

City of Alexandria, Virginia

MEMORANDUM

DATE: FEBRUARY 17, 2004

TO: THE HONORABLE MAYOR AND MEMBERS OF CITY COUNCIL

FROM: PHILIP SUNDERLAND, CITY MANAGER *PS*

SUBJECT: CONSIDERATION OF AUTHORIZATION OF RECOMMENDED CAPITAL PROJECT ALLOCATIONS AND PLANNED EXPENDITURES

ISSUE: City Council authorization of the recommended capital project allocations and planned expenditures.

RECOMMENDATION: That City Council authorize the capital project allocations and planned expenditures for the capital projects as detailed in the Capital Improvement Expenditure Summary (Attachment 1)

DISCUSSION: This docket item provides a summary of Capital Improvement Program planned expenditures (Attachment 1). It includes projects reflected in the City's Fiscal Year 2004 Capital Budget, approved by City Council on April 29, 2003 or approved in capital budgets prior to FY 2004 with a CIP budget document page reference in Attachment 1. A project title listing appears on the next page and a detailed summary appears in Attachment 1.

Allocations are recommended for the following projects:

Public Buildings		
Roth Street Facility Purchase (2900 Business Drive)	\$	3,037,075
Renovation of Existing City Facilities		
Health Department/Clubhouse Facility	\$	988,251
Community Development		
Mount Vernon Avenue Improvements	\$	713,604
Streams Maintenance and Waterfront Dredging		100,000
Systems Development		
Geographic Information Systems (GIS) Development	\$	160,000

Infrastructure Projects

Computer Workstation Software Management \$ 25,000

ATTACHMENTS:

Attachment 1 - Capital Improvement Program Planned Expenditures

STAFF:

Mark Jinks, Assistant City Manager

Alfred Coleman, Budget/Management Analyst, Office of Management and Budget

**CAPITAL IMPROVEMENT PROGRAM PLANNED EXPENDITURES
January 31, 2004 Report, Docketed February 24, 2004**

This attachment provides summary information on capital improvement program projects for which work will be initiated and expenditures incurred during the upcoming months. Funding for all of the projects discussed below is included in the City's Approved FY 2004 Capital Improvement Program (CIP) budget or in prior year capital budgets.

Project Number Index Code/ Sub-object	Project Title	Approved Funding Available	Planned Expenditure Amount	Budget Document Page Reference
Project 005-020 Account No. 221144 Sub-object 2121	Public Buildings (Roth Street Purchase)	\$3,037,075	\$3,037,075	New Project not Included in the City's FY 2004 Approved CIP Document

This allocation will provide partial funding for the purchase of 2900 Business Drive (Roth Street) for possible use as a City facility, including the relocation of the Transportation and Environment Services (T&ES) and Department of Recreation, Parks and Cultural Activities primary maintenance facility from its current, outdated building at South Quaker Lane. The property is an approximately four acre parcel with a 61,000 square foot flex/warehouse building currently occupied by four businesses and the City's JobLink Program. This \$5,850,000 purchase, approved by City Council on January 27, 2004, will be financed by bond premiums paid to the City by the winning bidder at its January 6, 2004 sale of general obligation bonds; and monies from existing capital project funds previously budgeted but not scheduled to be obligated before the end of FY 2004. This allocation represents \$2,938,075 in bond premiums from the City's January 2004 bond sale and \$99,000 from the General Services/T&ES Truck Wash capital improvement project included in the FY 2004 Approved CIP. The balance of funding for this purchase (\$2.8 million) will derive from funding for various City projects already allocated. These projects will be reprogrammed and budgeted for in the upcoming FY 2005 to FY 2010 CIP. (Fund Source: Bond Premiums - \$2,938,075; Truck Wash (221140) - \$99,000 - FY 2004 Funds)

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Project Number Index Code/ Sub-object	Project Title	Approved Funding Available	Planned Expenditure Amount	Budget Document Page Reference
Project 005-020 Account No. 221085 Sub-object 2121	Renovation of Existing City Facilities (Health Department/ Clubhouse Facility)	\$988,251	\$988,251	Page 106 of the City's Approved 2004 CIP Budget Document

This allocation will provide partial funding for the build-out and for furniture, fixtures and equipment for the new Alexandria Health Department and Clubhouse facility located at 4480 King Street and the subsequent relocation of the existing Health Department office located at 517 North St. Asaph Street. This allocation source represents Health Department year-end settlement of unspent local monies from FY 2002 and FY 2003 from the State (\$712,730); and rental income from the remaining tenants at 4480 King Street after the City purchased the facility in June 2002 (\$275,521). (Fund Source: State Revenues - \$712,730; Rental Income - \$275,521)

Project Number Index Code/ Sub-object	Project Title	Approved Funding Available	Planned Expenditure Amount	Budget Document Page Reference
Project 003-169 Account No. 210419 Sub-object 2121	Community Development (Mount Vernon Avenue Improvements)	\$713,604	\$713,604	Page 55 of the City's Approved 2004 CIP Budget Document

This allocation will provide funding for the final phase (Phase V) of the Mount Vernon Avenue Improvement project which includes the undergrounding of utility wires on Mt. Vernon Avenue between Bellefonte Avenue and Nelson Avenue, as well as on Monroe Avenue. The Mt. Vernon Avenue Improvement project has contributed to the revitalization of the Mt. Vernon Avenue commercial corridor by helping redefine the architectural character of the area and by supporting specific private investments. Public improvements phased in over a number of years have included the undergrounding of utility wires and street beautification, including tree planting, the installation of new brick sidewalks, the repair of curbs and gutters,

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crosswalks and the installation of street furniture and street signs. These improvements are in accordance with the Mt. Vernon Avenue Urban Design Guidelines as adopted by the City Council in 1993. The final phase (Phase V) is scheduled to begin in Spring 2004. The final phase including the completion of ducts, service connections and streetscaping are scheduled to be completed in December 2005. (Funding Source: Cash Capital - FY 2004 Funds)

Project Number Index Code/ Sub-object	Project Title	Approved Funding Available	Planned Expenditure Amount	Budget Document Page Reference
Project 003-601 Account No. 210112 Sub-object 2121	Community Development (Stream Maintenance and Waterfront Dredging)	\$100,000	\$100,000	Page 61 of the City's Approved 2004 CIP Budget Document

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This allocation will provide funding to perform maintenance on the Holmes Run Floodway. This maintenance will include the removal of sediment (large sand/gravel bars) and thinning vegetation in the actual stream/floodway and along the banks. This maintenance allows the floodway/stream to carry the volume of water that it was designed for and reduce the risk of flooding. The majority of the cost is for disposal of the material. Staff is currently evaluating options for reuse of some of the material which will reduce the overall disposal cost. This allocation will also provide for the mitigation of environmental impacts of the project through the planting of additional trees and landscaping in the areas that have been cleared or for removal. The majority of the work will be complete in less than a month depending on the weather. Mitigation and restoration will be done in Spring 2004, contingent on the weather. (Funding Source: Cash Capital - FY 2004 Funds)

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Project Number Index Code/ Sub-object	Project Title	Approved Funding Available	Planned Expenditure Amount	Budget Document Page Reference
Project 015-005 Account No. 265710 Sub-object 2121	Systems Development (Geographical Information System Development (GIS))	\$160,000	\$160,000	Page 205 of the City's Approved 2004 CIP Budget Document

This allocation will provide for the further development of the City's Geographical Information System (GIS). This allocation will provide for update and maintenance of the base layers now in the system, including updating base mapping and new aerial photography (\$80,000); the maintenance of end user licenses and application extensions (\$30,000); and the evaluation and initial development for a suite of dynamic GIS web-based applications (\$50,000). This project is on-going. (Funding Source: Cash Capital - FY 2003 Funds)

Project Number Index Code/ Sub-object	Project Title	Approved Funding Available	Planned Expenditure Amount	Budget Document Page Reference
Project 015-415 Account No. 265406 Sub-object 2121	Infrastructure Projects (Computer Workstation Software Management)	\$25,000	\$25,000	Page 236 of the City's Approved 2004 CIP Budget Document

This allocation will provide funding to continue the development of the City's primary remote access initiatives including the ability for City employees who work in the field to efficiently access City applications and network resources from the field over slow network connections; the deployment of complex applications with heavy client configuration and update requirements to occasional users of the software; and to provide the ability for City employees to work remotely from home or other locations. This project is on-going. (Funding Source: Cash Capital - FY 2004 Funds)