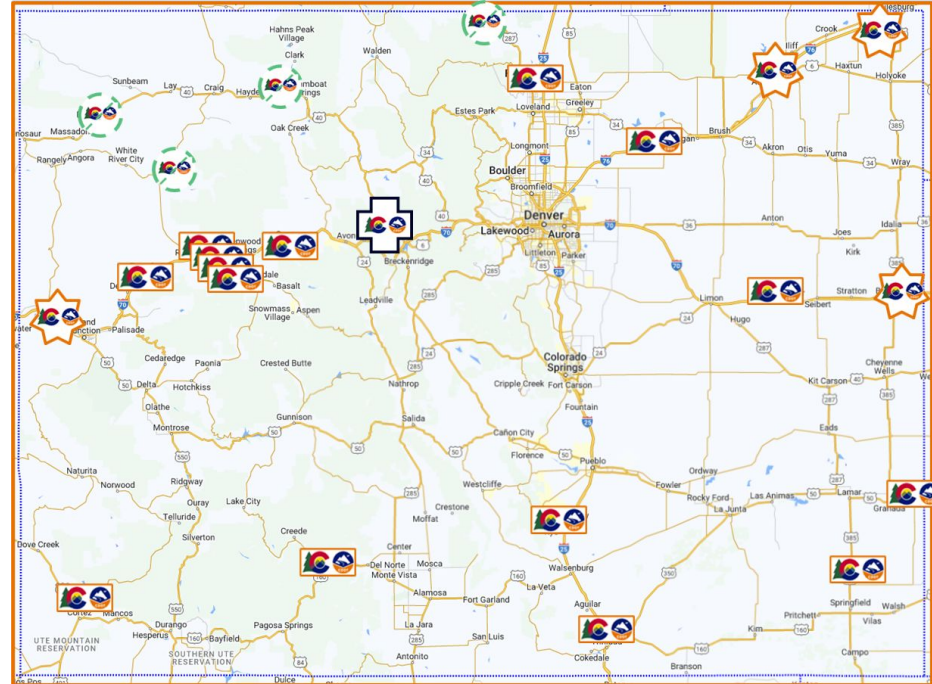
- \$4M across 26 rest areas

## UNMET NEED

- CDOT has calculated an unmet need of between \$20M and \$30M to get all rest areas to an acceptable letter grade of C or better.

## REVENUE GENERATION IS PROHIBITED

- Title 23 USC § 111 and CRS 43-2-101(3), prohibits Rest Areas from competing with commercial establishments. No gas stations, EV charging, or food services.





# Rest Area Challenges

## LACK OF DEDICATED FUNDING PRIOR TO 2023

- The absence of dedicated funding resulted in the closure of seven (7) rest areas and most of the remaining 26 are in need of major repairs or reconstruction

## MULTIPLE FAILING ASSETS AT EACH REST AREA

- The most remote rest areas also have fresh water and wastewater treatment plants that have reached the end of their useful life

## DISTRIBUTION OF ANNUAL \$4M BUDGET

- \$600K for building maintenance and minor repairs split over 26 rest areas
- \$3.4M to for major repairs or reconstruction

## THE AVERAGE COST OF A MAJOR REPAIR OR A RECONSTRUCTION

- \$3.5M

## MOST MAJOR REPAIRS OR RECONSTRUCTION REQUIRE MULTIPLE YEARS OF FUNDING

- Backlog of major repairs and reconstructions provide few opportunities to address non-life safety projects or needs





# Arriba Water Usage

## Water Consumption average over the last four years:

- Non-irrigated months
  - 95,000 gallons
  - \$1,800
- Irrigated months
  - 263,000 gallons
  - \$2,500

## Estimated savings with proposed plan:

- \$1,750-\$2,625 per year
- 420,000- 630,000 gallons of water per year





# Project Description

- **Phase 1- Sod Demolition**
  - Kill existing turf, aerate, and plow it under
  - 08/01/2025 - 01/01/2026
- **Phase 2- Soil Stabilization and Plantings**
  - Replace the irrigation system, drill new native seed
  - 04/01/2026 - 06/01/2026
- **Phase 3- Landscape Stabilization**
  - Monitor to establish xeriscaping
  - 06/01/2026 - 06/01/2027

**Total cost: \$281,672**







Thank you! For questions or comments, please contact:

**Emily Haddaway**

CDOT Legislative Liaison

[Emily.Haddaway@state.co.us](mailto:Emily.Haddaway@state.co.us)

505-553-2079