

Proposed Capital Improvement Program

FY 2022-2026

	<u>Adopted FY21</u>	<u>Projected FY22</u>	<u>Projected FY23</u>	<u>Projected FY24</u>	<u>Projected FY25</u>	<u>Projected FY26</u>	<u>5 Year Total</u>
Revenues		\$ 6,765,841.00	751.76%				
Transfer from General Fund	900,000	7,665,841	6,737,940	7,549,378	6,580,400	8,580,400	37,113,959
Transfer from General Fund - Mall Vendor Fees	93,750	78,000	78,000	78,000	78,000	78,000	390,000
Contribution from Albemarle County (CATEC)	500,000	90,000	62,500	0	0		152,500
Contribution from Schools (Small Cap Program)	200,000	200,000	200,000	200,000	200,000	200,000	1,000,000
PEG Fee Revenue	40,000	40,000	40,000	40,000	40,000	40,000	200,000
VDOT - Rev Share East High Signalization	50,000	500,000	0	0	0	0	500,000
CY 2021 Bond Issue	23,861,092	0	0	0	0	0	0
CY 2022 Bond Issue		26,823,072	0	0	0	0	26,823,072
CY 2023 Bond Issue		0	12,235,491	0	0	0	12,235,491
CY 2024 Bond Issue		0	0	12,287,907	0	0	12,287,907
CY 2025 Bond Issue		0	0	0	59,885,491	0	59,885,491
CY 2026 Bond Issue		0	0	0	0	9,885,491	9,885,491
TOTAL AVAILABLE REVENUES	\$25,794,842	\$35,396,913	\$19,353,931	\$20,155,285	\$66,783,891	\$18,783,891	\$160,473,911
Expenditures							
BONDABLE PROJECTS							
EDUCATION	Adopted	Projected	Projected	Projected	Projected	Projected	5 Year
<u>Project</u>	<u>FY21</u>	<u>FY22</u>	<u>FY23</u>	<u>FY24</u>	<u>FY25</u>	<u>FY26</u>	<u>Total</u>
Lump Sum to Schools (City Contribution)	1,200,000	1,200,000	1,200,000	1,200,000	1,200,000	1,200,000	6,000,000
City Schools HVAC Replacement	750,000	750,000	750,000	750,000	750,000	750,000	3,750,000
City Schools Priority Improvement Projects	1,250,000	1,250,000	1,250,000	1,250,000	0	0	3,750,000
Charlottesville High School Roof Replacement	0	120,000	1,200,000	0	0	0	1,320,000
Charlottesville City School Reconfiguration		0	0	0	50,000,000	0	50,000,000
SUBTOTAL	\$3,200,000	\$3,320,000	\$4,400,000	\$3,200,000	\$51,950,000	\$1,950,000	\$64,820,000
FACILITIES CAPITAL PROJECTS	Adopted	Projected	Projected	Projected	Projected	Projected	5 Year
<u>Project</u>	<u>FY21</u>	<u>FY22</u>	<u>FY23</u>	<u>FY24</u>	<u>FY25</u>	<u>FY26</u>	<u>Total</u>
Lump Sum to Facilities Capital Projects	1,545,491	1,045,491	1,045,491	1,045,492	1,045,491	1,045,491	5,227,456
City Facility HVAC Replacement	250,000	250,000	250,000	250,000	250,000	250,000	1,250,000
City and Schools Solar PV Program	75,000	75,000	75,000	75,000	75,000	75,000	375,000
SUBTOTAL	\$4,120,491	\$1,370,491	\$1,370,491	\$1,370,492	\$1,370,491	\$1,370,491	\$6,852,456
PUBLIC SAFETY AND JUSTICE	Adopted	Projected	Projected	Projected	Projected	Projected	5 Year
<u>Project</u>	<u>FY21</u>	<u>FY22</u>	<u>FY23</u>	<u>FY24</u>	<u>FY25</u>	<u>FY26</u>	<u>Total</u>
General District Court	300,000	6,062,028	0	0	0	0	6,062,028
Replacement Fire Apparatus	995,500	0	0	1,152,415	0	0	1,152,415
Replacement EMS Apparatus	0	377,553	0	0	0	0	377,553
SUBTOTAL	\$1,295,500	\$6,439,581	\$0	\$1,152,415	\$0	\$0	\$7,591,996

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TRANSPORTATION AND ACCESS	Adopted FY21	Projected FY22	Projected FY23	Projected FY24	Projected FY25	Projected FY26	5 Year Total
Project							
New Sidewalks	100,000	0	0	100,000	100,000	100,000	300,000
Sidewalk Repair	500,000	500,000	500,000	500,000	500,000	500,000	2,500,000
SIA Immediate Implementation	200,000	200,000	200,000	200,000	200,000	200,000	1,000,000
Small Area Plans	100,000	100,000	100,000	100,000	100,000	100,000	500,000
Street Milling and Paving	0	1,500,000	1,500,000	1,500,000	1,500,000	1,500,000	7,500,000
Parking Structure	2,000,000	8,000,000	0	0	0	0	8,000,000
ADA Pedestrian Signal Upgrades	240,000	240,000	240,000	240,000	240,000	240,000	1,200,000
Minor Bridge Repairs	225,101	225,000	225,000	225,000	225,000	225,000	1,125,000
Citywide ADA Improvements - Sidewalks and Curbs	200,000	200,000	200,000	200,000	200,000	200,000	1,000,000
Traffic Signal Infrastructure Replacement	200,000	228,000	500,000	500,000	500,000	500,000	2,228,000
East High Street Signalization - VDOT Rev Share	0	1,000,000	0	0	0	0	1,000,000
Belmont Bridge - Local Match	5,000,000	2,500,000	0	0	0	0	2,500,000
SUBTOTAL	\$14,445,101	\$14,693,000	\$3,465,000	\$3,565,000	\$3,565,000	\$3,565,000	\$28,853,000
AFFORDABLE HOUSING	Adopted FY21	Projected FY22	Projected FY23	Projected FY24	Projected FY25	Projected FY26	5 Year Total
Project							
Public Housing Redevelopment - (CRHA)	1,500,000	1,500,000	3,000,000	3,000,000	3,000,000	3,000,000	13,500,000
SUBTOTAL	\$1,500,000	\$1,500,000	\$3,000,000	\$3,000,000	\$3,000,000	\$3,000,000	\$13,500,000
TOTAL BONDABLE PROJECTS	\$24,561,092	\$27,323,072	\$12,235,491	\$12,287,907	\$59,885,491	\$9,885,491	\$121,617,452
NONBONDABLE PROJECTS							
EDUCATION	Adopted FY21	Projected FY22	Projected FY23	Projected FY24	Projected FY25	Projected FY26	5 Year Total
Project							
School Small Capital Improvements Program	200,000	200,000	200,000	200,000	200,000	200,000	1,000,000
SUBTOTAL	\$200,000	\$200,000	\$200,000	\$200,000	\$200,000	\$200,000	\$1,000,000
ECONOMIC DEVELOPMENT	Adopted FY21	Projected FY22	Projected FY23	Projected FY24	Projected FY25	Projected FY26	5 Year Total
Project							
Economic Development Strategic Initiatives	0	150,000	150,000	150,000	150,000	150,000	750,000
SUBTOTAL	\$0	\$150,000	\$150,000	\$150,000	\$150,000	\$150,000	\$750,000
PUBLIC SAFETY AND JUSTICE	Adopted FY21	Projected FY22	Projected FY23	Projected FY24	Projected FY25	Projected FY26	5 Year Total
Project							
Police Mobile Data Terminals	\$0	450,000	75,000	75,000	75,000	75,000	750,000
Police Portable Radio Replacement	0	75,000	75,000	75,000	75,000	75,000	375,000
Fire Portable Radio Replacement	0	75,000	75,000	75,000	75,000	75,000	375,000

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Sheriff Portable Radio Replacement	0	40,000	40,000	40,000	40,000	40,000	200,000
SUBTOTAL	\$0	\$640,000	\$265,000	\$265,000	\$265,000	\$265,000	\$1,700,000
TRANSPORTATION & ACCESS							
<u>Project</u>	<u>Adopted FY21</u>	<u>Projected FY22</u>	<u>Projected FY23</u>	<u>Projected FY24</u>	<u>Projected FY25</u>	<u>Projected FY26</u>	<u>5 Year Total</u>
State Bridge and Highway Inspections	0	40,000	60,000	80,000	100,000	100,000	380,000
CAT Transit Bus Replacement Match	0	134,000	139,510	114,400	114,400	114,400	616,710
Intelligent Transportation System	0	185,000	185,000	185,000	185,000	185,000	925,000
City Wide Traffic Engineering Improvements	0	150,000	150,000	150,000	150,000	150,000	750,000
Neighborhood Transportation Improvements	0	200,000	50,000	50,000	50,000	50,000	400,000
Bicycle Infrastructure	0	150,000	150,000	150,000	150,000	150,000	750,000
Right of Way Appurtenance	0	0	129,000	129,000	129,000	129,000	516,000
Traffic Sign Retro Reflective Compliance	0	100,000	100,000	100,000	0	0	300,000
ADA Ramp Corrections	0	0	134,930	138,978	0	0	273,908
SUBTOTAL	\$0	\$959,000	\$1,098,440	\$1,097,378	\$878,400	\$878,400	\$4,911,618
PARKS & RECREATION							
<u>Project</u>	<u>Adopted FY21</u>	<u>Projected FY22</u>	<u>Projected FY23</u>	<u>Projected FY24</u>	<u>Projected FY25</u>	<u>Projected FY26</u>	<u>5 Year Total</u>
Parks and Recreation Lump Sum Account	0	300,000	400,000	400,000	400,000	400,000	1,900,000
Parks and Schools Playground Renovations	0	112,000	112,000	112,000	112,000	112,000	560,000
Urban Tree Planting	0	75,000	75,000	75,000	75,000	75,000	375,000
Parkland and Trails Acquisition and Development	0	250,000	125,000	125,000	125,000	125,000	750,000
Refurbish Parks Restrooms	0	50,000	0	0	0	0	50,000
Downtown Mall Infrastructure Repairs	93,750	78,000	78,000	78,000	78,000	78,000	390,000
SUBTOTAL	\$93,750	\$865,000	\$790,000	\$790,000	\$790,000	\$790,000	\$4,025,000
TECHNOLOGY INFRASTRUCTURE							
<u>Project</u>	<u>Adopted FY21</u>	<u>Projected FY22</u>	<u>Projected FY23</u>	<u>Projected FY24</u>	<u>Projected FY25</u>	<u>Projected FY26</u>	<u>5 Year Total</u>
Communications Technology Account/Public Access	40,000	40,000	40,000	40,000	40,000	40,000	200,000
City Wide IT Strategic Infrastructure	0	250,000	250,000	250,000	250,000	250,000	1,250,000
SUBTOTAL	\$40,000	\$290,000	\$290,000	\$290,000	\$290,000	\$290,000	\$1,450,000
AFFORDABLE HOUSING							
<u>Project</u>	<u>Adopted FY21</u>	<u>Projected FY22</u>	<u>Projected FY23</u>	<u>Projected FY24</u>	<u>Projected FY25</u>	<u>Projected FY26</u>	<u>5 Year Total</u>
Charlottesville Affordable Housing Fund (CAHF)		800,000	800,000	800,000	800,000	800,000	4,000,000
Supplemental Rental Assistance	900,000	900,000	900,000	900,000	900,000	900,000	4,500,000

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Friendship Court Infrastructure Improvements	0	2,000,000	0	2,500,000	0	0	4,500,000
Friendship Court Redevelopment - Phase 1	0	394,841	0	0	0	0	394,841
Friendship Court Redevelopment - Phase 2	0	750,000	2,500,000	0	0	0	3,250,000
Friendship Court Redevelopment - Phase 3	0	0	0	750,000	2,500,000	0	3,250,000
Friendship Court Redevelopment - Phase 4						4,500,000	4,500,000
SUBTOTAL	\$900,000	\$4,844,841	\$4,200,000	\$4,950,000	\$4,200,000	\$6,200,000	\$24,394,841
OTHER GOVERNMENTAL PROJECTS	Adopted	Projected	Projected	Projected	Projected	Projected	5 Year
<u>Project</u>	<u>FY21</u>	<u>FY22</u>	<u>FY23</u>	<u>FY24</u>	<u>FY25</u>	<u>FY26</u>	<u>Total</u>
Home Energy Conservation Grant Program	0	125,000	125,000	125,000	125,000	125,000	625,000
SUBTOTAL	\$0	\$125,000	\$125,000	\$125,000	\$125,000	\$125,000	\$625,000
TOTAL NONBONDABLE PROJECTS	\$1,233,750	\$8,073,841	\$7,118,440	\$7,867,378	\$6,898,400	\$8,898,400	\$38,856,459
TOTAL PROJECT EXPENDITURES	\$25,794,842	\$35,396,913	\$19,353,931	\$20,155,285	\$66,783,891	\$18,783,891	\$160,473,911

Proposed Fiscal Year (FY) 2022 Capital Improvement Program (CIP) Revenue and Expenditure Description Summary

Revenue Summary

Total proposed revenues for FY 2022 are **\$35,396,913** broken down as follows:

- 1) The General Fund transfer to the Capital Fund is proposed at a total of \$7,665,841.
- 2) Transfer from the General Fund - Mall Vendor Fee revenue of \$78,000, to offset the cost of Downtown Mall Infrastructure Repairs.
- 3) A contribution from Albemarle County of \$90,000 for the County's portion of expenses related to facility improvements at C.A.T.E.C.
- 4) The annual \$200,000 contribution from the Charlottesville City Schools for their Small Capital Improvement Program.
- 5) P.E.G. Fee revenue of \$40,000 which is received as part of the franchise agreement with Comcast.
- 6) VDOT Revenue Sharing funds of \$500,000 for the East High Street Streetscape.
- 7) The \$26,823,072 in bond revenue to pay for projects deemed bondable.

Expenditure Summary

Bondable Projects

Total proposed Bondable Project expenditures for FY 2022 are **\$27,323,072** and broken down as follows:

Education

- 1) Lump Sum to Schools Proposed FY 22 – \$1,200,000
This sum is the yearly appropriation to the City Schools for their Capital Program. Project types include health/safety, facility asset preservation, code compliance (building & fire codes, and ADA), scheduled/periodic maintenance, and to a lesser extent, quality of space/functionality. Some of the items proposed to be covered by this appropriation include: CCS Modular Classrooms, Buford Envelope Restoration, Johnson Pedestrian lighting, School Security.
The balance for the lump sum to schools account as of December 31, 2020 is \$2,535,630.

- 2) Schools H.V.A.C. Replacement Plan Proposed FY 22 – \$750,000
Facilities Maintenance has developed a 20-year plan for the replacement of H.V.A.C. equipment. Each piece of equipment has a predictable life cycle, beyond which failure becomes imminent. All aging equipment will be replaced with the most energy-efficient option available on the market, resulting in direct and lasting cost savings. As of January 1, 2020 per EPA ruling, R22 refrigerant will be phased out completely, no new or imported R22 allowed in the US. Reclaimed refrigerant would still be available but at a very high cost. FM’s plan moving forward is to concentrate our replacement efforts on equipment such as chillers and rooftop units which contain large amounts of R22. The refrigerant from these units as they are replaced will be recovered by our technicians and stored in our warehouse for future needs until our inventory of R22 units is depleted. The balance for this project as of December 31, 2020 is \$1,061,874.

- 3) C.C.S. Priority Improvements Projects Proposed FY 22 – \$1,250,000
In 2016, City School's Facility Improvement Planning Committee (FIPC) met and selected the following project “themes”, as the top CCS project priorities. Subsequently, the School Board reviewed and formally approved the “themes” and the phasing plan.
- *Classroom Modernization *Corridor Improvements *Daylighting
 - *Auditorium Renovations *Cafeteria Renovations

In 2017, FIPC selected Classroom Modernizations as the highest priority project. The Committee recommended that work begin in the 4th grade classrooms, at all six elementary schools. The general scope of work could include: new flooring, ceiling replacement with new LED light fixtures, furniture (flexible), paint – including accent colors & white board paint (dry erase) for select walls, casework/cubbies/classroom storage/coat racks, daylighting- windows/solar tubes/light shelves/etc., technology upgrades, acoustic treatments, window treatments, minor electrical & HVAC work. The balance for this project as of December 31, 2020 is \$2,411,626.

Facilities Capital Improvements

- 1) Lump Sum to Facilities Capital Projects Proposed FY 22 – \$1,045,491
Facilities Development uses this lump sum in order to fund improvements and repairs to various City owned facilities. Typical project types include health/safety, facility asset preservation, code compliance (building & fire codes, and ADA), scheduled/periodic capital maintenance, and quality of space/functionality. The balance for lump sum to facilities account as of December 31, 2020 is \$2,783,411.

- 2) City Building H.V.A.C. Replacement Plan Proposed FY 22 – \$250,000
Facilities Maintenance has developed a plan for the replacement of H.V.A.C. equipment in City Facilities. Each piece of equipment has a predictable life cycle, beyond which failure becomes imminent. All aging equipment will be replaced with the most energy-efficient option available on the market, resulting in direct and lasting cost savings. As of January 1, 2020 per EPA ruling, R22 refrigerant will be phased out completely, no new or imported R22 allowed in the US. Reclaimed refrigerant would still be available but at a very high cost. FM’s plan moving forward is to concentrate our replacement efforts on equipment such as chillers and rooftop units which contain large amounts of R22. The refrigerant from these units as they are replaced will be recovered by our technicians and stored in our warehouse for future needs until our inventory of R22 units is depleted. The balance for this project as of December 31,2020 is \$406,569.
- 3) City and Schools Solar P.V. Program Proposed FY 22 – \$75,000
The City and Schools Solar PV Program consists of phased installation of solar photovoltaic (PV) panels on the roofs of various Charlottesville municipal and school facilities. This request for CIP funding is intended to make a steady investment in the City's commitment to environmental stewardship and "leading by example" with environmentally friendly and economically beneficial strategies and technology. Program decreases operational utility costs. Unlike other facility-related capital programs, costs for solar equipment components been declining and advances in engineering designs have kept installation costs stable and should do so for the foreseeable future. There is ongoing evaluation of options to scale the deployment of solar PV and offset of energy consumption (onsite versus direct purchase versus power purchase agreement). The balance for this project as of December 31, 2020 is \$496,976.

Public Safety and Justice

- 1) General District Court Proposed FY 22 – \$6,062,082
Funds represent the final allocation to fund City’s share of the costs for a joint General District Court facility with Albemarle County to be located in Court Square. Under the 2018 intergovernmental memorandum of agreement, Albemarle and Charlottesville will undertake a redevelopment of the Levy Building site, located at 350 Park Street. The Levy Building will be renovated for use by the County Commonwealth’s Attorney Office and a new 3-story building connected to the Levy Building will accommodate court sets for the City General District Court and County General District Court. In total, the redevelopment will provide 60,730 gross square feet, at an estimated cost of \$30 million. The City will contribute approximately \$6.8 million toward the project, based on its use of the new facility.
The balance for this project as of December 31, 2020 is \$7,435. The remaining funding is currently planned for FY 2022.

- 2) Replacement EMS Apparatus Proposed FY 22 – \$377,553
With an expanded role as a transport agency in EMS service delivery, in 2018 we began phasing in the acquisition of three ambulances. The first two were acquired using a combination of grant funding and cost savings realized from a recent engine purchase.

Transportation and Access

- 1) Sidewalk Repair and Improvements Proposed FY 22 – \$500,000
This project funds the repair of the City’s existing sidewalks. Sidewalk repairs are necessary to keep existing infrastructure safe and hazard free and are necessary for completion of the pedestrian network which in turn, is needed to balance sound transportation alternatives. When the tripping hazards, gaps, and broken sidewalks are repaired it helps to minimize the liability of the City. This project also includes approximately \$200,000 - \$250,000 per year to provide for the repair, upgrade, and/or replacement of existing A.D.A. ramps, primarily those ramps on streets scheduled for paving as required by ADA law.
The balance for this project as of December 31, 2020 is \$534,061.
- 2) S.I.A. Immediate Implementation Proposed FY 22 - \$200,000
This funding is intended to facilitate completion of projects outlined in the Strategic Investment Area Plan completed in December 2013. Examples of capital projects in the plan include 2nd Street Extension to Ix Building with improved streetscape, Pollocks Branch/greenway trail bridge, improved connectivity and walkability, and improvement to the Monticello Avenue streetscape.
For more information on this project please visit the following website: <https://www.charlottesville.gov/1150/Strategic-Investment-Area-SIA>
The balance for this project as of December 31, 2020 is \$1,008,652.
- 3) Small Area Plans Proposed FY 22 - \$100,000
The Comprehensive Plan identified several specific areas of the city where planning and design issues or investment opportunities may warrant additional study through the development of specific small area plans in the coming years. The small area planning process is intended to examine areas anew and holistically, with the full engagement of the public, elected and appointed officials and planning professionals. The resulting small area plans will provide the basis for future planning, urban design, investment decisions, and possible changes to zoning and the future land use plan.
The balance for this project as of December 31, 2020 is \$368,519.
- 4) Street Milling and Paving Proposed FY 22 – \$1,500,000
These funds will be used to repair street problems that occur during the year, such as potholes, and support additional street milling and paving projects that are a major part of maintaining the City’s aging infrastructure.
The balance for this project as of December 31, 2020 is \$1,157,783.

- 5) Parking Structure Proposed FY 22 - \$8,000,000
 These funds represent the final portion of the cost to construct a parking structure downtown. This parking structure was included as part of the 2018 intergovernmental memorandum of agreement between the City and Albemarle County regarding expansion, renovation and operation of a set of courts. The total anticipated cost for the parking structure is \$10 million.
 The balance for this project as of December 31, 2020 is \$1,868,105.
- 6) ADA Pedestrian Signal Upgrades Proposed FY 22 - \$240,000
 These funds seek to comply with requirements of the federal Americans with Disabilities Act (ADA) to provide access to the sidewalk and street crossing network. A study of the city's signalized intersections conducted by Timmons Group in 2015 identified over \$1.1 million dollars in deficiencies related to pedestrian access - including curb ramp improvements and access to pedestrian pushbuttons. This project aims to increase ADA access at those intersections.
 The balance for this project as of December 30, 2020 is \$804,102.
- 7) Minor Bridge Repairs Proposed FY 22 – \$225,000
 This project is the continuation of the required maintenance of the various bridges throughout the City. This request is for lump sum C.I.P. project money to rehab/maintain citywide bridge projects. Work may include repairs to substructure (generally includes parts underneath and out of sight) and superstructure (generally includes the deck, railings, and 'visible to motorists' parts) elements.
 The balance for this project as of December 31, 2020 is \$1,809,878.
- 8) Citywide ADA Improvements – Sidewalks and Curbs Proposed FY 22 – \$200,000
 These funds seek to comply with requirements of the federal Americans with Disabilities Act to provide access to the sidewalk and street crossing network. The following budget request aims to improve approx. 460 high priority deficient curb ramps in neighborhoods per the ADA Transition Plan (Adopted 2013) and seeks to fill in gaps (less than 200 feet) in the sidewalk network per the Bicycle and Pedestrian Master Plan (Adopted 2015). These funds can be used to leverage federal grants that will help us to achieve ADA compliance more quickly.
 The balance for this project as of December 31, 2020 is \$423,939
- 9) Traffic Signal Infrastructure Replacement Proposed FY 22 – \$228,000
 There has been no historical programmatic funding for replacement of traffic signal hardware and electronic equipment used to direct vehicular and pedestrian traffic: e.g. mast arms, signal heads, electronic controllers, vehicle detection loops, conduit, wiring, uninterruptible power supplies, switches and protected pedestrian crossing systems. Efforts have been made at modernization of some components to leverage technological advances, but items have simply aged beyond their expected useful lives. Per a survey conducted in 2017, the estimated replacement value of all existing traffic signal equipment is in excess of \$10 million. The estimated replacement value of those items

surveyed with a condition rating of Fair (but aging), Poor or technologically Obsolete) is ~\$2.6 million (assuming stable funding, adjusted for inflation).
The balance for this project as of December 31, 2020 is \$200,000

- 10) East High Street Signalization Proposed FY 22 – \$1,000,000
These funds are VDOT revenue sharing funds and will be used for signalization upgrades and improvements on East High Street.
The balance for this project as of December 31, 2020 is \$4,809,526

- 11) Belmont Bridge Proposed FY 22 – \$2,500,000
This budget funds the remaining local funds needed to leverage the VDOT funding allocated for the construction of the Belmont Bridge.

Housing Projects

- 1) Public Housing Redevelopment Proposed FY 22 – \$1,500,000
This project sets aside funding for the future redevelopment of the public housing sites. This funding is the third year of an original City projected commitment of \$15 million for the redevelopment of the public housing sites. An additional \$3M is included here for FY 26 which would bring the total commitment to \$18 million.
The balance for this project as of December 31, 2020 is \$4,801,134.

Non-bondable Projects

Total non-bondable project expenditures for the FY 2022 are **\$8,073,841** and broken down as follows:

Education

- 1) Schools Small Capital Improvements Proposed FY 22 – \$200,000
This sum is to cover some of the small capital improvement projects within the various City Schools which includes a wide range of maintenance and improvement projects. All individual projects funded via this account are fully vetted and prioritized by the Charlottesville City Schools Administration and the individual school principals. This expenditure item is offset by a corresponding dedicated revenue from the Schools.
The balance for this project as of December 31, 2020 is \$789,778.

Economic Development

- 1) Economic Development Strategic Initiatives Proposed FY 22 – \$150,000
The City has a history of funding a strategic investments fund so that a ready source of funds is available when unique opportunities arise. The strategic initiative funds are critical to the economic development efforts of the City. These efforts include marketing, business retention, small business support, incubator support, sponsorship of job fairs and

workforce development. These funds are also used to assist in long term strategic improvements, to grow and expand the tax base, as well as allowing the City to respond quickly to take advantage of a variety of strategic opportunities.

The balance for this project as of December 31, 2020 is \$1,555,497.85.

Public Safety and Justice

- 1) Police Mobile Data Terminals Proposed FY 22 – \$450,000
The purchase of new mobile data terminals will provide necessary and proper communication and safety equipment to officers while in the field. The currently existing mobile data terminals are several years old and most do not adequately support Wi-Fi technologies and are having software compatibility issues when software upgrades are processed. These devices allow officers to communicate with a central dispatch office, display mappings, CAD drawings, diagrams, review the criminal history of a suspect, print reports and citations and access safety information.
- 2) Police Portable Radio Replacement Proposed FY 22 – \$75,000
All City radios were required to be replaced in FY 20 in order to be compatible with the new regional 800Mhz radio system. Citywide the cost to replace all the radios is substantial. This account will establish a level annual funding amount that will accumulate over time so that funds will be available as the radios reach the end of their useful life.
- 3) Fire Portable Radio Replacement Proposed FY 22 – \$75,000
All City radios were required to be replaced in FY 20 in order to be compatible with the new regional 800Mhz radio system. Citywide the cost to replace all the radios is substantial. This account will establish a level annual funding amount that will accumulate over time so that funds will be available as the radios reach the end of their useful life.
- 4) Sheriff Portable Radio Replacement Proposed FY 22 – \$40,000
All City radios were required to be replaced in FY 20 in order to be compatible with the new regional 800Mhz radio system. Citywide the cost to replace all the radios is substantial. This account will establish a level annual funding amount that will accumulate over time so that funds will be available as the radios reach the end of their useful life.

Transportation and Access

- 1) State Bridge and Highway Inspections Proposed FY 22 – \$40,000
This project is the continuation of the required State inspections of the various bridges throughout the City. VDOT requires bridge inspection reports on numerous structures be submitted annually. In addition to bridges, box culverts and overhead signs must also be inspected.
The balance for this project as of December 31, 2020 is \$304,117.

- 2) CAT Transit Bus Replacement Proposed FY 22 – \$134,000
The matching funds are to leverage Federal and State capital grant funding for bus purchases. For cost projections it is assumed that the federal share is 80 percent, the state share is 16 percent, and the City share is 4 percent.
The balance for this project as of December 30, 2020 is \$606,926.
- 3) Intelligent Transportation System Proposed FY 22 – \$185,000
The Intelligent Transportation System (I.T.S.) is comprised of traffic signal related hardware and software that communicates and coordinates with traffic signals citywide from the Traffic Operations Command Center. The system is also comprised of three weather stations related to street surface conditions during weather emergencies, and four (4) variable message boards located on major city entrances. Coordinated signal corridors controlled from the Control Center include Emmet Street, Main Street, Avon Street, Preston Avenue, and Ridge/5th. The project funds maintenance and upgrades of the system, including field and command center hardware and software, as well as on-going costs for utilities such as phone lines.
The balance for this project as of December 31, 2020 is \$28,009.
- 4) City Wide Traffic Engineering Improvements Proposed FY 22 – \$150,000
The request is for lump sum CIP project money to address various traffic engineering issues as they arise. Projects would include traffic control enhancements, reconfiguring intersections, retiming and coordinating traffic signals, addressing parking concerns, mitigating traffic safety problems, and other creative retrofitting to existing traffic operations in lieu of building new roads. Potential projects are coordinated with other state and federal agencies as well as other city departments.
The balance for this project as of December 31, 2020 is \$274,642.
- 5) Neighborhood Transportation Improvements Proposed FY 22 – \$200,000
The proposed Neighborhood Transportation Improvements CIP budget request seeks to implement larger neighborhood improvements that would consume 50% or more of the annual Traffic Engineer's Traffic Improvements fund. Neighborhood Associations advocate for neighbors' requests to address certain corridors or intersections that impact a significant portion of their community. They generally address connectivity and safety issues within the transportation network. Neighborhood transportation improvements for projects such as JPA between Stribling and Cleveland, design and construction of improvements on Forrest Hills, permanent implementation of the improvements along Locust Avenue, design and construction of improvements along old Ridge Street.
The balance for this project as of December 31, 2020 is \$101,539.

- 6) Bicycle Infrastructure Proposed FY 22 – \$150,000
 This project implements the Bicycle and Pedestrian Master Plan, which addresses various bicycle access and safety issues on City streets, as well as other related bicycle infrastructure issues. Potential projects will be vetted through the Bicycle and Pedestrian Safety Committee as well as at Traffic Meetings to include N.D.S., police, fire, parks/trails planner, and public works. Projects would include re-stripping pavements, reconfiguring intersections, additional bicycle. For more information on plans for these project funds please visit: <https://www.charlottesville.gov/559/Biking-Walking>
 The balance for this project as of December 30, 2020 is \$506,022.
- 7) Traffic Sign Retro Reflective Compliance Proposed FY 22 – \$100,000
 A large portion of Right-of-Way signage in the City is out of compliance with FHWA regulations regarding retro-reflectivity. There are approximately 12,000 to 15,000 street signs City wide. Bringing all of those signs into compliance will take approximately 3.5 years to complete. This funding represents the second of 3.5 years of funding necessary to achieve compliance.
 The balance for this project as of December 31, 2020 is \$59,111.

Parks and Recreation

- 1) Parks and Recreation Lump Sum Account Proposed FY 22 – \$300,000
 The Parks and Recreation Lump Sum Account were created to provide Parks and Recreation with the flexibility to prioritize those smaller projects to accomplish the most pressing needs.
 The balance for this project as of December 31, 2020 is \$64,841.
- 2) Parks and Schools Playground Renovations Proposed FY 22 – \$112,000
 The Parks and Recreation Department maintains twenty-nine (44) playgrounds across the City. This project includes the replacement of the City Parks playground equipment and of playground equipment at Charlottesville City School Parks, to ensure user safety and comply with current codes. This project will provide improved safety for the residents who use playgrounds daily.
 The balance for this project as of December 31, 2020 is \$329,039.
- 3) Urban Tree Planting Proposed FY 22 – \$75,000
 The protection of the Urban Tree Canopy has a direct affect upon air quality, stormwater management and quality of life for City residents and is a highly held value among residents of the City. These funds will also be used for the procurement of replacement trees and the planting of new trees in areas of where invasive species are prevalent and along riparian buffers to enhance water quality and stormwater management strategies.
 The balance for this project as of December 30, 2020 is \$0.00.

- 4) Parkland and Trails Acquisition and Development Proposed FY 22 – \$250,000
 These funds will be used to pursue land acquisition opportunities to preserve open space, protect natural resources and improve riparian buffers and provide future trail connections. This will also provide funding for the development of the City’s trails and greenways. Green infrastructure and open space conservation are often the cheapest way to safeguard drinking water, clean the air and achieve other environmental goals. Trails and urban connector paths are also highly desired by residents and visitors alike. The balance for this project as of December 30, 2020 is \$102,400.
- 5) Refurbish Parks Restrooms Proposed FY 22 – \$50,000
 This funding will assist in addressing renovation issues of outdoor facility restrooms which are presently outdated and tired and provide users with a negative impression of our parks system in high traffic park areas. Specific components include: materials and finishes, ventilation, lighting and fixture updates. Restrooms in need of renovation include: Pen Park, Belmont Park, Greenleaf Park, Washington Park and McIntire Park. Restrooms will be effectively gutted and totally renovated with additional upgrades such as constant ventilation being installed where not present. The balance for this project as of December 30, 2020 is \$38,847.
- 6) Downtown Mall Infrastructure Repairs Proposed FY 22 – \$78,000
 This account creates a funding source for major repair and maintenance initiatives on the mall, activity which currently does not have regular funding from any other sources. Examples of work would include runnel repair or renovation, crossing repairs, repairs to section from Omni to Water Street, reworking/repairing larger fields of pavers that have failed or are failing, light relocation or replacement, upgrading electrical systems to include more efficient lighting fixtures, banner and flag bracket replacement and repairs, twice a year cleaning and sanding and similar activities. A transfer from the General Fund of the revenues collected from the vendor and cafe fees paid annually to the City by merchants on the Mall is used to offset the cost of this project. The balance for this project as of December 30, 2020 is \$198,879. This balance is subject to change based on actual collections of café fees.

Technology Infrastructure

- 1) Communications Technology Account/ Public Access Television Proposed FY 22 – \$40,000
 This funding will allow the City to continue upgrading and improving its cable network services and programming to the citizens by providing technology equipment and maintenance of that equipment to the Public Access Offices providing technology and equipment to Channel 10 located in City Hall. This funding is tied to the P.E.G. Fee Revenue. The balance for this project as of December 30, 2020 is \$69,720.

- 2) City Wide IT Strategic Infrastructure Proposed FY 22 – \$250,000
Information Technology systems and software needs have grown from sporadic workgroup and departmental specific functions to integrated organization-wide technology platforms for analysis and decision-making. These important technology investments need to be reviewed outside of department specific needs, in a holistic and comprehensive manner, that takes into account the strategic direction and overall business needs of the City as whole. This project would establish a separate funding stream for City wide strategic technology needs. The projects funded by the Citywide IT Strategic Infrastructure account would support enhancement needs, such as the expansion of resources and emerging technologies, and projects/systems that would improve efficiency and effectiveness of our services and employees.
The balance for this project as of December 30, 2020 \$164,910.

Housing Projects

- 1) Charlottesville Affordable Housing Fund (CAHF) Proposed FY 22 – \$800,000
The primary focus of CAHF is to accomplish the goal adopted by Council in February 2010 (as contained in the 2025 Goals for Affordable Housing report) to grow the supported affordable housing stock to 15% of overall housing stock by 2025. CAHF funds are specifically targeted toward assisting with creation of new supported affordable housing opportunities for persons/households of low to moderate-income levels or preserving existing supported affordable units. Based upon these goals \$800,000 of FY 2022 CIP funding is earmarked for the Charlottesville Affordable Housing Fund.
For more information on this project please visit the following website: <https://www.charlottesville.gov/679/Charlottesville-Affordable-Housing-Fund>

Supplemental Rental Assistance Proposed FY 22 – \$900,000
These funds continue the City’s support for the Charlottesville Supplemental Rental Assistance Program, or C.S.R.A.P., which provides monthly tenant-based rental assistance for Extremely Low-Income households.

- 2) Friendship Court Redevelopment Proposed FY 22 – \$3,144,841
This funding is for the redevelopment of Friendship Court which will construct 450 new residential units in addition to an early childhood center and other commercial spaces that will serve the community. The four phases of redevelopment will create an equitable income mix of tiered affordability, including the necessary replacement of the existing 150 project-based Section 8 homes at Friendship Court and the creation of approximately 300 additional affordable units for low- and very-low income households (30-80% AMI). In FY 20 the City included \$4,005,159 in the CIP for Phase I. Due to COVID, additional funding originally planned for FY21 was deferred to FY 22. The FY 22 budget includes 394,841 to fund the balance of the full Phase I request, \$2,000,000 for infrastructure improvements and \$750,000 is included to fund a portion of Phase II.

Other Governmental Commitments

- 1) Home Energy Conservation Grant Program Proposed FY 22 – \$125,000

The Home Energy Conservation Grant Program is a grant/loan program for residential owner-occupied housing that would fund energy conservation measures for the recipients by either providing a grant to low-income families, or a low interest loan to non low-income families, as incentive for energy conservation. The intent of the program is to provide savings on utilities; to facilitate low-income families to be able to afford energy saving measures; and to reduce the usage of nonrenewable energy. Participants first receive a home energy audit to identify the biggest culprits of energy waste and to determine an appropriate scope of work. Any homeowner in the City of Charlottesville whose income is less than 80% A.M.I. is eligible to participate in the program. The City of Charlottesville has partnered with the Local Energy Alliance Program (LEAP) to carry out the Home Energy Conservation Grant program.

The balance for this project as of December 31, 2020 is \$0.00.

**FY 2022-2026 Capital Improvement Program Unfunded List
In Order of Amount Unfunded**

Project Title	Requested FY22	Requested FY23	Requested FY24	Requested FY25	Requested FY26	5 Year Total	Notes/Comments
Land Acquisition	10,000,000	5,000,000	5,000,000	5,000,000		25,000,000	
West Main Streetscape Improvements	12,950,000	4,000,000	-	-		16,950,000	Represents the difference between amount requested and amount proposed in FY22-24 CIP. - Additional VDOT SmartScale money may be available at a future date for Phase IV.
Jefferson-Madison Regional Library Renovation	6,944,123	6,136,515	-	-		13,080,638	
McIntire Park Master Plan Implementation	7,500,000	500,000	-	-		8,000,000	
Dairy Road over Route 250 Bridge Replacement	500,000	250,000	2,000,000	2,000,000		4,750,000	Currently working on a VDOT State of Good Repair (SGR) grant application for this project.
Revenue Sharing Grant Match Funds	1,150,000	1,500,000	1,000,000	1,000,000		4,650,000	Represents the difference between amount requested and amount proposed in CIP.
Tonsler Park Master Plan Implementation	1,000,000	2,500,000	-	-		3,500,000	\$1.8M in funding is currently available. Design to start soon. Planning on starting construction in FY'22.
Housing Rehabilitation	500,000	500,000	500,000	500,000	500,000	2,500,000	
City Schools Priority Improvement Projects	-	-	-	1,250,000	1,250,000	2,500,000	
Street Milling and Paving	-	500,000	500,000	500,000	500,000	2,000,000	Represents the difference between amount requested and amount proposed in CIP.
Stribling Avenue Sidewalk	125,000	125,000	600,000	600,000		1,450,000	
Meadowcreek Valley Master Plan Implementation	1,250,000	-	-	-		1,250,000	\$600,000 needed to install stone dust trail at end of Michie Drive and stow mall bridges and to restore funding moved front VDOT grant for large bridge near north end
New Sidewalks	300,000	300,000	300,000	300,000		1,200,000	Represents the difference between amount requested and amount proposed in CIP.
Crow Recreation ADA Compliance	1,000,000	-	-	-		1,000,000	Some items have been brought to compliance, but the facility is not within total compliance..
Virginia Supportive Housing - Permanent Supportive Housing Project	250,000	250,000	250,000	-	-	750,000	
Onesty Youth Aquatic Play Features Replacement	356,000	356,000	-	-	-	712,000	
Key Rec Center Restroom/Locker Room Renovations	300,000	300,000	-	-	-	600,000	
Fire Self-Contained Breathing Apparatus (SCBA) Replacement				300,000	300,000	600,000	
Forest Hills Spray Pad Shade Structure	270,000	270,000	-	-	-	540,000	
Meadowcreek Golf Course Cart Trail Paving	250,000	250,000	-	-	-	500,000	
Citywide ADA Improvements - Sidewalks & Curbs	112,120	118,362	124,729	131,225		486,436	Represents the difference between amount requested and amount proposed in CIP.
Key Recreation Roof Replacement	-	-	20,000	465,000		485,000	The roof is still leaking and it needs to be replacd.
Yorktown Drive Sidewalk	456,500	-	-	-		456,500	
Bicycle Infrastructure	400,000	-	-	-		400,000	
Schools Small Cap Improvements	-	100,000	100,000	100,000	100,000	400,000	

**FY 2022-2026 Capital Improvement Program Unfunded List
In Order of Amount Unfunded**

Project Title	Requested FY22	Requested FY23	Requested FY24	Requested FY25	Requested FY26	5 Year Total	Notes/Comments
Park Trails and Land Acquisitions	-	125,000	125,000	125,000	-	375,000	
Downtown Mall Infrastructure Repairs	72,000	72,000	72,000	72,000	72,000	360,000	
Sprayground Surface Renovations	194,000	160,000	-	-	-	354,000	
Automation and Processing fo AP Invoices	23,000	23,690	244,001	25,133	-	315,824	
Park Lighting Replacements	75,000	75,000	75,000	75,000	-	300,000	Still recommended by CPD for improving security at the parks.
Green Infrastructure Opportunities	75,000	75,000	75,000	75,000	-	300,000	
Fire Bunker Gear (PPE) Replacement	-	-	300,000	-	-	300,000	
Washington Park Pool Shade Structure Replacement	125,000	125,000	-	-	-	250,000	
Bridge Inspections	242,274	-	-	-	-	242,274	
SIA Implementation	50,000	50,000	50,000	50,000	-	200,000	
Wayfinding	75,000	25,000	75,000	25,000	-	200,000	
Blight and Code Enforcement Fund	100,000	50,000	-	50,000	-	200,000	There is a list of properties in need of extensive repair as well as emergency situations which lead to inhabitable sites with out the repair. Note that these funds are recoverable.
Meadowcreek Golf Course Bunker Renovations	-	200,000	-	-	-	200,000	
Parks and Recreation Facility Security Upgrades 7 Enhancements	95,000	95,000	-	-	-	190,000	
Skatepark Lighting	160,000	-	-	-	-	160,000	BAMA matching grant for \$100k. The original project scope called for LED light fixtures and an initial cost estimate of \$310,000. Staff has fundraised a total of \$ 50,000 and would only need to request \$160,000 to fund this project.
Meadowcreek Golf Course Parking Lot Light Installation	75,000	75,000	-	-	-	150,000	
Meadowcreek Golf Course Tee Box Leveling	75,000	75,000	-	-	-	150,000	
Parks and Recreation Lump Sum	100,000	-	-	-	-	100,000	
Historic Preservation Program - Historic Surveys	50,000	-	50,000	-	-	100,000	Matching funds from Dept. Of Historic Resources could be sought through application process.
Forest Health Improvement Initiative	50,000	50,000	-	-	-	100,000	Critically needed for ongoing treatment and removal of infected Ash trees in the City.
Citywide Tree Planting	-	25,000	25,000	25,000	-	75,000	
Citywide Lighting Study - Phase I	58,410	-	-	-	-	58,410	
Total for all Requests	47,308,427	24,256,567	11,485,730	12,668,358	2,722,000	98,441,082	