

Capital Improvement Program

City Council Work Session
November 13, 2018

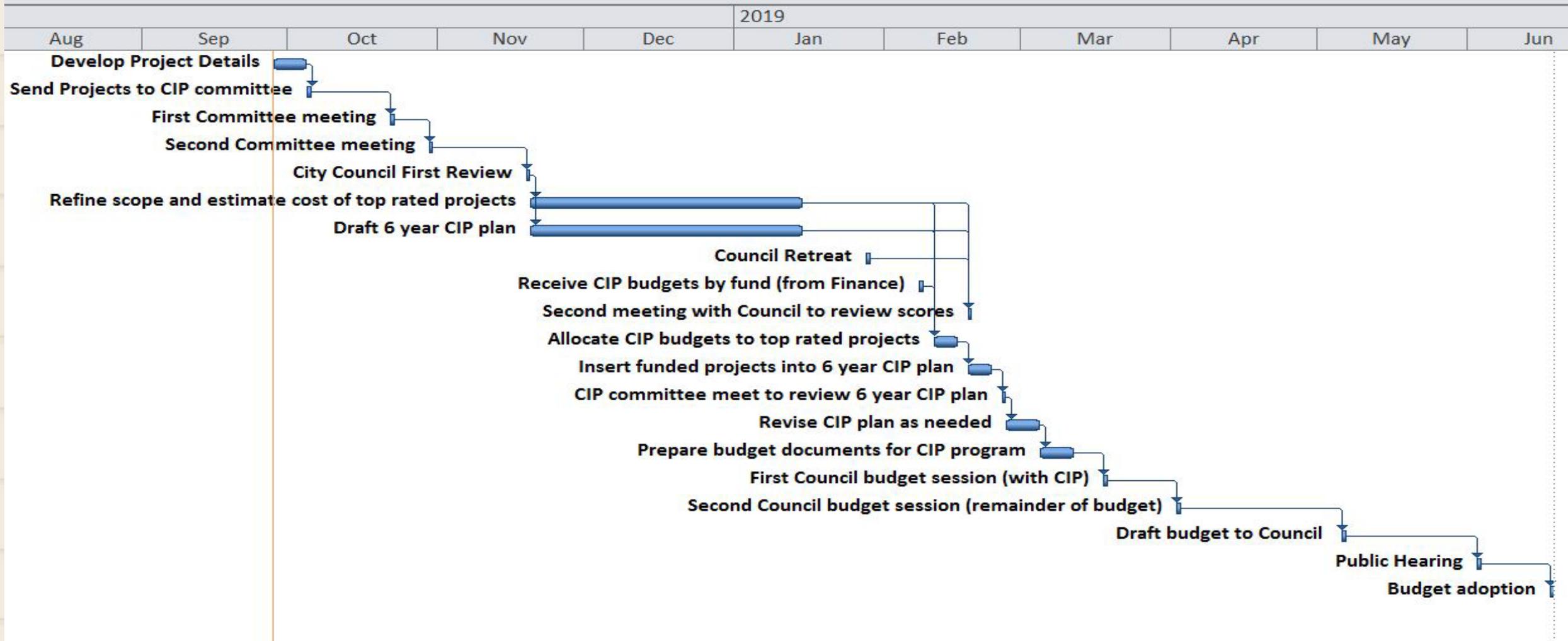


Agenda

- Schedule for Budget Documents
- Capital Improvement Program Overview
 - a. Purpose
 - b. Scope
 - c. Funding
 - d. Work Schedule
- Projects for Funding
 - a. Soliciting Projects
 - b. Prioritizing Projects
 - c. Council Input



Schedule for Budget Documents



Purpose of CIP

1. Address current maintenance needs
2. Reduce maintenance backlog
3. Respond to changes in regulatory requirements
4. Respond to changing needs in the community
5. Meet City Council Goals:
 - a) Advance projects and programs promoting sustainable economic development, including transforming San Leandro into a center for innovation
 - b) Provide quality public safety service and grow our partnership with the community to keep San Leandro safe
 - c) Maintain and enhance San Leandro's infrastructure



Scope of CIP

Excludes routine operation and repair that is funded by department operation and maintenance budgets.

Annual Programs/Projects

Annual Program/Maintenance

Bicycle and Pedestrian

Roadway streetscape

Sidewalks

Street lights

Traffic and Pedestrian - Controls and Signals

Buildings

City Hall and South Offices

Community Centers

Emergency Operations Center

Fiber, Communications, and Wi-Fi

Fire Stations

Libraries and Casa Peralta

Parking lots/structures

Police Buildings and Facilities

Public Works Service Center

Other

Flood Mitigation

Other

Public Wi-Fi

Sound walls

Storm drains

Parks and Open Space

Golf Courses

Parks and Open Space

Pools

Roadways for vehicles

Bridges

Roadway Construction

Roadway pavement

Roadway signage and striping

Street lights

Traffic and Pedestrian - Controls and Signals

Shoreline

Marina and Shoreline

Traffic Safety

Railroad Crossings

Traffic and Pedestrian - Controls and Signals

Underground Utilities

Utility Undergrounding

WPCP Enterprise

Sanitary Sewers

Water Pollution Control Plant

State of our Improvements

Roads

- \$170M maintenance backlog
- \$10.5M/year to prevent the backlog from growing
- General Plan sets a goal of average PCI = 76, will take \$23M/year to reach that goal in 10 years

Parks

- \$11M in deferred maintenance projects

City Buildings (including parking lots)

- \$2M in deferred maintenance projects



Funding

Bike and Ped Funds: Measure B and BB	Road Funds: Measure B/BB, Gas Tax, VRF	Developer Fees for Street Improvements	Park Development Fees	Underground Utility Fees	WPCP Enterprise Fund
<ul style="list-style-type: none"> • Sidewalks • Roadway signage and striping • Traffic and Pedestrian - Controls and Signals 	<ul style="list-style-type: none"> • Bridges • Railroad Crossings • Roadway Construction • Roadway pavement 	<ul style="list-style-type: none"> • Roadway signage and striping • Traffic and Pedestrian - Controls and Signals 	<ul style="list-style-type: none"> • Parks and Open Space • Pools 	<ul style="list-style-type: none"> • Utility Undergrounding 	<ul style="list-style-type: none"> • Sanitary Sewers • Water Pollution Control Plant
<ul style="list-style-type: none"> • \$500k/year 	<ul style="list-style-type: none"> • \$4.3M/year 	<ul style="list-style-type: none"> • \$300k/year 	<ul style="list-style-type: none"> • \$350k/year 	<ul style="list-style-type: none"> • \$250k/year 	<ul style="list-style-type: none"> • \$1M/year for CIP

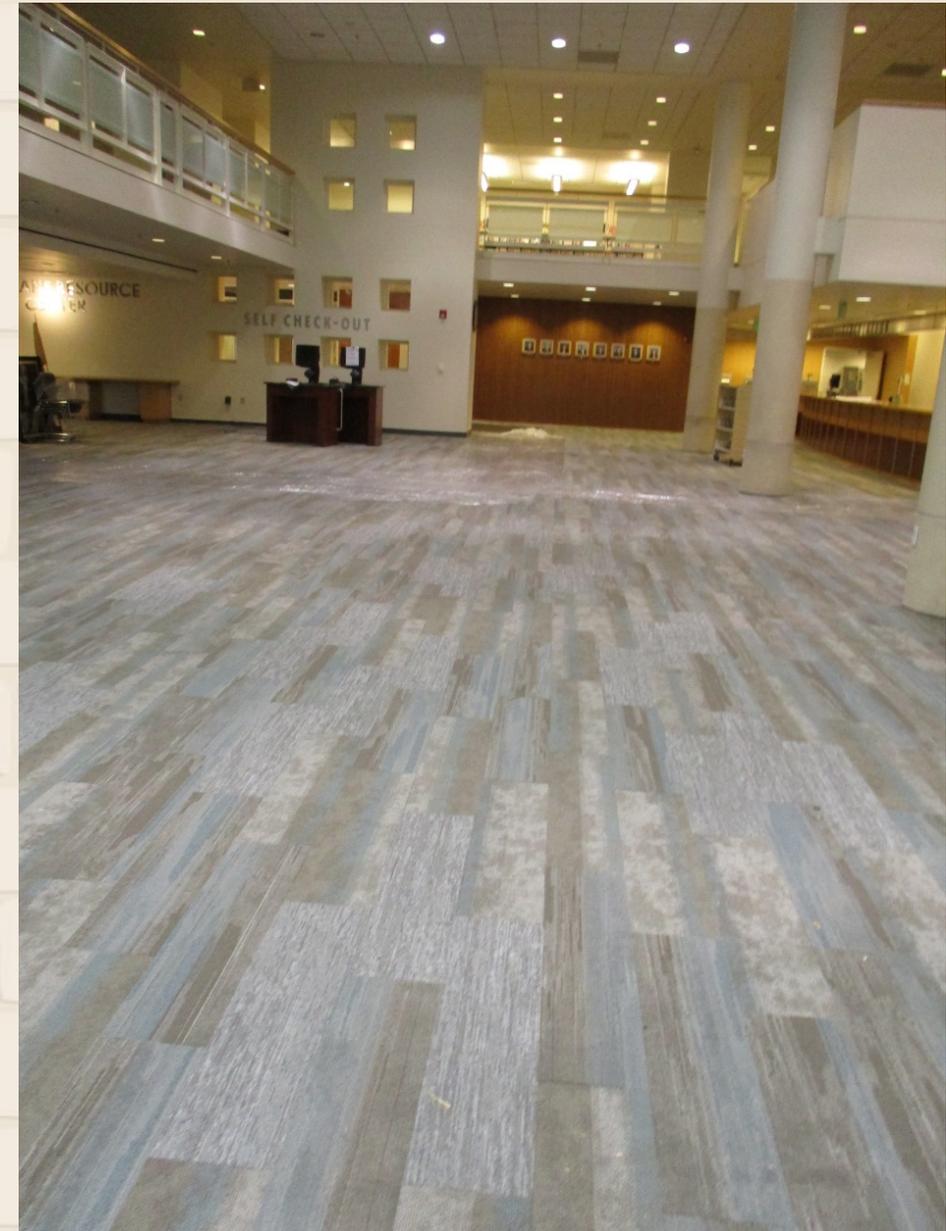
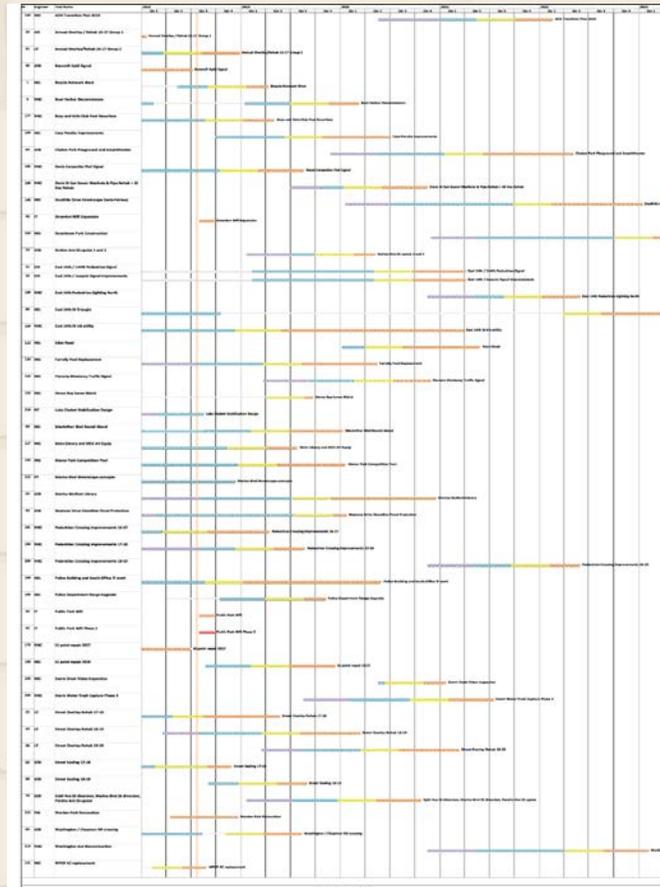
General Fund: Eligible for everything above plus

<ul style="list-style-type: none"> • City Hall and South Offices • Community Centers • Emergency Operations Center • Fiber, Communications, and Wi-Fi • Fire Stations 	<ul style="list-style-type: none"> • Flood Mitigation • Golf Courses • Libraries and Casa Peralta • Marina and Shoreline • Parking lots/structures • Police Buildings and Facilities 	<ul style="list-style-type: none"> • Public Works Service Center • Roadway streetscape • Sound walls • Storm drains • Street lights
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Also: Grants are periodically available for a variety of project types.

Work Schedule

- 32 active projects with value of \$70M
- 18 planned projects with value of \$30M
- See handout for work schedule



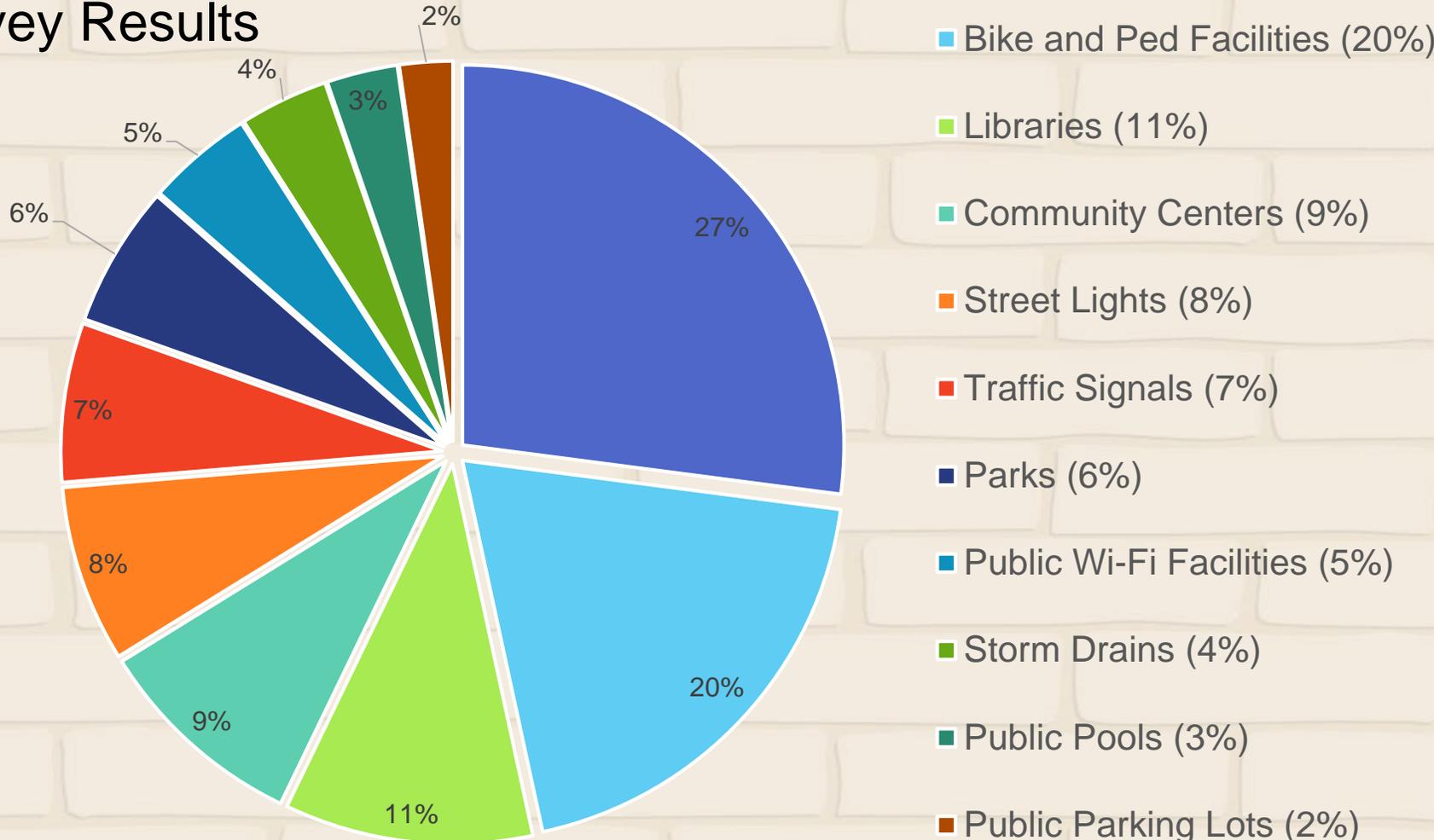
Creating the CIP

1. Project Solicitation from Council Staff, and Public
2. Project Scoring by CIP committee
3. City Council review and comment on project scoring
4. City Council approval of CIP projects for funding



Input into CIP

Public Survey Results



% of respondents who ranked item #1

Project Scoring

CIP Committee has scored each project in 8 categories and weighted each score to come up with a total.

Projects scoring highly in either “One time funding” or “External / internal mandate” will be proposed for funding regardless of overall score

Multi project tie scores occur – discretion is used to determine exact funding order

A proposed funding plan will be brought to council for review at a February work session

Description	Fiscal Impact: Net Cost	Economic Development Impact	Liability, Risk, Public Health, and Safety	Protection of Existing Facilities and Lifespan	Quality of life	Population Served	External or Internal Mandate	One Time Funding Leverage
Weight	10	10	15	15	10	5	5	10

Category/Score	Fiscal Impact: Net Cost	Economic Development Impact	Liability, Risk, Public Health, and Safety	Protection of Existing Facilities and Lifespan	Quality of life	Population Served	External or Internal Mandate	One Time Funding Leverage
3 points	Project creates savings. Net operating cost (considering maintenance, utilities and revenue) will be lower if the project is implemented.	Project significantly promotes economic vitality through job creation, business development, or other	Project alleviates substantial (>\$1M) liability, health or safety hazard, or significantly increases health and safety	Project will repair deterioration that currently prevents use of facility and has a lifespan > 15 years, or deferral will increase cost significantly	Project significantly improves the appearance of a neighborhood, incorporates art, reduces noise or pollution, or supports community values.	Project serves or has public support from entire City or addresses an underserved area/population	Project is required to comply with Federal, State, or local law, regulation, or ordinance	One time outside funding that requires a match is secured for 75% or more of cost
2 points	Project has little or no impact on net operating cost	Project promotes economic vitality through job creation, business development, or other	Project alleviates moderate (>\$100k) liability, health or safety hazard, or creates a minor increase in health and safety	Project will repair deterioration that doesn't prevent use of facility and has a lifespan of 10-15 years	Project moderately improves the appearance of a neighborhood, incorporates art, reduces noise or pollution, or supports community values.	Project serves or has public support from a large size area/population	Project implements Council adopted plan	One time outside funding that requires a match is secured for between 25% and 75% or more of cost
1 point	Project will result in minor additional net operating costs	Project may promote economic vitality through job creation, business development, or other	Project alleviates minor (<\$100k) liability, health or safety hazard, or creates a minor increase in health and safety	Project will prevent/delay deterioration from occurring	Project slightly improves the appearance of a neighborhood, incorporates art, reduces noise or pollution, or supports community values.	Project serves or has public support from a medium size area/population	Project implements plan adopted by outside agency	One time outside funding that requires a match is secured for less than 25% of cost
0 points	Project will result in significant additional net operating costs	Project doesn't promote economic vitality	Project won't impact liability, health, or safety.	Project doesn't impact condition of an existing facility	Project has no impact on noise, pollution, or the appearance of a neighborhood, and doesn't incorporate art or actively support community values.	Project serves or has public support from a smaller size area/population	Project isn't required by law and doesn't implement an adopted plan	No outside funding has been secured

Handout

Council Input on Project Priorities

Review highest rated Projects in each Category and request input:

1. Annual Programs / Projects
2. Bicycle and Pedestrian
3. Buildings
4. Parks and Open Space
5. Roadways for vehicles
6. Traffic Safety
7. Other, Underground Utilities, WPCP Enterprise



Annual Programs / Projects

1. ADA transition plan
2. Bike and Pedestrian Support Program
3. City Building Major Maintenance
4. City Park Major Maintenance
5. Neighborhood Traffic Calming Program
6. Sanitary Sewer Collection System Repair
7. Sidewalk Program
8. Street Overlay / Rehabilitation
9. Street Sealing

- Scores were not calculated for these projects; by definition they are funded every year.
- Fully funding these programs requires \$13M/year.
- Dedicated funding covers \$5.8M/ year. General fund contribution of \$7.2M/year needed.
- Current road grant reduces needed General fund contribution to \$1.2M/year

All Other Groups

Review rankings by group, see handout:

2. Bicycle and Pedestrian
3. Buildings
4. Parks and Open Space
5. Roadways for vehicles
6. Traffic Safety
7. Other, Underground Utilities, WPCP
Enterprise

Next Steps

Staff will work on detailed project scopes and estimates for top rated projects

Return to council in February with projects proposed for funding

