

City of Indianola Capital Improvement Plan

FY 2024-2028



Capital Improvement Plan (CIP) Policy

- Five Year Plan-not final, may change due to available funding and Council decisions
- Future capital expenditures considering population, infrastructure replacement/extension, economic base and land use
- Consider operational and maintenance costs to develop a “true-cost” for the project
- Consider costs, timing and sources of funding
- Maintain the City assets
- Funded from financial resources that are anticipated to be current and available



Definitions

- **Capital Project**: a set of activities with related expenditures and schedule, that includes
 - Delivery of a distinct asset or improvement
 - Any contribution to another entity for such delivery
 - Any vehicle or large equipment costing \$5,000 or more lasting for a minimum of 3-5 years
 - Major repair, renovation or replacement of existing facilities (building, road, sewer line, etc.)
- **Major Repair, Renovation or Replacement**: a project mainly intended to preserve or enhance the operational condition of a facility
- **Capital Improvement Program**: Council's approved financial plan of capital projects. This program may change due to issues related to timing, available financing, and other factors, but is primarily followed once approved and is amended from year to year by Council.
- **Project Costs**: Purchase price or construction costs of a project and can include feasibility studies, cost-benefit analysis, site and ROW acquisition, legal and title costs, appraisal and surveying fees, architect and accounting fees, design and engineering fees, initial fixtures and equipment, and delivery fees.



Benefits of a CIP

- Stabilize Volume of Expenditures
- Better Manage Debt Structure
- Public Relations Tool
- Workplan to Preserve Infrastructure and Equipment
- Allow Employees to See “Big Picture”
- Promote Regional Cooperation
- Allows for Continual Adjustment to Changing Needs and Costs



Vehicles and Equipment

- Managed through Fund 190
- Department Contributions and Property Tax Revenue
- Departments Seek Additional Funding Through Grants/Donations



Vehicles and Equipment-FY2024

- Community Development
 - Inspector Vehicle: \$36,390
- Information Technology
 - Computer Replacement: \$21,250
- Police
 - TASER (3/5 Yr): \$18,174
 - BWC (3/5 Yr): \$25,029
 - Duty Rifles (1/3 Yr): \$30,000
 - 2 Squad Vehicles: \$42,500 each
 - 1 Detective Vehicle: \$30,000
- Fire & EMS
 - Fire Safety Trailer: \$85,000
 - Records Mgt System: \$30,000
- EMS
 - Stryker Auto Cot: \$130,000
- Parks and Rec
 - Pickup with Plow: \$37,000
- Streets
 - Radio Upgrade (Yr. 2/3): \$20,000
 - Concrete Saw: \$52,000
 - Wheel Loader: \$230,000
- WRRF
 - 4x4 Extension Cab Pickup: \$50,000
 - Vactor Jet FY24: \$500,000
 - Two Lift Station Pumps: \$30,000



Vehicles and Equipment-FY2025-2028

- IT:
 - Annual Computer Replacement: \$21,250
- Police
 - TASER: 2 More Years; \$18,174 each
 - BWC: 3 More Years: \$25,029 each
 - Duty Rifles: FY25,26: \$32,000
 - 2 -3 Squad Vehicles: ~\$86,000-\$125,000
- Fire & EMS
 - FY27: Engine 331: \$550,000
 - FY25 and FY28: Ambulance: \$300,000
- Streets
 - FY25: Radio Upgrade
 - FY25: Sweeper: \$375,000
 - FY26: Backhoe: \$130,000
 - FY26: Skid Steer:\$150,000
 - FY27: Dump Truck/Plow: \$240,000
 - FY27: Pressure Washer: \$15,000
 - FY28: Dump Truck: \$250,000
 - FY28: Small Saw Truck: \$15,000
- WRRF
 - FY24: Snowplow and Vector Jet: \$448,000
 - FY2024-2027: Lift Station Replacement Pumps: \$30,000



Vehicles and Equipment Funding Matrix

FUNDING SOURCE TOTALS						
	FY 23	FY24	FY25	FY26	FY27	FY28
Fund 190 Beginning Balance	633,995	148,825	-16,565	-1,565	319,685	91,935
Transfer from General Gov. (001)						
Transfer from IT	143,750	21,250	21,250	22,500	22,500	0
Transfer from Police (011)	127,017	188,203	186,703	144,203	197,029	86,000
Transfer from Fire (015)	100,000	100,000	100,000	100,000	100,000	100,000
Transfer from Ambulance (016)	100,000	100,000	100,000	100,000	100,000	100,000
Transfer from Library (041)						
Transfer from Parks & Recreation (042)	95,000					
Transfer from RUT (110)	260,000	310,000	310,000	300,000	290,000	290,000
Transfer from WWTP	150,000	315,000	200,000	30,000	30,000	45,000
Total Transfer In	975,767	1,034,453	917,953	696,703	739,529	621,000
Property Tax	100,000	150,000	100,000	100,000	100,000	100,000
Donations/Grants	120,000	60,000				
Bond Notes						
Total Revenue	1,195,767	1,244,453	1,017,953	796,703	839,529	721,000
Less Purchases	(1,680,937)	(1,409,843)	(1,002,953)	(475,453)	(1,067,279)	(696,000)
Ending Balance	148,825	(16,565)	(1,565)	319,685	91,935	116,935



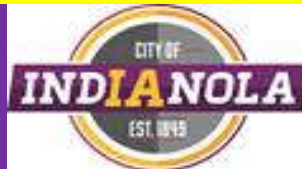
CIP Infrastructure

- Managed through Funds 301, 321-325, 710, 650
- Divided into General Fund, Streets, Sanitary Sewer, Storm Sewer
- Department Contributions, Property Tax Revenue, Gas Franchise Fee
- Departments Seek Additional Funding Through Grants/Donations
- Will have Capital Project Fund 354 for Industrial Park Infrastructure



General Fund CIP FY2024-FY2028

- Comm Dev: Downtown Wayfinding: \$250,000
- Parks/Rec:
 - Pickard Park Field Fencing: \$57,000
 - McVay Connect Trail: \$382,000
 - McVay Trail: FY25: \$178,750
 - South HWY 65 Trail: FY26: \$207,000 and in FY27: \$233,000
- Library (FY24):
 - Emergency Exit: \$12,0000
 - Dividing Wall Replacement: \$25,000
 - Ceiling Tile Replacement: \$10,000
 - Install HC Accessible Doors: \$6,000
 - Meeting Rooms Repair: \$10,000
- Library (FY25-28)
 - Circulation Desk Replacement:\$25,000
 - Roof: \$40,000
 - Library Chiller Replacement: \$136,000
 - Carpet Replacement: \$35,000
 - Security Cameras: \$30,000
 - Parking Lot Repair: \$75,000
 - Furniture and Shelving Replacement: \$95,000
 - Self-checkout stations: \$20,000
 - RFID tagging and installation of security gates: \$65,000
 - Book Return Box \$10,000



General Fund Infrastructure

GENERAL FUND PROJECTS FUNDING SOURCE TOTALS						
	FY 23	FY24	FY25	FY26	FY27	FY28
Fund 301 Beginning Balance	957,244	514,161	150,161	171,411	164,411	131,411
Transfer from Library	58,000	103,000	236,000	75,000	115,000	65,000
Transfer From Parks	69,410					
Transfer from P&R for Moats RR						
Transfer from Parks for JK Trail	200,000				200,000	200,000
Transfer from Parks for McVay Trail		200,000	200,000			
Transfer from P&R for Hilcrest Trail						
Transfer from Parks for S HWY 65 Trail				200,000		
Transfer from Pool						
Total Transfers	327,410	303,000	436,000	275,000	315,000	265,000
Property Tax Revenues						
Sidewalk Assessments						
State/Federal Grants						
REAP Grant for McVay Trail		125,000				
Total Revenue	327,410	428,000	436,000	275,000	315,000	265,000
Less CIP Costs (not including Traffic/Streets)	(770,493)	(792,000)	(414,750)	(282,000)	(348,000)	(65,000)
ENDING FUND BALANCE	514,161	150,161	171,411	164,411	131,411	331,411



CIP Infrastructure -Street FY2024-2028

- FY2024-2025
 - Building Grounds Maintenance
\$15,000/\$25,000
 - Finish Signals at Buxton and 2nd Ave
\$160,000
 - Hillcrest Ave
 - FY23-FY25: \$7,012,266
 - K Street
 - FY22-25: \$5,992,450
- FY2025-2027
 - Major
 - S 9th Street (Salem to Euclid): \$2,176,500
 - F Street: \$759,500
 - R Street: \$1,152,000
 - Minor
 - Clinton (Howard to Buxton): \$354,000
 - S 9th Street (2nd Ave to E Salem): \$134,000
 - S 9th Street (Euclid to Henderson): \$244,000
 - Iowa Ave (Jeff Way to N 8th): \$587,300
 - South 8th Street: \$545,000
 - South Howard Street: \$548,000



Street Funding CIP Matrix

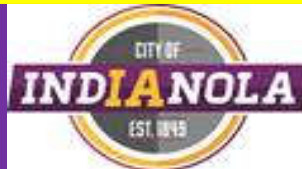
STREET PROJECTS FUNDING SOURCE TOTALS						
	FY 23	FY 24	FY25	FY26	FY27	FY28
Fund 321 Beginning Balance	11,944,996	7,495,341	3,388,341	1,539,341	766,341	(330,659)
Federal Grants	3,200,000	1,900,000				
State Grants						
Sponsored Projects (IFA-Stormwater)	1,000,000					
Transfer from RUT (110) (Restricted)	300,000	300,000	300,000	300,000	300,000	300,000
Transfer from Gas Franchise (099)	500,000		800,000		800,000	
Transfer from General Gov. (001)						
Transfer from IMU for Infrastructure	509,873					
Transfer in from LOST for Streetscape						
Transfer from TIF						
Property Tax (Regular or Capital Projects Levy?)	300,000	300,000	300,000	300,000	300,000	300,000
Other Revenue (Mainly IMU Reimbursements)						
Assessments						
GO Borrowing						
Total	5,809,873	2,500,000	1,400,000	600,000	1,400,000	600,000
Less Streets/Traffic Control Costs	(10,259,528)	(6,607,000)	(3,249,000)	(1,373,000)	(2,497,000)	(2,849,800)
ENDING FUND BALANCE	7,495,341	3,388,341	1,539,341	766,341	(330,659)	(2,580,459)



CIP Infrastructure -WRRRD FY2024-2028

CIP Projects

- FY2024-2028
 - Demolition of Structures at South Plant Lift Station: \$200,000
 - E Franklin Sewer Replacement Project: \$370,000
 - South C St Sewer (W 1st and W Salem): \$450,000
 - Iowa Avenue Sewer Main Replacement: \$840,000
 - West Clinton Sewer Addition: \$135,000
 - Pipe Replacement: \$125,000
- Continued Sewer Manhole and Line Maintenance: \$250,000/year
- Demolition of Existing WWTP: \$2,000,000



WRRD FUNDING SOURCE TOTALS					
	FY24	FY25	FY26	FY27	FY27
Fund 710 Beginning Balance	514,587	(928,816)	(790,650)	(938,943)	(1,296,704)
WRRD Utility Revenue	4,400,000	4,500,000	4,687,000	4,400,000	4,400,000
Transfer In-LOST	1,500,000	750,000	500,000	0	0
Miscellaneous	200,000	200,000	200,000	200,000	200,000
Less General Engineering Consulting	(50,000)	(50,000)	(50,000)	(50,000)	(50,000)
Less Property Taxes					
Less CIP Costs	(2,820,000)	(700,000)	(1,090,000)	(510,000)	(250,000)
Less Transfer Out to 610:Operations	(1,900,000)	(1,900,000)	(1,900,000)	(1,900,000)	(1,900,000)
Less Transfer to Sewer Bonds	(2,458,403)	(2,461,834)	(2,465,293)	(2,467,761)	(2,467,761)
Less Transfers Out for Vehicles/Equipment	(315,000)	(200,000)	(30,000)	(30,000)	(45,000)
Less Transfer to Debt Service					
ENDING FUND BALANCE	(928,816)	(790,650)	(938,943)	(1,296,704)	(1,409,465)

FY2024 Includes \$2,000,000 for demolition of existing plant

Sanitary Sewer CIP Funding Matrix



CIP Infrastructure –SWU FY2024-2028

CIP Projects

- FY2023: Clinton Ave Culvert: \$565,000
- FY2024
 - 14th St (Hillcrest): \$365,000
- FY2025-2028
 - Jefferson (Boston-Clinton): \$960,000
 - North Y Street (1000 Block): \$120,000
 - 14th Street (Iowa Avenue): \$390,000
 - K Street Culvert: \$390,000
- Continued Administration (Modeling/Data Collection): \$70,000 annually
- Continued Maintenance: \$30,000 annually



Stormwater Infrastructure Improvements

STORM SEWER FUNDING SOURCE TOTALS

	FY 23	FY24	FY25	FY26	FY27	FY28
Fund 650 Beginning Balance	910,977	758,977	777,977	966,977	640,977	329,977
Storm Sewer Utility Revenue	600,000	600,000	600,000	600,000	600,000	600,000
Less Transfer for Finance/Billing	(21,000)	(21,000)	(21,000)	(21,000)	(21,000)	(21,000)
Less CIP Costs	(731,000)	(560,000)	(390,000)	(905,000)	(890,000)	(40,000)
ENDING FUND BALANCE	758,977	777,977	966,977	640,977	329,977	868,977



Issues/Concerns to be Addressed

- Supply chain issues for vehicles/equipment
- Increased cost of street projects
- Demolition of existing wastewater treatment facility



