

**VILLAGE OF CHAGRIN FALLS
COMMITTEE OF THE WHOLE COUNCIL
January 28, 2013**

Members present: Patton, Lutz, Holdren, Chess, Newell, Subel
Also present: Mayor Brick, Himes, Bloom, Rogoff, Edwards, Lannon

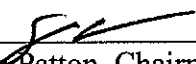
The meeting was called to order at 7:00 p.m. by Chairman Steven Patton.

CAPITAL IMPROVEMENT PLAN

The 2013-2016 Capital Improvement Plan was reviewed and discussed in detail, including the Water Capital Improvement Fund, the Sewer Capital Improvement Fund, and a summary of the major projects.

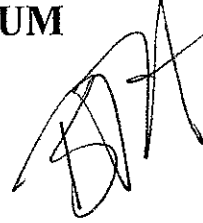
Mayor Brick said currently we have no source of funds available for any re-paving of streets. He said we will be working on alternative sources.

The meeting adjourned at 7:50 p.m.



Steven Patton, Chairman
lgb

MEMORANDUM



To: Mayor, Council
From: Benjamin Himes, CAO
Date: January 7, 2013
Subject: 2013 Capital Improvement Summary

As you are well aware, the Village will no longer receive Inheritance Tax that has been the sole source of revenue for capital improvements and road maintenance program. With the failure of the income tax issue this past fall, the Village is grossly under funding the depreciation costs of roads, buildings and working equipment. The underlying facts of the former funding strategy that worked so successfully for the Village over the past several decades have changed and a new long term strategy needs to be implemented.

The Village has a number of projects in the pipeline that are partially funded by grants. I have prepared the attached spreadsheet to help plan how best to complete these with the remaining cash balance of \$1,139,128 in the Capital Improvement Fund on these projects. The spreadsheet shows costs and source of funds including local share. The local share is further broken down by fund. I have made a couple of assumptions. First I have assumed that there will be no future estate tax distributions. The Village could receive more estate tax as estates settle over the next couple of years. It is also assumed that no emergency reserve will be held in the Capital Improvement fund. Council has previously designated \$400,000 as an emergency reserve.

You will notice that the funds are insufficient to complete the North Street Reconstruction. There are several short term options to close this shortfall include transferring the \$320,000 that has been accumulated to pay for the future reconstruction of "Old 422" (E. Washington and Chagrin Blvd.) The Village will also receive bond proceeds of \$300,000 from the Spillway Tax Increment Financing (TIF) if that comes to fruition. Spillway's current intention is to have the TIF bonds issued in the fall of 2013.

Long term the Village needs a revenue stream to replace the estate tax and meet its fundamental obligation to maintain its infrastructure in a safe condition.

MAJOR PROJECT SUMMARY

Annual Road Maintenance Program:

The annual road maintenance program is on hold until funds are available. Roads that need resurfacing now include High Ct., River St., West St., Greenbrier Subdivision, W. Cottage St., Stanridge Rd., Willow Lane, Center St., Northwoods Subdivision. These streets would have been paved in 2013 had the tax increase passed. Continued deferral of this maintenance will result in more costly future repair due to base deterioration and interim patching costs.

South Franklin Street Waterline and Resurfacing:

Project Total: \$752,500
OPWC Grant: \$180,000
Change Order: \$100,000
Local Share: \$672,500

This project began construction in 2012 but was not completed due to unforeseen underground difficulties that resulted in claims for over \$100,000 in extra work. The project will be completed in 2013 and the roadway resurfaced.

Salt Storage Building:

Project Total: \$280,000
Local Share: \$280,000

The existing dome needs to be replaced on an emergency basis. Damage to wood members and steel tension ring from salt exposure have compromised the structural integrity of the building. Existing building is poorly sited for proper drainage.

Safe Routes to School and Mill Street Sidewalks (2013 construction):

Project Total: \$689,280
Federal Grant: \$689,280
Local Share: \$215,000 for engineering and easements.

This project includes pedestrian paths on intermediate and middle school grounds completed in 2011. Signage, traffic striping and sidewalks on Mill and Cleveland Street to connect Orange to Washington. The Village has an agreement with Spillway for installation of the Mill Street

sidewalk at Spillways cost when a TIF agreement is reached. \$347,280 of grant funds remain and \$342,000 of the 2009 earmark will be used cover the construction costs.

Solon Raod Waterline and Phase 1 Paving:

Project Total: \$635,000
OPWC Loan: \$635,000
Debt Service: \$31,750 for 20 years.

The project consists of replacing a functionally inadequate watermain along Solon Road between Miles Road and Monticello Drive.

Solon Road Resurfacing:

Project Total: \$805,000
CCE: \$750,000
Local Share: \$55,000

Cuyahoga County has agreed to resurface Solon Road with construction at 100% county cost. The local share costs are for engineering and easements. This is scheduled for 2013 construction.

North Street Reconstruction and Waterline:

Project Total: \$2,515,000
NOACA TIP: \$1,200,000
OPWC Grant: \$225,000
Local Share: \$1,322,000

The scope of this project includes roadway reconstruction with an asphalt wearing surface, water and other underground utilities and sidewalks on one side of the roadway. Water improvements are funded out of the Water Reserve Fund. This project is tentatively scheduled for 2014 however the Village will not be able to fund the total local share out of the remaining Capital Improvement Fund balance.

VILLAGE OF CHAGRIN FALLS CAPITAL IMPROVI

PROJECT		COSTS			SOURCE OF FUNDS				
		ESTIMATED CONSTR.	Engineering	Other	TOTAL LOCAL	OPWC 0% Loan (1)	OPWC Grant	CCE	OEPA
2012	South Franklin Street Waterline	\$450,000	\$90,000	\$100,000	\$505,000		\$135,000		
2013	South Franklin Street Resurfacing	\$202,500	\$10,000		\$167,500		\$45,000		
2013	Loan payments	\$32,338			\$32,338				
2013	Salt Storage Building	\$250,000	\$30,000		\$280,000				
2013	Solon Road Waterline	\$550,000	\$85,000		\$0	\$635,000			
2013	Solon Road Resurfacing (+ Easement)	\$750,000	\$50,000		\$50,000			\$750,000	
2013	Solon Road Bio Swale (+Grant Admin)	\$73,000	\$10,000		\$10,000				\$73,000
2013	North Street Waterline Phase 1 - south	\$350,000	\$76,000		\$291,000		\$135,000		
2013	North Street Waterline - Phase 2 - north	\$405,000	\$24,000		\$339,000		\$90,000		
2013	Cleveland/Mill Sidewalk (+ Easements)	\$689,280	\$25,000	\$15,000	\$40,000				
2014	Loan payments	\$64,088			\$64,088				
2014	North Street Reconstruction	\$1,760,000	\$122,000	\$10,000	\$692,000				
2015	Loan payments	\$64,088			\$64,088				
2016	Loan payments	\$64,088			\$64,088				

Payments

Grant Admin

Change Order

			LOCAL SHARE BY FUND										
ACA	FED EARMARK	SRTS GRANT	Engineering	WATER CAP FUND		SEWER CAP FUND		CAP IMP FUND				BALANCE	
				WATER	BALANCE	SEWER	BALANCE	Engineering	SIDEWALK	ROAD	OTHER		
					\$922,427								\$1,139,128
			\$65,000	\$440,000	\$417,427								\$1,139,128
					\$417,427			\$0		\$167,500			\$971,628
					\$417,427						\$32,338		\$939,290
					\$417,427			\$30,000			\$250,000		\$659,290
			\$0	\$0	\$417,427								\$659,290
					\$417,427			\$50,000		\$0	\$5,000		\$604,290
					\$417,427			\$10,000			\$10,000		\$584,290
			\$37,000	\$234,000	\$146,427			\$20,000					\$564,290
			\$12,000	\$327,000	\$192,573								\$564,290
	\$342,000	\$347,280			\$192,573			\$25,000	\$15,000		\$15,000		\$509,290
				\$31,750	\$224,323						\$32,388		\$476,902
200,000	\$0				\$224,323			\$122,000	\$63,636	\$493,182	\$10,000		\$211,916
				\$31,750	\$256,073						\$32,388		\$241,304
				\$31,750	\$287,823						\$32,388		\$276,692