

9-15-2016 FINANCE, PERSONNEL AND AUDIT COMMITTEE APPROPRIATION TRANSFERS
 C CAPITAL IMPROVEMENTS

Action Required

Finance, Personnel and Audit Committee
 County Board (Majority Vote)

WHEREAS, your committee has received from the Department of Administrative Services, Fiscal Affairs, departmental requests for transfer to the 2016 capital improvement accounts and the Director finds that the best interests of Milwaukee County will be served by allowance of such transfers;

THEREFORE, BE IT RESOLVED, that the Director, Department of Administrative Services, is hereby authorized to make the following transfers in the 2016 capital improvement appropriations:

1)	<u>From</u>	<u>To</u>
<u>WP60101 Brown Deer Clubhouse HVAC Replacement #</u>		
8509 – Other Bldg Improvement (CAP)		\$262,236
<u>WP49701 Whitnall Clubhouse HVAC System #</u>		
8509 – Other Bldg Improvement (CAP)	\$262,236	

Existing Project, + Included in 5-Year Plan, * New Project

An appropriation transfer of \$262,236 is requested by the Director of the Department of Parks, Recreation, and Culture to reallocate funding from WP49701 Whitnall Clubhouse HVAC System to Project WP60101 Brown Deer Clubhouse HVAC Replacement. Approval of the appropriation transfer will also change the scope of the two projects.

County Board Resolution 15-526 allocated \$4 million of cash financing to various Parks capital improvement projects. Both the Brown Deer Clubhouse HVAC Replacement and the Whitnall Clubhouse HVAC System projects were included as part of the \$4 million allocation.

WP60101 Brown Deer Clubhouse HVAC Replacement

The approved scope of the Brown Deer Golf Clubhouse project was to plan, design and construct a replacement of the temporary air conditioning with a permanent air conditioning system in the main hall/bar and kitchen. The existing temporary air conditioners in the main hall were installed in 1996 when Milwaukee County Parks hosted the Greater Milwaukee Open. Early in the planning and detailed review of this project by the design consultant, it was found that in order to provide an efficient and effective HVAC system appropriate for the building program, there is a need to expand this planning and design to replace the entire building HVAC system including the existing steam boiler heating system. The expanded scope will include planning, design, preparation of design bid documents and construction to implement the project. Assuming approval of this appropriation transfer, it is estimated that the project will be substantially completed in September 2017.

WP49701 Whitnall Clubhouse HVAC System

The approved scope of the Whitnall Golf Clubhouse HVAC Replacement project was to plan, design and construct a replacement of the HVAC system to cool the dining and kitchen area. Early in the planning and detailed review

of this project by the design consultant, it was found that in order to provide an efficient and effective HVAC system appropriate for the building program, there is a need to expand this planning and design effort to the entire building HVAC system, including kitchen ventilation. Replacement of the HVAC will need to incorporate improvements to the kitchen and building ADA accessibility in order to achieve code compliance that is required when performing improvements of this magnitude. This scope cannot be achieved with the current funding level for the project and will require a future capital request. Funding will be reduced by reallocating the budget for the construction phase of the Whitnall Clubhouse project to the Brown Deer Clubhouse HVAC Replacement project.

The remaining approximately \$50,000 of funding will be used to study and plan for HVAC system replacement for the entire building, conceptualize future kitchen renovation, and review ADA compliance of Clubhouse. This study will establish future project scope and construction cost estimates for the project. Since the scope of the Whitnall Project will be expanded the name of the project is being changed from “Whitnall Clubhouse HVAC System” to “Whitnall Clubhouse Improvements”.

This fund transfer has no tax levy impact.

TRANSFERS SIGNED BY THE COUNTY EXECUTIVE AUGUST 24, 2016.

2)	<u>From</u>	<u>To</u>
<u>WT087012 Rebuild Maintenance Pits at Kinnickinnic Garage *</u>		
8509 – Other Bldg Improvement (CAP)		\$110,000
6146 – Prof. Serv. Cap/Major Maint		\$20,000
4907 – General Obligation Bonds or Notes	\$130,000	
<u>WT026014 New Flyer Buses #</u>		
8554 – Vehicle Replacements	\$120,000	
6146 – Prof. Serv. Cap/Major Maint	\$10,000	
4907 – General Obligation Bonds or Notes		\$130,000

Existing Project, + Included in 5-Year Plan, * New Project

An appropriation transfer of \$130,000 is requested by the Director of the Department of Transportation to reallocate surplus funding from WT02601 New Flyer Buses to the newly created Project WT08701 Rebuild Maintenance Pits at Kinnickinnic Garage (KK Garage).

The KK Garage is the largest of the three Milwaukee County Transit System (MCTS) operating garages. It conducts over 1,000 inspections across roughly 160 buses each year, amounting to roughly four inspections per day. The inspections are conducted over two pits which are designated specifically for routine and urgent inspections. A third pit at the KK garage is not equipped for inspections. Recently, damaged concrete around the perimeter of the center pit has been detected. The deteriorating and falling concrete presents a safety hazard for maintenance workers and as a result, the pit has been closed.

Since closing the center pit there have been operational challenges and inefficiencies. The loss of this pit makes four bus spaces inaccessible and mechanics must now spend time shuffling buses to/from the other inspection pit. This shuffling of buses takes time away from the inspection work and creates restrictions to the order in which

work must be performed on a given bus. This contributes to a loss of flexibility in managing a typical day's workload.

Appropriations of \$130,000 are required for the immediate improvements of the center pit. The improvements will include the removal and replacement of the concrete slabs, the replacement of steel anchors above the pits, and addressing other general conditions in the area.

Surplus funds are available in capital project WT026 - MCTS Bus Replacement Program. Funding for 30 New Flyer buses and spare parts are currently encumbered as planned and detailed in the 2016 Budget. Upon final delivery and inspection of the 30 buses and spare parts, approximately \$130,000 will remain in the project, which is sufficient to address the immediate portion of the KK pit project but not enough to purchase an additional bus. Financing will be provided by general obligation bonds or notes that will be issued as part of the 2016 corporate purpose issuances.

This fund transfer has no tax levy impact.

TRANSFERS SIGNED BY THE COUNTY EXECUTIVE AUGUST 24, 2016.

3)	<u>From</u>	<u>To</u>
<u>WP61601 Pulaski Park Pavilion Improvements #</u>		
6050 – Contract Pers Serv (Short)		\$5,000
6146 – Prof. Serv Cap/Major Mtce		\$10,515
8509 – Other Building Improvement		\$36,424
9706 – Prof Div Services		\$1,000
<u>WP36810 Pulaski-Milwaukee Pavilion Roof #</u>		
6030 – Advertising	\$500	
6080 – Postage	\$500	
6146 – Prof. Serv Cap/Major Mtce	\$805	
7930 – Photo, Prtg, Repro	\$500	
9706 – Prof Div Services	\$2,581	
8509 – Other Building Improvement	\$48,053	

Existing Project, + Included in 5-Year Plan, * New Project

An appropriation transfer of \$52,939 is requested by the Director of the Department of Parks, Recreation, and Culture to reallocate funding from Project WP36810 Pulaski-Milwaukee Pavilion Roof to Project WP61601 Pulaski Park Pavilion Improvements.

WP61601 Pulaski Pavilion Improvements

Pulaski Park Pavilion was built circa 1930 and is a two story structure with a total of approximately 5,000 square feet of floor space. The upper level of the building has a large community room, two public restrooms, one office, one private toilet room, and two storage rooms. The lower level of the building consists of one small meeting room, one mechanical room, one storage room, and one toilet room.

The 2016 Capital Improvements Budget included an appropriation of \$130,000 for the upgrading of bathrooms, entrances, doors and gate to the Pulaski Pavilion along with other necessary improvements in order to reopen the facility to the public. Financing was provided by property tax levy.

The building is in need of both exterior and interior renovations due to normal wear and tear and deferred maintenance. During detail design for the Pavilion improvements, it was discovered that the building was served by lead piping and that it did not make sense to renovate the bathrooms without abating the lead piping. Additional ADA access, exhaust and ventilation, emergency exit lighting and building security needs were also identified as important components to the renovations. These items are beyond the original scope of work, but are necessary to incorporate into the project for public health and safety as well as code compliance.

The following improvements would be supported by this fund transfer:

- Installation of the new upper level accessible building entrance door.
- Renovation of Men’s and Women’s Public Toilet Rooms to update all plumbing fixtures and meet ADA accessibility standards.
- Installation of a new wall and door to lower level to improve safety and security.
- Replacement of lead piping that services fixtures rather than connecting to the building’s original plumbing.
- Construction of plumbing chases for the new piping.
- Replacement of sidewall exhaust fans in the restrooms on the upper floor with an upgraded system extending to the roof gable end.
- Replacement of the drinking fountain with an accessible drinking fountain.
- Replacement of the community room and restroom light fixtures.
- Replacement of the exit light and emergency light fixtures.
- Update of the finishes in public areas on the upper level.

WP36810 Pulaski-Milwaukee Pavilion Roof

County Board Resolution 15-526 allocated \$4 million of cash financing to various Parks capital improvement projects. An appropriation of \$100,000 was included as part of the \$4 million allocation for Project WP36810 Pulaski-Milwaukee Pavilion Roof (Roof Project).

This appropriation transfer will reallocate the remaining \$52,939 from the Roof Project to Project WP61601 Pulaski Park Pavilion Improvements. After further analysis, the public health and safety concerns in addition to the code compliance issues were determined to be more critical than the roof replacement. The roof replacement can be delayed 2-5 years in order to accommodate the additional interior building work. Drawings that have been developed with the funds spent on this project will be able to be used when the roof replacement project is done at a future date.

This fund transfer has no tax levy impact.

TRANSFERS SIGNED BY THE COUNTY EXECUTIVE AUGUST 24, 2016.

4)		<u>From</u>	<u>To</u>
	<u>WH087022 Rawson Avenue Culver Pipes #</u>		
	8530 – Roadway Plan & Constr – (CAP)		\$15,000
	<u>WH09301 Resurface N 43rd and W Bradley #</u>		
	8530 – Roadway Plan & Constr – (CAP)	\$15,000	
	<u>WH091012 Short Term CTH Rehab- Maint #</u>		
	8530 – Roadway Plan & Constr – (CAP)		\$36,500

WH002031 Traffic Signal Optimization #

8551 – Mach & Equipment Repl > \$2500 \$18,700

WH23801 W Layton West of 99th St. Bridge #

6146 – Other Bldg Improvement (CAP) \$14,600
 9706 – Prof. Serv. Cap/Major Maint \$3,200

Existing Project, + Included in 5-Year Plan, * New Project

An appropriation transfer of \$51,500 is requested by the Director of the Department of Transportation to reallocate surplus funding from various highways projects to Project WH087022 Rawson Avenue Culvert Pipes and Project WH091012 Short Term County Truck Highway (CTH) Rehabilitation and Maintenance.

Project WH087022 Rawson Avenue Culvert Pipes

Since 2015 approximately \$275,000 has been appropriated to Project WH087022 Rawson Avenue Culvert Pipe Replacements. Additional expenditure authority of \$15,000 is necessary due to additional erosion control and landscaping measures that are required to complete the construction project.

WH091012 Short Term CTH Rehabilitation and Maintenance

The 2016 Budget included an appropriation of \$450,000 for Project WH091012 CTH Short Term Rehabilitation and Maintenance. Financing was provided by sales tax revenue. The Project requires additional expenditure authority in the amount of \$36,500. The additional expenditure authority is necessary due to the inclusion of two separate sections of County Trunk Highways (CTH), CTH W (N. Port Washington Rd. from W. Coventry Ct. to W. Sugar Ln.) and CTH U (S. 76th St. from south of W. Ryan Rd. to north of W. High St.).

Projects with surplus funds:

- \$15,000 of surplus 2015A bond proceeds are available in Project WH093012 Resurfacing N. 43rd & W. Bradley. Surplus funds are available due to final actual construction costs coming in lower than what was estimated. Project WH093012 will be closed out by the end of the year.
- \$18,700 of surplus cash financing is available in Project WH002031 Traffic Signal Optimization – Design. Surplus funds are available since actual final design costs are lower than what was estimated.
- \$17,800 of surplus cash financing is available in Project WH238011 W. Layton West of 99th St. Bridge. Surplus funds are available since actual final actual costs are lower than what was estimated.

This fund transfer has no tax levy impact.

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