



CITY OF FERGUSON MISSOURI

FIVE YEAR CAPITAL IMPROVEMENT PROGRAM

**FISCAL YEARS
2012 – 2013 THROUGH 2017 – 2018**

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CITY OF FERGUSON

MISSOURI 63135

October 31, 2012

Honorable Mayor Knowles and Members of the City Council
City of Ferguson, Missouri

Transmitted herein is the proposed five-year Capital Improvement Program (CIP) for Fiscal 2013-2018, for the City of Ferguson in accordance with Section 6.4 of the Ferguson City Charter.

We have prepared this document in concert with requests from the heads of the various departments, coupled with review and input gathered from the City Council. City staff reviews this document throughout the fiscal year and then engages the City Manager and Director Finance annually in September to evaluate previous years' submissions and to discuss new items for future years based upon need. The City Council also has numerous opportunities to discuss items at established meetings throughout the year including the fiscal year budget work sessions and the CIP work session held in October or November of each year. Therefore, the attached document is based primarily on those discussions held with the City Council during the budget work sessions of FY 2012-2013, our Strategic Planning Sessions held in May, and our CIP Work Session held on October 24, 2012. However, please note that this document will still act as the "rough draft" of the CIP, until it is officially adopted along with the FY 2013-2014 Budget in June of 2013.

Through our numerous financial discussions in recent years, the City Council has worked with City staff in presenting lean capital improvements budgets that go hand-in-hand with extremely lean operating budgets. Because we have a limited amount of funding from Capital Improvement Sales Taxes, and a sales tax base that is only just beginning to stabilize from the recent financial recession, we must be cautious not to take on too many expenditures until the economy begins to show more sustainable growth. As with last year, staff reviewed the requested projects and purchases from the last CIP, and assessed which could be deferred or even eliminated, while adding more immediate needs. This is evidenced through our continued deferral of the purchase of new vehicles and equipment, in an attempt to focus a greater effort on street repair and replacement. During the Strategic Planning Sessions, the City Council identified the improvement of City streets as a primary goal for the next several years. As such, staff will continue to work to find ways to maximize available funds and leverage outside assistance to build upon the amounts demonstrated in this document.

As shown in this document, the City was again faced with a need to utilize reserve funds and make necessary cuts to bring spending closer in-line with projected revenues and still maintain a responsible fund balance for emergency use. However, it is important to note, that the City currently maintains a healthy reserve floor relative to annual expenditures, accounting for nearly one year of normal capital expenditures. Therefore, this year's CIP represents an extremely responsible plan for the next five years, and allows for some flexibility for additional priorities to be included into future years' budgets.

My thanks to the entire City Council and staff for their many hours of project review necessary for the production of this document.

Respectfully submitted,

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INTRODUCTION

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CAPITAL IMPROVEMENT PROGRAM PURPOSE AND DEFINITION

The Capital Improvement Program (CIP) is one of three financial tools used to plan, measure, conduct, and evaluate the financial affairs of the City of Ferguson, Missouri (the City). The others are the annual budget and the comprehensive annual financial report.

The CIP is a five-year planning instrument which identifies needed capital projects. These in turn allow the City to plan and evaluate its financial requirements. Projects planned for start or completion in the first year must be incorporated into the fiscal year 2013-2014 annual budget appropriations which must be approved not later than June 30, 2013. Projects scheduled for subsequent years should be approved on a planning basis and do not receive expenditure authority until incorporated into an annual budget. Council adoption of the CIP represents a serious but non-binding assertion of intent.

The CIP applies discipline to the planning of capital projects by permitting Council and staff to consider the needs of the City on a long-range basis. A comprehensive review of all proposed projects weighed against available funding sources should produce optimal use of public funds, by allowing Council, representing the public, to evaluate and choose between various infrastructure and facilities.

A well developed CIP should avoid financial crises created by emergency projects which "come from nowhere". In addition, the CIP can help businesses and private citizens predict their future tax responsibilities as well as availability of public facilities - particularly important because of the impact on development and business decisions.

Although the CIP implies some continuity through changes in Council or administrative leadership, it is not meant to be static. Changing priorities of the community, emergencies which may arise, and changing cost estimates are some of the many factors which may modify the CIP plan. Each year the CIP must plan one more year into the future, and previously listed projects must be updated and reconsidered in light of changing circumstances.

In effect, the CIP becomes the first step in the annual budget process. It begins with a comprehensive assessment of the current year's capital spending projects. This step permits staff to determine which projects, if any, will not be completed on schedule in the current year. These will require funding in the subsequent fiscal year(s).

The next step in the CIP process is to challenge existing capital projects proposed in the previous year's CIP. This step challenges staff to determine if changes in facts and circumstances warrant any change in the need, timing, scope or cost of these projects.

The final step in the CIP process is to evaluate the City's capital spending needs five (5) years out. While not exclusive, for purposes of most capital project planning, this is the City's planning horizon.

CAPITAL PROJECT CLASSIFICATION CRITERIA

The classification of items as capital or operating expenditures is based on two criteria - cost and asset life. The City typically defines a capital project as any project or item with a life of five years or more and a cost of over \$5,000. Major construction projects, including asphaltic overlay of streets, are considered capital expenditures. Most major equipment purchases also meet the criteria for capital expenditures.

The supporting detail section of this document consists of capital project request forms submitted by City departments. Each page contains a narrative explanation of the nature of the proposed project and indicates whether it is to replace existing facilities or equipment, or is an addition involving an increase in service delivery. Each request also states the justification for the project - the need for the project and what it is expected to accomplish - as well as any relationship to other existing or planned facilities and services, and any alternatives to be considered.

This prioritization task is the next step in the CIP process. In the most recent two years, in part, as a result of diminishing revenues and in part as a result of a greater commitment to debt service, availability of resources to asset purchases has been diminished. Consequently, this step had been rigorously applied and has been as well this year.

A project's desirability depends not only on what it is, but how it is done, where it is located, its cost and the availability of funds and a number of other factors. Projects which might be rated low priority may be funded if outside funds are available.

CAPITAL EXPENDITURES

As the City ages, public facilities - roads, bridges, buildings, water and sewer lines - and equipment increasingly need major repair, replacement, or expansion and changing community needs may require new facilities. CIP funding, for individual projects or as a whole, is dependent on many factors.

A number of years ago, the City's level of capital spending had been relatively high. This spending had been funded principally from the City's Capital Improvement Bond (previously referred to as the Line of Credit) and the receipt of federal grant funds. In the four fiscal years ending June 30, 2015, the City anticipates replicating this behavior, to a smaller degree, as a result of its receipt of grant funding from *East-West Gateway Council of Governments*. This funding will be used to replace approximately one mile of Forrestwood Avenue. The City anticipates grant receipts of about \$2.7 million in this four year period. The City is in the process of using \$8 million of general obligation bonds sale proceeds to construct a new Fire Station #1. The project will be substantially completed on December 31, 2012.

While excess funds are currently not available, as a matter of policy, excess operating revenues may be used to fund capital expenditures. However, as a matter of law, capital funding designated revenues may not be used to fund operating expenditures.

CAPITAL FUNDING OPTIONS

Capital Improvements Sales Tax – The 1/2% Capital Improvements Sales Tax approved by voters in 1994 is the City's primary capital expenditure funding revenue source. As an "A" sales tax or point-of-sale city, the City is required to share 15% of these revenues with other St. Louis County municipalities. The graph at the end of this section provides a summary of historical funding availability. On an ongoing basis, these revenues are the City's primary capital expenditure funding source. According to Missouri State Statute, these funds may only be used for streets, water mains, storm sewers, bridges, park improvements, buildings, and major equipment, for maintenance of those improvements, and for debt service on a bond issue used to construct public improvements.

Parks and Stormwater Control Sales Tax – State law allows cities, with voter approval, to levy a 1/2% sales tax for parks and stormwater control. The citizens of Ferguson approved this tax

increase in 2004. This tax is not subject to sharing. These funds may be used for any parks or stormwater control operating or capital expenditure project, including debt service expenditures on a bond issue used for parks and/or stormwater facilities. It is the policy of the City that these revenues be used to retire the Splash @ Wabash [Certificates of Participation or COPS] debt.

Tax Increment Financing – In the past, the City has made prudent use of Tax Increment Financing (TIF). TIF funds have been used to fund construction of the satellite fire station, storm drainage and road improvements in the West Florissant/Pershall and the East Woodstock areas. The City's largest TIF project to date, the Crossings at Halls Ferry redevelopment, resulted in significant improvement to the Halls Ferry/I-270 area.

The Downtown TIF District is designed to provide a funding source which may be used to assist local businesses to make improvements as well as to encourage redevelopment of the downtown area. TIF financing allows the City to capture the incremental increases in property taxes and economic activity taxes in the redevelopment area to pay for necessary improvements without increasing general obligation debt or general property taxes. However, use of TIF financing requires a well defined redevelopment project area and cannot be used for all projects.

General Obligation Debt – The City is permitted by state statutes to incur general obligation bonded indebtedness up to 10% (20% for road projects) of total assessed value with either 4/7 or 2/3 voter approval, giving the City a legal debt margin of approximately \$18.6 million.

On April 5, 2011, the City's voters authorized sale of up to \$11 million in general obligation bonds. Subsequent to ballot registration but prior to election date, this amount was restricted to \$8 million by City Council Resolution.

In September 2011, the City sold \$8 million in general obligation bonds. Among other things, this action results in a reduction of the legal debt margin to approximately \$10.9 million.

Special Assessments –Article X of Ferguson's Charter authorizes Council to declare the necessity of public improvements and assess the abutting property owners for the cost of such improvements. Current policy is to assess at the rate of \$20 per front foot for street improvements. This policy was established many years ago and is reviewed each time the City considers a street construction project.

Leasing – From time-to-time, the City utilizes lease financing to purchase a wide range of equipment. While there is no new source of revenue for lease payments, leasing is an option for financing the purchase of property which might constitute too great an expenditure to be financed in a single year from current revenues. For statutory reporting purposes, leasing allows the cost of the asset to be funded over the term of the lease.

In a leasing arrangement, the lender's primary collateral is the asset. In addition, in most cases, the City promises to appropriate funds in its annual budget to meet each lease obligation's payment needs until such obligation is extinguished. Typically, failure to appropriate constitutes an event of default resulting in repossession of the asset.

In the fiscal year ended June 30, 2009, the City used this financing technique to acquire two fire trucks and lighting equipment for Brotherton Road and Suburban Avenue.

CAPITAL IMPROVEMENTS PROGRAM RECOMMENDATIONS

Capital projects recommended by staff for fiscal years 2012 – 2013 through 2017 – 2018 are summarized on pages 6 and 7. The following table summarizes projected selected revenues and expenditures and fund balances of both the Capital Improvements Sales Tax Fund and the Parks Fund over the current and succeeding five years.

CITY OF FERGUSON, MISSOURI								
CAPITAL IMPROVEMENTS PROGRAM								
PROFORMA STATEMENTS OF FUND BALANCE AND								
REVENUES AND EXPENDITURES AND CHANGES IN FUND BALANCE								
		(Note: All amounts in thousands)						
NOTE	FISCAL YEAR							
	2013	2014	2015	2016	2017	2018		
CAPITAL IMPROVEMENTS SALES TAX FUND								
REVENUES								
	Sales Taxes	\$ 1,113	\$ 1,135	\$ 1,158	\$ 1,181	\$ 1,205	\$ 1,229	
	Interest	3	13	21	19	18	15	
	Grants	2,296	400	1,504	120	120	120	
	Transfers from Other Funds	8,970	5,259	8	119	110	14	
	Available funds	12,382	6,807	2,691	1,439	1,453	1,378	
EXPENDITURES								
	Assets	10,724	6,177	2,016	925	939	527	
	Debt Service	761	761	700	648	647	645	
		11,485	6,938	2,716	1,573	1,586	1,172	
NET CHANGE IN FUND BALANCE		897	(131)	(25)	(134)	(133)	206	
FUND BALANCE								
	Beginning of fiscal year	1	220	1,117	986	961	827	694
	End of fiscal year		\$ 1,117	\$ 986	\$ 961	\$ 827	\$ 694	\$ 900
PARKS FUND								
REVENUES								
	Net Operating Revenues	2	346	351	357	364	371	379
	Grants		18	351	-	190	-	180
	Available funds		364	702	357	554	371	559
EXPENDITURES								
	Assets		329	498	90	329	146	200
	Debt Service - Splash		224	225	228	226	238	225
	Transfer Out - CIST		45	59	8	119	110	14
			598	782	326	674	494	439
NET CHANGE IN FUND BALANCE			(234)	(80)	31	(120)	(123)	120
FUND BALANCE								
	Beginning of fiscal year	1	1,234	1,000	920	951	831	708
	End of fiscal year		\$ 1,000	\$ 920	\$ 951	\$ 831	\$ 708	\$ 828
NOTES								
1 Proforma beginning fund balance at July 1, 2012 is the unaudited fund balance at June 30, 2012.								
2 Net Operating Revenues - Operating revenues less operating expenses and general fund transfer								

A number of factors or items in this table bear explanation. The needs of the City to continue to invest in assets and infrastructure are great. This is due to many factors. Among them are the age of its assets and infrastructure and consumption of assets in the rendering of service. At the same time, the weakened economy limits available funds.

Between Fiscal Year 2007 and Fiscal Year 2011, the City had experienced continuous erosion of sales tax receipts in each fiscal year, resulting in a 13 year low in sales tax receipts in the fiscal year ended June 30, 2011. This is the City's primary source of revenue for capital improvements, as well as other activities. In Fiscal Year 2012, this situation began to slowly improve. The City is guardedly optimistic that sales tax receipts will continue to increase slightly in the fiscal year ending June 30, 2013 and beyond.

In Fiscal Year 2009, in response to diminishing revenues and the possibility of exhausting Capital Improvements Sales Tax Fund reserves, staff undertook an intensive and thorough review of all capital projects proposed at that time as well as methodologies for their evaluation. As a result of this exercise, some capital acquisitions were deferred, some were scaled back, while other, non-essential items were eliminated. This review process was continued in 2010, 2011 and 2012. With this report, that process has again been repeated.

The current rate of Capital Improvements Sales Tax Fund CIP spending exceeds revenue collection in four of the five years ending June 30, 2018. Consequently, given current CIP needs, excess or reserve fund balance of the Fund will continue to be employed to meet CIP funding requirements. During this period, the total spending excess is just over \$200,000 and results in a corresponding decrease in fund balance to just under \$1 million. The current view is that this reserve balance should be sufficient to meet most unforeseen capital requirements. However, it is important to note that this may not be the case in future years, if the City does not expand its revenue base.

MODIFICATION OF THE CAPITAL IMPROVEMENT PLAN

Adoption of the CIP is a statement of policy regarding the City's approach to meeting future capital acquisition and funding needs. Although it is a statement of serious intent, adoption does not constitute a commitment to finance or appropriate funds for approved projects. Actual budget commitments will be made when the annual budget is approved.

Some of the estimates contained in this document may require further study, analysis and refinement. These tasks may not be feasible unless and until the project concept is tentatively approved by Council.

The Capital Improvements Program is not static. Facts, circumstances and priorities will change, emergencies may arise, and professional advice may change the City's approach to some projects. The annual review and update of the CIP should adjust for such modifications both currently and in future years.

CITY OF FERGUSON, MISSOURI									
SCHEDULE OF CAPITAL IMPROVEMENT PROJECTS BY FUND, DEPARTMENT, TYPE AND ACCOUNT									
FISCAL YEARS 2012 - 2013 TO 2017 - 2018									
PROJECT TITLE	FUND	PAGE REFER- ENCE (CIP)	FISCAL YEAR 2012 - 2013		FISCAL YEAR				
			BUDGET	FORECAST	2013 - 2014	2014 - 2015	2015 - 2016	2016 - 2017	2017 - 2018
DISTRIBUTION OF CAPITAL IMPROVEMENT PROJECTS BY FUND AND DEPARTMENT									
PARKS FUND									
PARKS FACILITIES									
January Wabash - ADA comp. & lot partial overlay	Parks		\$ 95,000	\$ 95,000	\$ -	\$ -	\$ -	\$ -	\$ -
Hudson Park Pedestrian Bridge (Grant \$18,000)	Parks			19,000					
January Wabash Island	Parks		15,000	15,000					
Southwest Ferguson Neighborhood Park	Parks		80,000	80,000					
Band Shell Replacement (Grant \$190,000)	Parks	CIP - 1							200,000
Hudson Loop Trail	Parks	CIP - 2	130,000	120,000					
Forestwood Energi Fitness Center	Parks	CIP - 3			27,000				
January Wabash Pavilion Upgrade	Parks	CIP - 4					60,000		
Splash - Café Shade	Parks	CIP - 5			11,000				
Pool Ultraviolet System	Parks	CIP - 6						80,000	
Community Center Volleyball Court (formerly at FW Park)	Parks	CIP - 7				15,000			
Hudson Park Trail/Conservation Trail (Grant \$71,000)	Parks	CIP - 8				75,000			
Wayside/Forestwood Greenway (Grant \$190,000)	Parks	CIP - 9					200,300		
Community Center HVAC and Fitness Center (Grant\$280,000)	Parks	CIP - 10			295,000				
Community Center Loop Trail (Grant \$71,250)	Parks	CIP - 11			75,000				
PARKS VEHICLES									
Log Splitter #62	Parks	CIP - 12					11,000		
Stump Grinder # 61	Parks	CIP - 13					20,000		
Pick-up Trucks, Park Maint. (# 73 - # 71)	Parks	CIP- 14-15			35,000		38,000		
Tractors # 14	Parks	CIP - 16						30,000	
Chipper # 63	Parks	CIP - 17						36,000	
3/4 Ton Pick-Up, Park Maint. (# 20)	Parks	CIP - 18			35,000				
Gator # 66	Parks	CIP - 19			20,000				
Parks Fund Total			320,000	329,000	498,000	90,000	329,300	146,000	200,000
CAPITAL IMPROVEMENTS SALES TAX FUND									
POLICE									
Police Cars	CIST	CIP - 20	100,000	105,000	105,000	105,000	105,000	115,000	115,000
Hand Gun Weapons Replacement	CIST	CIP - 21			60,000				
Replace Laptops in Vehicles	CIST	CIP - 22	20,000	20,000	20,000	20,000	20,000	20,000	20,000
Surveillance Cameras (Grant\$16,000)	CIST	CIP - 23		16,000	24,000				
Police Total			120,000	141,000	209,000	125,000	125,000	135,000	135,000
FIRE DEPARTMENT									
Self Contained Breathing Apparatus Upgrades	CIST		50,000	49,700					
Command Vehicle No 2 Unit # 3000	CIST		35,000	35,000					
Fire Department Total			85,000	84,700	-	-	-	-	-
INFRASTRUCTURE (STREETS, SIDEWALKS & PARKING LOTS)									
Street Replacement	CIST	CIP - 24	375,000	490,200	195,300	195,300	375,000	375,000	375,000
Sidewalk Replacement	CIST	CIP - 25	25,000	75,000	25,000	25,000	25,000	25,000	25,000
Forestwood Dr Reconstruction Phs I (Tot Grant \$1,360,000)	CIST	CIP - 26	1,600,000	1,618,000					
Forestwood Dr Reconstruction Phs II (Tot Grant \$1,280,000)	CIST	CIP - 26			320,000	1,280,000			
Infrastructure (Streets, Sidewalks & Parking Lots) Total			2,000,000	2,183,200	540,300	1,500,300	400,000	400,000	400,000
COMMON FLEET									
Dump Truck, 1 ton w/plow & spreader (# 2 - # 16)	CIST	CIP - 27-28			65,000		70,000		
Dump Truck, 1 ton w/plow & spreader (# 77)	CIST	CIP - 29						75,000	
Dump Truck, 2 1/2 ton - snow plow trucks (# 5 - # 6 - # 7)	CIST	CIP - 30-31	125,000	121,300	130,000		150,000		
Pick-up Trucks (# 17)	CIST	CIP - 32				26,000			
Street Sweeper (# 22)	CIST	CIP - 33						200,000	
Skid Loader (# 78)	CIST	CIP - 34						50,000	
Pick-Up Truck - 1/2 Ton (#19)	CIST	CIP - 35						40,000	
High-lift (# 13)	CIST	CIP - 36					175,000		
Trailblazer (# 1)	CIST	CIP - 37							35,000
Line Striper (#23)	CIST	CIP - 38							12,000
Tar Pot (# 93)	CIST		30,000	30,000					
Common Fleet Total			155,000	151,300	195,000	26,000	395,000	365,000	47,000
FACILITIES									
Municipal Garage Roof Repair - Main Building	CIST		15,000	15,000					
Municipal Garage Pit Pumps	CIST		9,000	9,000					
Municipal Garage - Salt Bin Repair	CIST	CIP - 39			30,000				
Facilities Total			24,000	24,000	30,000	-	-	-	-
NON-DEPARTMENTAL									
House Demolition	CIST		10,000	10,000					
Firehouse No. 1	CIST		3,500,000	5,300,000					
IT Infrastructure	CIST	CIP - 40	31,000	31,000	43,000	21,000	6,000	41,000	21,000
Police Department Renovation	CIST	CIP - 41	3,740,000	1,425,000	2,375,000				
Suburban Avenue Home Buyout Program (Grant \$700,000)	CIST	CIP - 42	135,000	800,000					
Community Center Improvements, excludes HVAC & Fitness Center Equipment included in Parks Fund (see CIP-10)	CIST	CIP - 43		500,000	2,825,000				
Document Management System	CIST	CIP - 44		8,500	6,000				
Non-Departmental Total			7,416,000	8,074,500	5,249,000	21,000	6,000	41,000	21,000
PLANNING AND DEVELOPMENT DEPARTMENT									
Complete Streets	CIST			65,000					
Pershall Sidewalks and Bikes Lanes (Grant \$360,000)	CIST	CIP - 45				395,500			
Robert-Superior Greenway	CIST	CIP - 46			14,880				
Planning & Development Department Total			-	65,000	14,880	395,500	-	-	-

CITY OF FERGUSON, MISSOURI									
SCHEDULE OF CAPITAL IMPROVEMENT PROJECTS BY FUND, DEPARTMENT, TYPE AND ACCOUNT									
FISCAL YEARS 2012 - 2013 TO 2017 - 2018									
PROJECT TITLE	FUND	PAGE REFER- ENCE (CIP)	FISCAL YEAR 2012 - 2013		FISCAL YEAR				
			BUDGET	FORECAST	2013 - 2014	2014 - 2015	2015 - 2016	2016 - 2017	2017 - 2018
DOWNTOWN TIF FUND									
Downtown Property Purchases & Improvements	DTTIF	CIP - 47							
Downtown TIF Fund Total			-	-	-	-	-	-	-
DEBT SERVICE (see FISCAL POLICIES)									
Capital Improvement Bond (to 2020)	CIST		500,000	500,000	496,000	501,000	500,000	498,000	496,000
Halls Ferry TIF (to 2017)	HFTIF		530,800	530,800	961,000	105,000	1,325,000	-	-
Fire Trucks Lease Payments (to 2017)	CIST		147,000	147,000	147,000	147,000	147,000	147,000	73,000
Street Lights Lease Payments (to 2013)	CIST		114,000	114,000	57,000	-	-	-	-
General Obligation Bond (to 2033)	GOB		523,000	523,000	527,000	525,000	523,000	526,000	524,000
COPs Series 2012: Splash at Wabash (to 2023)	COPs		223,000	224,000	225,000	228,000	226,000	238,000	225,000
COPs Series 2012A: PD Bldg Improvements (to 2034)	COPs		201,000						
COPs Series 2013: PD Bldg & Com Cntr (to 2035)	COPs			311,000	618,800	622,500	620,800	618,700	621,200
Debt Service Total			2,238,800	2,349,800	3,031,800	2,128,500	3,341,800	2,027,700	1,939,200
TOTAL CAPITAL IMPROVEMENT PROGRAM EXPENDITURES			\$ 12,358,800	\$ 13,402,500	\$ 9,767,980	\$ 4,286,300	\$ 4,597,100	\$ 3,114,700	\$ 2,742,200
SUMMARY OF CAPITAL IMPROVEMENT PROJECTS BY FUND, TYPE AND ACCOUNT									
FUND									
Parks	Parks		\$ 320,000	\$ 329,000	\$ 498,000	\$ 90,000	\$ 329,300	\$ 146,000	\$ 200,000
Halls Ferry TIF	HFTIF		530,800	530,800	961,000	105,000	1,325,000	-	-
Certificates of Participation	COPs		424,000	535,000	843,800	850,500	846,800	856,700	846,200
Downtown TIF	DTTIF		-	-	-	-	-	-	-
Capital Improvements Sales Tax	CIST		10,561,000	11,484,700	6,938,180	2,715,800	1,573,000	1,586,000	1,172,000
General Obligation Bond	GOB		523,000	523,000	527,000	525,000	523,000	526,000	524,000
TOTAL CAPITAL IMPROVEMENT PROGRAM EXPENDITURES			\$ 12,358,800	\$ 13,402,500	\$ 9,767,980	\$ 4,286,300	\$ 4,597,100	\$ 3,114,700	\$ 2,742,200
Parks Fund	Buildings & Grounds	20-72-03960	\$ 320,000	\$ 329,000	\$ 113,000	\$ 90,000	\$ 260,300	\$ 80,000	\$ 200,000
Parks Fund	Vehicles	20-72-03975	-	-	90,000	-	38,000	66,000	-
Halls Ferry TIF	Debt Service		530,800	530,800	961,000	105,000	1,325,000	-	-
COPs Fund	Debt Service		424,000	535,000	843,800	850,500	846,800	856,700	846,200
CIST Fund	Buildings & Grounds	40-81-03960	159,000	824,000	30,000	-	-	-	-
CIST Fund	Equipment	40-81-03970	111,000	126,700	147,000	41,000	26,000	61,000	41,000
CIST Fund	Capital Projects	40-81-03980	7,240,000	7,298,500	5,220,880	395,500	-	-	-
CIST Fund	Street & Sidewalk	40-81-03981	2,000,000	2,183,200	540,300	1,500,300	400,000	400,000	400,000
CIST Fund	Lease Pmts & Debt Sv		761,000	761,000	700,000	648,000	647,000	645,000	569,000
CIST Fund	Vehicles	40-81-03975	290,000	291,300	300,000	131,000	500,000	480,000	162,000
Downtown TIF Fund	Buildings & Grounds	44-84-03960	-	-	-	-	-	-	-
GO Bond	Debt Service	38-90-02190	523,000	523,000	527,000	525,000	523,000	526,000	524,000
TOTAL CAPITAL IMPROVEMENT PROGRAM EXPENDITURES			\$ 12,358,800	\$ 13,402,500	\$ 9,767,980	\$ 4,286,300	\$ 4,597,100	\$ 3,114,700	\$ 2,742,200

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**CAPITAL IMPROVEMENTS
PROGRAM REQUEST FORMS**

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CITY OF FERGUSON, MISSOURI

CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PARKS FACILITIES**

PROJECT **JANUARY-WABASH BAND SHELL RENOVATION**

Description:

Update and improve the band shell and the surrounding area creating a more inviting venue for entertainment and events. This project would include upgrading the band shell and landscaping.



Existing Condition:

The band shell is aging and showing signs of deterioration. It does not provide complete coverage from weather conditions and the appearance is not as inviting.

Justification, Goals & Impacts:

- Create an additional event and entertainment venue in the City of Ferguson.
- Improve the band shell and surrounding area to be more useful and inviting.
- Improve the band shell structurally.
- Provide better protection from weather conditions.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$200,000						200,000

Funding Source: Available Fund

This project would be funded from the Parks Fund with an anticipated offsetting grant of \$180,000 from the Municipal Parks Commission.

CITY OF FERGUSON, MISSOURI

CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PARKS FACILITIES**

PROJECT **HUDSON PARK LOOP TRAIL**

Description:

As part of the master plan trail system, a loop trail would be installed throughout Hudson Park. The cost for this project is based on actual square footage cost of materials and labor.



Existing Condition:

There is currently no loop trail at Hudson Park.

Justification, Goals & Impacts:

- This project will increase the amount of walking trails in City Parks to meet recommendations of the Park Master Plan and Live Well Ferguson.
- This project will increase the use of Hudson Park, allowing walkers/runners additional paved trails to encourage physical fitness and better health.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$120,000	120,000					

Funding Source: Available Fund

This project would be funded from the Parks Fund with an anticipated offsetting grant of \$123,500 from the Municipal Parks Commission.

CITY OF FERGUSON, MISSOURI

CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PARKS FACILITIES**

PROJECT **SPORTS COMPLEX ENERGI FITNESS STATION**

Description:

Project includes installing Energi Total Body Fitness system designed to deliver a total body workout. System consists of five stations that offer a total body workout. Cost also includes concrete pad and installation.



Existing Condition:

Current fitness system was installed in 1993 and is out of date.

Justification, Goals & Impacts:

- Current system is out of date.
- Energi's five stations offer a total of 120 exercises.
- Energi's stations promote cardiovascular and muscular fitness, flexibility, and body composition.
- System promotes an active, vibrant, and healthy community.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$27,000		27,000				

Funding Source: Available Funds

This project would be funded from the Parks Fund.

CITY OF FERGUSON, MISSOURI

CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PARKS FACILITIES**

PROJECT **NEW JANUARY-WABASH PARK PAVILION**

Description:

Project includes demolishing current pavilion and installing a 22' by 34' pavilion with tongue and groove roof decking on existing concrete pad, ornamental handrails, and cupola. Cost includes demolition and installation.



Existing Condition:

Current pavilion is out-of-date and showing signs of wear and tear and age.

Justification, Goals & Impacts:

- Create an up-to-date gathering place for families.
- Aesthetically pleasing.
- Recommended pavilion upgrades in the 2007 Parks and Recreation Master Plan.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$60,000				60,000		

Funding Source: Available Funds

This project would be funded from the Parks Fund.

CITY OF FERGUSON, MISSOURI

CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PARKS FACILITIES**

PROJECT **SPLASH CAFÉ SHADE STRUCTURES**

Description:

The Splash Café features an eating area with 10 tables. Shade structures will be added creating a comfortable sun-safe concession area. Cost includes installation.



Existing Condition:

Currently each table has individual umbrellas. The life span of individual umbrellas is short, has high maintenance, and provides less shade.

Justification, Goals & Impacts:

- This project will increase the amount of shade area in the concession area.
- Comfortable eating area.
- U.V. protection.
- Aesthetically pleasing.
- Splash upgrades recommended by master plan.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$11,000		11,000				

Funding Source: Available Fund

This project would be funded from the Parks Fund.

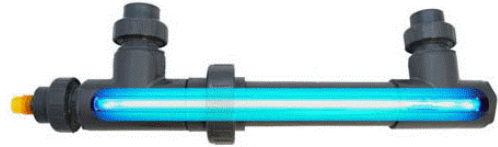
CITY OF FERGUSON, MISSOURI
CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PARKS FACILITIES**

PROJECT **POOL ULTRAVIOLET SYSTEM**

Description:

Project includes adding on an Ultraviolet Unit for each of three pools. The system would attach to the inlet water flow pipes in the pool basement. The unit creates wavelengths for destroying micro-organisms when the water passes through the unit.



Existing Condition:

We have no Ultraviolet Units at the pool. They are not required by the Health Department at this point.

Justification, Goals & Impacts:

- Destroys micro-organisms immediately, including crypto, giardia, bacteria, etc.
- UV rays penetrate to the heart of the DNA and disturb the metabolism of cells until they are totally destroyed.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$80,000					80,000	

Funding Source: Available Funds

This project would be funded from the Parks Fund.

CITY OF FERGUSON, MISSOURI

CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PARKS FACILITIES**

PROJECT **COMMUNITY CENTER – SAND VOLLEYBALL COURT**

Description:

Project includes installing a lighted sand volleyball court. Cost also includes: excavation of court area, addition of sand, poles, net, and light pole.



Existing Condition:

No current courts, new activity at the Community Center.

Justification, Goals & Impacts:

- This project will increase usage at the Community Center.
- An outdoor court has been requested by volleyball players currently playing in our fall/winter volleyball programs.
- System promotes an active, vibrant, and healthy community.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$15,000			15,000			

Funding Source: Available Funds

This project would be funded from the Parks Fund.

CITY OF FERGUSON, MISSOURI

CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PARKS FACILITIES**

PROJECT **MISSOURI DEPARTMENT CONSERVATION/HUDSON PARK TRAIL**

Description:

Part of Robert-Superior Greenway.

Construct the Missouri Department of Conservation/Hudson Park multi-use trail approximately 1,500 linear feet, 3" of asphalt and adequate rock base to a width of 8' meeting all ADA requirements. Included is a parking lot capable of holding 8 cars on the Conservation Area on Hudson Road.



Existing Condition:

Does not currently exist.

Justification, Goals & Impacts:

- Recommended by the Bicycle and Pedestrian Master Plan
- This trail will connect the Robert-Superior Greenway from Hudson Road to Hudson Park, College Drive.
- Foster a healthy and active community through walking and bicycling.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$75,000			75,000			

Funding Source: Available Fund

This project will be funded from the Parks Fund with an anticipated offsetting grant of \$71,000 from the Municipal Parks Commission.

CITY OF FERGUSON, MISSOURI

CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PARKS FACILITIES**

PROJECT **WAYSIDE/FORESTWOOD GREENWAY (OFF – STREET)**

Description:

Construct a paved multi-use trail through Wayside Park from Forestwood Avenue north to Chambers Road. The trail will be approximately 2,500 linear feet, 3" of asphalt and adequate rock base to a width of 10' meeting all ADA requirements.



Existing Condition:

Currently does not exist.

Justification, Goals & Impacts:

- Recommended by the Bicycle and Pedestrian Master Plan
- This trail will connect the Wayside/Forestwood Greenway from Forestwood Greenway to Chambers Road.
- Foster a healthy and active community through walking and bicycling.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$200,350				200,350		

Funding Source: Available Funds

This project will be funded from the Parks Fund with an anticipated offsetting grant of \$190,000 from the Municipal Parks Commission.

CITY OF FERGUSON, MISSOURI

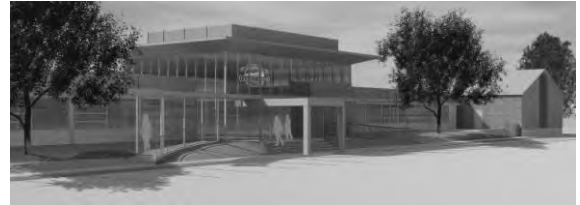
CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PARKS FACILITIES**

PROJECT **COMMUNITY CENTER HVAC AND FITNESS CENTER**

Description:

Purchase and install Mechanical HVAC system and Fitness Center equipment in the City's new Community Center. The new mechanical system includes four twenty ton, rooftop, and packaged units serving a total of 19,200 square feet. The Fitness Center will be equipped with equipment such as tread mills, elliptical trainers, circuit trainers, and other fitness training related equipment.



Existing Condition:

The Community Center will be located within the recently purchased, existing BTC School building on Smith Avenue. As part of another project, funded by borrowings, the building will be renovated to accommodate Community Center activities.

Justification, Goals & Impacts:

- Community Center was high priority in the Master Plan.
- The Fitness Center is high priority within the Community Center.
- The current HVAC system is old, not capable, and needs to be replaced.
- Community Center will continue to promote a healthy and active living for the citizens of Ferguson.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$295,000	295,000					

Funding Source: Available Funds

This project will be funded from the Parks Fund with an anticipated offsetting grant of \$280,000 from the Municipal Parks Grant Commission.

CITY OF FERGUSON, MISSOURI

CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PARKS FACILITIES**

PROJECT **COMMUNITY CENTER LOOP TRAIL**

Description:

Construct a paved loop trail on the Community Center campus. The trail will be approximately 2,000 linear feet, 3" of asphalt and adequate rock base to a width of 8' meeting all ADA requirements.



Existing Condition:

Currently does not exist.

Justification, Goals & Impacts:

- Community Center Task Force recommended an outdoor walking trail on the Community Center Campus.
- Walking and Biking Trails were high priority in the Master Plan.
- This project addition will increase usage in providing facilities to continue in fostering a healthy and active lifestyle.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$75,000		75,000				

Funding Source: Available Funds

This project will be funded from the Parks Fund with an anticipated offsetting grant of \$71,250 from the Municipal Parks Commission Grant.

CITY OF FERGUSON, MISSOURI
CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PUBLIC WORKS MUNICIPAL GARAGE: PARKS DIVISION**

PROJECT **REPLACE UNIT # 62**

Description:

1998 Built-Rite Log Splitter



Existing Condition:

This unit is in fair shape with minor repairs needed.

Justification, Goals & Impacts:

- This unit is used daily from October to February for splitting firewood for residents.
- We will continue to offer this “free to all residents” wood for years to come. If we didn’t split this wood, it would cost us considerably more to rent a tub grinder to dispose of the wood.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$11,000				11,000		

Funding Source: Available Funds

This project would be funded from the Parks Fund.

CITY OF FERGUSON, MISSOURI
CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PUBLIC WORKS MUNICIPAL GARAGE: PARKS DIVISION**

PROJECT **REPLACE UNIT # 61**

Description:

1992 Vermeer – Stump Grinder



Existing Condition:

This unit is five years past its life expectancy, but still in good operating condition. Normal wear is evident.

Justification, Goals & Impacts:

- This piece of equipment is on a 10-year replacement cycle.
- It is used to rout out stumps from storm damaged, fallen or diseased, and removed trees.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$20,000				20,000		

Funding Source: Available Funds

This project would be funded from the Parks Fund.

CITY OF FERGUSON, MISSOURI
CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PUBLIC WORKS MUNICIPAL GARAGE: PARKS DIVISION**

PROJECT **REPLACE UNIT # 73**

Description:

2001 Chevrolet – ½ Ton Pick-Up



Existing Condition:

This vehicle is in good shape and could be extended beyond its replacement date.

Justification, Goals & Impacts:

- This vehicle is on a 10-year replacement cycle
- Used to pull trailers for hauling mowers in the summer and general maintenance during all other months.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$35,000		35,000				

Funding Source: Available Funds

This project would be funded from the Parks Fund.

CITY OF FERGUSON, MISSOURI
CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PUBLIC WORKS MUNICIPAL GARAGE: PARKS DIVISION**

PROJECT **REPLACE UNIT # 71**

Description:

2005 Ford 250 – 3/4 Ton Pick-Up



Existing Condition:

This unit is still in good condition, with normal wear evident.

Justification, Goals & Impacts:

- This vehicle is on a 10-year replacement cycle
- Used to pull trailers for hauling mowers in the summer and general maintenance during all other months.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$38,000				38,000		

Funding Source: Available Funds

This project would be funded from the Parks Fund.

CITY OF FERGUSON, MISSOURI
CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PUBLIC WORKS MUNICIPAL GARAGE: PARKS DIVISION**

PROJECT **REPLACE UNIT # 14**

Description:

1994 John Deere Tractor with Arm Mower



Existing Condition:

This tractor is in excellent shape and should last beyond the replacement cycle.

Justification, Goals & Impacts:

- This vehicle is on a 15-year replacement cycle.
- This vehicle is used to mow right-of-way ditches and remove hazardous limbs and bushes from the roadways.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$30,000					30,000	

Funding Source: Available Funds

This project would be funded from the Parks Fund.

CITY OF FERGUSON, MISSOURI
CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PUBLIC WORKS MUNICIPAL GARAGE: PARKS DIVISION**

PROJECT **REPLACE UNIT # 63**

Description:

2004 Vermeer Brush Chipper
BC 1400 XL



Existing Condition:

Our existing chipper is in fair condition and is used year-round. It is normally on a 10-year replacement schedule.

Justification, Goals & Impacts:

- This is one of our most valuable pieces of equipment.
- We use this piece of equipment for all of our tree trimming, tree removal, and grounds and street maintenance throughout the year.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$36,000					36,000	

Funding Source: Available Funds

This Project will be funded from the Parks Fund.

CITY OF FERGUSON, MISSOURI
CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PUBLIC WORKS: PARKS DIVISION**

PROJECT **REPLACE UNIT # 20**

Description:

1997 Ford 3/4 Ton Pickup Truck



Existing Condition:

This vehicle is in poor condition, it has rust around both wheels and door frames. It has 55,885 miles on it.

Justification, Goals & Impacts:

- This vehicle is used in the parks for landscaping, park maintenance, and upkeep.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$35,000		35,000				

Funding Source: Available Funds

This project would be funded from the Parks Fund.

CITY OF FERGUSON, MISSOURI
CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PUBLIC WORKS MUNICIPAL GARAGE: PARKS DIVISION**

PROJECT **REPLACE UNIT # 66**

Description:

1996 John Deere Gator



Existing Condition:

This unit is in poor condition. It is used to maintain our Sports Complex under adverse conditions. It should be replaced as recommended.

Justification, Goals & Impacts:

- This vehicle is on a 10-year replacement cycle
- Maintains our Sports Complex Infields, as well as, Dade, Jeske, and Robert-Superior Infields
- This vehicle is used at all special events for trash removal and special projects.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$20,000		20,000				

Funding Source: Available Funds

This project would be funded from the Parks Fund.

CITY OF FERGUSON, MISSOURI
CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PUBLIC SAFETY: POLICE DIVISION**

PROJECT **MARKED POLICE UNITS**

Description:

This project involves the replacement of three or four current police units each year. These vehicles are purchased through state bid.



Existing Condition:

The current police units have high mileage and/or are in need of major repairs. Some of these vehicles can be used for other needs within the City such as use by the Code Enforcement Division.

Justification, Goals & Impacts:

- Continued upgrade of police fleet to ensure the safest cars possible for the rigors of police activity.
- Due to the elimination of Crown Victoria's by Ford Motors, existing vehicles will be replaced with Chevrolet Tahoe's.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$650,000	105,000	105,000	105,000	105,000	115,000	115,000

Funding Source: Available Funds

This project would be funded from the Capital Improvement Sales Tax Fund.

CITY OF FERGUSON, MISSOURI
CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PUBLIC SAFETY: POLICE DIVISION**

PROJECT **HAND GUN WEAPONS REPLACEMENT**

Description:

Replace all department hand gun weapons (60),
upgrade weapons with night sight.



Existing Condition:

As of 2014, all existing weapons will be 15 years old. Night sights on these weapons will no longer be under warranty.

Justification, Goals & Impacts:

- Provide up-to-date and quality weapons for each officer.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$60,000		60,000				

Funding Source: Available Funds

This project would be funded from the Capital Improvement Sales Tax Fund.

CITY OF FERGUSON, MISSOURI
CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PUBLIC SAFETY: POLICE DIVISION**

PROJECT **REPLACE LAPTOPS IN VEHICLES**

Description:

Replace vehicle laptops each year.



Existing Condition:

Vehicle laptops will be out of warranty every three years and must be replaced.

Justification, Goals & Impacts:

- Replacement of regularly used laptop equipment on a three-year rotation.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$120,000	20,000	20,000	20,000	20,000	20,000	20,000

Funding Source: Available Funds

This project would be funded from the Capital Improvement Sales Tax Fund.

CITY OF FERGUSON, MISSOURI

CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PUBLIC SAFETY: POLICE DIVISION**

PROJECT **SURVEILLANCE CAMERAS**

Description:

Expand our existing camera surveillance system to include additional City facilities and parks. Infrastructure improvements will allow further expansion.



Existing Condition:

The City currently has video surveillance cameras at the Police Department, the Plaza at 501, and January-Wabash Park.

Justification, Goals & Impacts:

- This project will increase the City's ability to monitor public areas for vandalism and other crimes and provide additional security for residents and guests.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$16,000	16,000	24,000				

Funding Source: Available Funds

The Police Department has offsetting grant funds in the amount of \$15,931 to cover this project in FY2013. The balance in FY2013 and the payment in FY2014 would be funded by the Capital Improvement Sales Tax Fund.

CITY OF FERGUSON, MISSOURI

CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PUBLIC WORKS**

PROJECT **STREET REPAIR**

Description:

Street repairs are prioritized based on annual ratings. Streets rated 5 or above are generally streets in good condition and at most need in-house maintenance. Those streets rated 4 or below are in need of more extensive repair, which requires the use of a contractor.



Existing Condition:

Streets are rated annually and added to the upcoming street repair list

Justification, Goals & Impacts:

- The citywide street repair program will address all streets rated 4 or below.
- Our long-term goal is to bring all streets up to a minimum of a 5 or better rating.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$2,005,800	490,200	195,300	195,300	375,000	375,000	375,000

Funding Source: Available Funds

This project would be funded in part by Community Development Block Grants and the balance from the Capital Improvement Sales Tax Fund.

CITY OF FERGUSON, MISSOURI

CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PUBLIC WORKS**

PROJECT **SIDEWALK REPLACEMENT**

Description:

This project requires the removal and reconstruction of sidewalk slabs on City owned properties and residential sidewalks including installation of ADA ramps.



Existing Condition:

3' & 4' - 4" Some concrete slab sidewalks are broken, deteriorated, and un-level. Some ADA ramps are needed in certain locations.

Justification, Goals & Impacts:

- Ongoing program of replacing sidewalks on City owned properties and residential sidewalks to promote public safety and good appearance.
- Comply with the Americans with Disabilities Act.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$200,000	75,000	25,000	25,000	25,000	25,000	25,000

Funding Source: Available Funds

In 2012-2013, this project will be funded in part by Community Development Block Grants with the balance funded by the Capital Improvement Sales Tax Fund. In future years, this project will be funded from the Capital Improvement Sales Tax Fund.

CITY OF FERGUSON, MISSOURI

CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PUBLIC WORKS**

PROJECT **FORESTWOOD DRIVE RECONSTRUCTION**

Description:

Forestwood Drive is .89 miles long running from Chambers Road to Ferguson Avenue. Phase 1 will include Forestwood Drive between Chambers Road and Highmont Drive. Phase 2 will include Forestwood Drive between Highmont Drive and Ferguson Avenue. Both phases will include new curbs, guttering, handicap ramps, stamped concrete crosswalks, ADA sidewalks, resurfacing of traffic lanes, and new decorative street lights. These improvements will make access to the Sports Complex at Forestwood Park easier and safer.



Existing Condition:

Forestwood Drive is in poor condition and continues to deteriorate. Forestwood Drive carries a large amount of traffic with access to Chambers Road, Highmont Drive, Ferguson Avenue, and West Florissant Road. The sidewalks are not ADA compliant.

Justification, Goals & Impacts:

- This project will have several effects on the community; it will improve road conditions, safety, accessibility, and appearance. ADA sidewalks, improved crosswalks, and improved lighting will make the area safer and more accessible including Forestwood Park. Due to the opportunity to receive funding through the STP-S Grant, it makes the project much more affordable.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$3,218,000	1,618,000	320,000	1,280,000			

Funding Source: Available Funds

This project would be funded from the Capital Improvement Sales Tax Fund and Federal STP-S Grant funds. Phase 1 has been approved by East-West Gateway for \$1,700,083 consisting of grant funding of \$1,360,066 and City funding of \$340,017. The application for Phase 2 was submitted in 2011 for \$1,600,000 with City matching funds of \$320,000.

CITY OF FERGUSON, MISSOURI
CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PUBLIC WORKS MUNICIPAL GARAGE: STREETS DIVISION**

PROJECT **REPLACE UNIT # 2**

Description:

2002 GMC 1 Ton Dump Truck
3500 Heavy Duty Chassis



Existing Condition:

This vehicle is on a 10 year replacement cycle and will need to be replaced as scheduled.

Justification, Goals & Impacts:

- This vehicle is used for asphalt and cold patch.
- This truck is used for hauling various materials.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$65,000		65,000				

Funding Source: Available Funds

This project would be funded from the Capital Improvement Sales Tax Fund.

CITY OF FERGUSON, MISSOURI
CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PUBLIC WORKS MUNICIPAL GARAGE: STREETS DIVISION**

PROJECT **REPLACE UNIT # 16**

Description:

2002 Chevy – 1 Ton Dump - KC3500 with Plow and Spreader



Existing Condition:

This vehicle is on a 10-year replacement cycle and should be replaced as scheduled.

Justification, Goals & Impacts:

- This vehicle is used for snow plowing in the winter and hauling in the summer.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$70,000				70,000		

Funding Source: Available Funds

This project would be funded from the Capital Improvement Sales Tax Fund.

CITY OF FERGUSON, MISSOURI
CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PUBLIC WORKS MUNICIPAL GARAGE: STREETS DIVISION**

PROJECT **REPLACE UNIT # 77**

Description:

2006 GMC 1-Ton Dump Truck



Existing Condition:

This vehicle is currently in good condition. It should be kept on a 10-year replacement cycle due to the heavy use of this vehicle.

Justification, Goals & Impacts:

- This is one of only four 1-Ton Dump Trucks.
- It is used to snow plow other municipalities in the winter and hauling in the summer.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$75,000					75,000	

Funding Source: Available Funds

This project would be funded from the Capital Improvement Sales Tax Fund.

CITY OF FERGUSON, MISSOURI
CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PUBLIC WORKS MUNICIPAL GARAGE: STREETS DIVISION**

PROJECT **REPLACE UNIT # 6**

Description:

1999 GMC – 2 ½ Ton Dump Truck with Plow and Spreader



Existing Condition:

This unit is in good shape due to regular maintenance, with normal wear and bed rust evident.

Justification, Goals & Impacts:

- This vehicle is on a 10-year replacement cycle.
- Used for salt spreading and snow plowing during the winter and for asphalt street maintenance during the summer.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$130,000		130,000				

Funding Source: Available Funds

This project would be funded from the Capital Improvement Sales Tax Fund.

CITY OF FERGUSON, MISSOURI
CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PUBLIC WORKS MUNICIPAL GARAGE: STREETS DIVISION**

PROJECT **REPLACE UNIT # 7**

Description:

2000 GMC – 2 ½ Ton Dump Truck with Plow and Spreader



Existing Condition:

This vehicle is in good shape with only minor rust and wear evident.

Justification, Goals & Impacts:

- This vehicle is on a 10-year replacement cycle.
- Used for salt spreading and snow plowing during the winter and for asphalt street maintenance during the summer.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$150,000				150,000		

Funding Source: Available Funds

This project would be funded from the Capital Improvement Sales Tax Fund.

CITY OF FERGUSON, MISSOURI
CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PUBLIC WORKS MUNICIPAL GARAGE: STREETS DIVISION**

PROJECT **REPLACE UNIT # 17**

Description:

2000 Chevrolet – ½ Ton Pick-Up



Existing Condition:

This vehicle is in fair shape.

Justification, Goals & Impacts:

- This vehicle is on a 10-year replacement cycle.
- This vehicle is used for general street maintenance, and for mosquito fogging during the season.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$26,000			26,000			

Funding Source: Available Funds

This project would be funded from the Capital Improvement Sales Tax Fund.

CITY OF FERGUSON, MISSOURI
CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PUBLIC WORKS: STREETS DIVISION**

PROJECT **REPLACE UNIT # 22**

Description:

2002 ELGIN – Pelican Street Sweeper



Existing Condition:

This vehicle is beginning to show its age and wear. Repair cost is beginning to climb. This unit should be replaced as recommended.

Justification, Goals & Impacts:

- This vehicle is on a 12-year replacement cycle.
- This vehicle is used on a weekly basis for street sweeping throughout the City
- This vehicle should be replaced on a timely basis to avoid excessive repair cost.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$200,000					200,000	

Funding Source: Available Funds

This project would be funded from the Capital Improvement Sales Tax Fund.

CITY OF FERGUSON, MISSOURI
CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PUBLIC WORKS**

PROJECT **REPLACE UNIT #78**

Description:

2000 New Holland Skid Loader



Existing Condition:

This unit is in good shape at the present time. Minimal monies have been needed to maintain this vehicle.

Justification, Goals & Impacts:

- This unit must be replaced as scheduled.
- It is the workhorse of the Public Works Department.
- This skid loader is used daily in every aspect of our operations.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$50,000					50,000	

Funding Source: Available Funds

This project would be funded from the Capital Improvement Sales Tax Fund.

CITY OF FERGUSON, MISSOURI
CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PUBLIC WORKS MUNICIPAL GARAGE**

PROJECT **REPLACE UNIT #19**

Description:

2006 Chevrolet ½ Ton Pickup



Existing Condition:

This vehicle is in good shape. This vehicle is on a 10-year replacement schedule.

Justification, Goals & Impacts:

- This vehicle is primarily used for our sign maintenance and replacement program.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$40,000					40,000	

Funding Source: Available Funds

This project would be funded from the Capital Improvement Sales Tax Fund.

CITY OF FERGUSON, MISSOURI
CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PUBLIC WORKS**

PROJECT **REPLACE UNIT #13**

Description:

1991 John Deere Hi-Lift



Existing Condition:

A 10-year life is expected for a vehicle of this type. This vehicle is on its 16th year. Because the engine was re-built in 2006, we are recommending a new vehicle not be purchased until 2015-16.

Justification, Goals & Impacts:

- The Hi-Lift is used to install spreaders on our dump trucks.
- The Hi-Lift loads salt, rock, dirt, and mulch into dump trucks.
- The Hi-Lift is used to dispose of and load all waste into 30 cubic-yard containers
- The Hi-Lift is used to move trees and storm damage out of the roadways after storms.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$175,000				175,000		

Funding Source: Available Funds

This project would be funded from the Capital Improvement Sales Tax Fund.

CITY OF FERGUSON, MISSOURI
CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PUBLIC WORKS MUNICIPAL GARAGE: STREET DIVISION**

PROJECT **REPLACE UNIT # 1**

Description:

2007 Chevy Trailblazer



Existing Condition:

This vehicle is in good shape, with only minor wear evident. It should be replaced as scheduled.

Justification, Goals & Impacts:

- This vehicle is used by the Director of Public Works every day.
- This vehicle is on a 10-year replacement cycle.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$35,000						35,000

Funding Source: Available Funds

This project would be funded from the Capital Improvement Sales Tax Fund.

CITY OF FERGUSON, MISSOURI
CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PUBLIC WORKS MUNICIPAL GARAGE: STREET DIVISION**

PROJECT **REPLACE UNIT # 23**

Description:

2007 Graco Line Lazer IV 3900
Street, Parking Lot, and Field Striper



Existing Condition:

This unit is in fair condition, but will need to be replaced during its normal replacement cycle.

Justification, Goals & Impacts:

- This piece of equipment saves the City approximately \$20,000 - \$25,000 per year by the City striping our own streets and parking lots.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$12,000						12,000

Funding Source: Available Fund

This project would be funded from the Capital Improvement Sales Tax Fund.

CITY OF FERGUSON, MISSOURI
CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PUBLIC WORKS MUNICIPAL GARAGE**

PROJECT **SALT BIN REPAIR**

Description:

This is the existing building located at the 901 Municipal Garage used to store salt.



Existing Condition:

The building is in extremely poor condition. The roof beams are separating from the foundation walls and are rusted to the point of collapse.

Justification, Goals & Impacts:

- This area is used to store 3,000 tons of salt. DNR requires a covered area. Regardless of what it stores, it must be repaired for safety.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$30,000		30,000				

Funding Source: Available Funds

This project would be funded from the Capital Improvement Sales Tax Fund.

CITY OF FERGUSON, MISSOURI

CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **ADMINISTRATION: OFFICE OF THE CITY MANAGER**

PROJECT **IT INFRASTRUCTURE**

Description:

Upgrade old VMware host servers; make software upgrades; continue needs assessment, and increase the annual PC replacement schedule of 10 PC's per year. Relocating the server room to a more suitable location is also included.



Existing Condition:

The IT Needs Assessment conducted in 2007 highlighted several areas where needed infrastructure improvements are required. All of the above upgrades and replacements are several years behind schedule.

Justification, Goals & Impacts:

- Server upgrades will help allow us to move to a more virtualized environment.
- We need to make every effort to keep up with changing technology.
- By purchasing 10 PC's per year, the annual life cycle of each PC is reduced to only 6 years, which is more in-line with industry standards.
- The current server room lacks proper cooling capabilities and is at risk of water damage. A new location can be found in the old Fire House #1 once it is vacant.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$163,000	31,000	43,000	21,000	6,000	41,000	21,000

This project would be funded from the Capital Improvement Sales Tax Fund.

CITY OF FERGUSON, MISSOURI

CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PUBLIC SAFETY: POLICE DIVISION**

PROJECT **POLICE STATION RENOVATION**

Description:

A three-phase project to upgrade, remodel, and renovate the police facility located at 222 S. Florissant Road. The first two phases would consist of additions to the building including a new prisoner processing area, a new courtroom, a new communications room, landscaping, and an elevator. Interior upgrades include restroom facilities, evidence and property storage, HVAC, training and dining areas, and remodeled locker rooms.



Existing Condition:

The building is designed for far fewer employees, equipment, evidence, and property than it currently holds. Court personnel must transport substantial amounts of files and documents to City Hall twice each week for Municipal Court. The HVAC system is in need of a substantial upgrade. The sally port is too small for many prisoner conveyance vehicles.

Justification, Goals & Impacts:

- Originally, this project was to be part of Proposition S (the Public Safety bond issue). Circumstances forced its removal from Prop S, however, Council and staff agreed the upgrades are badly needed. The desired improvements will greatly increase functionality and efficiency at both the Police Department and the Courts. The phasing is also designed to keep the Police Department fully operational during the construction.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$3,800,000	1,425,000	2,375,000				

Funding Source: Available Funds

This project would be funded from proceeds of the sale of Certificates of Participation bonds. Debt service on the bonds would be paid by the Downtown TIF Fund through 2025 and thereafter by the Capital Improvement Sales Tax Fund to maturity.

CITY OF FERGUSON, MISSOURI

CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **NON-DEPARTMENTAL**

PROJECT **HOME BUYOUT PROGRAM ON SUBURBAN AVENUE**

Description:

To purchase up to 24 homes along the south side of Suburban Avenue, located within the flood plain of Maline Creek, in conjunction with the application to FEMA that would cover 75% of the acquisition and demolition costs.



Existing Condition:

All homes that have been considered for the buyout were submitted voluntarily by the homeowners. Most are less than 1,000 sq. ft. in size, with one or two bedrooms. Some homes in the area are more susceptible to flooding than others, but all of them are located in the floodplain, making them eligible for buyout assistance under the FEMA Hazard Mitigation Grant Program.

Justification, Goals & Impacts:

- Long-term plans for the south side of Suburban Ave. include turning it into a greenway to connect a county-wide trail system.
- If approved, the local cost to purchase and demolish these homes would come out to less than \$10,000 per home.
- Demolition would alleviate the risk of future flood damages to these homes and remove the health risks associated with residents living in flood-damaged homes.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$800,000	800,000					

Funding Source: Available Funds

This project is funded by offsetting grants from FEMA, SEMA, CDBG and/or Great Rivers Greenway in varying amounts. The net balance paid by the City, currently anticipated to be about \$100,000, will be funded from the Capital Improvement Sales Tax Fund.

CITY OF FERGUSON, MISSOURI

CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **NON-DEPARTMENTAL**

PROJECT **COMMUNITY CENTER IMPROVEMENTS**

Description:

There are renovations that need to be completed to the facility to convert the structure to the City's desired uses, improve HVAC and electrical systems, and to comply with current codes. The design and construction is estimated to be completed in early 2014 with the facility to be open for use in the Spring of 2014. (Note: Costs related to HVAC and Fitness Center Equipment , of approximately \$300,000, are included in CIP-10, resulting in a total cost of approximately \$3,620,000.)



Existing Condition:

The City purchased the property at 1050 Smith Avenue in 2012 which was most recently the site of Blessed Teresa of Calcutta Parish. Substantial renovations are needed to convert this property into a Community Center for Ferguson citizens.

Justification, Goals & Impacts:

- After the demolition of the January-Wabash building in 2007, the City has been without a building to serve as a Community Center.
- Surveys had indicated that a Community Center was Ferguson citizen's biggest need.
- The Community Center plans to offer first-rate recreational opportunities, among a whole host of other services.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$3,320,000	500,000	2,820,000				

Funding Source: Available Fund

This project would be funded by proceeds from the sale of Certificates of Participation bonds. Debt service on the bonds would be paid by general assessed property tax revenues approved by voters with the passage of Proposition C in August 2012.

CITY OF FERGUSON, MISSOURI

CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **FINANCE DEPARTMENT**

PROJECT **DOCUMENT MANAGEMENT SYSTEM**

Description:

These capital expenditures build on the DMS project budgeted in FY2011 and completed in FY2012. The purchase of

- A “web” based client at the end of FY2013 provides more efficient product utilization using either an internet browser or iPad application both with “time out” capabilities.
- Additional user licenses in FY 2014 anticipates greater planned system utilization.



Existing Condition:

The DMS vender requires use of a concurrent licensing scheme. The City currently has three licenses. From time-to-time users forget to log out, inadvertently tying up a license slot. Unused slots cannot be “timed-out.” Current system availability is based on use of one application. As other applications are added, availability will be adversely impacted.

Justification, Goals & Impacts:

- The web-based client
 - Should increase system availability from less than 70% to over 95%.
 - Will provide greater unfettered access via different hardware platforms.
- Greater system availability will result from the addition of user licenses.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$14,500	8,500	6,000				

Funding Source: Available Funds

This project would be funded from the Capital Improvement Sales Tax Fund.

CITY OF FERGUSON, MISSOURI

CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PLANNING AND DEVELOPMENT**

PROJECT **PERSHALL SIDEWALKS AND BIKE LANES**

Description:

A. Install sidewalks between West Florissant and Halls Ferry on Pershall Road (4500 feet in length) for pedestrian access to the new METRO transfer station. The cost for sidewalks on the south side of Pershall Road between West Florissant and Halls Ferry is estimated at \$337,500.

B. The total length of Pershall Road is 12,308 feet. The cost of bicycle amenities is \$2.31/linear foot, so the total proposed project cost is \$28,431 (or \$10,395 between West Florissant and Halls Ferry). Bicycle slots and loop detectors are also recommended on Pershall Road at a cost of \$14,000 for the project.

C. Application deposit for applying for Federal funds is \$15,200.



Existing Condition:

Pershall Road is maintained by MODOT as an outer service road to I-270. There are no sidewalks or bike accommodations currently along Pershall Road.

Justification, Goals & Impacts:

- With the new METRO transfer station on Pershall Road, the City should make Pershall Road more accessible for those who need to walk or bike to the station.
- In the Ferguson Bicycle and Pedestrian Plan, Pershall Road includes bicycle shared lane markings, signage, and sidewalks on the south side of the road.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$395,500			395,500			

Funding Source: Available Funds

STP-S funding for sidewalks and bike facilities – Total \$380,000. The City, METRO and MODOT would share 20% or \$76,000 and the application deposit is 5% of the Federal cost or \$15,200.

CITY OF FERGUSON, MISSOURI

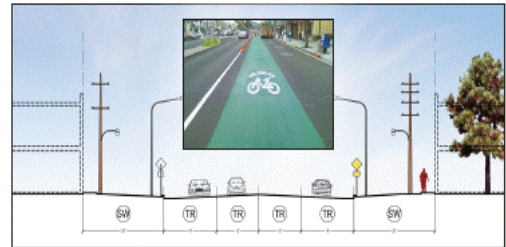
CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PLANNING AND DEVELOPMENT**

PROJECT **ROBERT-SUPERIOR GREENWAY (ON STREET)**

Description:

Install bicycle lane marks known as “Super Sharrows” or the “Big Green Stripe” on roads between Chambers Road and Hudson Road to access the Community Center on Smith Avenue. The length between Chambers Road and Hudson Road is approximately 6,440 ft.



Existing Condition:

The new community center is located on Smith Avenue and has to be accessed by either Hudson Road or from the south through residential streets. There are no safe designated routes for bicyclists or pedestrians to get to the community center location, especially for children.

Justification, Goals & Impacts:

The Community Center project was not anticipated at the time the Pedestrian and Bicycle Plan was being formulated, however, a proposed project recommended in the Plan, Robert-Superior Greenway, has an on-road first phase that could be designed to create bike access and directional signage to the new community center and up to Hudson Park.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18
\$14,880		14,880				

Funding Source: Available Funds

This project would be funded from the Capital Improvement Sales Tax Fund.

CITY OF FERGUSON, MISSOURI

CAPITAL IMPROVEMENT PROJECT REQUEST FORM

DEPARTMENT **PLANNING AND DEVELOPMENT**

PROJECT **DOWNTOWN PROPERTY PURCHASES**

Description:

Purchase strategically located properties in the downtown area which would facilitate its revitalization as outlined in the Downtown Strategic Development Plan. Selectively purchase properties at tax sales or on the market.



Existing Condition:

Downtown contains a number of underdeveloped properties that could be redeveloped to meet the goals of the Plan.

Justification, Goals & Impacts:

- Properties selected for acquisition could be packaged to a developer through a RFP process.
- These properties would facilitate implementation of downtown redevelopment goals.

Funding Schedule:

Total	2012-13	2013-14	2014-15	2015-16	2016-17	2017-18

Funding Source: Available Funds

This project would be funded from the Downtown TIF Fund.