



BOARD OF SUPERVISORS
AGENDA LETTER

Agenda Number:

Clerk of the Board of Supervisors
105 E. Anapamu Street, Suite 407
Santa Barbara, CA 93101
(805) 568-2240

Department Name: County Executive
Office
Department No.: 012
For Agenda Of: February 12, 2008
Placement: Departmental
Estimated Time: 90 Minutes
Continued Item: No
If Yes, date from:
Vote Required: Majority

TO: Board of Supervisors

FROM: Department Michael F. Brown, County Executive Officer
Director(s)

Contact Info: Victor Zambrano, County Executive Office 568-3407
Paddy Langlands, General Services 568-3096
Daniel Hernandez, Parks 568-2461
Gilbert Malcolm, Public Works 568-3304

SUBJECT: Five Year Capital Improvement Program, Fiscal Years 2008-13

County Counsel Concurrence

As to form: N/A

Auditor-Controller Concurrence

As to form: N/A

Other Concurrence:

Recommended Actions:

It is recommended that the Board of Supervisors:

1. Approve in concept projects included in the Capital Improvement Program fiscal years 2008-13.
2. Approve in concept the proposed capital budget of \$57,374,000 for fiscal year 2008-09.
3. Take final action to adopt fiscal year 2008-09 capital budget during scheduled budget hearings in June.

Summary Text:

The Five Year Capital Improvement Program (CIP) is a compilation of projects intended to implement various plans, including community plans, county facilities plans, and the circulation and housing elements of the County Comprehensive Plan. Projects in the CIP indicate current and future capital needs. Projects included in the CIP are non-recurring, have a long service life, are generally over \$100,000 and will be underway (or need to be underway, but are partially or entirely unfunded) at some

point during FYs 2008-13. In line with the Operating Budget, the CIP presents projects grouped by department within each function.

The County CIP is a comprehensive compilation of capital projects managed by various County departments including construction of new facilities, maintenance, equipment purchases, etc. While the CIP covers a five year planning period, it is updated each year to reflect ongoing changes; new projects are added, existing projects are modified, and completed projects are excluded.

The FYs 2008-13 CIP contains 220 projects, including 34 projects that are new this year. The attached report, 'New Project Index', identifies, by title and page number, the 34 new projects in the CIP. Of the total 220 projects, 89 projects are fully funded, 65 are partially funded, and 66 are currently unfunded. A funded project is one that has identified specific funding to implement the program. An unfunded project is one that has been identified in the CIP as a need but has no funding secured to implement the program. The total cost of the Five Year CIP is \$1.024 billion; of this, total 23%, \$234.7 million, is funded. The CIP identifies a need of \$164.4 million for FY 2008-09; of this amount, 35%, \$57.4 million, is for funded projects and 65%, \$107.0 million, is for unfunded projects. Some of the proposed funded projects are highlighted within Section A of the CIP.

Approximately 65% of the County's CIP effort is managed by three departments –General Services, Parks, Public Works. Each of these departments will provide a brief presentation. Presentation slides are attached as attachments D-F.

Public Works Capital Projects

Public Works' capital projects make up \$492.5 million or 48% of the total CIP. Major funded projects in FY 2008-09 include preventive maintenance to the road infrastructure (\$10.9 million), bridge repair and rehabilitation (\$6.1 million) and various landfill projects (\$8.7 million).

Total Public Works' projects for the five year CIP focus on the three areas:

Transportation (\$341.9 million): Includes projects focused on preventive maintenance, structure repair and replacement, storm damage repair, roadway and traffic improvements and building of bikelanes. Examples include: Road improvement and maintenance (\$159.1 million), bridge repair and rehabilitation (\$74.5 million), repairs to concrete curb, gutter, sidewalks and pedestrian ramps countywide (\$46.0 million), culvert repair and rehabilitation (\$33.5 million), storm damage repair (\$8.4 million) and Bikelanes (\$4.0 million).

Water Resources (\$93.9 million): Includes projects that focus on additional stormwater retention, repair and improvement of stormwater retention, repair and improvement of flood channels, and improvement of local drainage by construction of stormdrains. Examples include: Mission Creek flood control project (\$23.6 million), Santa Maria Levee Reinforcement and Enhancement (\$23.3million) and Culverts - Las Vegas/San Pedro Creeks at Calle Real, Goleta (\$20.7 million).

Resource Recovery & Waste Management (\$56.8 million): Includes projects that provide additional refuse disposal and improve waste water treatment. Examples include: Tajiguas Landfill (\$21.3 million), various Laguna County Sanitation District (LCSD) projects (\$23.4 million) and Heavy Equipment replacement (\$11.8 million).

Parks Capital Projects

Parks' capital projects make up \$58.0 million or 6.0% of the total CIP. Major funded projects in FY 2008-09 include Cachuma Lake Recreation Area Improvements (\$1.3 million) and Santa Barbara County Parks Paving Program (\$0.4 million).

Parks capital projects include expansion of existing or create new facilities to meet anticipated demand from growth in population for parks, open spaces and trails within the County and rehabilitation or replacement of aging and degraded facilities such as: historic, cultural or recreational buildings, play equipment, roadways and parking lots, picnic facilities and park infrastructure such as water, sewer and irrigation systems and meeting the requirements of the Americans with Disabilities Act (ADA) such as playground equipment, restroom and walkway retrofit projects. In addition, projects include replacement of play equipment and paving of parking lots and park roadways.

Major projects for the five year CIP include:

- Cachuma Lake Recreation Area Improvements (\$16.3 million), Goleta Beach Park Long Term Protection Plan (\$13.3 million), Union Valley Parkway Park Development (\$6.7 million), Santa Claus Lane Beach (\$2.6 million), San Marcos Preserve Park & Open Space (\$2.5 million) and San Marcos Preserve Park & Open Space (\$2.3 million).

General Services Capital Projects

General Services' capital projects make up \$110.8 million or 11.0% of the total CIP. Major funded projects in FY 2008-09 include the New Cuyama Recreation Center (\$2.6 million), Capital Maintenance projects less than \$100 thousand (\$1.6 million), Emergency Operations Center (\$1.0 million) and Capital Maintenance projects greater than \$100 thousand (\$0.7 million).

Major projects for the five year CIP include:

- Betteravia Center Expansion – Phase II (\$36.0 million), New Cuyama Recreation Center (\$9.7 million), Emergency Operations Center (\$8.9 million), Santa Barbara Court House East Wing renovation (\$7.3 million), Betteravia Building Addition & Remodel (\$5.4 million), Santa Barbara Court House Stone Detail Restoration (\$5.0 million), and Garden Street Parking Structure (\$4.1 million).

The two major unfunded projects in the FY 2008-13 CIP are the New County Jail (\$227.4 million) and the Betteravia Expansion (\$36.0million).

New County Jail

The New County Jail is the largest single project in the CIP with a total estimated project cost of \$229 million. The net cost for operations for the project, assuming a joint project with the State Reentry Facility, is estimated at \$40 million per year or approximately \$13 million per year cost to the County, yet it is currently unfunded. The \$13 million cost to the County is planned to be partially offset by transfer of current operations from the Santa Maria holding facility, which will result in an offset of \$4 million. The need for a new County jail facility was documented over 20 years ago and throughout the past years Grand Jury reports have reiterated that need. Efforts to build a north county jail can be traced back to the 1991 North Santa Barbara County Correctional Master Plan.

On December 13, 2005 the Board received a New Jail Planning Study which proposed a new jail site on Laguna County Sanitation District property in the Fourth Supervisory District. The Board of Supervisors also approved \$2 million for the potential purchase of land. Purchase of land is an essential step of the project and options for purchase are being considered by the County.

Alternatives to provide funding for capital and operational costs have been evaluated. Options analyzed include: pay-as-you-go, save and then pay, general obligation bond financing, certificates of participation (COPs) financing, sale of County "surplus" property, oil royalty funding from potential oil development, utility user's tax, parcel tax, and sales tax increases. The New Jail Planning Study concludes that a ½% sales tax increase is the most viable option that would cover both the capital and operational costs in a timely manner and into the future, and would require a two thirds voter approval. Other funding options, such as grants and bonds, are also being pursued to accelerate the project; in particular, the Sheriff's Department is engaged in active negotiations and is pursuing grant funding from the State jail and Reentry construction funds programs.

Status

On December 19th, 2006 the Board received an informational presentation from representatives of the Sheriff's Department and the California Department of Corrections and Rehabilitation (CDCR) concerning the potential to collocate a State Secure Reentry Facility with a New County Jail. In an attempt to address both jail and prison overcrowding and develop new approaches towards reducing criminal recidivism, the County is working towards developing a partnership with the CDCR. The CDCR has approached the County with a proposal to construct a Secure Reentry Facility for the purpose of transitioning inmates from prison, by providing secure housing located in the communities where these inmates will be returning. This will provide opportunities for these inmates to successfully transition into lower levels of custody by accepting personal responsibility for their actions through behavior-based, multi-level programming. This will provide for rehabilitation through participation in work, vocational and academic programs, substance abuse treatment and self-help programs. These efforts place the County in a primary position to develop a contractual relationship with the CDCR that will enable both entities to proceed towards completing projects and objectives in an efficient, cost effective and timely manner. This pilot model will potentially be used by the State to develop similar successful models within the other jurisdictions.

Betteravia Expansion

The Betteravia Expansion would consist of two new 30,000 square foot buildings on County owned land at the existing Betteravia Government Center in Santa Maria. The estimated \$36.0 million project would provide space for the Public Health Department (PHD), Alcohol Drug and Mental Health Services (ADMHS), Social Services, and the Santa Maria Counseling and Education Center (a CBO).

Fiscal and Facilities Impacts:

The proposed capital budget for FY 2008-09 includes both new and carryover discretionary allocations. Carryover allocations, amounts not spent FY 2007-08 to be rebudgeted for FY 2008-09, total \$23.54 million.

General Fund Contribution

In accordance with adopted Budget Principles, in prior years the CIP has proposed General Fund contributions of \$2 million to the Capital Maintenance Designation, \$0.5 million to the Roads Designation, and \$0.5 million to the Capital Designation to be recommended for inclusion in the FY 2008-09 Operating Budget. *As of this writing, the budget climate may not allow for this contribution. Further discussions with the Board on this issue will follow during the coming weeks.* The proposed carryover and new GF appropriations for FY 2008-09 associated with these designations, shown in thousands, are distributed as follows in the Proposed CIP:

Department	Funding Source	ProjectTitle	FY 2008-09 (in thousands)			
			CIP Page #	Carry-Over	*New	Total
General Services	GF Capital Maintenance Designation	Capital Maintenance Projects (08-09 Minor)	B-224	\$344	\$400	\$744
General Services	GF Capital Maintenance Designation	Capital Maintenance Projects (08-09 Major)	B-225	\$450	\$1,100	\$1,550
Parks	GF Capital Maintenance Designation	Santa Barbara County Parks Restroom Rehabilitation	B-98	\$0	\$30	\$30
Parks	GF Capital Maintenance Designation	Play Equipment Replacement North County	B-96	\$0	\$40	\$40
Parks	GF Capital Maintenance Designation	Cachuma Lake Recreation Area Improvements	B-91	\$0	\$50	\$50
Parks	GF Capital Maintenance Designation	Play Equipment Replacement South County	B-97	\$0	\$105	\$105
Parks	GF Capital Maintenance Designation	Santa Barbara County Parks Paving Program	B-101	\$0	\$150	\$150
Parks	GF Capital Maintenance Designation	Arroyo Burro Beach Park Improvements	B-66	\$60	\$125	\$185
Public Works	GF Road Designation	Prev Maint- 5 Year Countywide Concrete Program	B-110	\$0	\$225	\$225
Public Works	GF Road Designation	Prev Maint- 5 Year Countywide Surface Treatment Program	B-111	\$0	\$275	\$225
TOTAL				\$854	\$2,500	\$3,079

* 'New' does not include GF allocations to the Capital Designation of \$0.5 million.

There are no fiscal or facility impacts resulting from the actions requested. However, significant short and long term fiscal and facility impacts would result from the adoption of the projects in the FY 2008-09 Capital Budget in June.

Special Instructions:

None

Attachments:

- (A) New Project Index
- (B) Geographic CIP Project Data
- (C-F) CEO, General Services, Parks and Public Works Presentations

Authored by:

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cc:

Department Directors

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