

BEFORE THE METRO COUNCIL

FOR THE PURPOSE OF ADOPTING THE) RESOLUTION NO. 00-3010A
CAPITAL IMPROVEMENT PLAN FOR FISCAL) Introduced by
YEARS 2001-02 THROUGH 2005-06) Mike Burton, Executive Officer

WHEREAS, Metro recognizes the need to prepare a long-range plan estimating the timing, scale and cost of its major capital assets;

WHEREAS, Metro departments have inventoried existing major capital assets, prepared status reports on current capital projects and assessed future capital needs;

WHEREAS, Metro's Executive Officer has directed the preparation of a Capital Improvement Plan for fiscal years 2001-02 through 2005-06 that projects Metro major capital spending needs over the next five years, assesses the impact of capital projects on the forecasted financial condition of Metro funds, and assesses the impact on operating costs;

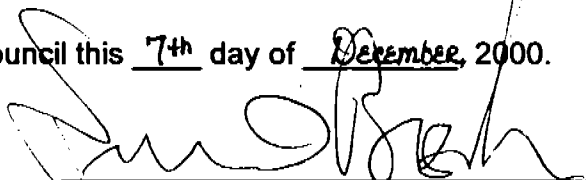
WHEREAS, The Metro Council has reviewed the FY 2001-02 through FY 2005-06 Capital Improvement Plan; and

WHEREAS, The Council has conducted a public hearing on the FY 2001-02 through FY 2005-06 Capital Improvement Plan; and, therefore

BE IT RESOLVED,

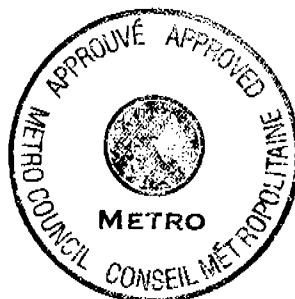
1. That the Proposed FY 2001-02 through 2005-06 Capital Improvement Plan as amended with capital project changes approved by the Metro Council Finance Committee, which is on file at the Metro offices, is hereby adopted.
2. That the Executive Officer is requested to include the FY 2001-02 capital projects from the FY 2001-02 through 2005-06 Capital Improvement Plan in his proposed FY 2001-02 budget.

ADOPTED by the Metro Council this 7th day of December, 2000.


David Bragdon, Presiding Officer

Approved as to Form:


Daniel B. Cooper, General Counsel



BUDGET AND FINANCE COMMITTEE REPORT

CONSIDERATION OF **RESOLUTION NO. 00-3010A**, FOR THE PURPOSE OF ADOPTING THE CAPITAL IMPROVEMENT PLAN FOR FISCAL YEARS 2001-02 THROUGH 2005-08

Date: December 7, 2000

Presented by: Councilor McLain

Committee Recommendation: At its November 29, 2000, meeting, the Budget and Finance Committee voted 0-3 to recommend Council adoption of Resolution No. 00-3010. Voting in favor: Councilors McLain, Washington, Park, and Bragdon. Voting against: none. Absent: Councilors Atherton, Kvistad, and Monroe.

Background: Karen Fehrer, Capital Improvement Projects Coordinator, presented the staff report. She described the placement of the Capital Improvement Plan (CIP) process in the overall budget and review cycle. She reminded Councilors that the goals of the CIP include forecasting the capital needs of the agency; reviewing and considering all proposed capital projects at the same time; comparing needs with available resources; and identifying projects to incorporate into the proposed FY 2001-02 budget.

This is the fifth annual CIP, and includes 97 projects totaling over \$160 million. Two primary projects account for over 75% of the total capital expenditures for the next five years: the Oregon Convention Center Expansion, and the Open Spaces Acquisition Program. Ten projects exceed \$1 million each: Zoo (Great Northwest Project, Lion Exhibit, Primates Building); Regional Parks (M. James Gleason Boat Ramp, Oxbow Park Diack Nature Center) and REM (Metro Central Roof Vent System Replacement, Perimeter Dike Stabilization, Leachate Pretreatment, Reserve for Future Master Facility Plan Improvements, and Reserve for Future Renewal and Replacement Projects).

Committee Issues/Discussion: The following questions and responses (*in italics*) were delivered at the meeting:

Administrative Services

- Does the Capital Assets Inventory reflect actual replacement date or rehabilitation costs, and is there a set-aside account to maintain these structures? *The inventory data may be somewhat out of date and will be corrected to reflect projected replacement costs. That date would be the expiration of the bonds issued to complete the original remodel, 2033. It should be noted that there might be component needs prior to that date such as a roof, HVAC etc. There is a renewal and replacement reserve within the General Revenue Bond Fund with a current balance of \$534,000 for that purpose.*

MERC

- Arlene Schnitzer Concert Hall West Entry remodel: this property is on the National Historic Register of Historic Places. Historic preservation code standards usually apply to exterior construction or rehabilitation – will this be addressed? *The proposed work will address problems associated with rehabilitation done in 1987. Most improvements are street work done by the City of Portland. Staff will check to be sure that appropriate code standards apply.*
- What is the payback period for stage lights? *This project addresses deferred capital issues, and, as such is not considered a strict Return-on-Investment (ROI) project. The existing old lights have reached the end of their life expectancy, and represent safety and operating issues. Staff are pursuing a rebate from PGE because the new lights are significantly more energy efficient than the old.*

Oregon Zoo

- Why are there no projects listed after 2003-04? Is there a repair/replace/renovation schedule for facilities? *There is a 25-year master plan which includes repair and replacement schedules. A copy will be forwarded to the council analyst. Attached the resolution as an exhibit is an updated listing of Zoo projects not previously included for the years 2004-05 and 2005-2006. Full documentation of those projects will be included in the Adopted CIP.*
- The Great Northwest Project has expenditures listed through 2003-04, but Phase IV is scheduled to end in 2004-05. Is there a reason this hasn't been included in the CIP? *It was an oversight not to include it. The correction will be made prior to the budget being submitted to Council for review in February 2001.*
- "Grants" is listed as a source of funding for some of the capital projects. Who is the granting agency? *This term refers to Donations and Grants. Donations come from individuals, and grants from agencies. This line item will be broken out or labeled correctly in future documents.*

Regional Parks

- What is the life expectancy of the new drainfield at Oxbow Park? *The life expectancy of the drainfield is estimated to be 20 years.*
- Explain why the \$242,000 grant for Howell shows up as Oxbow Picnic Shelter expenditure? *This is a coincidence. The \$242,000 for Howell is included in the \$785,324 total, and there is a separate \$242,000 project for the Oxbow Picnic Shelter.*

REM

- How do you determine the reserve for Master Facility Improvements? *The amount set in the Master Facility Plan improvements is based on a historical average of previous General Account – CIP expenditures.*
- Does staff have any indication whether the scheduled review of renewal and replacement needs will result in an increase or decrease in the annual contribution to the renewal and replacement account? *No.*
- What is the basis for the estimated cost of the leachate pretreatment project at St. John's Landfill? *The estimated cost is based on an internal estimate for construction of a physicochemical treatment facility with a capacity of 5,000 gal/day, capable of removing both organic and inorganic compounds to a level that will permit discharge into a public sewage treatment facility.*
- Why do the costs for the household hazardous waste project at Metro Central go up from \$655,00 to \$926,000? *The majority of the increase is due to installation of an ergonomic flammable waste processing line.*
- Is REM coordinating with Parks to insure that the work done on the landfill and on the dam removal is compatible? *Parks and REM are working closely on these projects and anticipate no damage to either area.*

Information Technology

- There are four modules of PeopleSoft not yet installed. Is this still being planned for future implementation? *The work, which could be accomplished by the software, is still being done manually or is not being done at all, due to staff and financial restraints.*

There was no further discussion.

BEFORE THE METRO COUNCIL

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CAPITAL IMPROVEMENT PLAN FOR FISCAL) Introduced by
YEARS 2001-02 THROUGH 2005-06) Mike Burton, Executive Officer

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WHEREAS, Metro departments have inventoried existing major capital assets, prepared status reports on current capital projects and assessed future capital needs;

WHEREAS, Metro's Executive Officer has directed the preparation of a Capital Improvement Plan for fiscal years 2001-02 through 2005-06 that projects Metro major capital spending needs over the next five years, assesses the impact of capital projects on the forecasted financial condition of Metro funds, and assesses the impact on operating costs;

WHEREAS, The Metro Council has reviewed the FY 2001-02 through FY 2005-06 Capital Improvement Plan; and

WHEREAS, The Council has conducted a public hearing on the FY 2001-02 through FY 2005-06 Capital Improvement Plan; and, therefore

BE IT RESOLVED,

1. That the Proposed FY 2001-02 through 2005-06 Capital Improvement Plan as amended with capital project changes approved by the Metro Council Finance Committee, which is on file at the Metro offices, is hereby adopted.

2. That the Executive Officer is requested to include the FY 2001-02 capital projects from the FY 2001-02 through 2005-06 Capital Improvement Plan in his proposed FY 2001-02 budget.

ADOPTED by the Metro Council this ____ day of _____, 2000.

David Bragdon, Presiding Officer

Approved as to Form:

Daniel B. Cooper, General Counsel

STAFF REPORT

CONSIDERATION OF RESOLUTION 00-3010 ADOPTING THE CAPITAL IMPROVEMENT PLAN FOR FISCAL YEARS 2001-02 THROUGH 2005-06

Date: October 31, 2000

Presented by: Mike Burton, Executive Officer

DESCRIPTION

The resolution signifies the Council has reviewed and approved the Capital Improvement Plan covering the years FY2002 – FY2006.

LEGAL BACKGROUND

There is no legal requirement for Metro to prepare a Capital Improvement Plan.

BACKGROUND AND ANALYSIS

The Proposed Capital Improvement Plan for Fiscal Years 2001-02 through 2005-06 represents the fifth year of Metro's long-range capital improvement planning process. Over the past five years, Metro has established a sound base to forecast the agency's capital needs and balance those needs with available resources. As a result, Metro has been able to coordinate the financing and timing of its capital improvements in a way that maximizes the benefits to the public and provides opportunities to save money.

Within the 87 projects planned during the five years covered by this CIP are projects for replacing or improving existing facilities, projects purchasing new equipment, and projects that create new facilities. The total cost for these projects during the five years is projected to be \$158.5 million. Two capital projects - Oregon Convention Center Expansion and Open Spaces Acquisitions - account for a total of \$118.9 million, or over 75 percent, of Metro's proposed capital expenditures for the next five years.

This Resolution is the formal instrument by which the plan will be adopted. Final action to adopt the plan will need to occur by January 1, 2001 to allow sufficient time to incorporate the plan's FY 2001-02 capital projects into the Executive Officer's proposed FY 2001-02 budget. Worksessions to review the CIP with staff are being planned for upcoming Council/Executive Officer informal meetings.

FINANCIAL IMPACT

The financial impacts of the projects are described in detail and in summary form in the Capital Improvement Plan.

EXECUTIVE OFFICER'S RECOMMENDATION

The Executive Officer recommends adoption of Resolution No. 00-3010.

Administrative Services Department

Capital Projects Summary - by Year

Priority No.		FY 2001-2002	FY 2002-03	FY 2003-04	FY 2004-05	FY 2005-06	Total for this 5 yr Planning Window
	Support Services Fund						
1	Fire Alarm Replacement	\$60,000	\$0	\$0	\$0	\$0	\$60,000
2	Copier Replacement in Print Shop	55,000	0	50,000	0	0	105,000
	Total - Support Services Fund	\$115,000	\$0	\$50,000	\$0	\$0	\$165,000
	Total Department	\$115,000	\$0	\$50,000	\$0	\$0	\$165,000

Information Technology Department

Capital Projects Summary - by Year

Priority No.		FY 2001-2002	FY 2002-03	FY 2003-04	FY 2004-05	FY 2005-06	Total for this 5 yr Planning Window
	All Operating Funds						
1	Replace/Acquire Desktop Computers	\$150,000	\$150,000	\$150,000	\$150,000	\$150,000	\$750,000
	Total - All Operating Funds	\$160,000	\$160,000	\$160,000	\$160,000	\$160,000	\$750,000
	Support Services Fund						
1	Upgrade Network and Desktop Software	\$95,000	\$204,000	\$0	\$100,000	\$0	\$399,000
2	Convert Dbase for Enterprise Financial & HR Systems	100,000	0	0	0	0	100,000
3	Upgrade PeopleSoft Hardware	165,000	0	210,000	0	220,000	595,000
4	Upgrade Network Infrastructure	80,000	55,000	0	80,000	55,000	270,000
5	Replace Servers	60,000	0	0	60,000	0	120,000
	Total - Support Services Fund	\$500,000	\$259,000	\$210,000	\$240,000	\$276,000	\$1,484,000
1	Regional Land Information System (RLIS)	\$0	\$225,000	\$0	\$225,000	\$0	\$450,000
2	Travel Forecasting System	0	115,000	0	125,000	0	240,000
	Total - Planning Fund	\$0	\$340,000	\$0	\$350,000	\$0	\$690,000
	Total Information Technology Projects	\$650,000	\$749,000	\$360,000	\$740,000	\$425,000	\$2,924,000

Metropolitan Exposition-Recreation Commission

Capital Projects Summary - by Year

Priority No.		FY 2001-2002	FY 2002-03	FY 2003-04	FY 2004-05	FY 2005-06	Total for this 6 yr Planning Window
	Convention Center Project Capital Fund						
1	Oregon Convention Center - Expansion	\$64,000,000	\$33,850,000	\$0	\$0	\$0	\$97,850,000
	Total - Convention Center Project Fund	\$64,000,000	\$33,850,000	\$0	\$0	\$0	\$97,850,000
	MERC Operating Fund						
	Oregon Convention Center						
1	Systems Upgrade & Expansion (HVAC)	\$300,000	\$0	\$0	\$0	\$0	\$300,000
2	Lobby Furniture	\$200,000	\$0	\$0	\$0	\$0	200,000
	Sub-Total - OCC	\$500,000	\$0	\$0	\$0	\$0	\$500,000
	PCPA						
1	ASCH - West Entry Remodel	\$125,000	\$0	\$0	\$0	\$0	\$125,000
2	ASCH - Elevator Code Compliance	\$90,000	\$0	\$0	\$0	\$0	90,000
3	ASCH - Sound System Replacement	\$500,000	\$0	\$0	\$0	\$0	500,000
4	ASCH - Pit Elevator Replacement	\$80,000	\$0	\$0	\$0	\$0	80,000
5	ASCH - Balcony Level Safety Railing	\$0	\$0	\$75,000	\$0	\$0	75,000
6	ASCH - Carpet	\$0	\$0	\$0	\$300,000	\$0	300,000
7	ASCH - Reupholster Seats	\$0	\$0	\$0	\$0	\$200,000	200,000
1	Keller - Restroom Expansion	\$275,000	\$0	\$0	\$0	\$0	275,000
2	Keller - Rehearsal Hall Modernization	\$150,000	\$0	\$0	\$0	\$0	150,000
3	Keller - Exterior Signage	\$100,000	\$0	\$0	\$0	\$0	100,000
4	Keller - HVAC Control Replacement	\$80,000	\$0	\$0	\$0	\$0	80,000
5	Keller - Elevator Code Compliance	\$90,000	\$0	\$0	\$0	\$0	90,000
6	Keller - Ceiling Painting	\$240,000	\$0	\$0	\$0	\$0	240,000
7	Keller - Chiller Replacement	\$0	\$0	\$0	\$0	\$200,000	200,000
1	NTB - Stage Floor Replacement	\$100,000	\$0	\$0	\$0	\$0	100,000
2	NTB - Stage Lighting	\$80,000	\$0	\$0	\$0	\$0	80,000
3	NTB - Sound System Replacement	\$75,000	\$0	\$0	\$0	\$0	75,000
4	NTB - Elevator Code Compliance	\$90,000	\$0	\$0	\$0	\$0	90,000
5	NTB - Carpet Replacement	\$455,000	\$95,000	\$0	\$0	\$0	550,000
6	NTB - Replace Seats (Winningstad)	\$0	\$0	\$85,000	\$0	\$0	85,000
7	NTB - Reupholster Newmark Seating	\$0	\$0	\$0	\$0	\$55,000	55,000
	Sub-Total - PCPA	\$2,630,000	\$95,000	\$160,000	\$300,000	\$455,000	\$3,540,000
	Total - MERC Operating Fund	\$3,030,000	\$95,000	\$160,000	\$300,000	\$455,000	\$4,040,000
	Total MERC	\$67,030,000	\$33,945,000	\$160,000	\$300,000	\$455,000	\$101,890,000

Oregon Zoo

Capital Projects Summary - by Year

Priority No.		FY 2001-2002	FY 2002-03	FY 2003-04	FY 2004-05	2005-06	Total
	Zoo Capital Fund						
1	Great Northwest Project	\$1,000,000	\$1,000,000	\$1,707,862	\$0	\$0	\$3,707,862
2	Lion Exhibit	0	1,900,000	0	0	0	1,900,000
3	Wallaby Walk-Through	0	75,000	0	0	0	75,000
4	Insect Zoo	125,000	0	0	0	0	125,000
5	Primates Building	250,000	0	1,496,000	0	0	1,746,000
6	Polar Bears West	199,500	0	0	0	0	199,500
7	Musk Ox Fencing	83,500	0	0	0	0	83,500
8	Rain Forest Exterior	60,800	0	0	0	0	60,800
9	Treetops Railings and Siding	0	122,000	0	0	0	122,000
10	AfriCafe Interior Refurbishment	0	162,000	0	0	0	162,000
11	Reroof Hippo/Rhino Barn	50,000	0	0	0	0	50,000
12	Elephant Museum Exhibit	0	83,100	0	0	0	83,100
13	Refurbish Tree Tops Area	0	0	0	400,000	0	400,000
14	Wolf Yard Renovations	0	0	0	75,000	0	75,000
15	Masai Hut and Pygmy Goat Barn	0	0	0	70,000	0	70,000
16	Elephant Walls/Structural Upgrade	0	0	0	100,000	0	100,000
17	Refurbish Quarantine Building	0	0	0	0	120,000	120,000
18	Administration Building upgrades	0	0	0	0	135,000	135,000
19	Asphalt Roads/Repair and Replacement	0	0	0	0	200,000	200,000
20	Elephant Electrical Upgrades	0	0	0	0	75,000	75,000
21	Elephant Museum Re-roof	0	0	0	0	100,000	100,000
22	Steller Cove Upgrades	0	0	0	0	100,000	100,000
23							
	Total - Zoo Capital Fund	\$1,768,800	\$3,342,100	\$3,203,862	\$645,000	\$730,000	\$9,689,762
	Total Department	\$1,768,800	\$3,342,100	\$3,203,862	\$645,000	\$730,000	\$9,689,762

Regional Environmental Management Department

Capital Projects Summary - by Year

Priority No.		FY 2001-2002	FY 2002-03	FY 2003-04	FY 2004-05	FY 2005-06	Total for this 5 yr Planning Window
	Solid Waste Revenue Fund						
	General Account						
1	MC - Expansion of Haz. Waste Fac.	\$811,000	\$0	\$0	\$0	\$0	\$811,000
2	MS - Public Unloading Area	243,147	0	0	0	0	243,147
3	MS - Maintenance Facility	0	50,000	303,000	0	0	353,000
4	MC - Structural Modifications	214,020	310,381	0	0	0	524,401
5	MS - Northern Tip Floor Renovation	0	89,471	473,767	0	0	563,238
6	MS- Install High Capacity Baler	0	123,923	701,881	0	0	825,804
7	MS- Install Directional Signs	80,388	0	0	0	0	80,388
8	MC- Install New Scale at "A"	204,624	0	0	0	0	204,624
9	MC-Install New Scale at "C"	0	0	204,624	0	0	204,624
10	MC - Woodroom Improvements	0	25,474	200,343	0	0	225,817
11	MC - Office Addition	200,000	0	0	0	0	200,000
12	MS -Office & Facilities Improvements	0	76,003	616,482	0	0	692,485
13	MC - Expand Metals Stg./Loadout Area	0	0	0	51,365	410,918	462,283
14	Future MFP Improvements	0	0	0	888,235	631,082	1,519,317
	Total - General Account	\$1,753,179	\$675,252	\$2,600,097	\$939,600	\$1,042,000	\$6,910,128
	Renewal & Replacement Account						
1	MS-Replace Inbound Scale	\$177,167	\$0	\$0	\$0	\$0	\$177,167
2	MC - Equipment Improvements	334,707	0	0	0	0	334,707
3	MC - Replace Metal Roof/Vent Sys.	289,800	1,468,073	1,064,462	0	0	2,822,335
4	MS & MC Computer Network	0	0	132,797	0	0	132,797
5	MC - Replace Compactor#3 Conveyor	0	384,204	0	0	0	384,204
6	MC - Replace Compactor#2 Conveyor	0	0	0	0	384,204	384,204
7	MS - Repair Commercial Tip Floor	0	0	197,630	0	0	197,630
8	MS - Replace Metal Siding	0	224,147	0	0	0	224,147
9	MC - Woodline	31,000	303,178	0	0	0	334,178
10	Future R&R Projects	0	0	0	522,000	522,000	1,044,000
	Total - Renewal & Replac. Account	\$832,674	\$2,379,602	\$1,394,889	\$522,000	\$906,204	\$6,035,369
	Landfill Closure Account						
1	St. Johns- Perimeter Dike Stabilization	\$537,860	\$276,540	\$78,300	\$78,300	\$78,300	\$1,049,100
2	St. Johns- Re-establish Drainage	180,000	0	0	0	0	180,000
3	St. Johns - Leachate Pretreatment	100,000	1,125,000	0	0	0	1,225,000
4	St. Johns-Groundwater Monitoring Wells	52,200	0	0	0	0	52,200
5	St. Johns - Maintenance Building	525,000	10,000	0	0	0	535,000
6	St. Johns - Native Vegetation	7,517	115,571	232,186	232,186	232,186	819,646
	Total - Landfill Closure Account	\$1,402,377	\$1,527,111	\$310,486	\$310,486	\$310,486	\$3,860,946
	Total Department	\$3,988,230	\$4,681,965	\$4,205,472	\$1,772,086	\$2,258,690	\$16,806,443

Regional Parks and Greenspaces Department

Capital Projects Summary - by Year

Priority No.		FY 2001-02	FY 2002-03	FY 2003-04	FY 2004-05	FY 2005-06	Total for this 5 yr Planning Window
	Regional Parks Fund						
1	M. James Gleason Boat Ramp Renovation	\$404,000	\$1,013,000	\$912,000	\$0	\$0	\$2,329,000
2	Howell Territorial Park - Phase I and II Improvements	785,324	0	0	0	0	785,324
4	Oxbow Park - Picnic Shelters	242,000	0	0	0	0	242,000
6	Blue Lake Park - Eastside Wetlands Enhancement	168,311	0	0	0	0	168,311
8	Howell Territorial Park - Wildlife Interpretive Trail	0	0	171,500	0	0	171,500
9	Ancient Forest Preserve Interior Trail and Parking	149,451	0	0	0	0	149,451
n/a	Glendoveer Golf Course Contract Projects	400,000	0	0	0	0	400,000
	Total - Regional Parks Fund	\$2,149,086	\$1,013,000	\$1,083,500	\$0	\$0	\$4,245,586
	Smith & Bybee Lakes Trust Fund						
3	Smith and Bybee Lakes Dam Removal	\$353,500	\$0	\$0	\$0	\$0	\$353,500
7	Smith and Bybee Lakes Facility Improvements	224,500	94,300	0	0	0	318,800
	Total - Smith & Bybee Lakes Trust Fund	\$578,000	\$94,300	\$0	\$0	\$0	\$672,300
	Regional Parks Trust Fund						
5	Oxbow Park - Diack Environmental Education Center	\$307,000	\$2,549,500	\$0	\$0	\$0	\$2,856,500
	Total - Regional Parks Trust Fund	\$307,000	\$2,549,500	\$0	\$0	\$0	\$2,856,500
	Open Spaces Fund						
1B	Open Spaces Land Acquisition	\$15,000,000	\$6,037,262	\$0	\$0	\$0	\$21,037,262
	Total - Open Spaces Fund	\$16,000,000	\$6,037,262	\$0	\$0	\$0	\$21,037,262
	Total Department	\$18,034,086	\$9,694,062	\$1,083,500	\$0	\$0	\$28,811,648
	87 Projects Total Metro	\$91,586,116	\$52,312,127	\$9,062,834	\$3,457,086	\$3,868,690	\$160,286,853



Metro CIP

RESOLUTION NO 00-3010
EXHIBIT A

Final Report 2000-2005 through 2005-2010

Proposed Capital Improvements Program 2000-2005