

COUNTY OF MILWAUKEE
INTEROFFICE COMMUNICATION

DATE : August 29, 2011

TO : Supervisor Lee Holloway, Chairman, County Board of Supervisors

FROM : Justin Rodriguez, Interim Capital Finance Manager, Department of Administrative Services (DAS)

SUBJECT : 2011 University of Wisconsin- Milwaukee (UWM) Land Sale Funded Capital Projects- (Informational Report)

Background

The 2011 Adopted Capital Improvements Budget includes capital projects that were to be financed with \$5,000,000 of UWM land sale revenue.

In February 2011, a Real Property Purchase Agreement with UWM Innovation Park, LLC for County-owned land located in the Northeast Quadrant of the County Grounds was approved. The purchase price was \$13.55 million. The payments were amended from the schedule originally adopted in May 2009. Instead of the second \$5 million payment being received by Milwaukee County in February 2012 (available for fiscal year 2011), it will be received in February 2014 (available for fiscal year 2013).

In June 2011, the Department of Administrative Services (DAS) received approval from the County Board to apply \$1,566,516 surplus bonds proceeds towards the 2011 debt service payments, which enabled the County to use sales tax revenue for other purposes. Per the resolution, the DAS performed an administrative fund transfer to allocate \$551,075 of sales tax revenue to Project WC075022 Courthouse Masonry Improvements. A list of other projects that would receive the remaining \$1,015,441 in sales tax proceeds was to be provided to the Committee on Transportation, Public Works, and Transit and the Committee on Finance and Audit in a subsequent board cycle.

Issue

The Department of Administrative Services (DAS) worked with the Department of Transportation and Public Works (DTPW) to develop a list of capital items that had initially been financed by UWM land sale proceeds that could be financed by sales tax proceeds.

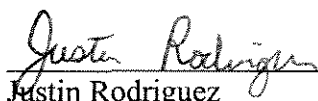
The items that are proposed to be financed by the \$1,015,441 in sales tax proceeds include:

- Project WO11411 Courthouse Complex Improvements (Design) (\$97,841)
- Project WO11403 City Campus Façade and Other Inspections (Inspection Portion) (\$130,000)
- Project WO11413 DHHS Infrastructure Improvements (\$4,000)
- Project WO11417 Parks Infrastructure Improvements (\$328,000)
- Project WO11418 Zoo Infrastructure Improvements (\$220,000)
- Project W11409 Research Park Infrastructure Improvements (\$27,600)
- Project WO11410 County Grounds Infrastructure Improvements (\$36,000)
- Project WO11416 Transit Infrastructure Improvements (\$146,000)
- Project WO11412 HOC Infrastructure Improvements (\$26,000)

The amounts on the previous page reflect revised amounts included in the September 22, 2010 Final Graef report which differ from the amounts included in the 2011 Adopted Budget (see the table below for the original and revised amounts).

Graef Report Original vs. Final		Original	Revised	Varaince
WO11407	GMIA & Timmerman	\$497,000	\$490,000	(\$7,000)
WO11409	Research Park	\$23,000	\$23,000	\$0
WO11410	Criminal Justice- County Grounds	\$100,000	\$30,000	(\$70,000)
WO11411	Criminal Justice- Courthouse	\$830,000	\$1,330,000	\$500,000
WO11412	Criminal Justice- HOC	\$52,000	\$22,000	(\$30,000)
WO11413	DHHS	\$5,000	\$3,000	(\$2,000)
WO11414	Senior Centers	\$130,000	\$130,000	\$0
WO11415	Historical Museums	\$20,000	\$5,000	(\$15,000)
WO11416	Transit	\$322,000	\$296,000	(\$26,000)
WO11417	Parks	\$389,000	\$273,000	(\$116,000)
WO11418	Zoo	\$195,000	\$183,000	(\$12,000)
	Design and Administration Costs	\$512,600	\$557,000	\$44,400
	Total Priority 1 Items	\$3,075,600	\$3,342,000	\$266,400

With the exception of Project WO11411 Courthouse Complex Improvements and Project WO11403 City Campus Façade and Other Inspections, the amounts financing each of the sub-projects included on the previous page will be sufficient to address the priority one action items as outlined in the September 22, 2010 Graef report. The Department of Administrative Services will process a fund transfer in order to move sales tax funds to each of the projects on the previous page.


 Justin Rodriguez
 Interim Capital Finance Manager

cc: Chris Abele, County Executive
 Michael Mayo, Chairman, Transportation and Public Works Committee
 Johnny Thomas, Chairman, Finance and Audit
 Jack Takerian, Director, Department of Transportation and Public Works
 Greg High, Director, Architecture and Engineering Division
 E. Marie Broussard, County Executive's Office
 Pamela Bryant, Interim Fiscal and Budget Administrator
 Jerry Heer, County Auditor
 Steve Cady, County Board Fiscal and Budget Analyst
 Martin Weddle, County Board Analyst