Capital Improvement Program FY12/13-FY21/22

August 11, 2011

Tonight's Presentation

CIP 101

LRPAC Recap

CIP Request: 3 Options

What is the Capital Improvement Program?

- The Capital Improvement Plan and the Capital Needs Assessment – collectively referred to as the **Capital Improvement Program**– represent a statement of the County of Albemarle's policy regarding long-range physical development for the next five-year and ten-year periods respectively.

- Years 1-5: **The Capital Improvement Plan (CIP)**
  - The initial five-year period of the program forecasts spending all anticipated capital projects and is considered to be the link between the County's Comprehensive Plan and fiscal planning process.
    - The Capital Budget**,** the first year of the plan, is formally adopted and therefore authorized for expenditure by the Board of Supervisors.
    - Projects in subsequent years (Years 2-5) are for planning purposes only and do not receive spending authority until they become part of the Capital Budget.

- Years 6-10: The **Capital Needs Assessment (CNA)**
  - This assessment plan is updated every other year and helps form the basis of the five-year Capital Improvement Plan as projects are brought forward.
  - Projects included in the assessment period are not balanced to revenues but are viewed as potential projects in a planning stage.

The CIP Planning Cycle

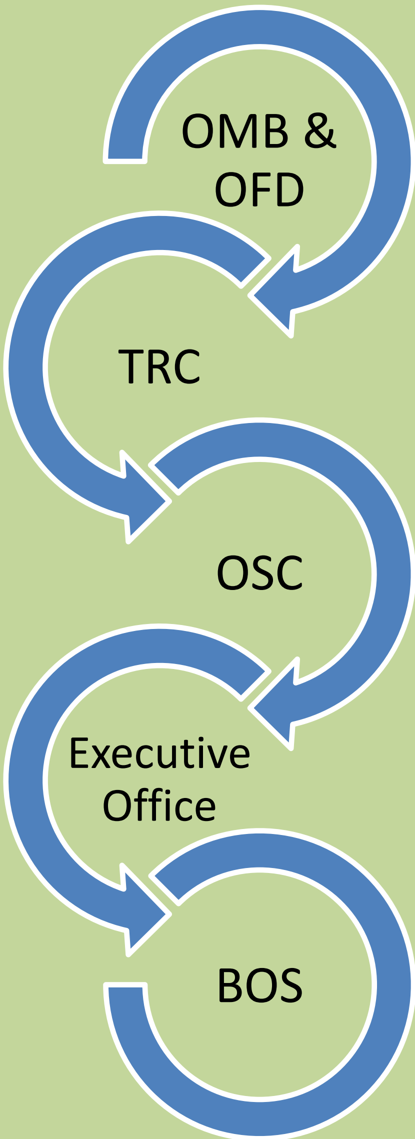
- The CIP process is a two year planning cycle:

  - **YEAR 1** involves the development of the long-range ten-year capital needs, including the five year Capital Improvement Plan and the Capital Needs Assessment.

  - **YEAR 2** involves only streamlined review of *urgent* or *emergency* project needs and update cost estimates for projects in the five-year window.
    - New project requests are NOT accepted unless they meet the definition of a critical need.

- **WE ARE IN YEAR ONE OF THIS PLANNING CYCLE**

The CIP Review Process



AUG/SEPT	Project Justifications & Cost Data were due by Aug. 5th
	School Division submits adjustments by August 26th
	OFD & OMB review occurs to verify the accuracy, adequacy, and completeness of project descriptions, project cost, and funding requests.
OCT/NOV	The Technical Review Committee (TRC) meets to prioritize 5 year CIP projects based on ranking and available revenues
	The Oversight Committee (OSC) meets to review the TRC's recommendation and adjust as necessary.
DEC	Joint Meeting of Board of Supervisors (BOS) and School Board to Review Capital Program Recommendations occurs & the Final Recommended CIP Document is prepared.
JAN/FEB	Planning Commission Presentation for Comment occurs.
	County Executive Review/Approve Recommended Capital Program & submit final document to BOS
MAR	BOS Work Session –Capital Program Budget
	Public Hearing on the FY12/13 Proposed Operating & Capital Budgets
APR	BOS Adopts FY 12/13 Budget & Amended FY 13-22 CIP

The LRPAC Final Report Recap

- 10 Schools were projected to be over capacity within 10 years.
- The LRPAC recommended a redistricting committee should be convened to better utilize existing seats.
- Next school year, the division will have 2,083 seats of excess capacity, but by year 5 that number is reduced to 740 (558 of which are at the middle school level.)
- Based on this information, the LRPAC presented a 10 year CIP Recommendation. The five year CIP totaled $85,655,000.

The LRPAC Final Report Recap

<u>School Board's Response</u>

- Agreed that a redistricting committee was needed
- Agreed that Projects 1-8 should be approved and incorporated into the CIP
- Requested a committee to be convened in the Fall to evaluate building capacities, creative/out of box ideas, etc.

Years 1-5

Ranking	Project	Type
1	Maintenance Replacement Program	Continuation
2	State Technology Grant	Continuation
3	Administrative Technology	Continuation
4	Instructional Technology	Continuation
5	Wide Area Network Upgrade (WAN)	Continuation
6	Local Area Network Upgrade (LAN)	Continuation
7	School Bus Replacement Program	New
8	Storage Facility Lease	Continuation
9	Red Hill Elementary Addition/Renovation	Reinstated/Revised
10	Meriwether Lewis Elementary Addition	New
11	Monticello High School Addition	Reinstated/Revised
12	Western Albemarle HS Addition	Reinstated/Revised
13	Crozet Elementary Expansion Phase I	New
14	Henley Auxiliary PE/Meeting Space	Reinstated/Revised

Years 6-10

15	Crozet Elementary Expansion Phase II	New
16	Henley Addition	New
17	Elementary School Addition	Reinstated/Revised
18	Elementary School Addition	New
19	Murray Elementary School Addition	New
20	Support Services & School Technology Facilities	Reinstated

LRPAC Recommendation

	Project	1 FY 12/13	2 FY 13/14	3 FY 14/15	4 FY 15/16	5 FY 16/17	Total FY 12-17	6 FY 17/18	7 FY 18/19	8 FY 19/20	9 FY 20/21	10 FY 21/22	Total FY 17-22
1-8	Multiple Continuation Projects	8,368	9,322	8,733	8,514	9,154	44,092	10,668	11,017	9,656	10,261	10,035	51,636
9	Red Hill Renovation (Increase capacity to 216)	397	4,715				5,112						
10	Meriwether Lewis Addition (Increase Capacity to 492)	418	5,274				5,692						
11	Monticello HS Expansion (Increase Capacity to 1512)		478	7,174			7,652						
12	Western Albemarle Addition (Increase Capacity to 1264)			1,521	13,759		15,280						
13	Crozet ES Expansion Phase I (Increase Capacity to 480)			447	5,496		5,944						
14	Henley PE/Meeting Space		103	1,215			1,318						
15	Crozet ES Expansion Phase II (Increase Capacity to 600)					293	293	3,658					3,658
16	Henley Addition (Increase Capacity to 1075)					274	274	3,447					3,447
17	Elementary School Addition								506	6,199			6,705
18	Elementary School Addition								506	6,199			6,705
19	Murray ES Addition								506	6,199			6,705
20	Support Services & School Technology Facilities									821	1,051		1,872
	Total	$9,184	$19,891	$19,090	$27,770	$9,721	$85,655	$17,773	$12,535	$29,074	$11,312	$10,035	$80,729

[1] Figures include a 4.5% PM Fee + 3.5% inflation rate/year

Alternative #1

- Keep only Multi-Year Projects

	Project	1 FY 12/13	2 FY 13/14	3 FY 14/15	4 FY 15/16	5 FY 16/17	Total FY 12-17	6 FY 17/18	7 FY 18/19	8 FY 19/20	9 FY 20/21	10 FY 21/22	Total FY 17-22
1-8	Multiple Continuation Projects	8,368	9,322	8,733	8,514	9,154	**44,092**	10,668	11,017	9,656	10,261	10,035	**51,636**
9	Red Hill Renovation (Increase capacity to 216)							467	5,512				**5,979**
10	Meriwether Lewis Addition (Increase Capacity to 492)							491	6,136				**6,627**
11	Monticello HS Expansion (Increase Capacity to 1512)							540	8,113				**8,653**
12	Western Albemarle Addition (Increase Capacity to 1264)							1,228	13,170				**14,398**
13	Crozet ES Expansion Phase I (Increase Capacity to 480)							491	6,019				**6,510**
14	Henley PE/Meeting Space							117	1,374				**1,491**
15	Crozet ES Expansion Phase II (Increase Capacity to 600)									320	3,997		**4,317**
16	Henley Addition (Increase Capacity to 1075)							282	3,535				**3,817**
17	Elementary School Addition								506	6,199			**6,705**
18	Elementary School Addition								506	6,199			**6,705**
19	Murray ES Addition								506	6,199			**6,705**
20	Support Services & School Technology Facilities									821	1,051		**1,872**
	Total	**8,368**	**9,322**	**8,733**	**8,514**	**9,154**	**44,092**	**14,284**	**56,394**	**29,394**	**15,309**	**10,035**	**125,416**

[1] Figures include a 4.5% PM Fee + 3.5% inflation rate/year

Alternative #1

- Keep only Multi-Year Projects

	Project	1 FY 12/13	2 FY 13/14	3 FY 14/15	4 FY 15/16	5 FY 16/17	Total FY 12-17	6 FY 17/18	7 FY 18/19	8 FY 19/20	9 FY 20/21	10 FY 21/22	Total FY 17-22
1-8	Multiple Continuation Projects	8,368	9,322	8,733	8,514	9,154	**44,092**	10,668	11,017	9,656	10,261	10,035	**51,636**
9	Red Hill (Increas												**5,979**
10	Meriwe (Increas												**6,627**
11	Montice (Increas												**8,653**
12	Westerr (Increas												**14,398**
13	Crozet E (Increas												**6,510**
14	Henley I												**1,491**
15	Crozet E (Increas												**4,317**
16	Henley / (Increas												**3,817**
17	Element												**6,705**
18	Element												**6,705**
19	Murray												**6,705**
20	Support Technol												**1,872**
													125,416

Ranking	Project	Type	5 Year Request
1	Maintenance Replacement Program	Continuation	$25,069, 000
2	State Technology Grant	Continuation	$4,107,000
3	Administrative Technology	Continuation	$1,204,000
4	Instructional Technology	Continuation	$3,083,000
5	Wide Area Network Upgrade (WAN)	Continuation	$437,000
6	Local Area Network Upgrade (LAN)	Continuation	$1,266,000
7	School Bus Replacement Program	New	$8,143,000
8	Storage Facility Lease	Continuation	$784,000

[1] Figures include a 4.5% PM Fee + 3.5% inflation rate/year

Alternative #2

- Move Red Hill out of 5 year plan
- Move WAHS & CRO out 3 years

	Project	1 FY 12/13	2 FY 13/14	3 FY 14/15	4 FY 15/16	5 FY 16/17	Total FY 12-17	6 FY 17/18	7 FY 18/19	8 FY 19/20	9 FY 20/21	10 FY 21/22	Total FY 17-22
1-8	Multiple Continuation Projects	8,368	9,322	8,733	8,514	9,154	**44,092**	10,668	11,017	9,656	10,261	10,035	**51,636**
9	Red Hill Renovation (Increase capacity to 216)							467	5,512				**5,979**
10	Meriwether Lewis Addition (Increase Capacity to 492)	418	5,274				**5,692**						
11	Monticello HS Expansion (Increase Capacity to 1512)		478	7,174			**7,652**						
12	Western Albemarle Addition (Increase Capacity to 1264)							1,228	13,170				**14,398**
13	Crozet ES Expansion Phase I (Increase Capacity to 480)							491	6,019				**6,510**
14	Henley PE/Meeting Space		103	1,215			**1,318**						
15	Crozet ES Expansion Phase II (Increase Capacity to 600)							302	3,951				**4,253**
16	Henley Addition (Increase Capacity to 1075)							282	3,535				**3,817**
17	Elementary School Addition								506	6,199			**6,705**
18	Elementary School Addition								506	6,199			**6,705**
19	Murray ES Addition								506	6,199			**6,705**
20	Support Services & School Technology Facilities									821	1,051		**1,872**
	Total	**8,786**	**15,177**	**17,122**	**8,514**	**9,154**	**58,753**	**13,438**	**44,722**	**29,074**	**11,312**	**10,035**	**108,581**

[1] Figures include a 4.5% PM Fee + 3.5% inflation rate/year

Alternative #3

Used Modified Capacity Formulas:

- Use 1:22 Ratio for High Schools & Middle School and Move all HS & MS Additions out to year 6
- Remove 15% capacity reduction & Move MWL out 2 years

	Project	1 FY 12/13	2 FY 13/14	3 FY 14/15	4 FY 15/16	5 FY 16/17	Total FY 12-17	6 FY 17/18	7 FY 18/19	8 FY 19/20	9 FY 20/21	10 FY 21/22	Total FY 17-22
1-8	Multiple Continuation Projects	8,368	9,322	8,733	8,514	9,154	**44,092**	10,668	11,017	9,656	10,261	10,035	**51,636**
9	Red Hill Renovation (Increase capacity to 216)	397	4,715				**5,112**						
10	Meriwether Lewis Addition (Increase Capacity to 492)			447	5,603		**6,050**						
11	Monticello HS Expansion (Increase Capacity to 1512)							540	8,113				**8,653**
12	Western Albemarle Addition (Increase Capacity to 1264)							1,228	13,170				**14,398**
13	Crozet ES Expansion Phase I (Increase Capacity to 480)			447	5,496		**5,943**						
14	Henley PE/Meeting Space		103	1,215			**1,318**						
15	Crozet ES Expansion Phase II (Increase Capacity to 600)							302	3,951				**4,253**
16	Henley Addition (Increase Capacity to 1075)							282	3,535				**3,817**
17	Elementary School Addition								506	6,199			**6,705**
18	Elementary School Addition								506	6,199			**6,705**
19	Murray ES Addition								506	6,199			**6,705**
20	Support Services & School Technology Facilities									821	1,051		**1,872**
	Total	**8,765**	**14,140**	**10,842**	**19,613**	**9,154**	**62,504**	**13,020**	**41,304**	**29,074**	**11,312**	**10,035**	**104,745**

[1] Figures include a 4.5% PM Fee + 3.5% inflation rate/year