

## Colovore AUS01

Hutto, Texas

## PUBLIC-SOURCE FORECAST

Not a confirmed open electrical bid

## PROJECT SNAPSHOT

|                      |                                                                           |
|----------------------|---------------------------------------------------------------------------|
| LOCATION             | Hutto, TX                                                                 |
| PUBLIC VALUE         | \$280,000,000                                                             |
| PUBLIC SIZE          | 192,694 sq ft                                                             |
| FILED SCHEDULE       | Dec 1, 2026 to Dec 1, 2028                                                |
| OWNER                | Colovore Austin 1, LLC                                                    |
| DESIGNER             | Ci Design                                                                 |
| PUBLIC OWNER CONTACT | Ben Standish<br>(410) 409-4232<br>TDLR checked Sep 5, 2026; referral only |

## DECISION VIEW

|                 |               |                                   |
|-----------------|---------------|-----------------------------------|
| DECISION        | <b>WATCH</b>  | Qualify the buying route          |
| PUBLIC ROUTE    | Owner contact | Referral only                     |
| AUTHORITY       | Unconfirmed   | Procurement assignment unresolved |
| CURRENT PACKAGE | Not confirmed | No open electrical bid evidenced  |
| NEXT REVIEW     | <b>SEP 9</b>  | Confirm GC and bidder route       |

## What the evidence supports

TDLR identifies 2401 Innovation Boulevard, Colovore Austin 1, LLC as owner, and Ci Design as designer (checked Sep 5). Prior research found AUS01 listed as under construction on Colovore's site and Project Raptor in review in Hutto's viewer. Those stage descriptions need a dated recheck and direct qualification.

## Unresolved before pursuit

- General contractor or construction manager
- Electrical contractor award status
- Bidder prequalification route
- Electrical package release timing
- Confirmed MV, switchgear, UPS, and backup-power scope

## Next actions

1. Ask the public owner contact for the GC and procurement lead.
2. Confirm electrical award status and prequalification timing.
3. Recheck source dates and resolve the stage conflict.
4. Advance after a procurement/preconstruction contact and package timing are verified.

## Sources

1. TDLR project record - TABS2027000200
2. Colovore Austin market page - AUS01
3. Hutto commercial development viewer
4. Ci Design

Public owner-contact/referral route only; procurement assignment is unconfirmed. Electrical scope is a research hypothesis. InfraMorrow researches buying routes and reports confirmed contacts and unresolved gaps separately.