

# MEMORANDUM

TO: City Council

FROM: Don Sarcletti, Recreation & Parks Director  
Scott Hugill, Assistant City Manager/Administrative Services Director  
Will Van Ry, Engineering Services Director  
Shane Hope, Community & Economic Development Director  
Greg Wilson, Police Chief  
Curt Brees, Public Works Director  
Sonja Springer, Finance Director  
Mick Horton, City Treasurer

VIA: John J. Caulfield, City Manager

DATE: March 11, 2010

SUBJECT: Prioritization and Review of Unfunded Capital Projects - Parks and Open Space, City Wide Equipment & Property Management

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*Review of Unfunded Capital Projects is included on the March 11<sup>th</sup> Council Work Session agenda. The presentation will focus on unfunded capital projects within the areas of Parks and Open Space, City Wide Equipment and Property Management. The purpose of the March 11<sup>th</sup> meeting is provide Council an opportunity to review and confirm the projects and prioritization assigned to each unfunded project.*

## **BACKGROUND:**

One of Council's goals is to "Review and Prioritize Capital Infrastructure Needs and Implement Projects." The key objective of this goal is to have a capital improvement program that provides a safe, clean, and well-maintained community for the enjoyment of all residents and to provide preventive maintenance to avoid greater replacement costs in the future.

In response to this, department directors developed a prioritized list of capital projects that currently do not have funding. This list is above and beyond the projects funded in the current \$66 million CIP. This list and supporting documents were presented at the Council's February 16, 2010 regular meeting.

## **Prioritization Process:**

Based up a certain criteria each capital project was given a ranking and scored on a scale of 0 – 5. Each project was categorized and ranked according to the following priorities.

- Priority 1 - projects that cannot be reasonably be postponed without causing harmful or otherwise undesirable consequences.
- Priority 2 – projects that meet clearly demonstrated needs and objectives.
- Priority 3 – projects that benefit the community, but could be delayed without impairing services.

**Prioritization Results:**

The overall Unfunded Capital Needs is estimated at \$142,857,035 as identified in Table 1 below:

**TABLE 1**

Project	Development Cost
Parks & Open Space	\$ 10,753,000
Citywide Equipment	
Community & Economic Development	210,000
Police Equipment	188,500
Public Works	295,000
Subtotal Citywide Equipment	693,500
Property Management & Facilities	
Existing Facilities	1,750,800
Civic Campus	34,000,000
Recreation Pavilion-New	38,531,600
Subtotal Property Management & Facilities	74,282,400
Street & Sidewalk Improvements	
Town Center Improvements	14,855,000
Street Construction (2011-2016 CIP)	5,030,000
Street Reconstruction Projects	11,614,000
Traffic Impact Fee Projects	6,156,000
Sidewalk Projects	14,270,102
Bicycle Plan Projects	5,203,033
Subtotal Street & Sidewalk Improvements	57,128,135
<b>Grand Total</b>	<b>\$ 142,857,035</b>

Graphs A and B further illustrate the development cost for unfunded capital projects.

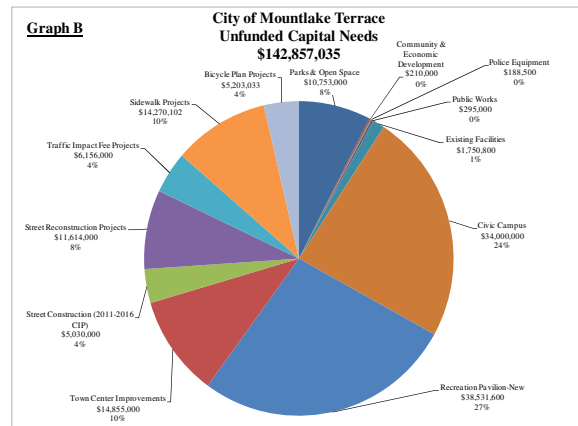
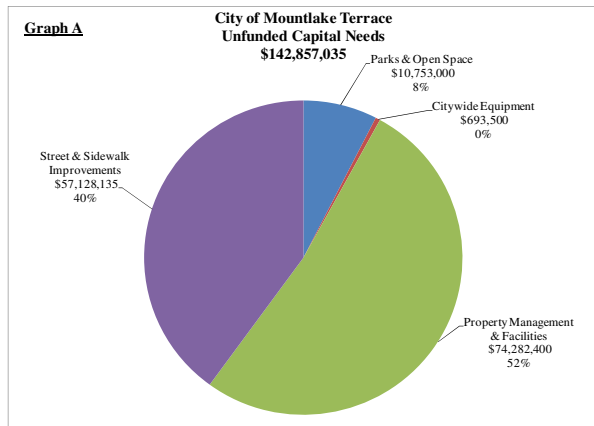


Table 2 below identifies the 27 highest ranked projects by component. This table is further broken down by projects we recommend pursuing first (“Tier 1”) and those projects to be pursued second (“Tier 2”).

Tier 1 projects are estimated to total \$57.5 million and represent 15 projects including the development of a new Civic Campus at \$34.0 million and a \$150,000 business plan for a new Recreation Pavilion. Tier 2 projects, which total \$40.7 million represent 12 projects and include the development of a new Recreation Pavilion at \$38.4 million.

Score	Projects	Tier I Priorities	Tier II Priorities	Financing Option(s)
<b>New Facilities</b>				
16.1	Civic Campus	\$ 34,000,000	\$ -	UTGO, SFGA
15.6	Recreation Pavilion-Business Plan	150,000	-	
15.6	Recreation Pavilion-New	-	38,381,600	
<b>Subtotal New Facilities</b>		<b>34,150,000</b>	<b>38,381,600</b>	
<b>Parks &amp; Open Space</b>				
MPD, PRD, PRSA, UTGO, SFGA, CIP				
13.6	Evergreen Playfield-All-Weather Turf Field	1,500,000	-	
12.7	Fencing	130,000	-	
11.5	Forest Crest Playfield-Restrooms	130,000	-	
11.5	Terrace Creek Park-Restrooms	180,000	-	
10.9	Park Lighting	-	60,000	
10.6	Terrace Ridge Park-Master Plan Development	-	10,000	
10.6	Terrace Ridge Park-Master Plan Implementation	-	150,000	
10.5	Skateboard Park (Location TBD)	-	500,000	
10.4	Improve Trail Facilities (Lyons Creek Greenway)	-	50,000	
10.3	Reforestation Plan	-	20,000	
10.2	Evergreen Playfield-Replace Support Buildings	-	500,000	
10.1	Terrace Creek Park-Tree Rehabilitation	-	90,000	
<b>Subtotal Parks &amp; Open Space</b>		<b>1,940,000</b>	<b>1,380,000</b>	
<b>Citywide Equipment</b>				
CIP, SFGA				
18.0	Public Works-Street Lighting Retrofits	150,000	-	
13.8	Police Equipment	188,500	-	
12.6	Public Works-Thermoplastic Markings Equipment	-	65,000	
<b>Subtotal Citywide Equipment</b>		<b>338,500</b>	<b>65,000</b>	
<b>Property Management &amp; Facilities</b>				
MPD, PRD, PRSA, UTGO, SFGA, CIP				
12.4	Lake Ballinger Parking Lot	280,000	-	
<b>Subtotal Property Management &amp; Facilities</b>		<b>280,000</b>	<b>-</b>	
<b>Street &amp; Sidewalk Improvements</b>				
LRF, LIFT, SFGA, DC, PIF				
15.0	Town Center Improvements	14,855,000	-	
	56th Reconstruction (230th to 236th)	8,600,000		
	East/West Town Square Circulator	2,400,000		
	Town Center Plaza	3,855,000		
TBD, CIP, SMU, SFGA, UTGO				
<b>Street Construction (2011-2016 CIP)</b>				
14.7	Overlay Streets (2012-2016)	3,000,000	-	
14.3	Chip Seal Program (2011, 2013, 2015, 2016)	1,000,000	-	
13.3	Signal Cabinet Replacements (2013-2016)	140,000	-	
13.3	Signal Controller Replacements (2013-2016)	30,000	-	
10.9	Sidewalks (2011, 2013, 2015, 2016)	-	400,000	
10.7	ADA Sidewalk Program (2014-2016)	-	300,000	
TBD, CIP, SFGA, UTGO				
<b>Street Reconstruction Projects</b>				
14.2	52nd Ave W to 53rd Ave W Connection	1,799,000	-	
<b>Subtotal Street &amp; Sidewalk Improvements</b>		<b>20,824,000</b>	<b>700,000</b>	
<b>Grand Total Projects</b>		<b>\$57,532,500</b>	<b>\$40,526,600</b>	

**March 11, 2010 –Council Work Session:**

The purpose of the March 11, 2010 Council Work Session is to identify and confirm priority projects to pursue for 2011 – 2016 within the areas of Parks and Open Space, City Wide Equipment and Property Management. Based upon the scoring criteria the following projects have been identified as Tier1 or Tier 11 projects. In addition, capital projects and scores will be displayed (display boards) for Council review and consideration.

<b><u>Projects:</u></b>	<b><u>Tier I</u></b>	<b><u>Tier II</u></b>
New Recreation Pavilion	\$150,000	\$38,381,600
Parks & Open Space	\$1,940,000	\$1,380,000
Citywide Equipment	\$338,500	\$65,000
Property Management & Facilities	\$280,000	\$--

**Project Descriptions:**

- **New Recreation Pavilion – Business Plan & Conceptual Design.** Identification & Design of Facility Features & Services, Potential Partnerships, Market Analysis, Demographics, Market Trends & Demands, Maintenance/Operational Requirements & Financial Analysis. (Consider for 2011-2012 biennial budget)
- **Parks & Open Space.** Fencing Repairs/Additions, Turf Field Upgrade at Evergreen Playfield, Permanent Restrooms at Forest Crest Playfield and Terrace Creek Park, Skateboard Park, Park Lighting, Replace Evergreen Playfield Support Buildings, Terrace Creek Park Tree Rehabilitation, Master Plan & Plan Implementation -Terrace Ridge Park, Reforestation Plan and Trail Improvements - Lyons Creek Greenway.
- **Citywide Equipment:**
  - **Police Equipment** (Fiscal Year 2011 Federal appropriation). Mobile Radios, Mobile Scene/Command Post, Mobile License Plate Reader for DRE/Traffic Office, Patrol Rifle Replacement, Automated External Deliberator (AED), Portable Radios, Modems, Garage Fencing to Secure Vehicles/Drying Cabinet, SMART Equipment, Animal Control Vehicle, Taser RMS Software and Replacement Cartridges, Moving Radars, Collision/Crime Scene Reconstruction Program, Portable Radios Bank Charger.
  - **Public Works Equipment** – Street lighting Retrofits and Thermoplastic Markings Equipment.
- **Property Management & Facilities.** Parking Lot Reconstruction at Ballinger Golf Course/Clubhouse.

**Council Action:** Confirmation of the Unfunded Capital Projects for Parks and Open Space, City Wide Equipment and Property Management.

**Next Steps:**

**Upcoming Council Meetings – Unfunded Capital Projects:**

April 1	Council Work Session	Street & Sidewalk Improvements
April 15	Council Work Session	Financing Options/Summary Report
April 29	Council Work Session	Civic Campus Update