

Capital Improvement Plan 2011- 2016

Parks and Recreation

Overall request from Parks and Recreation for the duration of this 5-year CIP is \$18,125,000.

Dickinson Park Playground/Sprayground.

Project cost is \$750,000. The current playground does not meet safety standards and does not provide playground opportunities for children with disabilities. The addition to the park of a sprayground will provide much needed creative water play opportunities.

Recommendation: Fund this project in Year 2 of the CIP

Dickinson Park Bath House/Concession Stand.

Project cost is \$400,000. A bath house is required by code if the splash pad to be installed has re-circulating water. The splash pad project is part of the Dickinson Park improvements scheduled for year 2 of the CIP (see above). The requested concession stand will to serve the areas of the park with the skateboard facility, the concerts green space, the playground and the planned splash pad.

Recommendation: Require Parks and Recreation to assess the possibility of using Town-owned portable buildings to serve this need. If the need can be met with an existing 'facility' at a lower cost, then move this project or the splash pad project to better align so that compliance issues do not arise.

Infrastructure Renovations at Treadwell Park.

Request of \$350,000 is to reconstruct tennis and basketball courts and improve parking.

Recommendation: Fund this project in Year 2 of the CIP.

Artificial Turf at Treadwell Field.

Overall request is \$500,000 to replace the artificial turf at Treadwell. Turf was laid in 2005 and has an expected life of 10 years. This project will be supported through surcharge fees.

Recommendation: No action required. Project is expected to be completed in year 3 of the CIP, 2013-2014.

Community Center.

Overall costs for the proposed community center are \$15,700,000. The facility is planned for location at Fairfield Hills on the site of Litchfield House being demolished in summer of 2010. As proposed, the new community center will have an area of 45,500 square feet (gross), including a pool area of some 23,200 square feet, a recreation/teen center of 22,300 square feet, office spaces and classrooms.

Recommendation: Maintain the CIP schedule for the project (2015-2016) as requested by Parks and Rec pending the results of further research into possibilities for use reuse of existing facilities.

Eichler's Cove Bath House/Concession Stand.

Project cost is projected at \$425,000. Eichler's does not have a bath house or concession stand. Parks and Recreation has a plan for overall improvement of Eichler's Cove to better meet the needs and interests of its users. The facilities being requested here are consistent with that plan.

Recommendations: Support the item's placement in the CIP (year 5). The project may be moved earlier into the schedule if 1) Eichler's Cove Funds be used to support these improvements; and or 2) One or more of the Town-owned portable classrooms are 'reused' to meet these needs.

Public Works

Overall 5-year request for bridges and capital road work is \$12,404,000.

Bridge Replacement

Overall request is for 7 bridges to be replaced/reconstructed over the five years of the capital spending plan. Bridges do not meet current safety standards in terms of road approaches, abutments, etc. Program of bridge work has been prioritized by Public Works Department. Total cost over the five years is \$2,404,000.

*Recommendation: Support for **one** bridge to be reconstructed in each year of the CIP. Public works to prioritize the request for year 5 (2015-16) to stretch the request over three years.*

Year 1 = \$430,000 for Poverty Hollow Bridge.

Year 2 = \$315,000 for Brushy Hill Road

Year 3 = \$355,000 for Meadowbrook Road Bridge

Year 4 = \$265,000 for Jacklin Road Bridge

Year 5 = \$292,000 for Old Hawleyville Rd#2; \$333,000 for Bennett's Bridge Road; \$414,000 for Pond Brook Road

Note: Fiscal year 2009-2010 began the practice of funding bridge work through the CIP. The first bridge to be reconstructed under this plan is Old Mill Dam. Committing to reconstruct one bridge each year through the CIP is part of an overall planning strategy that aligns resources with known capital needs over time. Further, this approach provides some assurance that the needed work will be done and will not become subject to the vagaries of our annual operating budget development and implementation process. The reconstruction of bridges that do not meet standards is a public health and safety concern.

Capital Road Program

Overall request is for \$10,000,000 for road work over the five years of the CIP, \$2,000,000 per year. These funds are in the operational budget. A tentative schedule of roads proposed to be 'worked' is provided in the CIP book. In fall of 2010, the Director of Public Works will be implementing a revised process for creating an annual Plan for Maintenance and Capital Improvement of Roads. See the CIP book for detail on that Plan process. The objective of the process is to ensure that Newtown roads are annually evaluated and prioritized for maintenance and capital improvement and that appropriate boards/agencies as well as the general public are informed about the annual Plan.

Recommendation: Support the annual allocation of \$1,500,000 for road work.

Economic Development

Overall request for economic development projects for this 5-year period is \$6,615,000.

Sandy Hook Streetscape Project

Overall request is for \$800,000 for sidewalks, curbs, street lighting, and landscaping along three roadways: Washington Road (east), Riverside Road (south); and Glen Road (west).

Streetscape projects such as this have esthetic and economic benefits. Private investment in Sandy Hook Center exceeds \$5 million dollars with a reported return on investment of approximately 600%. Business owners look for evidence that the municipality will continue its commitment in the development of the area. CIP binder has a full description of the Streetscape program and expectations under this phased approach.

Recommendation: Continue Streetscape Project with an annual allocation of \$200,000, for years 1-4 of the CIP.

Technology Park.

Cost for construction of a shared access drive and utilities are projected at \$815,000 with approximately \$90,000 coming from grants. Purpose of the investment is to incentivize economic development.

Recommendation: Maintain this project in the CIP for year 5 (2015-2016) with the understanding that the alternatives will continue to be evaluated, i.e. sell land as is or land bank for the future.

Hawleyville Sewer Extension.

Project cost is \$5,000,000. The project involves extension of the sewer line to the development parcels on Mt. Pleasant Road and installation of a pumping station at the intersection of Rt. 6 and Rt. 25. The economic development of Hawleyville is an important feature of Newtown's plan for growth. Sewering that area is a necessary component of that economic development.

Recommendation: Support this project for year 5 of the CIP provided that development projects warrant the investment and assist in underwriting the cost.

Fairfield Hills

Overall request related to Fairfield Hills Campus development for this five year CIP is \$18,538,000. Funding requests are organized in three categories:

Infrastructure; Walking Trails; Building Demolition

Infrastructure (includes utilities, roads, walkways, storm drains)

Utility infrastructure has four phase totaling \$1,425,000. Year 1,3,4 of the CIP.

Phase I and II is to move underground the existing electric and communication service..

Phase III and IV is to extend the underground system of gas lines, electric, and communication lines throughout the Campus consistent with the Master Plan. Develop/complete parking lots; roadways; walkways; storm drains; installation of fire services; lighting.

Recommendations:

Year 1, focus on Duplex area: install underground utilities; road work; driveways; improve green area; lighting; partial parking lot. Public Works to do the piping and trenching; road construction; center green work. Cost: \$350,000.

The Duplex area (Washington Circle) consists of five buildings each of approximately 4200 square feet. The Town has a grant of \$500,000 for the rehabilitation of one duplex for the use of KCC. Newtown Youth and Family Services has expressed strong interest in locating their services in that area and would require two duplexes. The additional two duplexes may, over time, be developed/occupied by like services, either Town agencies or small medical offices. Restoration renovation of each duplex is estimated to cost approx. \$400,000.

Year 3: Focus on completing roadways, parking lots, storm drains, street lighting; streetscape in area of Center Green and Washington Circle- \$450,000; complete Phase I of utility infrastructure plan - \$300,000.

Note: 1) Further infrastructure improvements, including utilities, are dependent upon results of Master Plan review and pending projects. 2) Determine with FHA their intended use of resources accumulated through common area charges (\$100,000)

Walking Trails. Overall cost of \$763,604 to expand and enhance the trail network at the Campus.

Recommendation: Improve and expand existing trails. Complete the planned loop. Install lighting, seating, storm water management, exercise course.

Year 4 of CIP - \$250,000.

Year 5 of CIP - \$525,000

Building Demolition. Overall cost is \$16,350,000 for the removal of eight buildings: Shelton, Danbury, Norwalk, Stamford, Kent, Canaan, Cochran, Plymouth and the single family houses. Buildings are in a state of disrepair, are 'attractive nuisances', pose potential hazards, and elevate costs for campus security. Benefits for removal are both economic and aesthetic; land will be reclaimed and added to general capital assets of the municipal.

Recommendation: Year 5- \$6,000,000 - buildings for demolition to be determined depending on costs, state of disrepair, and pending projects.

Public Safety

Overall requests in Public Safety total \$16,125,000

Addition to Sandy Hook Fire Substation.

Overall cost is \$375,000. The addition is needed to house the newer designed fire equipment. Current engine housed at the substation is 18 years old and will need to be replaced (SH fire department will subsidize the purchase of the new engine.)

Recommendation: Complete in Year 3 of the CIP.

Police/Communications Facility.

Overall request is for a new facility costing approx. \$12,800,000. A space study demonstrates that a new/larger facility will be necessary to serve police and communications needs when Newtown is fully built-out.

Recommendation: Provide \$800,000 in Year 5 of the CIP for engineering, architect and design work. Consider that a municipal facilities study will inform the decision regarding construction of a new building.

Hook and Ladder.

Overall request is for \$1,000,000 to be gifted in two stages of \$500,000 each year in the first two years of the CIP. (Note: Town also committed \$500,000 in fiscal year 2010-2011)

Board of Fire Commissioners

Overall request is for the replacement of four tankers and one engine for a total of \$1,950,000.

Recommendation: Replace equipment through a combined strategy of bonding and use of capital non-recurring. Place \$100,000 in capital non-recurring for five consecutive years beginning in 2010-2011, for a total of \$500,000.

In 2014-2015, replace two tankers: \$400,000 bonding; \$300,000 cap. non-recurring.

In 2015-2016, replace Engine and one tanker- \$800,000 through bonding; balance from cap. non-recurring

Land Use - Open Space Acquisition Program.

Overall request to fund this program is \$3.5 million. At present, Newtown has a total of 1860 acres designated as open space, has conservation easements on another 370 acres. The goal of the Land Use Agency is that (21%) of the land area be designated as Open Space. Our inventory so far is at 14% (including NFA property). It is anticipated that several large parcels of land will come available during these years.

Open space has considerable esthetic value and economic value (reported to have an ROI of 300%).

Recommendation: Provide \$1,500,000 in year 3 of the CIP, and \$1,000,000 in CIP years 4 and 5.

**TOWN OF NEWTOWN
BOARD OF SELECTMEN CIP (2011 - 2012 TO 2015 - 2016) - SELECTMAN RECOMMENDATION**

RANK	2011 - 2012 (YEAR ONE)				Proposed Funding				NOTES
	Dept.	Amount Requested	Bonding	Grants	General Fund	Other			
	Bridge Replacement (Poverty Hollow Road)	PW 1,500,000	430,000		1,500,000			>>>No change from request	
	Capital Road Program	PW 1,500,000	350,000					>>>Changed from \$2,000,000 to \$1,500,000 (to reflect a realistic budget number)	
	FFH Infrastructure	FFH 350,000	500,000					>>>Duplex area will be the focus (changed from utility phase I)	
	Newtown H & L Fire House Construction	FIRE 500,000	200,000					>>>No change from request	
	Sandy Hook Streetscape Program	ECON DEV 200,000	1,480,000		1,500,000			>>>No change from request >>>No change from request Prior year CIP bonding amount = \$ 1,255,000 (current is \$225,000 more)	
			2,980,000						
RANK	2012 - 2013 (YEAR TWO)				Proposed Funding				
	Bridge Replacement (Brushy Hill Road)	Dept. PW 315,000						>>>No change from request	
	Capital Road Program	PW 1,500,000	315,000		1,500,000			>>>Changed from \$2,000,000 to \$1,500,000 (to reflect a realistic budget number)	
	Newtown H & L Fire House Construction	FIRE 500,000	500,000					>>>No change from request	
	Dickinson Playground / Sprayground	P & R 750,000	750,000					>>>No change from request >>>Project moved from year five to correspond to sprayground project>>>portable classroom option? Amount included in playground/sprayground above.	
	Dickinson Park Bath House / Concession Stand	P & R 350,000						>>>No change from request	
	Infrastructure Renovations Treadwell Park	P & R 200,000	200,000					>>>No change from request	
	Sandy Hook Streetscape Program	ECON DEV 3,815,000	2,115,000		1,500,000			>>>No change from request Prior year CIP bonding amount = \$ 2,207,000 (current is \$92,000 less)	
			2,115,000						
RANK	2013 - 2014 (YEAR THREE)				Proposed Funding				
	Bridge Replacement (Meadow Brook Road)	Dept. PW 355,000						>>>No change from request	
	Capital Road Program	PW 1,500,000	355,000		1,500,000			>>>Changed from \$2,000,000 to \$1,500,000 (to reflect a realistic budget number)	
	FFH Utility Infrastructure Phase I	FFH 300,000	300,000					>>>Moved from year one. Amount adjusted from \$275,000	
	FFH Sidewalks, Roads & Storm Drains	FFH 450,000	450,000					>>>Amount increased from \$100,000 (utility phase II & III taken out)>>>Focus on Center Green & Washington Circle	
	Artificial Turf Replacement at Treadwell Field	P & R 500,000						>>>No change from request	
	Sandy Hook Streetscape Program	ECON DEV 200,000	200,000					>>>No change from request	
	Open Space Acquisition Program	LAND USE 1,500,000	1,500,000					>>>No change from request	
	Addition To Fire House Sub-Station	FIRE 375,000	375,000					>>>No change from request	
			3,180,000		1,500,000			Prior year CIP bonding amount = \$ 3,350,000 (current is \$170,000 less)	
			3,180,000						



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TOWN OF NEWTOWN
OFFICE OF THE FINANCE DIRECTOR

TO: Members of the Board of Selectmen
 Members of the Board of Finance
 Members of the Legislative Council

FROM: Robert Tait, Finance Director

SUBJECT: **2009-2010 Year End Transfers**

DATE: August 28, 2010

<u>DEPT.</u>	<u>ACCOUNT</u>	<u>DESCRIPTION</u>	<u>TO</u>	<u>FROM</u>
Selectmen	01100 – 4063	Legal Services – Other	98,729	
Employee Benefits	01270 – 2001	Medical Benefits		(57,312)
Employee Benefits	01270 – 2003	Life Insurance		(926)
Contingency	01570 – 2000	Contingency		(40,491)

- Legal services exceeded budget due to a heavier than expected case load.

Selectmen – Other	01105 – 1002	Clerks	249	
Selectmen – Other	01105 – 2015	Legal Advertising	5,084	
Selectmen – Other	01105 – 2016	Postage		(5,333)

- Legal advertising exceeded budget due to an additional budget referendum.

Registrar's	01180 – 1005	Referenda	1,214	
Contingency	01570 – 2000	Contingency		(1,214)

- Referenda exceeded budget due to an additional budget referendum.

Commission on Aging	01220 – 2022	Senior Center Operating	16	
Commission on Aging	01220 – 1001	Senior Services Admin.		(16)

- Amount immaterial

Fire	01320 – 2021	Fire House Maint & Alarm	37	
Fire	01320 – 2022	Radio & Pager Service	471	
Fire	01320 – 3050	Equipment Repairs	274	
Fire	01320 – 4002	F/F Incentive Plan	14,472	
Fire	01320 – 2020	Utilities		(15,254)

- Firefighter Incentive Plan over budget due to investment market conditions. Contribution to plan had to be increased due to portfolio performance.

<u>DEPT.</u>	<u>ACCOUNT</u>	<u>DESCRIPTION</u>	<u>TO</u>	<u>FROM</u>
Insurance	01350 – 4003	Worker's Compensation	13,050	
Contingency	01570 – 2000	Contingency		(13,050)
<ul style="list-style-type: none"> Worker's compensation over budget due to a year end payroll audit which adjusted the premium upwards. 				
Land Use	01490 – 4061	Legal Services	37,608	
Contingency	01570 – 2000	Contingency		(37,608)
<ul style="list-style-type: none"> Legal services exceeded budget due to a heavier than expected case load. 				
Landfill	01515 – 4025	Contractual Services	3,556	
Highway	01500 – 4064	Contractual Overlays		(3,556)
<ul style="list-style-type: none"> Contractual services exceeded budget due to under estimating contractual bid amounts. 				
Parks & Recreation	01550 – 3052	Grounds Maintenance	1,110	
Parks & Recreation	01550 – 2018	Utilities		(1,110)
<ul style="list-style-type: none"> Grounds maintenance exceeded budget due to under estimating material amounts. 				
Debt Service	01580 – 2001	Principal	100,000	
Debt Service	01580 – 2002	Interest		(100,000)
<ul style="list-style-type: none"> Clerical error between principal and interest. No effect on Debt Service department as a whole. 				
Public Bldg. Maint.	01650 – 4060	Contractual Services	1,687	
Public Bldg. Maint.	01650 – 2017	Utilities		(1,687)
<ul style="list-style-type: none"> Contractual services exceeded budget due to under estimating contractual bid amounts. 				