

CITY OF APPLETON 2018 BUDGET CAPITAL IMPROVEMENTS PROGRAM PROJECT REQUEST

IDENTIFICATION

Project Title: Downtown Development

PROJECT DESCRIPTION

Justification:

Ongoing comprehensive planning efforts have identified opportunities to increase the vitality of our central business district by working cooperatively and systematically to promote growing downtown populations, diversity in art, lifestyle and activities, and address vacancies. Broadly, these opportunities revolve around the library, parking, traffic, green space, commercial development, redevelopment opportunities, due diligence and demolition. This CIP supports the update and implementation of several past planning initiatives and identifies and prioritizes a series of strategies that continue to move the downtown towards creativity, inclusion and innovation.

2018 - Determine the future location of the library - costs incurred could be for property appraisals of potential sites, or a portion of the architectural fees for design; purchase land and relocate businesses for Blue parking ramp demolition and construct new stairway; design costs and land acquisition for new parking ramp; and convert Appleton Street to two-way, reconstruct north end of Skyline Bridge, and construct pedestrian connection and parking lot.

2019 - Design costs and/or land acquisition for a new library; deconstruct the Blue ramp; design costs and land acquisition for new parking ramp.

2020 - Construction of a new library; determine future parking solution for downtown area north of College Avenue; complete construction of a new parking ramp; deconstruct the Soldiers Square ramp

2021 - Complete construction of a new library;

2022 - Determine the future of the City Hall building.

This CIP is to remain flexible to increase the City's ability to adapt to future needs and available resources as determined through continued planning which continues to identify opportunities, minimize risk and leverage resources in the community.

Discussion of operating cost impact:

Constructing larger facilities may increase maintenance and utility expenses, but those will be at least partially offset by more efficient mechanical systems, lighting, and general building design. The net impact on operating expenses is, therefore, not presently quantifiable.

DEPARTMENT COST SUMMARY

| DEPARTMENT PHASE | | 2018 | 2019 | 2020 | 2021 | 2022 | Total |
|---|-----------------------|---------------------|----------------------|----------------------|----------------------|-------------------|----------------------|
| PRFM | Library | 500,000 | 5,000,000 | 15,000,000 | 10,000,000 | - | \$ 30,500,000 |
| | City Hall | - | - | - | - | 500,000 | \$ 500,000 |
| | Blue Ramp Demolition | 1,850,000 | 2,400,000 | - | - | - | \$ 4,250,000 |
| | Parking Replacement | - | - | 500,000 | - | - | \$ 500,000 |
| Facilities Capital Projects Fund | | 2,350,000 | 7,400,000 | 15,500,000 | 10,000,000 | 500,000 | 35,750,000 |
| PRFM | Soldiers Square Ramp: | | | | | | |
| | Demolition | - | - | 500,000 | - | - | \$ 500,000 |
| | New Parking Ramp | 400,000 | 3,300,000 | 7,850,000 | - | - | \$ 11,550,000 |
| TIF 11 Cap Projects Fund | | 400,000 | 3,300,000 | 8,350,000 | - | - | 12,050,000 |
| Public Works | Mobility Study | | | | | | |
| | Implementation | 4,000,000 | - | - | - | - | \$ 4,000,000 |
| Public Works Cap Projects Fund | | 4,000,000 | - | - | - | - | 4,000,000 |
| Total - Downtown Development Project | | \$ 6,750,000 | \$ 10,700,000 | \$ 23,850,000 | \$ 10,000,000 | \$ 500,000 | \$ 51,800,000 |

COST ANALYSIS

Estimated Cash Flows

| Components | 2018 | 2019 | 2020 | 2021 | 2022 | Total |
|-----------------------|---------------------|----------------------|----------------------|----------------------|-------------------|----------------------|
| Planning | 900,000 | - | 500,000 | - | 500,000 | \$ 1,900,000 |
| Construction | 4,000,000 | 7,400,000 | 23,350,000 | 10,000,000 | - | \$ 44,750,000 |
| Other | 1,850,000 | 3,300,000 | - | - | - | \$ 5,150,000 |
| Total | \$ 6,750,000 | \$ 10,700,000 | \$ 23,850,000 | \$ 10,000,000 | \$ 500,000 | \$ 51,800,000 |
| Operating Cost Impact | NQ * | NQ * | NQ * | NQ * | NQ * | NQ * |

* N/Q = Not Quantifiable

CITY OF APPLETON 2018 BUDGET CAPITAL IMPROVEMENTS PROGRAM PROJECT REQUEST

IDENTIFICATION

Project Title: Building Envelope

PROJECT DESCRIPTION

Justification:

The building envelope is the physical separator between the conditioned and unconditioned environment. Stopping or minimizing premature failure of building components through proactive maintenance and capital repairs protects our investment, saves on energy, and extends the service life of City buildings.

Fire Stations: (2019) Replacement of windows at various Fire Stations.

Library: (2018) Re-caulk the stone veneer panels.

Municipal Services Building: (2020) Refinish the masonry walls on warehouse 156. (2021) Paint exterior of cold storage building.

Parks: (2021) Paint Telulah large pavilion. (2022) Paint exterior of Sheig Center.

Police Station: (2020) Re-caulk the pre-cast panel walls.

Discussion of operating cost impact:

There is no impact on operating cost anticipated.

DEPARTMENT COST SUMMARY

| DEPARTMENT PHASE | | 2018 | 2019 | 2020 | 2021 | 2022 | Total |
|---|----------------|------------------|------------------|------------------|------------------|------------------|-------------------|
| PRFM | Fire Stations | - | 75,000 | - | - | - | \$ 75,000 |
| | Library | 25,000 | - | - | - | - | \$ 25,000 |
| | MSB | - | - | 50,000 | 20,000 | - | \$ 70,000 |
| | Parks | - | - | - | 50,000 | 50,000 | \$ 100,000 |
| | Police Station | - | - | 30,000 | - | - | \$ 30,000 |
| Total - Facilities Capital Projects Fund | | \$ 25,000 | \$ 75,000 | \$ 80,000 | \$ 70,000 | \$ 50,000 | \$ 300,000 |

COST ANALYSIS

| Components | Estimated Cash Flows | | | | | Total |
|------------------------------|----------------------|------------------|------------------|------------------|------------------|-------------------|
| | 2018 | 2019 | 2020 | 2021 | 2022 | |
| Planning | - | 7,000 | 10,000 | - | - | \$ 17,000 |
| Land Acquisition | - | - | - | - | - | \$ - |
| Construction | 25,000 | 68,000 | 70,000 | 70,000 | 50,000 | \$ 283,000 |
| Other | - | - | - | - | - | \$ - |
| Total | \$ 25,000 | \$ 75,000 | \$ 80,000 | \$ 70,000 | \$ 50,000 | \$ 300,000 |
| Operating Cost Impact | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |

CITY OF APPLETON 2018 BUDGET CAPITAL IMPROVEMENTS PROGRAM PROJECT REQUEST

IDENTIFICATION

Project Title: Electrical Upgrades

PROJECT DESCRIPTION

Justification:

The electrical infrastructure within facilities is in need of periodic testing and repairs. It is critical to have our electrical distribution systems in good working order to prevent electrical shutdowns or unsafe conditions. Testing will identify problems before they become critical and more expensive to repair.

City Facilities: (2019 & 2021) This CIP is to perform electrical panel infrared testing and make the recommended repairs. Infrared testing identifies excessive heat in electrical systems components. High temperatures indicate failing components, ground faults, short circuits, and other problems in the electrical system. The testing and repairs will be completed at various City facilities within the general fund.

Fire Stations: (2022) This CIP is to upgrade 30% of the branch wiring at Fire Station #1.

Library: (2022) This CIP represents a program to upgrade the electrical distribution system for the Library. The electrical distribution components are original to the building and are at the end of their expected life.

MSB: (2018 & 2019) This CIP is to test the electrical distribution system and make the recommended repairs. Testing will indicate failing components, ground faults, short circuits, and other problems in the electrical system.

Wastewater Plant: (2018 / 2019 / 2020 / 2021 / 2022) This CIP represents a phased program to upgrade the electrical distribution system for the Wastewater Plant. There are electrical distribution components that are over 40 years old throughout the plant. Starting at the electrical substation, transformers, breakers, MCC's, panels, and conductors need to be tested, followed by a systematic replacement program. This effort must be coordinated with current and future utility department process upgrades.

Water Plant: (2022) This CIP is to test the electrical distribution system and make the recommended repairs. Testing will indicate failing components, ground faults, short circuits, and other problems in the electrical system.

Discussion of operating cost impact:

There are no operating cost impacts expected due to these improvements.

DEPARTMENT COST SUMMARY

| DEPARTMENT PHASE | | 2018 | 2019 | 2020 | 2021 | 2022 | Total |
|---|---------------------------------------|---------------------|---------------------|---------------------|---------------------|-------------------|---------------------|
| PRFM | City Facilities | - | 30,000 | - | 30,000 | - | \$ 60,000 |
| | Fire Stations | - | - | - | - | 60,000 | \$ 60,000 |
| | Library | - | - | - | - | 300,000 | \$ 300,000 |
| | MSB | 25,000 | 50,000 | - | - | - | \$ 75,000 |
| | Facilities Capital Projects | 25,000 | 80,000 | - | 30,000 | 360,000 | \$ 495,000 |
| PRFM | Wastewater | 1,470,750 | 1,750,000 | 2,000,000 | 1,800,000 | 215,000 | \$ 7,235,750 |
| | WW Utility Capital Projects | 1,470,750 | 1,750,000 | 2,000,000 | 1,800,000 | 215,000 | \$ 7,235,750 |
| PRFM | Water Plant | - | - | - | - | 30,000 | \$ 30,000 |
| | Water Utility Capital Projects | - | - | - | - | 30,000 | \$ 30,000 |
| Total - Electrical Upgrades Capital Projects | | \$ 1,495,750 | \$ 1,830,000 | \$ 2,000,000 | \$ 1,830,000 | \$ 605,000 | \$ 7,760,750 |

COST ANALYSIS

Estimated Cash Flows

| Components | 2018 | 2019 | 2020 | 2021 | 2022 | Total |
|-----------------------|---------------------|---------------------|---------------------|---------------------|-------------------|---------------------|
| Planning | 65,000 | 65,000 | 65,000 | 65,000 | 25,000 | \$ 285,000 |
| Land Acquisition | - | - | - | - | - | \$ - |
| Construction | 1,430,750 | 1,765,000 | 1,935,000 | 1,765,000 | 580,000 | \$ 7,475,750 |
| Other | - | - | - | - | - | \$ - |
| Total | \$ 1,495,750 | \$ 1,830,000 | \$ 2,000,000 | \$ 1,830,000 | \$ 605,000 | \$ 7,760,750 |
| Operating Cost Impact | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |

CITY OF APPLETON 2018 BUDGET CAPITAL IMPROVEMENTS PROGRAM PROJECT REQUEST

IDENTIFICATION

Project Title: Facility Renovations

PROJECT DESCRIPTION

Justification:

City Hall:

Finance Customer Service Upgrades - (2018) Renovate the pneumatic tube delivery system. (\$50,000)

Finance Customer Service Upgrades - (2019) Renovate the office area. (\$175,000)

Fire Stations:

Upgrade kitchen and bathroom areas - (2018 / 2019 / 2020 / 2022) Upgrade kitchen and bathroom areas at various Fire Stations

MSB:

The locker room/restroom renovation - (2018) The locker room/restroom at MSB is 40 years old and many of the plumbing fixtures and components (pipes, flush valves, etc.) are failing and need to be replaced.

PRFMD Facility:

Facility renovation - (2019 / 2020 / 2021) The Facilities & Grounds Operations Center lacks adequate office space and restroom/locker room facilities for both public and staff. This will be a multi phase project starting in 2019 with facility master planning/design and construction in 2020 and 2021.

Bridge Tender Station:

Renovation of interior spaces- (2019) Renovation of the Lawe St. bridge tender station.

Valley Transit:

Facility Renovations- (2019) Design for Facility Renovation - (\$100,000) Professional design services for the building renovation project. (2020) Building Renovation - Construction for the building renovation project.

Discussion of operating cost impact:

Since this project is a renovation of existing space, there is no impact on operating cost anticipated.

DEPARTMENT COST SUMMARY

| DEPARTMENT PHASE | | 2018 | 2019 | 2020 | 2021 | 2022 | Total |
|---------------------------------------|-----------------------|-------------------|-------------------|---------------------|-------------------|------------------|---------------------|
| PRFM | City Hall | 50,000 | 175,000 | - | - | - | \$ 225,000 |
| | Bridge Tender Station | - | 135,000 | - | - | - | \$ 135,000 |
| | Fire Stations | 50,000 | 75,000 | 90,000 | - | 90,000 | \$ 305,000 |
| | MSB | 375,000 | - | - | - | - | \$ 375,000 |
| | PRFMD | - | 45,000 | 200,000 | 150,000 | - | \$ 395,000 |
| Facilities Capital Projects | | 475,000 | 430,000 | 290,000 | 150,000 | 90,000 | \$ 1,435,000 |
| Valley Transit | | - | 100,000 | 3,500,000 | - | - | \$ 3,600,000 |
| Valley Transit Projects | | - | 100,000 | 3,500,000 | - | - | \$ 3,600,000 |
| Total - Facility Renovations Projects | | \$ 475,000 | \$ 530,000 | \$ 3,790,000 | \$ 150,000 | \$ 90,000 | \$ 5,035,000 |

COST ANALYSIS

| Estimated Cash Flows | | | | | | |
|-----------------------|-------------------|-------------------|---------------------|-------------------|------------------|---------------------|
| Components | 2018 | 2019 | 2020 | 2021 | 2022 | Total |
| Planning | - | 145,000 | 25,000 | 10,000 | 10,000 | \$ 190,000 |
| Land Acquisition | - | - | - | - | - | \$ - |
| Construction | 475,000 | 385,000 | 3,765,000 | 140,000 | 80,000 | \$ 4,845,000 |
| Other | - | - | - | - | - | \$ - |
| Total | \$ 475,000 | \$ 530,000 | \$ 3,790,000 | \$ 150,000 | \$ 90,000 | \$ 5,035,000 |
| Operating Cost Impact | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |

CITY OF APPLETON 2018 BUDGET CAPITAL IMPROVEMENTS PROGRAM PROJECT REQUEST

IDENTIFICATION

Project Title: Grounds Improvements

PROJECT DESCRIPTION

Justification:

The Parks, Recreation and Facilities Management Department is responsible for grounds of all City properties, including parks and associated recreation facilities, Library, Police Department, Fire Stations, and all Water and Wastewater sites. Responsibilities for these sites include fencing replacement, turf management, landscaping of City properties, tree management, hillside and shoreline stabilization, etc. Annual assessments are conducted on all City properties to determine maintenance, upgrade and/or improvement needs and maintain the functionality and/or appearance of the facility or property to meet current City standards and expectations. Specific programs for years 2018-2022 will be adjusted based on the annual assessments conducted for each property.

City Properties:

Landscaping and Turf Renovations (2018 / 2020 / 2022) - This project will address maintenance landscaping projects at various city properties. Examples of this work are: Improving park drainage, irrigation, replacing trees lost to storm damage/emerald ash borer, and installing new landscape beds.

Parks:

Fence replacements (2019 & 2021) - This project will address replacement of fencing at various parks, Project includes tennis court fencing, property line fencing and ball diamond fencing.

Fields - (2018 / 2020 / 2022) - This project is for full reconstruction of multi-purpose and soccer fields. This will improve field conditions, drainage, and reduce the number of canceled events due to poor field conditions.

Shoreline Stabilization - Peabody - (2019 / 2020 / 2021) - The current seawall at Peabody Park is failing and is in need of reconstruction. Design in 2019 (\$25,000) Construction in 2020 (\$150,000) Construction in 2021 (\$100,000)

Shoreline Stabilization - Lutz - (2021 & 2022) - The current shoreline is eroding and needs to be stabilized to prevent further loss of shoreline and the trail needs relocation. Design in 2021 (\$25,000) and construction in 2022 (\$200,000)

Lutz Boat Launch Dock - (2021) Install new boarding dock for Lutz Boat Launch.

Wastewater:

Landscaping (2018) - This project will address landscaping needs at the Wastewater Treatment Facility.

Discussion of operating cost impact:

These projects are repairs and enhancements of existing facilities and are not expected to have any measurable impact on operating costs.

DEPARTMENT COST SUMMARY

| DEPARTMENT PHASE | | 2018 | 2019 | 2020 | 2021 | 2022 | Total |
|--|------------------------------------|------------------|------------------|-------------------|-------------------|-------------------|-------------------|
| PRFM | Parks: | | | | | | |
| | Fencing | - | 25,000 | - | 25,000 | - | \$ 50,000 |
| | Fields | 25,000 | - | 25,000 | - | 25,000 | \$ 75,000 |
| | Piers | - | - | - | 50,000 | - | \$ 50,000 |
| | Shoreline | - | 25,000 | 150,000 | 175,000 | 200,000 | \$ 550,000 |
| | City Properties: | | | | | | |
| | Trees, Turf | 25,000 | - | 35,000 | - | 35,000 | \$ 95,000 |
| | Facilities Capital Projects | 50,000 | 50,000 | 210,000 | 250,000 | 260,000 | 820,000 |
| PRFM | Wastewater Plant: | | | | | | |
| | Landscaping | 25,000 | - | - | - | - | \$ 25,000 |
| | WW Utility Capital Projects | 25,000 | - | - | - | - | \$ 25,000 |
| Total - Grounds Improvements Capital Projects | | \$ 75,000 | \$ 50,000 | \$ 210,000 | \$ 250,000 | \$ 260,000 | \$ 845,000 |

COST ANALYSIS

Estimated Cash Flows

| Components | 2018 | 2019 | 2020 | 2021 | 2022 | Total |
|------------------------------|------------------|------------------|-------------------|-------------------|-------------------|-------------------|
| Planning | - | 25,000 | 15,000 | 25,000 | 15,000 | \$ 80,000 |
| Land Acquisition | - | - | - | - | - | \$ - |
| Construction | 75,000 | 25,000 | 195,000 | 225,000 | 245,000 | \$ 765,000 |
| Other | | | | | | \$ - |
| Total | \$ 75,000 | \$ 50,000 | \$ 210,000 | \$ 250,000 | \$ 260,000 | \$ 845,000 |
| Operating Cost Impact | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |

CITY OF APPLETON 2017 BUDGET CAPITAL IMPROVEMENTS PROGRAM PROJECT REQUEST

| IDENTIFICATION | |
|----------------|--|
| Project Title: | Hardscape Infrastructure Improvements/Replacements |

| PROJECT DESCRIPTION | | | | | | | | | | | |
|---|-----------|------------|-----------|----------------------------------|-----------|---------------|-----------|--|-----------|---------------------------------------|-----------|
| Justification: | | | | | | | | | | | |
| <p>The Parks, Recreation and Facilities Management Department is responsible for all concrete and asphalt pavement associated with City facilities, including roads, parking lots, building approaches, walkways, sidewalks, trails, entrances, etc. The current inventory of hardscape is 3,117,648 sq. ft. (this number includes parking lots, roadways, sidewalks, and trails).</p> <p>Many of the parking lots, roadways, building approaches, entrances, sidewalks and walkways are reaching the end of their life expectancy and are in need of replacement and/or improvement to address changing needs, equipment modifications, ADA requirements, etc. Maintenance activities are addressed with available resources to maximize the life cycle of these facilities, but replacement and/or improvements are needed as facilities age and deteriorate.</p> <p>This funding request recognizes the need to implement an annual replacement/improvement schedule for all hardscape infrastructure. Based on a 25-30 year replacement cycle for all hardscape areas, an estimated \$200,000-\$300,000 is needed on an annual basis to maintain these hardscape areas. The replacement/improvement schedule for 2018 includes:</p> <table style="width: 100%; border: none;"> <tr> <td style="width: 80%;">City Sites</td> <td style="text-align: right;">\$ 50,000</td> </tr> <tr> <td>Fire Station #5 replace driveway</td> <td style="text-align: right;">\$ 80,000</td> </tr> <tr> <td>Various Parks</td> <td style="text-align: right;">\$185,000</td> </tr> <tr> <td>Vulcan Heritage- Renovate pavers-Phase 2</td> <td style="text-align: right;">\$ 65,000</td> </tr> <tr> <td>Wastewater Treatment Plant - Roadways</td> <td style="text-align: right;">\$290,000</td> </tr> </table> <p>Future projects will be identified after annual assessments of properties and/or parks. Note that the above numbers are budget estimates. Pricing will also be acquired through unit price bidding to get the most competitive pricing and to maximize the funding.</p> | | City Sites | \$ 50,000 | Fire Station #5 replace driveway | \$ 80,000 | Various Parks | \$185,000 | Vulcan Heritage- Renovate pavers-Phase 2 | \$ 65,000 | Wastewater Treatment Plant - Roadways | \$290,000 |
| City Sites | \$ 50,000 | | | | | | | | | | |
| Fire Station #5 replace driveway | \$ 80,000 | | | | | | | | | | |
| Various Parks | \$185,000 | | | | | | | | | | |
| Vulcan Heritage- Renovate pavers-Phase 2 | \$ 65,000 | | | | | | | | | | |
| Wastewater Treatment Plant - Roadways | \$290,000 | | | | | | | | | | |
| Discussion of operating cost impact: | | | | | | | | | | | |
| <p>These projects are repairs and enhancements of existing facilities and are not expected to have any measurable impact on operating costs.</p> | | | | | | | | | | | |

| DEPARTMENT COST SUMMARY | | | | | | | |
|---|---------------------------|-------------------|-------------------|-------------------|-------------------|-------------------|---------------------|
| DEPARTMENT PHASE | | 2018 | 2019 | 2020 | 2021 | 2022 | Total |
| PRFM | City sites | 50,000 | 50,000 | 50,000 | 50,000 | 50,000 | \$ 250,000 |
| | Fire Stations | 80,000 | 100,000 | - | 40,000 | - | \$ 220,000 |
| | MSB | - | 50,000 | 200,000 | 150,000 | 125,000 | \$ 525,000 |
| | Park Sites | 250,000 | 250,000 | 250,000 | 250,000 | 250,000 | \$ 1,250,000 |
| Facilities Capital Projects | | 380,000 | 450,000 | 500,000 | 490,000 | 425,000 | \$ 2,245,000 |
| PRFM | Wastewater | 290,000 | 150,000 | 150,000 | 150,000 | - | \$ 740,000 |
| | Wastewater Utility | 290,000 | 150,000 | 150,000 | 150,000 | - | \$ 740,000 |
| PRFM | Water Plant | - | 100,000 | - | - | 100,000 | \$ 200,000 |
| | Water Utility | - | 100,000 | - | - | 100,000 | \$ 200,000 |
| Total - Hardscape Improvement Projects | | \$ 670,000 | \$ 700,000 | \$ 650,000 | \$ 640,000 | \$ 525,000 | \$ 3,185,000 |

| COST ANALYSIS | | | | | | |
|------------------------------|-------------------|-------------------|-------------------|-------------------|-------------------|---------------------|
| Estimated Cash Flows | | | | | | |
| Components | 2018 | 2019 | 2020 | 2021 | 2022 | Total |
| Planning | 85,000 | 70,000 | 70,000 | 50,000 | 50,000 | \$ 325,000 |
| Land Acquisition | - | - | - | - | - | \$ - |
| Construction | 585,000 | 630,000 | 580,000 | 590,000 | 475,000 | \$ 2,860,000 |
| Other | - | - | - | - | - | \$ - |
| Total | \$ 670,000 | \$ 700,000 | \$ 650,000 | \$ 640,000 | \$ 525,000 | \$ 3,185,000 |
| Operating Cost Impact | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |

CITY OF APPLETON 2018 BUDGET CAPITAL IMPROVEMENTS PROGRAM PROJECT REQUEST

IDENTIFICATION

Project Title: Heating, Ventilating, and Air Conditioning Systems

PROJECT DESCRIPTION

Justification:

Upgrades are performed for three reasons: the current equipment is failing and can no longer be repaired; the equipment is not energy efficient and it makes good financial sense to replace to reduce operational costs; or there is a change in operational requirements in the space it serves.

Fire Stations: (2019) Replace HVAC in Fire Station #4. (2020) Replace HVAC system at Fire Station #2. (2021) Replace furnace at Fire Station #1. (2022) Replace furnaces in Fire Stations #3 & 5.

PRFMD Facility: (2019) Replace garage exhaust fans. (2020) Replace make-up air units.

Library: (2020) Replace all VAV boxes and HVAC controls - phase 1. (2022) Facility HVAC upgrades - phase 2

Municipal Services Building: (2019) Design for replacing garage HVAC (2020) Replace garage HVAC Phase 1 (2021) Replace garage HVAC phase 2

Valley Transit: (2018) Install new controls in office area at Whitman Site. (2019) Upgrade HVAC system at Transit Center (2020) Replace Whitman site garage heaters

Wastewater Plant: (2018) Upgrade air handling units at S-Building. (2019) Upgrade HVAC system at L-Building; New HVAC system for H and J Buildings. (2020) Replace HVAC system at D-Building and F-1 Building; Design services for re-piping T-building. (2021) Construction for re-piping T-Building; Design services for heat recovery unit (HRU) on V-Building; New HVAC unit for V-Building Mechanical Room. (2022) Construction for V-Building HRU; Upgrade the HVAC components in the mechanical room at A-Building.

Water Plant : (2018) Design for future HVAC replacement (2019 & 2021) Upgrades to aging HVAC equipment.

Discussion of operating cost impact:

It is expected that the improvements will reduce energy consumption and increase comfort due to more efficient operations. However, the actual energy cost impact will depend on variations in electric and gas rates and efficiency of equipment once installed.

DEPARTMENT COST SUMMARY

| DEPARTMENT PHASE | | 2018 | 2019 | 2020 | 2021 | 2022 | Total |
|---|--|-------------------|-------------------|---------------------|-------------------|-------------------|---------------------|
| PRFM | Fire | - | 65,000 | 55,000 | 75,000 | 85,000 | \$ 280,000 |
| | PRFMD Facility | - | 60,000 | 75,000 | - | - | \$ 135,000 |
| | Library | - | - | 500,000 | - | 150,000 | \$ 650,000 |
| | Municipal Services | - | 35,000 | 275,000 | 150,000 | - | \$ 460,000 |
| Facilities Capital Projects Fund | | - | 160,000 | 905,000 | 225,000 | 235,000 | \$ 1,525,000 |
| PRFM | Valley Transit | 30,000 | 95,000 | 20,000 | - | - | \$ 145,000 |
| | Valley Transit Capital Projects | 30,000 | 95,000 | 20,000 | - | - | \$ 145,000 |
| PRFM | Wastewater Plant | 250,000 | 225,000 | 175,000 | 300,000 | 325,000 | \$ 1,275,000 |
| | WW Utility Capital Projects | 250,000 | 225,000 | 175,000 | 300,000 | 325,000 | \$ 1,275,000 |
| PRFM | Water Plant | 25,000 | 100,000 | - | 75,000 | - | \$ 200,000 |
| | Water Utility Capital Projects | 25,000 | 100,000 | - | 75,000 | - | \$ 200,000 |
| Total - HVAC Upgrades | | \$ 305,000 | \$ 580,000 | \$ 1,100,000 | \$ 600,000 | \$ 560,000 | \$ 3,145,000 |

COST ANALYSIS

Estimated Cash Flows

| Components | 2018 | 2019 | 2020 | 2021 | 2022 | Total |
|-----------------------|-------------------|-------------------|---------------------|-------------------|-------------------|---------------------|
| Planning | 50,000 | 25,000 | 85,000 | 35,000 | 35,000 | \$ 230,000 |
| Land Acquisition | - | - | - | - | - | \$ - |
| Construction | 255,000 | 555,000 | 1,015,000 | 565,000 | 525,000 | \$ 2,915,000 |
| Other | - | - | - | - | - | \$ - |
| Total | \$ 305,000 | \$ 580,000 | \$ 1,100,000 | \$ 600,000 | \$ 560,000 | \$ 3,145,000 |
| Operating Cost Impact | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |

CITY OF APPLETON 2018 BUDGET CAPITAL IMPROVEMENTS PROGRAM PROJECT REQUEST

IDENTIFICATION

Project Title: Interior Finishes and Furniture

PROJECT DESCRIPTION

Justification:

Interior finishes and furniture generally have a life span of fifteen years before wearing out or becoming unsafe or requiring changes due to changes in user functions.

Furniture Upgrades - Furniture includes, but is not limited to the following in the workplace: furniture systems (work stations), seating (office chairs), work tools (keyboards, tray, etc.), conference tables, storage systems (file cabinets and bookcases, etc.), office furniture (desks, credenzas, etc.), etc.

City Hall: (2019) Renovate work area stations for 5th floor Engineering Division. (2022) Replace furniture in Assessors Office.

Fire Stations: (2019) New classroom furniture at Fire Station #1.

Library: (2019) Renovate the four service desks.

Parks: (2021) Replace the north/south kitchen cabinets and customer service desk at the Sheig Center.

Police Station: (2019) New conference room table and chairs.

Interior Finishes Upgrades - Interior finishes includes, but is not limited to the following in the workplace: all wall coatings, ceiling tiles, carpet, various tiles, etc.

City Hall: (2019 / 2020 / 2021) Selectively replace carpeting on 5th and 6th floors.

Fire Stations: (2018-2022) Replace flooring in various Fire Stations.

Library: (2018) Replace carpeting on first floor. (2020) Replace carpeting on second floor. (2021) Replace carpeting in basement.

MSB: (2019) Replace ceiling grid in bay 157-D.

Discussion of operating cost impact:

As this project entails the replacement of existing furniture and flooring, there is no anticipated operating expense impact.

DEPARTMENT COST SUMMARY

| DEPARTMENT PHASE | | 2018 | 2019 | 2020 | 2021 | 2022 | Total |
|--|------------------------------------|------------------|-------------------|-------------------|-------------------|-------------------|---------------------|
| PRFM | City Hall | - | 375,000 | 40,000 | 40,000 | 100,000 | \$ 555,000 |
| | Fire Stations | 30,000 | 55,000 | 25,000 | 25,000 | 25,000 | \$ 160,000 |
| | Library | 50,000 | 150,000 | 100,000 | 100,000 | - | \$ 400,000 |
| | MSB | - | 25,000 | - | - | - | \$ 25,000 |
| | Parks | - | - | - | 30,000 | - | \$ 30,000 |
| | Police Station | - | 30,000 | - | - | - | \$ 30,000 |
| Facilities Capital Projects | | 80,000 | 635,000 | 165,000 | 195,000 | 125,000 | \$ 1,200,000 |
| | | | | | | | \$ - |
| PRFM | Wastewater | - | - | 100,000 | - | 100,000 | \$ 200,000 |
| | WW Utility Capital Projects | - | - | 100,000 | - | 100,000 | \$ 200,000 |
| Total - Interior Capital Projects | | \$ 80,000 | \$ 635,000 | \$ 265,000 | \$ 195,000 | \$ 225,000 | \$ 1,400,000 |

COST ANALYSIS

Estimated Cash Flows

| Components | 2018 | 2019 | 2020 | 2021 | 2022 | Total |
|------------------------------|------------------|-------------------|-------------------|-------------------|-------------------|---------------------|
| Planning | - | 25,000 | 12,000 | - | 15,000 | \$ 52,000 |
| Land Acquisition | - | - | - | - | - | \$ - |
| Construction | 80,000 | 610,000 | 253,000 | 195,000 | 210,000 | \$ 1,348,000 |
| Other | - | - | - | - | - | \$ - |
| Total | \$ 80,000 | \$ 635,000 | \$ 265,000 | \$ 195,000 | \$ 225,000 | \$ 1,400,000 |
| Operating Cost Impact | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |

CITY OF APPLETON 2018 BUDGET CAPITAL IMPROVEMENTS PROGRAM PROJECT REQUEST

IDENTIFICATION

Project Title: Lighting Upgrades

PROJECT DESCRIPTION

Justification:

At city facilities and parks, many of the existing fixtures are outdated and have become maintenance intensive. In addition, these lights do not meet today's definition of being energy efficient. This CIP intends to make both improvements at one time.

Fire Stations: (2019) Upgrade exterior lighting at Fire Stations #1, #2, and #3. (2020 & 2022) Upgrade interior and exterior lighting at various fire stations.

Library: (2019) Upgrade lighting controls. (2022) Upgrade interior and exterior lighting.

MSB: (2019 & 2021) Upgrade interior lighting.

Parks: (2018 / 2019 / 2020 / 2021 / 2022) Upgrade lighting at various City parks.

Police Station: (2021) Upgrade exterior lighting.

PRFMD Facility: (2020) Upgrade interior lighting.

Valley Transit: (2021) Upgrade interior lighting

Wastewater: (2019 & 2021) Interior and exterior lighting upgrades.

Water plant: (2020 & 2022) Upgrade interior lighting and controls.

Discussion of operating cost impact:

Will reduce electrical costs. Total savings are dependent on hours of operation, quantity and type of fixtures used.

DEPARTMENT COST SUMMARY

| DEPARTMENT PHASE | | 2018 | 2019 | 2020 | 2021 | 2022 | Total |
|--|---------------------------------------|------------------|-------------------|-------------------|-------------------|-------------------|---------------------|
| PRFM | Fire Stations | - | 75,000 | 75,000 | - | 75,000 | \$ 225,000 |
| | Library | - | 50,000 | - | - | 295,000 | \$ 345,000 |
| | MSB | - | 75,000 | - | 75,000 | - | \$ 150,000 |
| | Parks | 50,000 | 100,000 | 100,000 | 100,000 | 100,000 | \$ 450,000 |
| | Police Station | - | - | - | 75,000 | - | \$ 75,000 |
| | PRFMD | - | - | 75,000 | - | - | \$ 75,000 |
| | Facilities Capital Projects | 50,000 | 300,000 | 250,000 | 250,000 | 470,000 | \$ 1,320,000 |
| PRFM | Valley Transit | - | - | - | 40,000 | - | \$ 40,000 |
| | Valley Transit Projects | - | - | - | 40,000 | - | \$ 40,000 |
| PRFM | Wastewater | - | 75,000 | - | 75,000 | - | \$ 150,000 |
| | WW Utility Capital Projects | - | 75,000 | - | 75,000 | - | \$ 150,000 |
| PRFM | Water Plant | - | - | 75,000 | - | 75,000 | \$ 150,000 |
| | Water Utility Capital Projects | - | - | 75,000 | - | 75,000 | \$ 150,000 |
| Total - Lighting Upgrade Projects | | \$ 50,000 | \$ 375,000 | \$ 325,000 | \$ 365,000 | \$ 545,000 | \$ 1,660,000 |

COST ANALYSIS

Estimated Cash Flows

| Components | 2018 | 2019 | 2020 | 2021 | 2022 | Total |
|------------------------------|------------------|-------------------|-------------------|-------------------|-------------------|---------------------|
| Planning | - | - | - | - | - | \$ - |
| Land Acquisition | - | - | - | - | - | \$ - |
| Construction | 50,000 | 375,000 | 325,000 | 365,000 | 545,000 | \$ 1,660,000 |
| Other | | | | | | |
| Total | \$ 50,000 | \$ 375,000 | \$ 325,000 | \$ 365,000 | \$ 545,000 | \$ 1,660,000 |
| Operating Cost Impact | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |

CITY OF APPLETON 2018 BUDGET CAPITAL IMPROVEMENTS PROGRAM PROJECT REQUEST

IDENTIFICATION

Project Title: Municipal Services Building Heated Storage

PROJECT DESCRIPTION

Justification:

The Municipal Services Building has reached its capacity to house equipment and supplies. The Department of Public Works has indicated inefficiencies, supplies that are being damaged from outside storage and materials that are freezing at times when it is critical to have them available. Accommodations have been made by adding mezzanine storage in areas with higher ceilings and by utilizing shelving when feasible.

This request anticipates that by 2019, a new heated storage facility will be required to continue to provide the level of service and to ensure the department's assets are secure.

2019 - Planning and design
2020 - Building construction

Discussion of operating cost impact:

Additional area will entail additional maintenance and utilities expense, depending on the design. The operating cost impact is not currently quantifiable.

DEPARTMENT COST SUMMARY

| DEPARTMENT PHASE | 2018 | 2019 | 2020 | 2021 | 2022 | Total |
|---|-------------|------------------|-------------------|-------------|-------------|-------------------|
| PRFM MSB Storage | - | 85,000 | 650,000 | - | - | \$ 735,000 |
| Total - Facilities Capital Projects Fund | \$ - | \$ 85,000 | \$ 650,000 | \$ - | \$ - | \$ 735,000 |

COST ANALYSIS

| Estimated Cash Flows | | | | | | |
|-----------------------|-------------|------------------|-------------------|-------------|-------------|-------------------|
| Components | 2018 | 2019 | 2020 | 2021 | 2022 | Total |
| Planning | - | 85,000 | - | - | - | \$ 85,000 |
| Land Acquisition | - | - | - | - | - | \$ - |
| Construction | - | - | 650,000 | - | - | \$ 650,000 |
| Other | - | - | - | - | - | \$ - |
| Total | \$ - | \$ 85,000 | \$ 650,000 | \$ - | \$ - | \$ 735,000 |
| Operating Cost Impact | * N/Q | * N/Q | * N/Q | * N/Q | * N/Q | \$ - |

* N/Q = Not quantifiable

CITY OF APPLETON 2018 BUDGET CAPITAL IMPROVEMENTS PROGRAM PROJECT REQUEST

IDENTIFICATION

Project Title: Plumbing Upgrades

PROJECT DESCRIPTION

Justification:

Fire Stations:

Replace Galvanized Sewer Mains - (2018) At Fire Station #1 the current sewer mains are galvanized and need to be replaced with PVC before the current mains fail. Galvanized pipes haven't been used in plumbing applications since the 1960's. Galvanized pipes used in plumbing applications have a short lifespan because they deteriorate very quickly from the inside out and because of this the pipes constantly plug before they finally fail.

Parks:

Camera Testing and Repairs- (2019 / 2020 / 2021) This project will include camera inspections and implementation of repairs to water and sewer laterals for City parks.

City Park Fountain - (2021) Design for replacing the vault and plumbing for the fountain. (2022) Construction for replacing the vault and plumbing for the fountain.

Wastewater:

H-Building new water line- (2018) This project will tie non-potable water to the H-Building.

Discussion of operating cost impact:

There is no operating cost impact from these projects.

DEPARTMENT COST SUMMARY

| DEPARTMENT PHASE | | 2018 | 2019 | 2020 | 2021 | 2022 | Total |
|----------------------------------|------------------------------------|------------------|------------------|------------------|------------------|-------------------|-------------------|
| PRFM | Fire Stations | 35,000 | - | - | - | - | \$ 35,000 |
| | Parks | - | 25,000 | 25,000 | 60,000 | 175,000 | \$ 285,000 |
| | Facilities Capital Projects | 35,000 | 25,000 | 25,000 | 60,000 | 175,000 | \$ 320,000 |
| PRFM | Wastewater | 30,000 | - | - | - | - | \$ 30,000 |
| | WW Utility Capital Projects | 30,000 | - | - | - | - | \$ 30,000 |
| Total - Plumbing Upgrades | | \$ 65,000 | \$ 25,000 | \$ 25,000 | \$ 60,000 | \$ 175,000 | \$ 350,000 |

COST ANALYSIS

Estimated Cash Flows

| Components | 2018 | 2019 | 2020 | 2021 | 2022 | Total |
|-----------------------|------------------|------------------|------------------|------------------|-------------------|-------------------|
| Planning | 10,000 | - | - | 35,000 | 10,000 | \$ 55,000 |
| Land Acquisition | - | - | - | - | - | \$ - |
| Construction | 55,000 | 25,000 | 25,000 | 25,000 | 165,000 | \$ 295,000 |
| Other | - | - | - | - | - | \$ - |
| Total | \$ 65,000 | \$ 25,000 | \$ 25,000 | \$ 60,000 | \$ 175,000 | \$ 350,000 |
| Operating Cost Impact | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |

CITY OF APPLETON 2018 BUDGET CAPITAL IMPROVEMENTS PROGRAM PROJECT REQUEST

IDENTIFICATION

Project Title: Roof Replacement

PROJECT DESCRIPTION

Justification:

Roof areas at various facilities are reaching their expected life and are in need of replacement. Blistering, membrane shrinkage, etc. is affecting base flashings and causing leaks. Roofs require annual preventive and corrective maintenance to maximize their useable life. Each roof is inspected annually and repairs are completed as necessary. A roof audit was completed and roof replacements have been prioritized. Priorities can change and are adjusted annually if needed.

- 2018 - Fire Station #5 (\$150,000)
- 2019 - Fire Station #1 (\$250,000)
- 2020 - Parks - Various Pavilions (\$50,000)
- 2020 - Reid G.C. - Pump house (\$10,000)
- 2020 - Wastewater - B-Building (\$100,000)
- 2021 - Library - Partial (\$400,000)
- 2021 - Parks - AMP Amphitheater (\$30,000)
- 2021 - Parks - AMP Observation (\$20,000)
- 2022 - Fire Station #2 (\$60,000)
- 2022 - Wastewater - V-Building Partial Replacement (\$200,000)

Discussion of operating cost impact:

Roofs are the most critical component of a facility and require ongoing repair and replacement. The average life span of a well maintained roof can reach 25 years. The City has 113 roof areas totaling over 536,000 sq. ft. The total replacement cost is estimated at \$5,092,000. Based on a 25 year replacement cost, we should expect an average of approximately \$203,680 in replacement costs annually to keep our roofs up-to-date. No overall impact on operating costs is expected from roof replacements.

DEPARTMENT COST SUMMARY

| DEPARTMENT PHASE | 2018 | 2019 | 2020 | 2021 | 2022 | Total |
|--|-------------------|-------------------|-------------------|-------------------|-------------------|---------------------|
| PRFM Fire Stations | 150,000 | 250,000 | - | - | 60,000 | \$ 460,000 |
| Library | - | - | - | 400,000 | - | \$ 400,000 |
| Parks | - | - | 50,000 | 50,000 | - | \$ 100,000 |
| Facilities Capital Projects | 150,000 | 250,000 | 50,000 | 450,000 | 60,000 | \$ 960,000 |
| PRFM Reid Golf Course | - | - | 10,000 | - | - | \$ 10,000 |
| Reid Golf Course | - | - | 10,000 | - | - | \$ 10,000 |
| PRFM Wastewater Plant | - | - | 100,000 | - | 200,000 | \$ 300,000 |
| WW Utility Capital Projects | - | - | 100,000 | - | 200,000 | \$ 300,000 |
| Total - Roof Replacement Projects | \$ 150,000 | \$ 250,000 | \$ 160,000 | \$ 450,000 | \$ 260,000 | \$ 1,270,000 |

COST ANALYSIS

Estimated Cash Flows

| Components | 2018 | 2019 | 2020 | 2021 | 2022 | Total |
|-----------------------|-------------------|-------------------|-------------------|-------------------|-------------------|---------------------|
| Planning | 5,000 | 40,000 | 28,000 | 5,000 | - | \$ 78,000 |
| Land Acquisition | - | - | - | - | - | \$ - |
| Construction | 145,000 | 210,000 | 132,000 | 445,000 | 260,000 | \$ 1,192,000 |
| Other | - | - | - | - | - | \$ - |
| Total | \$ 150,000 | \$ 250,000 | \$ 160,000 | \$ 450,000 | \$ 260,000 | \$ 1,270,000 |
| Operating Cost Impact | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |

CITY OF APPLETON 2018 BUDGET CAPITAL IMPROVEMENTS PROGRAM PROJECT REQUEST

IDENTIFICATION

Project Title: Safety and Security Improvements

PROJECT DESCRIPTION

Justification:

Fire Stations: Emergency Power - (2020) Connect additional circuits to backup power.

Library: Upgrade Security - (2018) This project will secure the employee work areas from the public areas with card access.

Parks: Security Upgrades - (2018 / 2019 / 2020 / 2021) The security upgrades will include but not be limited to: cameras, auto-locks, card readers, and infrastructure upgrades.

Sheig Center - (2019) Install fiber and card access to facility.

PRFMD Facility: Fire Alarm - (2020) Install new fire alarm system with handicap alarms. (2022) **Generator** - Upgrades to generator and back up power system

Valley Transit: Install New Generator - (2018) The existing generator is at the end of its life and is in need of constant maintenance. It was also determined that it would not be reliable in a power outage situation.

Wastewater: Asbestos Removal - (2019) Remove asbestos in A-Building, S-Building, and L-Building.

Water Plant: Upgrade Fire Protection System - (2021) Upgrade the fire protection system.

Discussion of operating cost impact:

Though the parks security upgrades are expected to reduce the time CSO Officers take to open and close pavilions, those hours will be devoted to other police matters and no reduction of labor hours is projected.

DEPARTMENT COST SUMMARY

| DEPARTMENT PHASE | | 2018 | 2019 | 2020 | 2021 | 2022 | Total |
|---|--|-------------------|-------------------|-------------------|-------------------|-------------------|-------------------|
| PRFM | Fire Stations | - | - | 25,000 | - | - | \$ 25,000 |
| | Library | 40,000 | - | - | - | - | \$ 40,000 |
| | Parks | 15,000 | 80,000 | 30,000 | 30,000 | - | \$ 155,000 |
| | PRFMD | - | - | 60,000 | - | 100,000 | \$ 160,000 |
| | Facilities Capital Projects | 55,000 | 80,000 | 115,000 | 30,000 | 100,000 | \$ 380,000 |
| PRFM | Valley Transit | 145,000 | - | - | - | - | \$ 145,000 |
| | Valley Transit Capital Projects | 145,000 | - | - | - | - | \$ 145,000 |
| PRFM | Wastewater Plant | - | 50,000 | - | - | - | \$ 50,000 |
| | WW Utility Capital Projects | - | 50,000 | - | - | - | \$ 50,000 |
| PRFM | Water Plant | - | - | - | 100,000 | - | \$ 100,000 |
| | Water Utility Capital Projects | - | - | - | 100,000 | - | \$ 100,000 |
| Total - Safety & Security Upgrades | | \$ 200,000 | \$ 130,000 | \$ 115,000 | \$ 130,000 | \$ 100,000 | \$ 675,000 |

COST ANALYSIS

Estimated Cash Flows

| Components | 2018 | 2019 | 2020 | 2021 | 2022 | Total |
|------------------------------|-------------------|-------------------|-------------------|-------------------|-------------------|-------------------|
| Planning | 5,000 | 8,000 | - | - | - | \$ 13,000 |
| Land Acquisition | - | - | - | - | - | \$ - |
| Construction | 195,000 | 122,000 | 115,000 | 130,000 | 100,000 | \$ 662,000 |
| Other | - | - | - | - | - | \$ - |
| Total | \$ 200,000 | \$ 130,000 | \$ 115,000 | \$ 130,000 | \$ 100,000 | \$ 675,000 |
| Operating Cost Impact | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |