

The background of the slide features a large, faint watermark of the Gloucester County Seal. The seal is circular and contains the text "GLOUCESTER COUNTY" at the top, "1651" on the right side, and "VERGINIA ESTAB." at the bottom. In the center of the seal is a crest depicting a plow and a sheaf of wheat, with a sun rising over a landscape.

Capital Improvement Plan Recommendation FY 2021 - 2025

**Presentation to the Gloucester County
Board of Supervisors
January 21, 2020**

J. Brent Fedors, County Administrator

Topics of Discussion

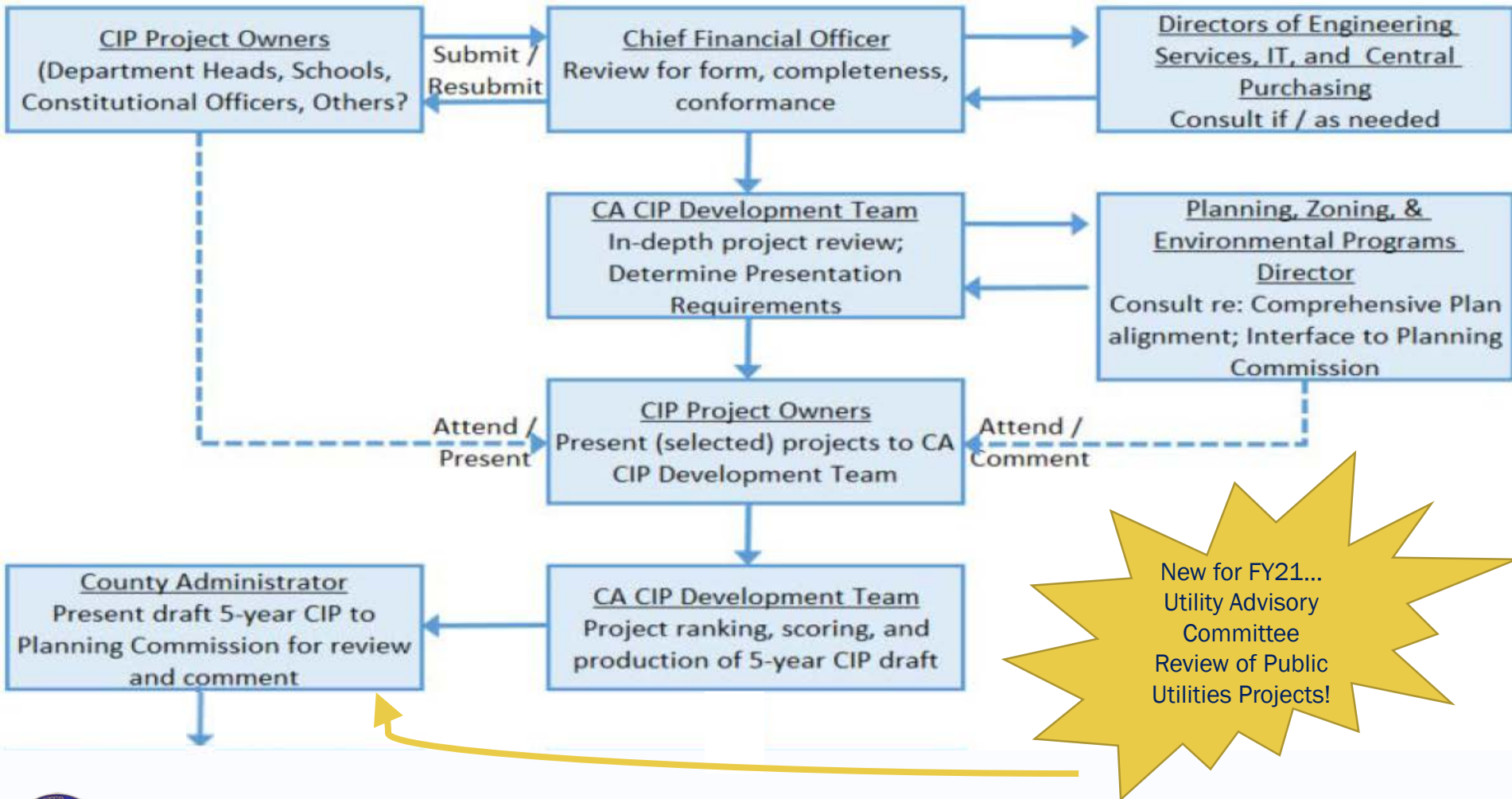
- Objectives
- Approach
- Project Scoring and Ranking
- Funding Options
- 5-Year PayGo / General Fund (Cash) CIP Recommendation
- 5-Year Bond / Financed CIP Recommendation
- FY 2021-25 CIP Summary Recommendation
- 5-Year Utilities PayGo / Enterprise Fund (Cash) CIP Recommendation
- FY 2021-25 CIP Timeline



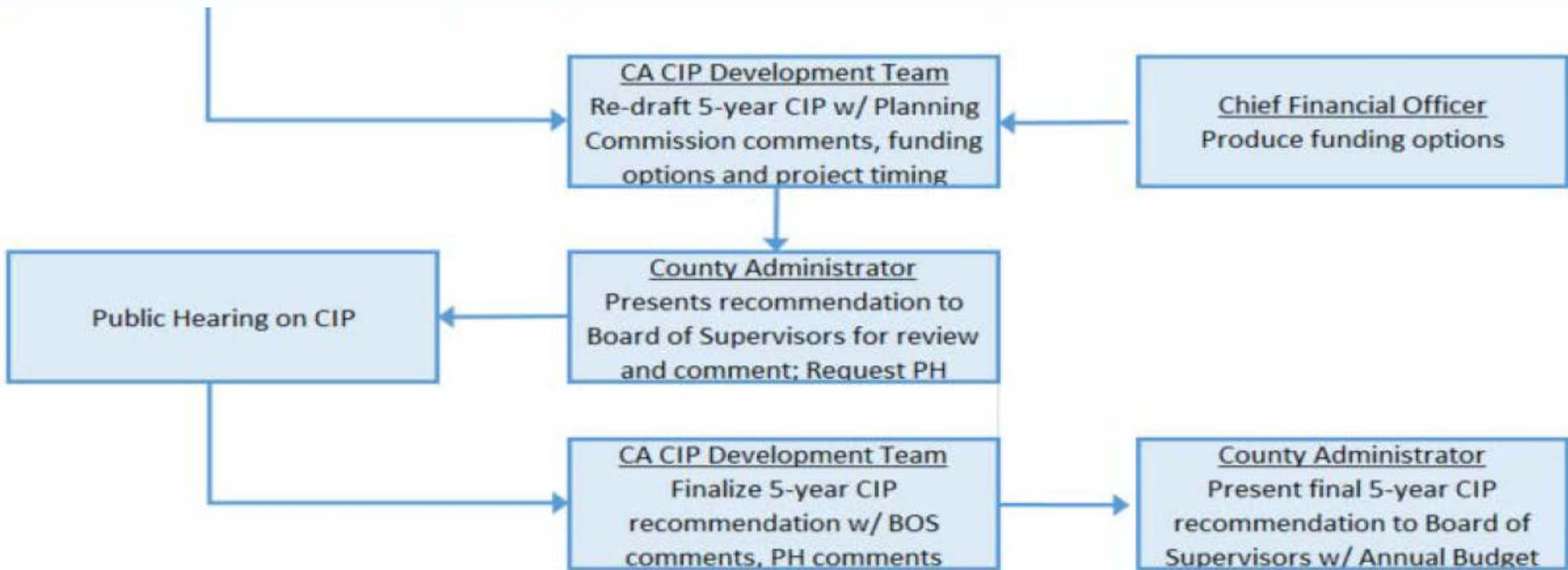
CIP Objectives

- ✓ Identify needs for capital improvement
- ✓ Document needs
- ✓ Assess alignment with BOS Strategy / Comp Plan
- ✓ Prioritize needs
- Evaluate funding options
- Balance needs with available funding
- Adopt a plan of action
- Appropriate funding
- Execute projects that meet the stated needs

FY 21-25 Process / Approach



FY 21-25 Process / Approach



Project Scoring / Prioritization

BOS Weighting	Criteria/Rating	9	6	3	0
2.71	Public Safety	Project is needed to address known existing health or safety hazard	Project is needed to alleviate anticipated/potential health or safety hazard	Project would promote or maintain health and safety	No health or safety impact associated with project
2.43	Legal Mandates	Project is required by law, regulation, or mandate, but can wait for the proposed FY	Project is required by agreement with another jurisdiction	Project would address anticipated mandates or other legal requirements	Project benefits Gloucester only or is otherwise not externally required
2.29	Protection of Capital	Project is critical to saving structural integrity of an existing facility, asset, or system	Project will repair or substantially extend the life of an existing facility, asset, or system	Project will improve an existing facility, asset, or system or defer/supplant future repair expenditure	No improvement to an existing facility, asset, or system or no existing asset involved
2.14	Consistency with Comprehensive or Other Plans	Project is directly consistent with the County's Comprehensive Plan or other adopted plans and policies	Project is somewhat consistent with County's Comprehensive Plan or other adopted plans and policies	Not applicable (Project is not addressed in the County's Comprehensive Plan or other adopted plans and policies)	Project is inconsistent with the County's Comprehensive Plan or other adopted plans and policies
1.43	Standard of Service	Project would make possible new services or projects	Project would improve or provide a higher standard of service	Project would maintain the current standard of service	Project could have negative impact on standard of service
1.71	Population Served	Project would benefit all citizens or areas	Project would benefit a large percentage (more than 50%) of citizens or areas	Project would benefit some citizens or areas (10%-50%)	Project would benefit only a small percentage of citizens or a particular area (less than 10%)
2.14	Public Support	Project has been identified as a need and has strong public support	Project has been identified as a need and has moderate public support	Project has been identified as need but lacks public support	Project has not been identified by citizenry as a need
2.00	Financing	Project revenues will support project expenses including initial capital investment or related debt service	Non-county revenues have been identified and applied for to substantially support the investment	Potential for non-county revenues exist to substantially support the capital investment	No non-county financing arrangements currently exist to substantially support the capital investment
2.14	Operating Budgets	Project will result in significant decreased operating/personnel costs and/or decreased debt service	Project will require minimal or no additional operating/ personnel costs, or debt service payments	Project will require some additional operating/personnel costs and/or debt service payments	Project will require significant additional in operating/ personnel costs and/or debt service payments



Scoring Scale

9	Number of criteria
x <u>9</u>	Maximum score per criteria
81	Maximum unweighted project score
x <u>2</u>	Nominal weighting (avg. of 1 and 3)
162	Maximum weighted project score for ranking purposes (<u>denominator</u>)
XX	Weighted project scores will be used as the <u>numerator</u> for project ranking



Quartile Approach

- Top – Highest priority
- Upper Mid– Slightly lower priority
- Lower Mid – Moderate priority
- Low – Lower priority

Note high level of correlation across top quartile scores between CA, project owner, CIP team, and Planning Commission

Department	Project Title	Schools Ranking	Dept Quartil	CIPDT Quartil	PC Quartile	AVG Quartile	CA Quartile
Sheriff	Next Generation (NG)-911		4	4	4	4	4
Radio O&M	Public Services Radio Tower and Microwave Upgrades		4	4	4	4	4
Radio O&M	Public Services Radio Fire Station Alerting, HVAC & Electrical		4	4	3	4	4
Schools	Bus Safety Communication System	4	3	2	3	3	4
Facilities Management	Arc Flash (New!)		3	3	3	3	4
Parks Rec & Tourism	Restrooms/Concession Building		3	3	2	3	3
Engineering	Court Circle Site Improvements		3	3	3	3	3
Schools	Roofing Replacement/Recoating	8	3	2	3	3	3

Converting Scores to Ranking

Example: Next Generation (NG)911

151.7	Actual project score (<u>numerator</u>)
/ <u>162</u>	Maximum weighted score (<u>denominator</u>)
0.94	Raw ranking
x <u>10</u>	Maximum ranking scale value
9.4	Final project ranking on a single digit relativity scale

Note: CA Recommendation accounts for, but does not strictly follow project rankings



Projected Fund Balance Capacity

- End of FY 20 / beginning of FY21 Unassigned Fund Balance Estimate:
 - \$16.6M (excl. FY20 YE results)
- Fund Balance Policy (14-16%) target range:
 - \$15.6M - \$17.8M
- Unassigned Fund Balance available for use:
 - \$0.0M (Without pushing further below 15% midpoint)
- CA recommended target
 - \$725K Unassigned Fund Balance to support FY20 PayGo CIP, sourced from FY20 Results / ½ FY20 RE valuation ↑



Funding Options

- Potential CIP Funding Sources (CIP Manual p.13)
- Potential CIP Funding Approach
 - Fund Balance Assignment for non-bondable (Pay-Go) projects
 - Reliant upon FY20 Operating Results / $\frac{1}{2}$ FY20 RE valuation \uparrow
 - Capital Reserve as backup for Pay-Go
 - Long Term Debt Financing to support major project construction
 - Mid Term and/or Supplier Debt Financing
 - Lease-Purchase for non-bondable purchases
 - Performance Contracting options
 - Grants for appropriate projects
 - Private Contributions (PPP)



Pay-Go / Cash Project Plan

Department	Project Title	CA Quartile	Schools 1-9 Ranking	Dept Dir Wtd	CIP Team Wtd	Plan Com Wtd	Average Wtd
Sheriff	Next Generation (NG)-911	4	N/A	9.4	9.4	6.7	8.5
Radio O&M	Public Services Radio Tower and Microwave Upgrades	4	N/A	8.6	8.2	5.8	7.5
Radio O&M	Public Services Radio Fire Station Alerting, HVAC & Electric	4	N/A	8.1	8.2	5.6	7.3
FM	Arc Flash (New!)	4	N/A	7.2	6.2	5.2	6.2
Schools	Bus Safety Communication System	4	4	7.0	5.6	4.9	5.8
PR&T	Restrooms/Concession Building	3	N/A	7.5	7.0	3.8	6.1
Engineering	Court Circle Site Improvements	3	N/A	6.3	6.9	4.8	6.0
Schools	Roofing Replacement/Recoating	3	8	7.6	5.1	5.3	6.0
Administration	Broadband Initiative	3	N/A	5.2	5.5	5.1	5.3
Schools	Playground Equipment Replacement	3	6	6.5	5.2	4.0	5.2
PR&T	Athletic Field Lighting	3	N/A	5.6	5.6	3.7	5.0
PR&T	Number Nine Road Paving	3	N/A	6.0	3.4	4.1	4.5
IT	Replacement for Finance Plus & Community Plus Software	3	N/A	5.2	3.5	4.8	4.5
PR&T	Paving & Striping Parking Lots	2	N/A	6.7	5.4	3.0	5.1
FM	County Garage Roof Replacement/ Demolition	2	N/A	4.1	4.4	3.6	4.0
Engineering	Asphalt Paving and Overlay - 2002 Courthouse	2	N/A	3.4	3.4	5.0	4.0
Engineering	Hutchinson House Demolition	2	N/A	2.6	2.9	3.7	3.1
FM	Generator Installation - Building 1	2	N/A	2.6	4.0	2.4	3.0
FM	Generator Installation - Building 2	2	N/A	2.6	4.0	2.4	3.0
PR&T	Beaverdam Park New Lodge	2	N/A	3.1	2.9	2.8	2.9
PR&T	Support Facilities	1	N/A	5.7	4.4	2.7	4.3



Pay-Go / Cash Project Plan

Department	Project Title	Total Cost	Year One FY2021	Year Two FY2022	Year Three FY2023	Year Four FY2024	Year Five FY2025	Year Six and Beyond
Sheriff	Next Generation (NG)-911	473,804	473,804					
Radio O&M	Public Services Radio Tower and Microwave Upgrades	389,400		389,400				
Radio O&M	Public Services Radio Fire Station Alerting, HVAC & Electric	216,700				216,700		
FM	Arc Flash (New!)	225,000	225,000					
Schools	Bus Safety Communication System	350,000	350,000					
PR&T	Restrooms/Concession Building	665,000			665,000			
Engineering	Court Circle Site Improvements	150,000	150,000					
Schools	Roofing Replacement/Recoating	225,000		225,000				
Administration	Broadband Initiative	2,728,565	2,728,565					
Schools	Playground Equipment Replacement	752,689		276,015	238,337	238,337		
PR&T	Athletic Field Lighting	1,375,000		480,000		395,000	500,000	
PR&T	Number Nine Road Paving	262,000		262,000				
IT	Replacement for Finance Plus & Community Plus Software	736,000		736,000				
PR&T	Paving & Striping Parking Lots	1,751,000		226,000	291,000	501,000	441,000	292,000
FM	County Garage Roof Replacement/ Demolition	75,000		75,000				
Engineering	Asphalt Paving and Overlay - 2002 Courthouse	168,000		168,000				
Engineering	Hutchinson House Demolition	115,000			115,000			
FM	Generator Installation - Building 1	100,000		100,000				
FM	Generator Installation - Building 2	150,000		150,000				
PR&T	Beaverdam Park New Lodge	529,000						529,000
PR&T	Support Facilities	785,000		160,000		132,000	493,000	0
Total Pay-go		12,222,158	3,927,369	3,247,415	1,309,337	1,483,037	1,434,000	821,000



FY 21 Pay-Go Funding Challenge

Project Title	Year Two FY2022	Comments
Playground Equipment Replacement	276,015	Shifted all out one year due to lack of available funds; ineligible for LT Debt
Number Nine Road Paving	262,000	Shifted out one year due to lack of available funds
Replacement for Finance Plus & Community Plus Software	736,000	Shifted out one year to avoid overlap with T&R Implementation
Paving & Striping Parking Lots	226,000	Shifted all out one year due to lack of available funds
County Garage Roof Replacement/ Demolition	75,000	Shifted out one year due to lack of available funds
Generator Installation - Building 1	100,000	Shifted out one year due to lack of available funds
Generator Installation - Building 2	150,000	Shifted out one year due to lack of available funds



Debt Policy Benchmarking

Entity	VACo Region	Ratings			Local Revenue ⁽¹⁾		Debt per Capita		Debt to Assessed Value			Debt Service to Expenditures			10 Year Payout Ratio		
		Moody's	S&P	Fitch	Budget (\$M)	Population ⁽¹⁾	In Place	Level	In Place	Level	Basis	In Place	Level	Basis	In Place	Level	Basis
1 Gloucester ⁽²⁾	2				58	36,983	<input checked="" type="checkbox"/>	1,700	<input checked="" type="checkbox"/>	3.0%	Net Debt (non-Utility) & Assessed Value	<input checked="" type="checkbox"/>	10.0%	General Government Expenditures			
Regional Budget and Population Peers																	
2 Louisa	7				74	34,316											
3 Isle of Wight	1	Aa2	AA	AA	72	37,074			<input checked="" type="checkbox"/>	4.0%	Total taxable value of real & personal property.	<input checked="" type="checkbox"/>	12.0%	Non-self-supporting debt. General Govt. Exp. + Schools Less Local Cont. & Cap. Proj.			
4 Mecklenburg	4				67	31,347											
5 Orange	7	Aa2	AA+		56	33,777			<input checked="" type="checkbox"/>	2.5%	Direct net (tax-supported) debt & assessed value of taxable property.	<input checked="" type="checkbox"/>	12.0%	Direct D/S. Total governmental funds expenditures (including Schools).	<input checked="" type="checkbox"/>	55%	Tax-Supported.
6 Accomack	1				52	33,330			<input checked="" type="checkbox"/>	2.5%	Net Debt & Estimated Taxable Value.	<input checked="" type="checkbox"/>	12.0%	Governmental Fund Expenditures.	<input checked="" type="checkbox"/>	55%	Tax-Supported.
7 Powhatan	5	Aa2	AA+		49	28,696			<input checked="" type="checkbox"/>	4.0%	Net tax-supported debt & assessed value of taxable property.	<input checked="" type="checkbox"/>	12.0-15.0%	Total Govt. Fund & school fund operating expenditures (net of local transfer).	<input checked="" type="checkbox"/>	50%	Tax-Supported. Shall be this level by end of 5-year CIP.
8 Prince George	1	Aa2		AA+	48	36,656			<input checked="" type="checkbox"/>	3.5%	Tax-supported direct net debt & estimated market value of taxable property.	<input checked="" type="checkbox"/>	10.0%	General Fund expenditures net of interfund transfers & inclusive of School expenditures.	<input checked="" type="checkbox"/>	55%	Tax-Supported.
9 Caroline	7	Aa2			48	29,704			<input checked="" type="checkbox"/>	3.0%	Total AV of real & personal property.	<input checked="" type="checkbox"/>	12.0-15.0%	General Fund & School Operating Revenue Net of Local Transfer.	<input checked="" type="checkbox"/>	60%	Total Outstanding Principal should reach this level by end of 5-year CIP.
10 King George	7	Aa2	AA+	AA	47	24,724			<input checked="" type="checkbox"/>	3.5%	Tax-supported debt & total assessed value.	<input checked="" type="checkbox"/>	10.0-12.0%	Tax-supported D/S. General Fund op. exp., op. transfers, School op. exp., & D/S.			
11 Goochland	5	Aaa	AAA		46	22,312			<input checked="" type="checkbox"/>	2.75%	Net Debt & Estimated Market Value of Taxable Property.	<input checked="" type="checkbox"/>	12.0%	Total General Fund Exp. inclusive of transfers to other funds.			
12 Fluvanna	5	Aa2	AA		42	26,133			<input checked="" type="checkbox"/>	3.5%	Tax-supported debt & taxable value of property.	<input checked="" type="checkbox"/>	12.0%	Debt for which primary source of payment is General Fund rev.Total Govt. Fund op. rev.			
13 Dinwiddie	4	Aa3	AA		41	28,363			<input checked="" type="checkbox"/>	5.0%	Internal Benchmark.	<input checked="" type="checkbox"/>	10.0%	Internal Benchmark.			
14 New Kent	3				37	20,895			<input checked="" type="checkbox"/>	4.5%	Direct net debt & Estimated Market Value of Taxable Property.	<input checked="" type="checkbox"/>	12.0%	Direct net debt service. Total Governmental Fund Expenditures.	<input checked="" type="checkbox"/>	50%	Direct debt.

(1) For comparative purposes, the Local Revenue and population data was obtained for rated and non-rated Virginia Counties for FY 2017 from the Auditor of Public Accounts; Local Revenue excludes revenues from State and Federal sources.

(2) Prior to the August 12, 2015 Refunding of the EDA Lease Revenue Refunding Bonds, Series 2006, the County's Lease Revenue Bonds were rate AA/AA- by S&P and Fitch, respectively. The County was not rated by Moody's.

Davenport recommends eliminating Debt per Capita policy and adding 10 Year Payout policy



Proposed Debt Policy Limits



Summary | Capacity Limits by Term

Term In Years	Limiting Ratio	Debt Capacity ⁽¹⁾	Annual Debt Service	Incremental Cost ⁽²⁾
15	Debt to Assessed Value	99,892,524	9,301,373	22.15 ¢
20	10 Year Payout	62,540,882	4,912,616	11.70 ¢
30	10 Year Payout	23,205,224	1,552,822	3.70 ¢

Davenport recommends eliminating Debt per Capita policy and adding 10 Year Payout policy

Estimated Capacity ⁽¹⁾	Proj. FY 20 Levels ⁽³⁾	Current Policy	Bronze Level	15 Years 4.50%	20 Years 4.75%	30 Years 5.25%
Debt to Assessed Value	0.75%	3.0%	3.0%	99,892,524	99,892,524	99,892,524
Annual Debt Service				9,301,373	7,846,604	6,684,501
Debt Service to Expenditures	4.4%	10.0%	15.0%	131,094,884	155,400,016	182,416,366
Annual Debt Service Capacity				12,206,744	12,206,744	12,206,744
Debt Per Capita Annual Debt Service	893	1,700	N/A			
10 Year Payout Annual Debt Service	80.4%	N/A	50.0%	Unlimited N/A	62,540,882 4,912,616	23,205,224 1,552,822

- (1) Debt Capacity is estimated based upon issuing debt in FY 2020 with full annual level debt service payments commencing in FY 2021.
- (2) The incremental cost is based upon the Value of a Penny of \$420,000 as provided by County Staff; does not include growth.
- (3) Calculated as of FY 2020; assumes the County does not issue additional debt prior to FYE 2019.

Bond / Financed Project Plan

Department	Project Title	CA Quartile	Schools 1-9 Ranking	Dept Dir Wtd (/10)	CIP Team Wtd (/10)	Plan Com Wtd (/10)	Average Ranking
Radio O&M	Public Safety Radio Portable & Mobile Replacement	4	N/A	8.9	7.8	6.3	7.7
Schools	RENOVATION of Gloucester High School	4	1	9.4	6.2	4.4	6.7
Schools	Bus Compound	4	2	8.3	4.1	3.0	5.1
Schools	School Bus Prog. (8/per yr, 7/per yr FY24 & 25)	3	7	7.2	5.6	5.4	6.1
Schools	HVAC Replacement	3	3	8.0	4.7	4.7	5.8
Engineering	Aberdeen and Timberneck Dredging	3	N/A	6.2	6.2	4.4	5.6
Library	Construction of County Library	3	N/A	5.4	5.0	3.0	4.5
Schools	Lighting Replacement	2	5	10.0	6.4	4.1	6.8
Schools	Paving Project	2	9	4.6	3.4	3.9	4.0

Department	Project Title	Total Cost	Year One FY2021	Year Two FY2022	Year Three FY2023	Year Four FY2024	Year Five FY2025	Year Six and Beyond
Radio O&M	Public Safety Radio Portable & Mobile Replacement	3,224,630						3,224,630
Schools	RENOVATION of Gloucester High School	38,179,700	29,847,288	8,332,412				
Schools	Bus Compound	4,750,000	4,750,000					
Schools	School Bus Prog. (8/per yr, 7/per yr FY24 & 25)	2,654,568	500,000	515,000	530,450	546,364	562,754	
Schools	HVAC Replacement	2,135,000	955,000	1,180,000				
Engineering	Aberdeen and Timberneck Dredging	6,000,000	6,000,000					
Library	Construction of County Library	5,600,000			5,600,000			
Schools	Lighting Replacement	683,293	683,293					
Schools	Paving Project	1,513,000	498,000	1,015,000				
Total Financed (Non-VPASA)		18,162,491	7,183,293	515,000	6,130,450	546,364	562,754	3,224,630
Total Financed (VPASA)		46,577,700	36,050,288	10,527,412				



Debt Service Funding Options

GCPS proposes ~\$50M in bond-worthy CIP FY20-23

\$50M financed at 5% over 20 years requires ~\$4M in annual debt service

Currently, the Real Estate Tax Rate is the only option.

\$4M = about 9¢ on the Real Estate Tax Rate

OR

\$4M = about 0.9% on the Sales Tax Rate



The Sales Tax Environment...

York, James City County, Williamsburg – Currently 7%

Base 5.3% plus 0.7% additional for roads, 1% additional for Tourism

Rest of Hampton Roads – Currently 6%

Base 5.3% plus 0.7% additional for roads

All Middle Peninsula – Currently 5.3%

Gloucester County is seeking General Assembly authorization to ask Gloucester County citizens (by referendum) if they would approve a sales tax increase (up to 1%) to fund school capital needs – SB224



Hypothetically...

If authorized by the GA, if asked by the BOS, and if approved by Gloucester County citizens...

0.7% increase in the sales tax rate would likely cover 100% of the GHS Renovation – financing \$40M+

Gloucester's sales tax rate would be 6%

Base 5.3% plus 0.7% additional for schools

1% less than neighboring jurisdictions to the south (York, JCC, Williamsburg)

The same as the rest of Hampton Roads

0.7% higher than the rest of the Middle Peninsula



Sales Tax vs. Real Estate Tax

	Sales Tax	Real Estate Tax
Who pays?	Everyone shopping in Gloucester	Only Gloucester County property owners – 100%
Who funds more of the incremental need?	People who spend more in Gloucester	Only Gloucester County property owners – 100%
Retail “sticker” prices	No change	Retail prices escalate to cover added expense
Business profitability	No change	...and/or Business profitability reduced to cover added expense
Consumer discretionary income:	Negligible change	Reduced, as Gloucester property owners (only) pay more in RE taxes
P&L event for businesses?	No	Yes



Debt Service Funding Conclusions

Gloucester County is seeking General Assembly authorization to ask Gloucester County citizens (by referendum) if they would approve a sales tax increase (up to 1%) to fund school capital needs. (SB224)

Sales tax approach – creates **better outcomes** for Gloucester businesses and residents

Real Estate tax approach – creates **greater challenges** for Gloucester businesses and residents

Recommendation: Let Gloucester County voters determine which they prefer...



Not Contemplated in 5yr Plan

Department	Project Title	CA Quartile	Schools 1-9 Ranking	Dept Dir Wtd (/10)	CIP Team Wtd (/10)	Plan Com Wtd (/10)	Average Ranking
PR&T	Support Facilities	1	N/A	5.7	4.4	2.7	4.3
PR&T	Community Center	1	N/A	4.5	4.7	2.7	4.0

Department	Project Title	Total Cost	Year One FY2021	Year Two FY2022	Year Three FY2023	Year Four FY2024	Year Five FY2025	Year Six and Beyond
PR&T	Support Facilities	4,039,000		0		0	0	4,039,000
PR&T	Community Center	18,692,000						18,692,000
Total not contemplated in FY20 - FY24 CIP		22,731,000	0	0	0	0	0	22,731,000

Also not contemplated: County backing of EDA land purchase and/or development for economic development initiatives



GCPS Focus – CA Proposes:

Department	Project Title	Comments
Schools	Bus Safety Communication System	Reduced from \$390,452 to \$350,000
Schools	Roofing Replacement/Recoating	Shifted out one year due to lack of available funds and ineligibility for LT Debt
Schools	Playground Equipment Replacement	Shifted all out one year due to lack of available funds; ineligible for LT Debt
Schools	RENOVATION of Gloucester High School	OK - Financed by LT Debt; added \$1,305,288 to Yr 1 from FF; added \$364,412 to Yr 2 from FF for \$41,869,700 total project with \$3.69M funded in FY20
Schools	Bus Compound	OK - Financed by LT Debt - Increased from \$2.65M to \$4.75M for a \$5.5M total project with \$750K funded in FY20
Schools	School Bus Prog. (8/per yr, 7/per yr FY24 & 25)	OK for year one if Supplier or third party Financed; ineligible for LT Debt; Reduced by \$300K (5 busses each year)
Schools	HVAC Replacement	Yrs 1 & 2 pulled into Yr 1; Yrs 3-5 pulled into Yr 2 - to align with LT Debt window
Schools	Lighting Replacement	Bundled all 3 yrs into year one to support Supplier or other third party Financing; ineligible for LT debt
Schools	Paving Project	Yrs 1 & 2 pulled into Yr 1; Yrs 3-5 pulled into Yr 2 - to align with LT Debt window

Acceleration of GCPS' out-year requests into larger projects – bundle with VPSA / Alternative Financing
Non-bondable (Pay-Go) projects shifting to out-years



FY21 CIP Summary (Excl. Utilities)

Department	Project Title	Year One FY2021	Funding
Sheriff	Next Generation (NG)-911	473,804	Paygo
Schools	RENOVATION of Gloucester High School	29,847,288	Debt
FM	Arc Flash (New!)	225,000	Paygo
Schools	Bus Safety Communication System	350,000	Paygo
Schools	Bus Compound	4,750,000	Debt
Schools	School Bus Prog. (8/per yr, 7/per yr FY24 & 25)	500,000	Debt
Engineering	Court Circle Site Improvements	150,000	Paygo
Schools	HVAC Replacement	955,000	Debt
Engineering	Aberdeen and Timberneck Dredging	6,000,000	Debt
Administration	Broadband Initiative	2,728,565	Paygo
Schools	Lighting Replacement	683,293	Debt
Schools	Paving Project	498,000	Debt
Total FY 2021 Non-Enterprise CIP (Excluding Prior Year Carryforwards)		47,160,950	







FY21 CIP Funding (Excludes Enterprise CIP)

FY21 CIP (Non-Enterprise) Proposed Funding Sources	
School Buses - Lease/purchase financing (Commercial financing through supplier or other third part	\$ 500,000
GCPS Lighting - Performance Contracting (Commercial financing through supplier)	\$ 683,293
GCPS Bondable Projects - VPSA Borrowing	\$ 36,050,288
Dredging Projects - Grant (may need short term financing until reimbursed to avoid cash flow issue:	\$ 6,000,000
Next Generation 911 - Grant	\$ 473,804
Broadband - Grant (may need short term financing until reimbursed to avoid cash flow issues)	\$ 1,451,398
Broadband - Other (In-Kind, Private Sector Investment, etc.)	\$ 777,167
Broadband - Carryover of FY20 VATI Match Commitment (From Cable Committed)	\$ 500,000
Unassigned Fund Balance (Hopefully from FY20 Operating Results, 1/2 FY RE valuation impact)	\$ 725,000
Capital "Subsequent Expenditures" Reserve (\$543K balance) only if needed	\$ -
Total FY21 CIP Funding	\$ 47,160,950
Difference (under)/over funded	\$ -



Quartile Approach (Utilities)

-  Top – Highest priority
-  Upper Mid– Slightly lower priority
-  Lower Mid – Moderate priority
-  Low – Lower priority

Note high level of correlation across top quartile scores between project owner and Utility Advisory Committee

Department	Project Title	Dept Quartil	UAC Quartile	AVG Quartile
Public Utilities	Water System Risk and Resilience Assessment	4	4	4
Public Utilities	PS #13 Collection System Rehab/Repair	4	4	4
Public Utilities	PS #11 Sewer Rehab/Repair	4	4	4
Public Utilities	Rebuild Pump Station #11 - Courthouse North	4	4	4
Public Utilities	Rebuild PS #13 (Courthouse South)	3	4	4
Public Utilities	Replace Water Treatment Plant Motor Control Center	4	2	3
Public Utilities	Rebuild PS #12 - Summerville	3	3	3
Public Utilities	South St/Martin St/Carriage Ct	3	3	3

Utilities – Enterprise Funded

Average Ranking	Department	Project Title	Total Cost	Year One FY2021	Year Two FY2022	Year Three FY2023	Year Four FY2024	Year Five FY2025	Year Six and Beyond
9.1	Public Utilities	Water System Risk and Resilience Assessment	150,000	75,000	75,000				
8.7	Public Utilities	PS #13 Collection System Rehab/Repair	1,650,000	150,000	180,000	180,000	180,000	180,000	780,000
8.7	Public Utilities	PS #11 Sewer Rehab/Repair	1,150,000	200,000	200,000	200,000	200,000	200,000	150,000
8.5	Public Utilities	Rebuild Pump Station #11 - Courthouse North	1,150,000				150,000		1,000,000
8.0	Public Utilities	Rebuild PS #13 (Courthouse South)	1,250,000					250,000	1,000,000
7.6	Public Utilities	Replace Water Treatment Plant Motor Control Center	350,000						350,000
7.5	Public Utilities	Rebuild PS #12 - Summerville	900,000						900,000
7.3	Public Utilities	South St/Martin St/Carriage Ct	250,000					50,000	200,000
7.3	Public Utilities	Radio Read Conversion	600,000	100,000	100,000	100,000	100,000	100,000	100,000
7.3	Public Utilities	Surface Water Treatment Plant Façade Repairs	95,000	95,000					
7.3	Public Utilities	Cedar Lake and Holly Springs Waterline Replacement	900,000						900,000
7.3	Public Utilities	Chiskiake Village Subdivision Waterline Replacement	360,000				60,000	300,000	
7.2	Public Utilities	Belroi Rd / Roaring Springs Rd Waterline Improvements	1,000,000					75,000	925,000
7.1	Public Utilities	Surface Water Treatment Plant Roof Replacement	100,000			100,000			
7.1	Public Utilities	Gloucester S and Clements Ave Water Improvements	200,000		200,000				
7.1	Public Utilities	Independence Road Waterline Improvements	130,000				130,000		
7.0	Public Utilities	George Washington Mem Highway Widening (Water)	100,000		50,000			50,000	
6.9	Public Utilities	Terrapin Cove Road Waterline Improvements	500,000						500,000
6.9	Public Utilities	Azalea Pt Rd & Shane Rd Waterline Improvements	300,000						300,000
6.9	Public Utilities	Tillage Heights Subdivision Waterline Replacements	160,000					35,000	125,000
6.8	Public Utilities	Bellehaven Subdivision Waterline Replacement	180,000				30,000	150,000	
6.8	Public Utilities	Riverdale & Holly Cove Subdivision Waterlines	310,000						310,000
6.8	Public Utilities	George Washington Mem Highway Widening (Sewer)	180,000		30,000			150,000	
6.7	Public Utilities	Berkeley Point Subdivision Waterline Improvements	250,000						250,000
6.7	Public Utilities	Lewis Avenue Waterline Replacement	360,000						360,000
6.7	Public Utilities	Water Treatment Plant SCADA Upgrade	300,000		100,000	100,000	100,000		
6.6	Public Utilities	Sawgrass Point Waterline Replacement	155,000		35,000	120,000			
6.0	Public Utilities	Wyncote Avenue Extended Waterline Replacement	470,000						470,000
5.1	Public Utilities	Utility Yard	1,500,000						1,500,000
5.0	Public Utilities	N Waltons Lane Waterline Loop	65,000						65,000
3.8	Public Utilities	Building #4 Basement Repairs / Renovation	143,000	143,000					
Total Utilities (Enterprise Funded Through FY25)			15,208,000	763,000	970,000	800,000	950,000	1,540,000	10,185,000



FY21-25 CIP Timeline

Aug/Sept	Project Submission Development
Sept/Oct	CIP Pre-Draft Development
Oct 24	Project Submissions / Overviews to PC
Nov 7	Complete Project Overviews
Nov 21	Planning Commission Special Meeting?
Dec 5	Planning Commission CIP Response
Dec/Jan	CIP Draft Development
Jan 21	CA CIP Draft Presentation to BOS
Feb 4	Proposed CIP Public Hearing
March 2	CIP Final Recommendation to BOS





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