



SAN RAFAEL

THE CITY WITH A MISSION

Department of Public Works

Capital Improvement Program

FY 2017-18 to FY 2019-20

June 5, 2017

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Memorandum to City Council

MEMORANDUM

DATE: June 5, 2017 **FILE NO:** 01.15

TO: San Rafael City Council

FROM: Bill Guerin, Public Works Director

RE: 3-YEAR CAPITAL IMPROVEMENT PROGRAM

REPORT REGARDING SAN RAFAEL'S 3-YEAR CAPITAL IMPROVEMENT PROGRAM FOR FISCAL YEARS 2017/18 THROUGH 2019/20

PURPOSE:

The purpose of the memorandum is to:

1. Present the 3 Year - Capital Improvement Program for Fiscal Year 2017/18 which includes the process utilized to develop the program, in its final form for Council approval.
2. Summarize Council's decision from the May 15, 2017 Study Session in regards to FY17/18 fund allocations to the City's Storm Water Fund #205 and Building Fund #603.
3. Summarize Council's preliminary direction from the May 15, 2017 Study Session in regards to long term funding for the Storm Water infrastructure improvements.

BACKGROUND

CAPITAL IMPROVEMENT PROGRAM

The Capital Improvement Program (CIP) is a planning document developed by the Department of Public Works to identify and prioritize new construction projects and improvements to the City's infrastructure. The priorities identified herein have been coordinated with the other departments in San Rafael to ensure that all department needs are represented. DPW will seek approval of the CIP at a future Council meeting.

The general categories within the CIP have been modified this fiscal year to reflect the following:

- City-Owned Properties (COP)
- Parks (P)
- Drainage (D)
- Right-of-Way (R/W)

CIP FUNDING SOURCES

CIP projects are funded from several different sources, as summarized by the following table:

<u>Category</u>	<u>Funding Source(s)</u>			
City-Owned Properties	Building Fund #603	Parking Services Fund #501	Grants & Contributions	
Parks	Measure A Fund #241	Parkland Dedication Fund # 240	Building Fund #603	Grants Contributions
Drainage	Storm Water Fund #205	Additional allocations are needed		
Right-of-Way	Gas Tax Fund #206 *	Grants	Traffic Mitigation Fees –Fund 246 **	

* In addition to traditional Gas Tax revenues, several other sources contribute to the Gas Tax Fund: Construction Vehicle Impact Fees, Refuse Vehicle Registration Fees, and federal Community Development Block Grants. All are assigned to the Gas Tax Fund because their use is restricted to right-of-way projects.

** Traffic Mitigation Fees may only be used for projects identified in Exhibit 21 of Policy 6A of General Plan 2020.

The Department of Public Works also seeks federal and state grants to support our infrastructure and to meet the City’s goals and objectives.

CIP PROJECTS COMPLETED IN FY2016/17

Over the last fiscal year, Department of Public Works has faced many challenges which have impacted our ability to complete projects originally listed in last year’s CIP. Staffing changes, winter storm emergencies and large scale projects such as the Sonoma-Marín Area Rail Transit (SMART) and the Essential Facilities program have required significant staff resources to administer. Filling vacant Engineering Division positions has also been challenging. Nevertheless, DPW completed 27 projects last year as shown in **Section 1** attached to this report. Of particular interest are the following:

1. Regional Transportation System Enhancement Project (RTSE)
2. Tamalpais Avenue Queue Cutter Improvements
3. Terra Linda Community Center Pool House
4. Street Resurfacing and Curb Ramps
5. Rossi Pump Station
6. Hetherton Street Resurfacing

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The following important smaller scale projects were also finalized:

1. City Solar Project at the Corporation Yard and at the Albert J Boro Community Center
2. City Wide Security System Upgrades
3. Bret Harte Road and M'Liss Storm Drain Improvements
4. Kerner Pump Station Pressure Chamber Cap
5. Brookdale Avenue Retaining Wall

ACTIVE CIP PROJECTS

Currently, staff is managing 58 capital projects with a wide range of complexity. This includes 17 projects that were not anticipated when last year's Capital Improvement Program was developed. Unanticipated projects are a common occurrence and the 2017/18 CIP has an unallocated balance in each of the four funding categories to anticipate these needs.

Section 2 lists active CIP projects and includes a short summary of their status.

FY 2016/17 CIP DEVELOPMENT

Exhibit A, which is attached to this report, is a flow chart which details the CIP process. This year the Department of Public Works met with the other Department Directors and their staff to develop and prioritize the proposed project listing for FY17/18.

Project List Development

The FY2017/18 list of potential projects was developed by identifying projects from last year that were not addressed, listing new projects from other City Departments and then re-rating all the projects to develop a prioritized list. These projects are listed with their respective rating in **Section 3**. While some projects have a high rating, a portion of these were pushed off to future years based on each Department Director's recommendation. For instance, the Community Services Director recommended coupling the replacement of the Sun Valley Park play structures with other play structures throughout the City at a time when the work does not conflict with other more pressing projects.

Project Estimating and Budget Analysis

The Department of Public Works reviewed and estimated the cost of all high priority projects. Since these projects have not been designed, the estimates developed at this preliminary phase are approximations. Refer to **Section 4**, which includes a list of proposed projects, their approximate cost, and project description. These new projects are listed per category to be considered within the three-year planning window of the CIP.

Project Staffing Allocation

In previous years, the Department of Public Works analyzed the projects listed in Section 4 to determine if current staffing levels can accommodate work load stated in the CIP. This analysis last year indicated a staffing shortfall. The winter storms exacerbated the delivery of the active projects. In addition, unanticipated projects such as drainage projects required our staff to reprioritize projects based on immediate safety concerns. Staff anticipates a similar staffing shortfall in 2017/18. To address this concern Public Works anticipates utilizing staff for high priority, grant and emergency projects and fixed term and contract resources to execute the remainder of the CIP program.

DISCUSSION

There are several factors that influence the Capital Improvement Program which have been discussed in prior CIP's. The following topics impact decisions as to which projects are selected and how the Public Works Department addresses the City's infrastructure needs.

Infrastructure Life Expectancy and Planning

Project Funding

Project Selection

Infrastructure Life Expectancy and Planning

The City of San Rafael maintains over 30 facilities as well as an extensive park, road and storm water drainage system. Many of these facilities were built in the 1950's and 1960's. The public facilities are heavily utilized and show significant wear and tear. Our community centers are utilized almost continuously. Playing fields and parks see similar use. In addition to our buildings and other public amenities, the City's drainage systems and roadways are all showing significant wear and tear. Coupled with the maintenance and infrastructure upgrades required from use, codes and standards have changed since our facilities were constructed, and many require modifications based on access requirements, technology needs and safety. This year's program is focused on making repairs to all facilities including drainage, roads, parks and city owned properties to ensure that they don't continue to degrade. There are also life/safety improvements on our list.

Staff recommends performing a full facilities evaluation to ensure a full understanding of our infrastructure needs and to determine the life expectancy and repair needs. In order to ensure this evaluation is completed, Public Works anticipates utilizing an outside consultant to manage this project.

Project Funding

Building Fund: The Building Fund (#603) is supported by a General Fund allocation exclusively for the maintenance and improvement projects on City Owned Property. For the last several years, the General Fund has contributed \$500,000 towards the Building Fund. On occasion, as additional funding is identified e.g. in the form of unspent General Fund allocations for other Public Works projects, one-time monies may be transferred into the Building Fund, allowing the Fund to accumulate a modest fund balance for larger capital improvement projects. Nearly all active and new City Owned Property projects listed in the FY 2017-18 CIP are funded by the Building Fund.

Due to the large number of necessary capital improvement projects, there is a significant funding shortfall anticipated beginning FY 2019-20. Staff is recommending that the Finance Director identify additional General Fund allocations as they become available to support necessary capital improvements and repairs to both the categories of Drainage and City Owned Property. Continued deferral of these larger maintenance projects will decrease the life expectancy of City facilities and increase the costs to repair in the future.

Storm Water Fund: As in past years, the Storm Water Fund (#205) receives annual revenues of approximately \$880,000. This funding is utilized exclusively for annual operation and

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maintenance of our 12 stormwater pump stations. These pump stations vary in age but all need constant maintenance due to frequent damage from continuous use during the rainy season. This maintenance includes but is not limited to pulling each pump, dismantling the system to dislodge debris, examine impellers and other vulnerable components in order to make sure these systems remain fully operational during major storm events in San Rafael. Properly maintained pump systems are essential to keep areas from flooding during winter storms.

In addition to standard maintenance and pump replacements described above, there are significant capital improvement needs at not only the pump stations, but also for large capital projects to improve existing storm drain systems throughout the City. However, since the Storm Water Fund receives \$880,000 in revenues from the Storm Water Activity Fee, and the standard operational costs for maintaining the pump stations are \$880,000, there is simply not enough funding for these large projects outside of the standard operational and maintenance costs.

Several years of deferred maintenance (e.g. not expending the full \$880,000 required for standard pump station maintenance) allowed a modest fund balance to accumulate in the Storm Water fund. However, this fund balance was nearly depleted in FY 2016-17 with the completion of the Rossi Pump Station improvements (FY13/14 CIP), and six unanticipated and emergency drainage projects. A full list of completed drainage projects in FY 2016-17 is shown in Section 1.

The replacement of the San Quentin Pump Station is shown on our list as a high priority. San Quentin is showing significant signs of deterioration and is in need of full replacement. As demonstrated above, existing resources available in Storm Water Fund #205 are not adequate to fund this project. Storm Water projects that are currently unfunded can be seen in the Funding summary in Section 4.

In addition to the City's unfunded Storm Water infrastructure and capital needs, Marin County Stormwater Pollution Prevention Program (**MCSTOPPP**) adds an additional financial and staffing burden to the storm drainage program. The City is working closely with MCSTOPPP in order to be in compliance with state and federal requirements. The City will need to install storm drain filtration systems to prevent debris and garbage from entering the Bay. We have several thousand catch basins and providing filtration for all these will be costly. In addition, the maintenance of these catch basins will place a huge burden on the Streets Maintenance staff especially during winter storm events because the filtration systems will become clogged very quickly and will require constant cleaning. This is an unfunded mandate. It is our understanding that the State will issue a request to develop a plan for implementing these filtration systems in the summer of 2017. Based on the extent of the requirements, the City will need to move forward with an implementation plan in 2017.

Last year's CIP recommended the use of the Building Fund (#603) for unfunded drainage projects. In the May 15, 2017 CIP study session, Council once again approved the recommended use of General Fund monies intended for the Building Fund to be used instead to fund necessary Storm Water infrastructure improvements for FY 2017-18. This means that, for FY 2017-18, the \$500,000 that the General fund annually transfers to the Building Fund will instead be transferred to the Storm Water fund. The transfer of \$500,000 into the Storm Water Fund, in addition to the small fund existing balance, would allow projects planned for FY 2017-18 to be executed.

However, the transfer is not sustainable on an ongoing basis. Beyond FY 2017-18, the Building Fund #603 cannot forgo the annual \$500,000 General Fund contribution less the Building Fund experience a funding shortfall for City owned properties as well. Continued redirection of the \$500,000 away from the Building Fund and towards the Storm Water fund will cause deferred maintenance and continued deterioration on City facilities.

As a long term solution to funding storm water infrastructure improvements and MCSTOPP mandates, Staff was directed by Council in the May 15 Study Session to evaluate the current storm water activity fee to determine whether an increase is appropriate, and what the next steps would be to increase the fee. The storm water activity fee was last updated in 2001: the average residential parcel pays \$28 per year, and the average commercial parcel pays \$217 per year. Per Proposition 218, voter approval is required to raise the fee. Staff is currently evaluating the next steps.

Gas Tax: Roadway projects are primarily supported by the Gas Tax Fund and State and Federal grants. Gas tax is a percentage tax on each gallon of gas purchased in San Rafael. Two major factors have caused a tremendous shortfall in gas tax revenues (and subsequently inadequate funding for road maintenance) statewide; (1) gas prices have fallen significantly and remained low since 2013 (2) fuel efficient vehicles are purchasing less gas, but continue to drive on our roads, which adds to roadway deterioration. This year the Road Maintenance and Rehabilitation Act (RMRD) (signed by Governor Brown on April 2017), raised statewide taxes on gasoline and diesel and established new vehicle registration fees. New RMRA tax rates become effective November 1, 2017, and will provide significant additional funding for Right of Way projects for San Rafael. San Rafael anticipates receiving an additional \$418,000 in gas tax revenues from the State starting FY 2017-18, and an additional \$1.1 million ongoing starting FY 2018-19.

In addition, several new projects have been added to the Right-of-Way category of the CIP, among them the Sidewalk Repair Program. While the sidewalk policy has not been finalized at the time of this report's development, a line item has been added in anticipation of future action by the City. Showing this in the CIP does not commit the City to action although the information underscores the importance of this issue and the need to plan for a future capital outlay.

Project Selection

Project selection is based on recommendations by the Department Directors to accommodate high priority needs, which focused on life/safety, maintenance and repair, public and Council input, and other factors. Department Directors rated each project within the categories to develop a prioritized list of projects. Section 5 shows the new projects proposed to be included in FY17/18 CIP. Staff is not recommending moving forward with several projects that have been noted as significant to the City Council in the past.

During the May 15, 2017 Study Session, City Council approved of the inclusive selection and decision making process by which the Capital Improvement Program for Fiscal Year 2017/18 was developed.

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OPTIONS AND RECCOMENDATIONS FOR FY 2017-18 CIP (based on May 15, 2017 Study Session):

1. Storm Water Fund #205

Council Direction Based on May 15, 2017 Study Session (recommended):

- a. Instruct the Finance Director to include a onetime allocation within the FY17/18 budget of \$500,000 to the Storm Water Fund #205 from the General Fund which decreases the allocation to Building Fund #603. This would decrease funds available for facility improvements. (Staff Recommendation)
- b. Direct staff to evaluate the current Storm Water Activity Fee to determine whether an increase is appropriate, and determine the course of action required to increase that fee.

Other options presented at May 15, 2017 Study Session (not recommended):

- a. Direct unallocated additional revenues identified at FY16/17 year end to Storm Water Fund #205 to finance drainage capital projects. At the time, the Finance Director anticipates that there may be \$400,000 in Educational Revenue Augmentation Fund related distributions of property tax that will be unallocated for FY 17/18. However, it is important to note that since these revenues are general fund, they can be allocated towards any onetime expenditure.
- b. Direct staff to other alternatives not identified above.

2. Funding Shortfalls for City Owned Properties Anticipated for FY 2018-19

Council Direction Based on May 15, 2017 Study Session (recommended):

- a. City Council may direct the Finance Director to allocate additional onetime funding to the Building Fund (#603), as funding becomes available, to address projected funding shortfalls anticipated to begin starting FY 19/20 (or FY18/19 if annual \$500,000 allocation from General Fund is redirected to Storm Water Fund #205). (Staff Recommendation)

Other options presented at May 15, 2017 Study Session (not recommended):

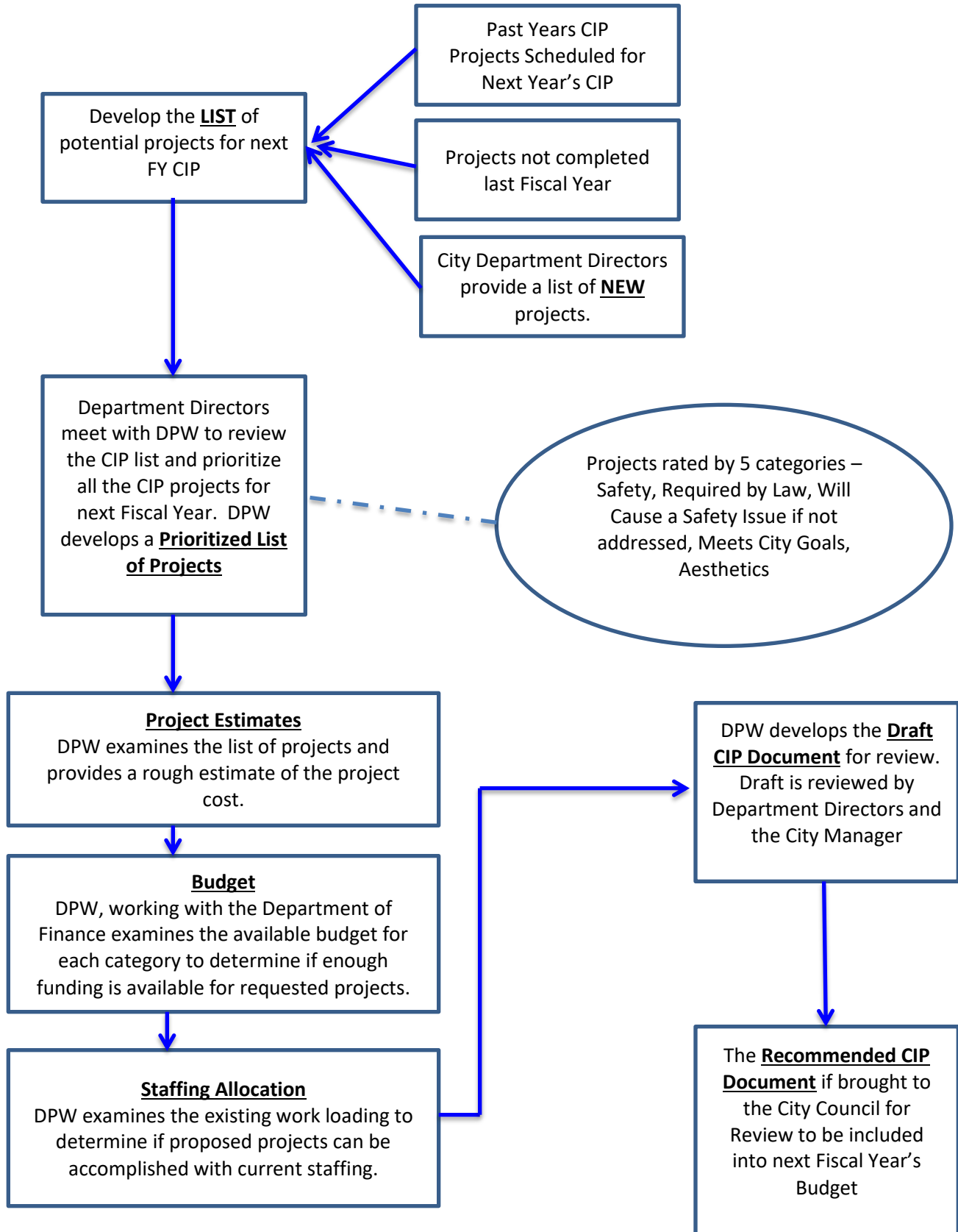
- b. City Council may direct staff to continue to defer repairs of drainage and buildings based on a projected shortfall in funding. In this case, these facilities will continue to deteriorate over time and will eventually not be able to function as intended.
- c. City Council may direct staff to pursue other methods to support these budget centers such as assessment districts or additional tax measures.

3. 2017/18 CIP

Options for June 5, 2017 Council Meeting

- a. Council may accept the final CIP document for Fiscal Year 2017/18.
- b. Council may make changes to the CIP in terms of the process followed with internal departments and staff and may make changes to the projects recommended to within the program.

Capital Improvement Program (CIP) Process



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Section 1: FY 2016-17 Completed Projects

City-Owned Properties Projects

<i>Project</i>	<i>Department</i>	<i>CIP</i>
City Solar Project – Corporation Yard & Albert J Boro Center	All	15/16 CIP
Albert J Boro Community Center Reroof	CS	FY15/16
Terra Linda Recreation Center Pool House	CS	FY14/15
Bay Point HOA Street Light Replacement	HOA	Not in CIP
MERA Tower Retrofit	DPW	FY15/16
City Wide Security System Upgrade	All	Not in CIP
Parkside Preschool Interior Painting	CS	16/17 CIP

Parks Projects

<i>Project</i>	<i>Department</i>	<i>CIP</i>
Sun Valley Park Basketball Court	CS	Not in CIP

Drainage Projects

<i>Project</i>	<i>Department</i>	<i>CIP</i>
Simms and Andersen Drainage Improvements	DPW	Not in CIP
Rossi Pump Station	DPW	13/14 CIP
Bret Hart Road & M'Liss Storm Drain Improvements	DPW	Not in CIP
Marquad/West Storm Drain Improvements	DPW	Not in CIP
Kerner Pump Station Pressure Chamber Cap	DPW	Not in CIP
520 Fairhills Drive Storm Drain Improvements	DPW	Not in CIP
56 Esmeyer Drainage Improvements	DPW	Not in CIP

Right-of-Way Projects

<i>Project</i>	<i>Department</i>	<i>CIP</i>
Brookdale Avenue Retaining Wall	DPW	14/15 CIP
Del Presidio – Pt San Pedro Road Resurfacing	DPW	14/15 CIP
Hetherton Street Resurfacing	DPW	Not in CIP
Hetherton Street Curb Ramp Installation	DPW	Not in CIP
171 Southern Heights Retaining Wall Repair	DPW	Not in CIP
North San Pedro & Los Ranchitos Signal Upgrades	DPW	Not in CIP
2015/16 Resurfacing	DPW	15/16 CIP
2015/16 ADA DOJ Curb Ramps	DPW	15/16 CIP
15 Octavia Curb and Gutter Repair	DPW	Not in CIP
2016/17 ADA DOJ Curb Ramps	DPW	16/17 CIP
Bonnie Banks/Lochinvar Curb Ramp Installation	DPW	Not in CIP
Regional Transportation System Enhancement Project	DPW	13/14 CIP
Tamalpais Avenue Queue Cutter Improvements	DPW	15/16 CIP
Transit Center Relocation Study	ED/DPW	14/15 CIP
Windward Way Security Improvements	DPW	Not in CIP

Section 2: Prior Year Incomplete and Active Projects

City-Owned Property (13)

<i>Project Name</i>	<i>Department</i>	<i>CIP</i>	<i>Status/Comments</i>
City Solar Project	All	FY15/16 CIP	AJB Center and the Corporation Yard sites are up and running. Panels to be installed on the A Street Parking Garage in the Spring of 2017. Additional panels to be considered on City Hall.
Replace Windows and Sliding Doors at Fire Station 54 and 55	F	FY15/16 CIP	This project has not been initiated due to lack of staff availability and higher priority projects. The project includes replacing windows and doors at Station 54 and 55.
Security Locks, Lighting and Video System for Fire Stations	F	FY15/16 CIP	This project has not been initiated due to lack of staff availability. The project includes installation of a security system at Station 55.
Mission and E Street Parking Lot Resurfacing (Menzie's)	PS	FY16/17 CIP	This project includes resurfacing the parking lot next to the Falkirk Mansion. Project to be completed by July 2017.
City Hall Switchgear Replacement	All	FY16/17 CIP	This project includes replacing the obsolete electrical switch panels at City Hall. The project is currently being designed and should be ready to bid in the summer of 2017.
Terra Linda Recreation Center Roof Repair	CS	FY16/17 CIP	This project includes replacing the old roof at the Terra Linda Community center. This project should be designed and bid with other roofing projects such as the City Hall Re-Roof for and economy of scale.
City Hall Accessibility Improvements	All	FY16/17 CIP	This project includes improvements to the Council room dais as well as access improvements within the chambers. The project has not been initiated due to lack of staff availability.
Terra Linda Pool Deck Replacement/Repair	CS	FY16/17 CIP	Originally this project included the replacement of concrete around the pool area which was deteriorated and presented a hazard to patrons. In the winter of 2016, concrete filler was utilized as an experimental initial step. If this material lasts for a season it will be applied on other areas of the pool deck. If its use is not successful, DPW will pursue removal and replacement of the concrete

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<i>Project Name</i>	<i>Department</i>	<i>CIP</i>	<i>Status/Comments</i>
Library Painting	L	FY16/17 CIP	This project originally included painting specific areas of the interior of the library. During the development of this years CIP, Library staff recommended pursuing a study of the entire library systems which may reprioritize this project. Library staff has requested that this remain on the list pending the identification of other, and possibly more important, projects that affect the library.
Facility Assessment Study	All	FY16/17 CIP	This project includes the development of a working document which details when existing infrastructure such as HVAC systems, roofing and other key components of our facilities are needed for replacement. This project has not been started due to other priority projects.
PG&E Energy Upgrades (CEC Loan)	DPW	Unanticipated Project	A CEC Loan was originally identified as a funding mechanism for the City Hall Switch Gear project. However after further analysis by PG&E, this loan would be better applied to energy upgrades in City buildings and City infrastructure such as street lighting. This project will be completely managed, including construction activities, through PG&E. Currently the CEC loan is being reviewed and approved and we expect to return the Council for approval in the summer of 2017.
Fifth and C Parking Garage Improvements	PS	FY16/17 CIP	This project includes structural improvements to the Fifth and C Parking Garage identified in a previous structural study. DPW is pursuing a contract with a designer for the project with construction to follow in the winter of 2017.
City Hall Lobby Improvements	CM	Unanticipated Project	This project includes improvements to the City Hall Lobby.

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Parks (7)

<i>Project Name</i>	<i>Department</i>	<i>CIP</i>	<i>Status/Comments</i>
Albert Park Improvements	CS	FY16/17 CIP	This project includes improvements to the play structure adjacent to the B Street Community Center. Conceptual designs developed by Abey Arnold Associates. Design development to follow. Construction Estimates exceed the budget for the project at this time such that further refinements in the project scope may be required.
Shoreline Parkway - BCDC Violation Compliance	DPW/CS	Unanticipated Project	This project includes majority upgrades to the southern termination of the pathway including signage, landscaping and renovation of an existing restroom. All work is complete except for the restroom renovation which is anticipated to be complete summer 2017. While this restroom facility has been closed for many years and City Police do not believe that reopening the facility necessary BCDC has notified the City that the facility needs to be reopened.
Victor Jones Park Improvements	CS	FY16/17 CIP	This project includes improvements to the upper portion of the park including playground equipment, landscaping, and a new restroom. The project is currently being designed.
Schoen Park Playground Equipment	CS	FY16/17 CIP	Project includes replacing the existing play structure at Schoen Park located just east of the Albert J Boro Center. This project has not been initiated due to lack of staff availability.
Boyd Park Restroom	CS	FY16/17 CIP	This project originally included the installation of a new restroom facility at Boyd Park. A combined park restroom for the Boyd Gate House and Boyd Park is anticipated at this location. There is a long lead time for the prefabricated restroom. Completion anticipated for late summer 2017.
Bret Hart Restroom	CS	FY16/17 CIP	This project includes the installation of a new restroom facility at Bret Park. A preliminary layout is being developed with the installation to follow in the fall of 2017.

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<i>Project Name</i>	<i>Department</i>	<i>CIP</i>	<i>Status/Comments</i>
Albert J Boro Community Center Synthetic Field	CS	FY16/17 CIP	This project includes the replacement of the existing turf area with a synthetic field. The project was designed many years ago; however, funding for the project was not available. The City has been setting aside some funding as seed funding to develop funding from outside sources for the larger replacement.

Drainage (5)

<i>Project Name</i>	<i>Department</i>	<i>CIP</i>	<i>Status/Comments</i>
Cayes Pump Station Control system	DPW	Unanticipated Project	This project includes replacing the electrical equipment and flap gates to the pump station and is in pre-design phase.
7 Beechwood Ct Storm Drain Improvements	DPW	FY17/18 CIP	Project has been awarded and awaiting environmental permits to move forward with construction. Construction to occur in the late summer of 2017. This project if not addressed will affect private property improvements.
Sea Level Rise Vulnerability Assessment	DPW	FY16/17 CIP	Originally identified in previous CIP's, this project was intended to follow the County's Bay Wave project in order to identify key issues specific to San Rafael. The County's Bay Wave Project has not been completed yet. It is not anticipated that additional study will be necessary until the Bay Wave project is completed.
Canal Street CMP Replacement	DPW	FY16/17 CIP	This project has not been initiated due to lack of staff availability. In addition, due to the storm events this winter replacement of this system cannot be initiated until later in the season. DPW is recommending dropping this project pending a full review of all the CMP's in the City.
Corrugated Metal Pipe (CMP) Assessment Study	DPW	FY16/17 CIP	This project has not been initiated due to lack of staff availability.

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Right-of-Way (33)

<i>Project Name</i>	<i>Department</i>	<i>CIP</i>	<i>Status/Comments</i>
Merrydale Pathway - North Connector	DPW	FY17/18 CIP	This project includes the installation of a pathway from Las Gallinas Avenue to the Civic Center SMART station. DPW met with concerned citizens and developed a plan for a multi-use path along one side of the roadway. SMART is interested in installing parking on this section for the rail service. DPW is working with all parties to develop a plan for a path and parking.
Biscayne Drive Subdrain Project	DPW	Unanticipated Project	This project includes the installation of a subdrain system on Biscayne. The project is in construction and should be completed as of the end of June 2017.
Second & Grand Avenue Intersection Improvements	DPW	FY16/17 CIP	This project includes improvements to the intersection including traffic signal modifications and removal of pork chop islands. This project is anticipated to go to construction summer 2017.
First Street at Mahon Creek Wall Repair	DPW	FY15/16 CIP	This project includes repairs to the retaining wall on the south side of the creek. An investigative analysis is underway.
Third and Irwin Intersection Paving Improvements	DPW	Unanticipated Project	This project has been awarded to Maggiora and Ghilotti and will be completed in summer 2017.
Grand Avenue Pedestrian Bridge	DPW	FY16/17 CIP	This project includes installation of a pedestrian bridge across the San Rafael Canal. The City is currently in negotiations to acquire property to accommodate the bridge and adjacent sidewalk. Several funding sources are being addressed to support this project. The use of federal funds for this project will extend the review period by CalTran's local assistance. Optimistically, we would like to start this project as soon as the Right of Way acquisition is completed however obtaining federal approval will take more time. Based on this we anticipate receiving approval for bidding the project in 2017.
PTAP Program	DPW	Unanticipated Project	The "Pavement Condition Index" (PCI) of each road is determined through this program. The PCI determines which

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<i>Project Name</i>	<i>Department</i>	<i>CIP</i>	<i>Status/Comments</i>
			roads are under moratorium and assists staff in determining which roads to include in its annual resurfacing project. This program is fully funded by MTC.
Canal Parking Study	DPW	Unanticipated Project	This study included an analysis of parking patterns within the Canal neighborhood and surrounding neighborhoods and offer potential strategies to alleviate the issue. The study has been completed and the consultant is preparing the final report to bring to the City Council.
Freitas and Las Gallinas Intersection Improvements	DPW	FY16/17 CIP	This project includes improvements to the intersection such as traffic signal modifications, bike lane modifications, lengthening the left turn pockets, removal of pork chop islands, and widening the bridge across the culvert to allow for dual left turns. This project is currently in construction.
2016/17 Resurfacing & Curb Ramps	DPW	FY16/17 CIP	This project includes curb ramp installation and resurfacing of various streets within the City. This project is in design and is anticipated to go out to bid in summer 2017.
70 Irwin Street Slide Repair	DPW	Unanticipated Project	This site experienced a significant slide during the January 2017 storm event. The project includes installing a retaining wall and roadway repairs due to a landslide adjacent to the roadway. Currently DPW is seeking proposal for the design in compliance with FEMA requirements in order to obtain state and federal reimbursement for the project.
80 Upper Toyon Slide Repair	DPW	Unanticipated Project	This site experienced a significant slide during the January 2017 storm event. The project includes installing a retaining wall and roadway repairs due to a landslide adjacent to the roadway. Currently DPW is seeking proposal for the design in compliance with FEMA requirements in order to obtain state and federal reimbursement for the project.

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<i>Project Name</i>	<i>Department</i>	<i>CIP</i>	<i>Status/Comments</i>
21 San Pablo Slide Repair	DPW	Unanticipated Project	This site experienced a significant slide during the January 2017 storm event. The project includes installing a retaining wall and roadway repairs due to a landslide adjacent to the roadway. Currently DPW is seeking proposal for the design in compliance with FEMA requirements in order to obtain state and federal reimbursement for the project.
North San Pedro Median Improvement Project	DPW	Unanticipated Project	Includes replacement of a median to meet current design standards as well as a signal modification. DPW anticipates moving forward with this informal project after the start of rail service
Third Street Rehabilitation - Grand to Miracle Mile	DPW	FY18/19 CIP	This project includes installation of roadway, traffic signal, civil, and drainage improvements.
Lincoln Ave Curb Ramps	DPW	Unanticipated Project	This project includes the installation of curb ramps along Lincoln Avenue north of Mission Avenue. This project is currently in design.
Andersen Drive At-grade Crossing Improvements	DPW	FY16/17 CIP	This project will install new roadway and traffic signal improvements at the SMART grade crossing. This project design has been submitted to the CPUC for approval. Pending approval by the CPUC the City anticipates having SMART's contractor construct the improvements at this crossing at the same time they are installing the rail systems.
Second to Andersen Multi Use Pathway Project	DPW	FY17/18 CIP	This project will install a multi-use pathway along the SMART corridor south of Second St. The has hired Alta Planning and design to develop preliminary designs and start the environmental process for the project. Funding for the construction is still needed for the project and DPW has submitted for additional grant funding to support the work.
Francisco Blvd. East Improvement Project	DPW	Unanticipated Project	The City recently received notification that federal funding is available for this sidewalk widening project. DPW has a design developed several years ago for

Capital Improvement Program

FY 2017-18 to FY 2019-20

<i>Project Name</i>	<i>Department</i>	<i>CIP</i>	<i>Status/Comments</i>
			this project. Several steps need to occur before this project can be bid such funding authorization, obtaining utility clearance, working with the property owners to make sure that they are aware of the work and its impact. Public Works anticipates working on this project in the fall of 2017 when the funds become available.
Fairhills Slide Study/Repair	DPW	FY17/18 CIP	This is an on-going study to monitor and repair roadway failure due to movements in the adjacent hillside.
G Street Drainage and Roadway Improvement Project	DPW	FY16/17 CIP	This project will install a new storm drain system, curb ramps, and resurface the street. We anticipate construction to occur in the summer/fall of 2017.
Southern Heights Bridge Replacement	DPW	FY17/18 CIP	This project is to replace the existing bridge and currently is in design. This project is fully funded by the State of California. The designer is currently proceeding with developing plans for a one lane, 21 foot wide, bridge in this location which was requested by residents adjacent to this project. Construction is anticipated to occur in 2018.
San Rafael Quiet Zones	DPW	FY15/16 CIP	The Quiet Zone for the IOS is in place. Work is on-going on the QZ from downtown to Larkspur.
Francisco Blvd. West Realignment	DPW	Unanticipated Project	City Staff are working with SMART on the realignment design. Modifications to the initial design are needed provide as much space as possible for the multi use path from 2 nd to Andersen.
San Rafael Signal Re-Timing (MTC)	DPW	Unanticipated Project	This project will retime all traffic signals in the City using a grant from MTC. DPW is working with CalTrans to start the project. Examining existing timing, modeling modification and implementing changes will take several at least 6 months to develop.
Third and Hetherton Signal Modification (HSIP Funded)	DPW	Unanticipated Project	This project will construct safety improvements to the intersection for pedestrians and vehicles. At this time the City has hired a consultant to examine safety improvement to the

Capital Improvement Program
FY 2017-18 to FY 2019-20

<i>Project Name</i>	<i>Department</i>	<i>CIP</i>	<i>Status/Comments</i>
			intersection. Improvements such as a doubled right turn onto 3 rd street will be considered. Implementation of improvements are supported by the Highway Safety Improvement Program. Physical improvements should not be expected until 2018.
Ridge Avenue Access Study	DPW	Unanticipated Project	This project was initiated by residents through the Traffic Coordination Committee who want the road changed to a one way roadway. Several properties would be impacted by this change and are not in favor of the change. DPW is investigating whether improvements to these individual properties can be made to facilitate a one way street.
Traffic Signal Controller Upgrades	DPW	FY17/18 CIP	Project includes installation/upgrading existing traffic signal equipment.
Radar Feedback Signs & Mid-Block Crosswalk Flashing Signs	DPW	FY16/17 CIP	DPW has worked closely with a consultant to develop criteria for rating each mid-block crossing to determine what improvements should be installed to improve safety. DPW is in the process of rating all the crossings with the intent of identifying specific crossing to receive improvements such as rapid rectangular flashing beacons.
Second and Third Street Queue Cutters	DPW	FY16/17 CIP	This project has not been initiated due to lack of staff availability. This project will study whether queue cutter signals are needed for SMART's Larkspur Extension project..
Downtown Station Area Parking Utilization and Wayfinding Study	DPW/PS	FY15/16 CIP	DPW assisting parking services with developing and installing signage within the City.
Bungalow Avenue Reconstruction	DPW	FY16/17 CIP	This project includes installation of new roadway, sidewalk, and drainage facilities. The City has been setting aside funding for this project over the last few years. In 2016 we estimated the cost of construction to be more than \$800,000 for this short section of roadway. In 2016, staff recommended postponing this construction until the 2020/21 season.

Capital Improvement Program

FY 2017-18 to FY 2019-20

<i>Project Name</i>	<i>Department</i>	<i>CIP</i>	<i>Status/Comments</i>
City of San Rafael Sidewalk Program	DPW	FY17/18 CIP	DPW has been working closely with neighborhood groups to develop a policy for sidewalk repair and anticipates bringing this to the City Council in the Summer of 2017.

Section 3: Project Listing and Priority Rating

CITY OWNED PROPERTY

#	Project Name	Dept	Total
1	Safety System Upgrade at B Street Stage Area	FR	27
2	Downtown Library Assessment Study	LIB	27
3	City Hall 2nd Floor Study - space plan and life Safety	CD	26
4	Terra Linda Pool House Electrical Upgrades	CS	26
5	City Hall Reroof	DPW	26
6	Library Restroom Addition	LIB	24
7	Re-roof Downtown Library	LIB	24
8	Portable Building Replacement (Silveria & Dixie)	CS	24
9	Fifth and Garden Parking Lot Resurfacing	CS	22
10	ALB Roof Repair - Non Solar Related	CS	22
11	B Street Community Center Parking Lot Resurfacing	CS	21
12	Terra Linda Recreation Center Hardscape Repair	CS	20
13	B Street Community Center Re-Roof	CS	20
14	City Hall & Library Lighting and Landscaping Improvements	LIB	20
15	City Hall Fire Upgrades	FR	19
16	3rd and Lootens Parking Structure Repairs	PS	18
17	3rd and A Street Parking Structure Repairs	PS	18
18	3rd and C Street Parking Structure Repairs	PS	18
19	Resurface City Hall Parking Lots, Lower and Upper	PD	17
20	Albert J Boro Electrical Upgrades	LIB	15
21	Parking Lot Resurfacing at 55 & 56	FR	14
22	B Street Concrete Entrance Reconstruction	CS	13
23	Roof Replacement at Station 56	FR	13
24	Court Street Fountain Repair	DPW	12
25	Emtrac System (Preemptions Systems)	FR	12
26	Enclose Library Children's Patio	LIB	10

PARKS

#	Project Name	Dept	Total
1	Sun Valley Park Playground Structure	CS	31
2	Gerstle Park Playground Structure	CS	31
3	Peacock Gap Playground Structure	CS	31
4	Santa Margarita Court Replacement	CS	23
5	Starkweather Park Improvements	CS	21
6	TLCC Play Area and Access Improvements	Park	18
7	Bernard Hoffman Drainage and Irrigation Improvements	Park	15
8	Albert J Boro Community Center Synthetic Field	CS	

Capital Improvement Program
 FY 2017-18 to FY 2019-20

DRAINAGE

#	Project Name	Dept	Total
1	San Quentin Pump Station Reconstruction	DPW	32
2	Los Gamos and Oleander (Study)	DPW	30
3	#7 Beechwood Culvert Replacement	DPW	29
4	Spinnaker Point Salt Marsh Remediation	DPW	28
5	Miscellaneous CMP Projects	DPW	27
6	Pump Station Communication System Upgrades	DPW	26
7	Las Cassas Drainage Basin Repair & Drainage System	DPW	26
8	Woodland Avenue Drainage Improvements - Bungalow to Siebel	DPW	25
9	2nd between C and E - Drainage system upgrade (Analysis and Construction)	DPW	25
10	San Rafael Shoreline Sea Level Vulnerability Study	DPW	24
11	Freitas Ditch Concrete Channel Repair	DPW	22
12	San Rafael Canal Dredging	DPW	22
13	East Jessup Storm Improvements	DPW	22
14	MCSTOPPP - Catch Basin Trash Capture	DPW	18
15	Happy Lane Storm Drain Abandonment	DPW	9

RIGHT OF WAY

#	Project Name	Dept	Total
1	City of San Rafael Sidewalk Replacement Program	DPW	29
2	East Francisco Resurfacing		29
3	Second and Third Street Queue Cutters (Study)	DPW	29
4	Smith Ranch Road Resurfacing (East Side to West side South Bound On Ramp)	DPW	29
5	3rd and Hehterton Improvements (HSIP)	DPW	28
6	ADA DOJ Curb Ramps	DPW	28
7	Lincoln Avenue Curb Ramps	DPW	28
8	Street Resurfacing	DPW	28
9	2017 Slides	DPW	27
10	Retiming City Signals (Pass Grant)	DPW	27
11	NTPP-Francisco Blvd. East Sidewalk Widening	DPW	25
12	Fairhills Drive Slide Repair	DPW	24
13	G Street Resurfacing (Mission to 4th)	DPW	23
14	Radar Feedback Signs & Mid-block Crossing Flashing Signs	DPW	23
15	Southern Heights Bridge	DPW	23
16	Merrydale Pathway North - Connector	DPW	22
17	West End/Marquad Bulb Out and Bicycle Improvements	DPW	22
18	Civic Center - Merrydale South Pedestrian Connector	DPW	21
19	Safe Routes to School – Davidson Phase 2	DPW	21
20	Belvedere/Alto/Tiburon Intersection Improvements	DPW	20
21	Third Street Improvements - Grand to Miracle Mile	DPW	20
22	Traffic Signal Control Upgrades	DPW	20

Capital Improvement Program

FY 2017-18 to FY 2019-20

23	Homeless Miscellaneous Projects	DPW	20
24	Canal CMP Replacement	DPW	18
25	Street Light LED Replacement Project	DPW	18
26	2 nd & G Street Intersection Improvements	DPW	17
27	City Hall Parking Lot Resurfacing	DPW	17
28	Third & Grand Intersection Improvements	DPW	17
29	2nd to Andersen Multi-Use Path	DPW	16
30	Bellam Blvd. Sidewalk Widening	DPW	16
31	Bellam/Andersen Intersection Improvements	DPW	16
32	Elm and Grand Avenue Sidewalk	DPW	16
33	Grand Avenue Sidewalk	DPW	16
34	Mission Avenue Sidewalk	DPW	16
35	Bungalow Avenue Reconstruction	DPW	14
36	Aerial Undergrounding	DPW	13

Section 4: CIP Funding Summary

Funding Definitions

Active Projects: Projects identified and approved in prior year CIP's

New Projects: Projects identified as new to the FY 2017-18 CIP

Fund	Fund Name	Fund Description
205	Storm Water	<p>Established to fund Storm Water maintenance, programs, and improvements throughout the City—including maintenance and repair of the City's 12 storm water pump stations. Receives annual revenues of approximately \$850,000 from the City's Storm Water Activity fee (Municipal Code Chapter 9.40).</p> <p>Since standard operations and maintenance for pump stations and drainage systems amounts to \$850,000/year, there are insufficient funds in the Storm Water Fund to finance large capital improvements on pump stations and drainage projects beyond routine maintenance and replacements. See "Storm Water (Unfunded)" below.</p>
206	Gas Tax	<p>Gas Tax is a percentage tax on each gallon of gas purchased in San Rafael. Gasoline tax is collected and distributed to jurisdictions by the State on an annual basis, and may be used for capital projects and maintenance to local streets, roads, and Right-of-Ways. This fund also collects local dollars for Right-of-Way improvements including, for example, local Measure A funds (distributed by Transportation Authority of Marin).</p>
208	Childcare Fund	<p>Projects identified in the CIP as utilizing the Childcare Fund are strictly for the facility improvements as related to the City's childcare centers.</p>
236	Loch Lomond Assessment District	<p>The Loch Lomond (Melo-Roos) Assessment District was established in 1992 to pay for the repair and maintenance of Storm Water system infrastructure in the district's defined area.</p>
240	Parkland Dedication	<p>This fund was established to account for long-term developer deposits used to enhance and maintain City park infrastructure.</p>
241	Measure A	<p>Measure A is a nine year ¼ percent transactions and use tax that was passed in 2012 and is managed by the County of Marin. The purpose of the tax is to care for existing parks and open spaces, support regional community parks, projects, and programs and to further farmland restoration. Funding allocations for Measure A dollars within the City of San Rafael are coordinated by Finance on an annual basis.</p>
246	Traffic Mitigation	<p>San Rafael uses the Traffic Mitigation Fund to collect developer contributions to be used to defray the cost of public projects necessitated by the development project. Projects funded through the Traffic Mitigation Fund are identified in Exhibit 21 of Policy 6A of General Plan 2020. Some of the balance in the fund is being held in anticipation of major public right-of-way projects identified in the General Plan 2020.</p>
501	Parking Services	<p>Projects identified in the CIP as utilizing the Parking Services Fund are strictly for the facility improvements as related to the City's parking facilities.</p>

603	Building Maintenance	<p>Funds are transferred from the General Fund into the Building Maintenance Fund to support capital and maintenance projects associated with the City's buildings, parks, and other facilities.</p> <p>For the last several years, the General Fund has contributed \$500,000 towards the Building Fund. On occasion, as additional funding is identified e.g. in the form of unspent General Fund allocations for other Public Works projects, one-time monies may be transferred into the Building Fund, allowing the Fund to accumulate a modest fund balance for larger capital improvement projects. Nearly all active and new City-Owned Property projects listed in the FY 2017-18 CIP are funded by the Building Fund.</p>
Storm Water (General Fund Transfer)		<p>In the development of the FY 2017-18 CIP, it was determined that a significant number of necessary Storm Water infrastructure and capital projects were unfunded. Existing resources available in Storm Water Fund #205 are not adequate to fund these projects as the Storm Water Fund only generates approximately \$850,000 in revenue annually, and this is utilized entirely for annual operation and maintenance of the 12 storm water pump stations.</p> <p>Due to the imminent need for funding of these drainage infrastructure projects in FY 2017-18, City Council approved the recommendation by staff on the May 15, 2017 CIP Study Session to redirect the annual \$500,000 General Fund contribution for the Building Maintenance Fund, to the Storm Water Fund instead. However, it is important to note that this one-time transfer of General Fund monies to the Storm Water Fund for FY 2017-18 is a short term solution, as the Building Fund cannot forgo the \$500,000 in revenue from the General Fund for more than one fiscal year. Therefore, only unfunded Storm Water projects for FY 2017-18 are identified as funded via the "Storm Water (General Fund Transfer)"</p>
Storm Water (Unfunded)		<p>Storm Water projects beyond FY 2017-18 that are separate from the standard \$850,000 annual maintenance are currently unfunded.</p> <p>Staff continues to assess the Storm Water Fund to find a long-term funding solution to ensure our drainage system and facilities are sufficiently funded and properly maintained, without impacting funding for capital projects at other City owned properties. On the May 15, 2017 Study Session Council directed staff to evaluate the current Storm Water Activity Fee to determine whether an increase is appropriate, and determine the course of action required to increase that fee.</p>

Capital Improvement Program

FY 2017-18 to FY 2019-20

Funding and Proposed Expenditure Summary

Fund Funding Source		FY 2017-18	FY 2018-19	FY 2019-20	Total
City Owned Property					
Active	501 Parking Services	\$251,875			\$251,875
	603 Building Maintenance	\$745,000	\$360,000		\$1,105,000
	Other	\$1,234,500			\$1,234,500
New	208 Childcare Fund	\$188,000			\$188,000
	501 Parking Services		\$1,270,000		\$1,270,000
	603 Building Maintenance	\$917,800	\$1,223,000	\$570,000	\$2,710,800
City Owned Property Total		\$3,337,175	\$2,853,000	\$570,000	\$6,760,175
Drainage					
Active	Other	\$120,000			\$120,000
	Storm Water (Unfunded)		\$310,000		\$310,000
	Storm Water (GF Trnsfr)	\$410,000			\$410,000
New	205 Storm Water	\$880,000	\$880,000	\$880,000	\$2,640,000
	206 Gas Tax	\$140,000	\$149,600	\$444,200	\$733,800
	236 Loch Lomond Assessment District	\$75,000			\$75,000
	Grants	\$250,000		\$3,750,000	\$4,000,000
	Storm Water (Unfunded)		\$374,670	\$1,953,800	\$2,328,470
	Storm Water (GF Trnsfr)	\$481,000	\$515,000	\$2,480,000	\$3,476,000
Drainage Total		\$2,356,000	\$2,229,270	\$9,508,000	\$14,093,270
Parks					
Active	240 Parkland Dedication	\$300,000			\$300,000
	241 Measure A	\$410,000	\$340,000		\$750,000
	603 Building Maintenance	\$376,500	\$250,000		\$626,500
	Other	\$10,000			\$10,000
New	240 Parkland Dedication	\$100,000	\$100,000	\$100,000	\$300,000
	241 Measure A	\$25,000	\$25,000	\$25,000	\$75,000
	603 Building Maintenance		\$226,800	\$185,200	\$412,000
	Other			\$3,570,000	\$3,570,000
Parks Total		\$1,221,500	\$941,800	\$3,880,200	\$6,043,500
Right-of-Way					
Active	206 Gas Tax	\$1,248,444			\$1,248,444
	246 Traffic Mitigation	\$3,179,108	\$1,500,000		\$4,679,108
	501 Parking Services	\$20,000			\$20,000
	Grants	\$4,948,556	\$8,000,000		\$12,948,556
	Unfunded	\$1,502,061			\$1,502,061
New	206 Gas Tax	\$3,818,345	\$3,610,000	\$4,402,000	\$11,830,345
	Grants	\$2,427,156	\$4,362,500	\$6,225,000	\$13,014,656
Right-of-Way Total		\$17,143,670	\$17,472,500	\$10,627,000	\$45,243,170
Grand Total		\$24,058,345	\$23,496,570	\$24,585,200	\$72,140,115

Funding and Proposed Expenditure Detail by Project

CITY-OWNED PROPERTY

Active Projects

Project Name	Fund	Funding Source	FY 2017-18	FY 2018-19	FY 2019-20	Total
City Hall Accessibility Improvements	603	Building Maintenance	\$50,000			\$50,000
City Hall Concierge Area and Third Floor Recarpeting	603	Building Maintenance	\$60,000			\$60,000
City Hall Lobby Improvements	603	Building Maintenance	\$50,000			\$50,000
City Hall Switchgear Replacement	603	Building Maintenance	\$400,000			\$400,000
Facility Assessment Study	603	Building Maintenance		\$60,000		\$60,000
Fifth Street and C Street Parking Garage Improvements	501	Parking Services	\$251,875			\$251,875
Fire Station 54 and 55: Replace Windows and Sliding Doors	603	Building Maintenance	\$35,000			\$35,000
Library Painting	603	Building Maintenance		\$60,000		\$60,000
PG&E Energy Upgrades		Other	\$1,234,500			\$1,234,500
Security Locks, Lighting and Video System for Fire Stations	603	Building Maintenance	\$80,000			\$80,000
Station 55 Parking Lot Improvements	603	Building Maintenance		\$60,000		\$60,000
Terra Linda Community Center Roof Repair	603	Building Maintenance	\$70,000			\$70,000
Terra Linda Pool Deck Replacement/Repair				\$180,000		\$180,000
Grand Total			\$2,231,375	\$360,000		\$2,591,375

Capital Improvement Program

FY 2017-18 to FY 2019-20

New Projects

Project Name	Fund	Funding Source	FY 2017-18	FY 2018-19	FY 2019-20	Total
Emergency and Misc Facility Repair	603	Building Maintenance	\$250,000	\$250,000	\$250,000	\$750,000
B Street Community Center Safety System Update - Stage Area	603	Building Maintenance	\$105,600			\$105,600
Downtown Library Assessment Study	603	Building Maintenance	\$60,000			\$60,000
City Hall Second Floor Study	603	Building Maintenance		\$60,000		\$60,000
Terra Linda Pool House Electrical Upgrades	603	Building Maintenance		\$110,600		\$110,600
City Hall Reroof	603	Building Maintenance	\$355,000			\$355,000
Portable Building Replacement (Silveria & Dixon)	208	Childcare Fund	\$188,000			\$188,000
5th and Garden Parking Lot Resurfacing	501	Parking Services		\$50,000		\$50,000
Albert J Boro Community Center Roof Repair	603	Building Maintenance	\$147,200			\$147,200
B Street Community Center Parking Lot Resurfacing	603	Building Maintenance		\$206,200		\$206,200
Terra Linda Community Center Hardscape Repair	603	Building Maintenance		\$50,000		\$50,000
B Street Community Center Reroof	603	Building Maintenance		\$200,000		\$200,000
City Hall & Library Lighting and Landscaping Improvements	603	Building Maintenance			\$50,000	\$50,000
City Hall Fire Upgrades	603	Building Maintenance		\$90,000		\$90,000
3rd and Lootens Parking Structure	501	Parking Services		\$575,000		\$575,000
3rd and A Street Parking Structure Repairs	501	Parking Services		\$500,000		\$500,000
3rd and C Street Parking Structure Repairs	501	Parking Services		\$145,000		\$145,000
Resurface City Hall Parking Lots, Lower and Upper	603	Building Maintenance			\$130,000	\$130,000
Albert J Boro Electrical Upgrades	603	Building Maintenance		\$50,000		\$50,000
Fire Stations 55 & 56 Parking Lot Resurfacing	603	Building Maintenance			\$40,000	\$40,000
B Street Community Center Concrete Entrance Reconstruction	603	Building Maintenance		\$126,200		\$126,200
Fire Station 56 Roof Replacement	603	Building Maintenance			\$40,000	\$40,000
Court Street Fountain Repair	603	Building Maintenance			\$60,000	\$60,000
Emtrac System	603	Building Maintenance		\$50,000		\$50,000
Library Children's Patio Enclosure	603	Building Maintenance		\$30,000		\$30,000
Total			\$1,105,800	\$2,493,000	\$570,000	\$4,168,800

Capital Improvement Program
FY 2017-18 to FY 2019-20

PARKS

Active Projects

Project Name	Fund	Funding Source	FY 2017-18	FY 2018-19	FY 2019-20	Total
Albert Park Improvements	240	Parkland Dedication	\$300,000			\$300,000
	241	Measure A	\$310,000			\$310,000
Boyd Park Restroom	603	Building Maintenance		\$250,000		\$250,000
Bret Hart Restroom	241	Measure A		\$250,000		\$250,000
Schoen Park Playground Equipment	241	Measure A		\$90,000		\$90,000
Shoreline Parkway - BCDC Violation Compliance	603	Building Maintenance	\$70,000			\$70,000
Victor Jones Park Path of Travel Improvements	241	Measure A	\$100,000			\$100,000
	603	Building Maintenance	\$306,500			\$306,500
		Other	\$10,000			\$10,000
Grand Total			\$1,096,500	\$590,000		\$1,686,500

New Projects

Project Name	Fund	Funding Source	FY 2017-18	FY 2018-19	FY 2019-20	Total
Miscellaneous Parks Repair	240	Parkland Dedication	\$100,000	\$100,000	\$100,000	\$300,000
Sun Valley Park Playground Structure	603	Building Maintenance		\$75,600		\$75,600
Gerstle Park Playground Structure	603	Building Maintenance		\$75,600		\$75,600
Peacock Gap Park Playground Structure	603	Building Maintenance		\$75,600		\$75,600
Santa Margarita Court Replacement	603	Building Maintenance			\$77,200	\$77,200
Starkwater Park Improvements	603	Building Maintenance			\$50,000	\$50,000
Terra Linda Community Center Play Area and Access Improvements	603	Building Maintenance			\$58,000	\$58,000
Albert J Boro Community Center Synthetic Field	241	Measure A	\$25,000	\$25,000	\$25,000	\$75,000
		Other			\$3,570,000	\$3,570,000
Total			\$125,000	\$351,800	\$3,880,200	\$4,357,000

Capital Improvement Program

FY 2017-18 to FY 2019-20

DRAINAGE

Active Projects

Project Name	Fund	Funding Source	FY 2017-18	FY 2018-19	FY 2019-20	Total
7 Beachwood Culvert Replacement		Storm Water (GF Trnsfr)	\$350,000			\$350,000
Canal Street Corrugated Metal Pipe Replacement		Storm Water (Unfunded)		\$250,000		\$250,000
Cayes Pump Station Control System		Other	\$120,000			\$120,000
Corrugated Metal Pipe (CMP) Assessment Study		Storm Water (Unfunded)		\$60,000		\$60,000
Sea Level Rise Vulnerability Study		Storm Water (GF Trnsfr)	\$60,000			\$60,000
Grand Total			\$530,000	\$310,000		\$840,000

New Projects

Project Name	Fund	Funding Source	FY 2017-18	FY 2018-19	FY 2019-20	Total
Annual Emergency Misc. Drainage Slide Repair Projects		Storm Water (GF Trnsfr)	\$250,000	\$250,000	\$250,000	\$750,000
East Jessup Storm Improvements		Storm Water (Unfunded)		\$218,400		\$218,400
Freitas Ditch Concrete Channel Repair		Storm Water (GF Trnsfr)	\$56,000			\$56,000
Las Casas Drainage Basin Repair	236	Loch Lomond Assessment District	\$75,000			\$75,000
Los Gamos and Oleander (Study)		Storm Water (GF Trnsfr)	\$50,000	\$95,000	\$1,110,000	\$1,255,000
MCSTOPP - Catch Basin Trash Capture		Storm Water (Unfunded)			\$1,271,200	\$1,271,200
Miscellaneous CMP Projects	206	Gas Tax	\$140,000	\$140,000	\$140,000	\$420,000
Pump Station Communication System Upgrades		Storm Water (GF Trnsfr)	\$75,000			\$75,000
San Quentin Pump Station Reconstruction		Storm Water (GF Trnsfr)	\$50,000	\$170,000	\$1,120,000	\$1,340,000
San Rafael Canal Dredging		Storm Water (Unfunded)		\$40,000		\$40,000
Second Street Drainage Improvements - Between C and E Streets		Storm Water (Unfunded)		\$106,670	\$378,400	\$485,070
Spinnaker Point Salt Marsh Remediation		Grants	\$250,000		\$3,750,000	\$4,000,000
Storm Water Operations & Misc. Materials and Equipment	205	Storm Water	\$880,000	\$880,000	\$880,000	\$2,640,000
Woodland Ave Drainage Improvements	206	Gas Tax		\$9,600	\$304,200	\$313,800
		Storm Water (Unfunded)		\$9,600	\$304,200	\$313,800
Grand Total			\$1,826,000	\$1,919,270	\$9,508,000	\$13,253,270

Capital Improvement Program
FY 2017-18 to FY 2019-20

RIGHT-OF-WAY

Active Projects

Project Name	Fund	Funding Source	FY 2017-18	FY 2018-19	FY 2019-20	Total
Andersen Drive At-Grade Crossing Improvements		Undetermined	\$1,502,061			\$1,502,061
Downtown Station Area Parking Utilization and Wayfinding Study	501	Parking Services	\$20,000			\$20,000
First Street at Mahon Creek Wall Repair	206	Gas Tax	\$50,000			\$50,000
Freitas and Las Gallinas Intersection Improvements	246	Traffic Mitigation	\$3,059,108			\$3,059,108
G Street Drainage and Roadway Improvement Project	206	Gas Tax	\$500,000			\$500,000
Grand Avenue Pedestrian Bridge	206	Gas Tax	\$90,000			\$90,000
		Grants	\$1,591,000			\$1,591,000
Linden Lane & Lincoln Conduit Repair	206	Gas Tax	\$50,000			\$50,000
North San Pedro Median Improvement Project	206	Gas Tax	\$100,000			\$100,000
Ridge Avenue Access Study	206	Gas Tax	\$50,000			\$50,000
Second and Third Street Queue Cutters	246	Traffic Mitigation	\$120,000	\$1,500,000		\$1,620,000
Second Street and Grand Avenue Intersection Improvements	206	Gas Tax	\$308,444			\$308,444
		Grants	\$485,556			\$485,556
Southern Heights Bridge Replacement		Grants	\$1,372,000			\$1,372,000
Third and Irwin Street Intersection Paving Improvements	206	Gas Tax	\$100,000			\$100,000
Third Street Improvements - Grand to Miracle Mile		Grants	\$1,500,000	\$8,000,000		\$9,500,000
Grand Total			\$10,898,169	\$9,500,000		\$20,398,169

Capital Improvement Program

FY 2017-18 to FY 2019-20

New Projects

Project Name	Fund	Funding Source	FY 2017-18	FY 2018-19	FY 2019-20	Total
ADA Curb Ramps	206	Gas Tax	\$160,000	\$160,000	\$160,000	\$480,000
		Grants	\$100,000	\$100,000	\$100,000	\$300,000
Bellam/Andersen Intersection Improvements	206	Gas Tax		\$50,000	\$350,000	\$400,000
Bungalow Avenue Reconstruction	206	Gas Tax	\$100,000	\$100,000	\$100,000	\$300,000
Fairhills Drive Slide Repair	206	Gas Tax			\$200,000	\$200,000
Fourth Street Seatwall Removal and Replacement	206	Gas Tax	\$150,000			\$150,000
Francisco Blvd East Resurfacing	206	Gas Tax			\$625,000	\$625,000
Francisco Blvd East Sidewalk Widening	206	Gas Tax			\$707,000	\$707,000
		Grants			\$6,125,000	\$6,125,000
Lincoln Avenue Curb Ramps	206	Gas Tax	\$455,000			\$455,000
Merrydale Pathway - North Connector	206	Gas Tax	\$400,000	\$1,040,000		\$1,440,000
		Grants	\$300,000			\$300,000
Miscellaneous Right of Way	206	Gas Tax	\$250,000	\$250,000	\$250,000	\$750,000
Radar Feedback Signs and Mid-block Crossing Flashing signs	206	Gas Tax	\$60,000	\$60,000	\$60,000	\$180,000
Second and Third Street Queue Cutters (Study)	206	Gas Tax	\$22,000			\$22,000
Second Street to Andersen Multi-Use Path		Grants	\$350,000	\$4,000,000		\$4,350,000
Sidewalk Repair Program	206	Gas Tax	\$350,000	\$350,000	\$350,000	\$1,050,000
Slide Repair (2017 Slides)	206	Gas Tax	\$71,875			\$71,875
		Grants	\$1,078,125			\$1,078,125
Smith Ranch Road Resurfacing	206	Gas Tax	\$126,000			\$126,000
Street Resurfacing	206	Gas Tax	\$1,500,000	\$1,500,000	\$1,500,000	\$4,500,000
Third Street and Grand Intersection Improvements		Grants	\$37,500	\$262,500		\$300,000
Third Street and Hetherton Signal Improvements	206	Gas Tax	\$73,470			\$73,470
		Grants	\$561,531			\$561,531
Traffic Signal Controller Upgrades	206	Gas Tax	\$100,000	\$100,000	\$100,000	\$300,000
Grand Total			\$6,245,501	\$7,972,500	\$10,627,000	\$24,845,001

Project Descriptions and Budget Detail – New Projects

CITY-OWNED PROPERTY

Emergency and Misc Facility Repair

Total Cost Estimate \$250,000/yr

Project Description and Background

This annual project addresses emergency repairs of existing City Owned Properties which can include but is not limited to plumbing, roofing, and other significant repairs.



Example of emergency roofing work at Fire Station 57

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction	\$250,000	\$250,000	\$250,000
Other + Contingency			

B Street Community Center Safety System Upgrade - Stage Area

Total Cost Estimate \$105,600

Project Description and Background

This project includes reviewing, designing and constructing electrical upgrades to the electrical system at the B Street Community Center.



B Street Community Center stage area

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning	\$20,000		
Design	\$60,000		
Construction	\$25,600		

Capital Improvement Program
 FY 2017-18 to FY 2019-20

Downtown Library Assessment Study

Total Cost Estimate \$60,000

Project Description and Background

This assessment study includes a full review of the downtown library to determine what improvements are necessary to sustain the facility in its present operating routine. The assessment study will include the examination of the roof, electrical, plumbing, accessibility and internal systems to determine what improvements are required. A summary of these improvements should include an estimate of the cost as well as their priority for implementation.



Downtown San Rafael Library from E Street

Project Costs and Timeline

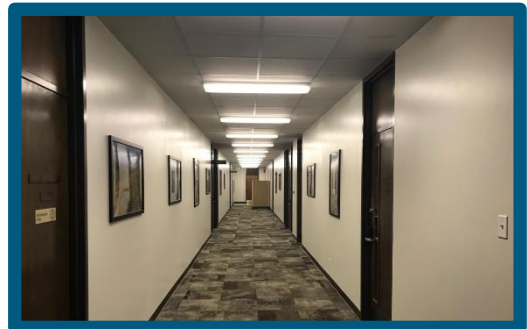
	FY 2017-18	FY 2018-19	FY 2019-20
Planning	\$50,000		
Design	\$10,000		
Construction			

City Hall Second Floor Study

Total Cost Estimate \$60,000

Project Description and Background

This project includes the review of the existing and the development of a new space plan for the 2nd floor offices at the City Hall. The plan would include a central lobby entrance desk area with a more efficient work space area for departments. The project also includes examination of existing life safety systems such as sprinklers and as well as access improvements.



Second Floor of City Hall

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning		\$50,000	
Design		\$10,000	

Terra Linda Pool House Electrical Upgrades

Total Cost Estimate \$110,600

Project Description and Background

This project includes the review, design and replacement of the electrical panel systems within the Terra Linda Pool House. These systems are corroded and deteriorated due to other chemicals being stored within the same area along with a moist environment. The project will evaluate whether the existing panel can be placed in the same area and upgraded or relocated to another area that is less corrosive.



Side of the recently renovated TL Pool House

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design		\$25,000	
Construction		\$65,600	
Other + Contingency		\$20,000	

City Hall Reroof

Total Cost Estimate \$355,000

Project Description and Background

This project includes the design and construction of repairing the City Hall Roof. The project will examine all areas of the City Hall Roof including the Council Chambers Roof area and include the development of bid documents, and construction.



City Hall roof from above

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design		\$40,000	
Construction		\$260,000	
Other + Contingency		\$55,000	

Capital Improvement Program
 FY 2017-18 to FY 2019-20

Portable Building Replacement (Silveria & Dixie)

Total Cost Estimate \$188,000

Project Description and Background

This project includes replacing portable buildings at the Dixie School Campus and the Mary Silvera Campus which are utilized for after school care programs.



Portable building to be replaced at Dixie

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design	\$10,000		
Construction	\$148,000		
Other + Contingency	\$30,000		

5th and Garden Parking Lot Resurfacing

Total Cost Estimate \$50,000

Project Description and Background

This project includes resurfacing the small parking area located behind Mike's Bikes at Fifth and Garden.



5th and Garden parking lot from 5th Street

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction		\$40,000	
Other + Contingency		\$10,000	

Albert J. Boro Community Center Roof Repair

Total Cost Estimate \$147,200

Project Description and Background

This project includes repairing a section of the Albert J Boro Community Center roof that has been leaking. Repairs are not related to the solar panels recently installed on the community center roof.



Solar panels recently installed on the Al Boro Community Center roof

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design	\$15,000		
Construction	\$107,200		
Other + Contingency	\$25,000		

B Street Community Center Parking Lot Resurfacing

Total Cost Estimate \$206,200

Project Description and Background

This project includes resurfacing the parking area at the B Street Community Center. The project will include full 2" grind and overlay with signs and striping.



Pavement in the B Street Parking lot

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design		\$22,000	
Construction		\$165,000	
Other + Contingency		\$19,200	

Capital Improvement Program
 FY 2017-18 to FY 2019-20

Terra Linda Community Center Hardscape Repair

Total Cost Estimate \$50,000

Project Description and Background

This project includes the replacement and repair of the concrete basketball area behind the Terra Linda Community Center. It is anticipated that asphalt will be utilized for the new surface.



Basketball court at TL Community Center

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction		\$50,000	
Other + Contingency			

B Street Community Center Reroof

Total Cost Estimate \$200,000

Project Description and Background

This project includes re-roofing the work areas and meeting rooms at the B Street Community Center. The Auditorium has recently been re-roofed.



B Street Community Center Roof

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design		\$35,000	
Construction		\$150,000	
Other + Contingency		\$15,000	

City Hall & Library Lighting and Landscaping Improvements

Total Cost Estimate \$50,000

Project Description and Background

This project includes design and improvements to the landscaping and lighting around the City all and the downtown library facility.



Landscaping outside of City Hall entrance

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			\$10,000
Construction			\$35,000
Other + Contingency			\$5,000

City Hall Fire Upgrades

Total Cost Estimate \$90,000

Project Description and Background

This project includes improvements to the fire safety features of at the City Hall. The building which was built more than 40 years ago does not meet current code compliance and sprinklers need to be installed.



Fire extinguisher in the City Hall Council Chambers

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design		\$15,000	
Construction		\$70,000	
Other + Contingency		\$5,000	

Capital Improvement Program
 FY 2017-18 to FY 2019-20

3rd and Lootens Parking Structure Repairs

Total Cost Estimate \$575,000

Project Description and Background

This project is recommended based on a report prepared in 2014 which recommended structural improvements to this garage. Improvements include but are not limited to installing expansion joints, repair of spalled deck areas, repair of the wearing surface and other improvements.



3rd and Lootens parking structure

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design		\$50,000	
Construction		\$450,000	
Other + Contingency		\$75,000	

3rd and A Street Parking Structure Repairs

Total Cost Estimate \$500,000

Project Description and Background

The project include the removal and replacement of joint seal material and epoxy injection of existing cracked section as well as resealing the slabs on all levels.



3rd and A parking structure

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design		\$30,000	
Construction		\$400,000	
Other + Contingency		\$70,000	

3rd and C Street Parking Structure Repairs

Total Cost Estimate \$145,000

Project Description and Background

This project includes epoxy injection of existing cracked concrete as well improvements to the exterior Insulation Finishing System as well as civil improvements are needed to improve access to the facility.



3rd and C parking structure

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design		\$10,000	
Construction		\$115,000	
Other + Contingency		\$20,000	

Resurface City Hall Parking Lots, Lower and Upper

Total Cost Estimate \$130,000

Project Description and Background

This project includes resurfacing the parking lot at City Hall.



Upper City Hall parking lot

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction			\$110,000
Other + Contingency			\$20,000

Albert J. Boro Electrical Upgrades

Total Cost Estimate \$50,000

Project Description and Background

This project includes examining and modifying the current electrical system at the Albert J Boro Community Center to accommodate both the operational aspects of the facility such as HVAC systems but to also accommodate new demands on the system such as computer class systems and uses of the building.



Conference room and lighting at AJB Community Center

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design		\$10,000	
Construction		\$35,000	
Other + Contingency		\$5,000	

Fire Station 55 & 56 Parking Lot Resurfacing

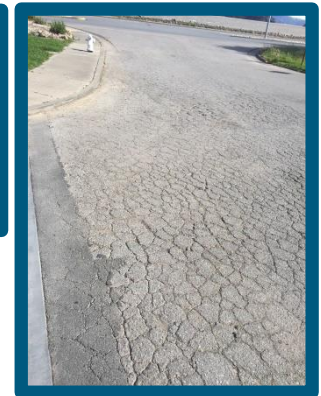
Total Cost Estimate \$40,000

Project Description and Background

This project includes resurfacing applying treatments to the existing parking areas at Fire Station 55 and 56.



Driveway at Fire Station 56



Driveway and parking lot at Fire Station 55

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction			\$30,000
Other + Contingency			\$10,000

B Street Concrete Entrance Reconstruction

Total Cost Estimate \$126,200

Project Description and Background

This project includes design and reconstruction of the entrance area to the B Street Community Center. Project will include the design and replacement of concrete to the entrance and possibly the incorporation of a drop off area. It would be good to couple this work with the completion of the Albert Park Improvements.



Concrete patio, facing front entrance

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design		\$22,000	
Construction		\$89,200	
Other + Contingency		\$15,000	

Fire Station 56 Roof Replacement

Total Cost Estimate \$40,000

Project Description and Background

This project includes re-roofing Fire Station 56.



Fire Station 56 on Del Ganado Road

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			\$10,000
Construction			\$25,000
Other + Contingency			\$5,000

Capital Improvement Program
 FY 2017-18 to FY 2019-20

Court Street Fountain Repair

Total Cost Estimate \$60,000

Project Description and Background

The front concrete on the existing fountain structure in the Court Street Plaza is separating from the support structure. This project includes the repair of the concrete or the installation of another type of system in the Plaza.



Pipe system and concrete at Court Street Fountain

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			\$10,000
Construction			\$45,000
Other + Contingency			\$5,000

Emtrac System

Total Cost Estimate \$50,000

Project Description and Background

City Fire has requested the installation of a pre-emption system be installed on key intersection signals in order to improve response times. This project includes studying the impacts of the installation of this system as well as implementation of a this system at key intersections.



Example of an Emtrac System installed at an intersection

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design		\$20,000	
Construction		\$25,000	
Other + Contingency		\$5,000	

Library Children’s Patio Enclosure

Total Cost Estimate \$30,000

Project Description and Background

This project includes improvements to the Children’s Patio area at the downtown library.



Children’s patio area (currently outdoors)

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction		\$25,000	
Other + Contingency		\$5,000	

Capital Improvement Program

FY 2017-18 to FY 2019-20

DRAINAGE

Storm Water Operations & Misc. Materials and Equipment

Total Cost Estimate \$880,000/yr

Project Description and Background

This annual project includes maintenance of our 12 pump stations. This includes replacement of motors and equipment in order to control flooding in low area of the City.



Drainage pipe blocked by debris

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction	\$725,000	\$725,000	\$725,000
Other + Contingency	\$155,000	\$155,000	\$155,000

Emergency Misc. Drainage, Slide, Repair Projects

Total Cost Estimate \$250,000/yr

Project Description and Background

This is for emergency Storm Water facility repairs and emergency slide repairs that may occur throughout the year.



Emergency work performed for slide repair

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction			
Other + Contingency	\$250,000	\$250,000	\$250,000

San Quentin Pump Station Reconstruction

Total Cost Estimate \$1,340,000

Project Description and Background

This project includes a preliminary study of relocating the existing San Quentin Pump Station to a location that is closer to the Bay in order to avoid pumping pressure issues that currently exist at the station. This study will examine the cost of relocation versus replacement of the existing station and provide estimates for both.



San Quentin pump station

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning	\$50,000		
Design		\$70,000	
Construction			\$920,000
Other + Contingency		\$100,000	\$200,000

Los Gamos & Oleander Drainage Study

Total Cost Estimate \$1,255,000

Project Description and Background

This project includes a preliminary feasibility study to determine what drainage improvements are needed to prevent flooding from occurring on the east side of Oleander. This study will examine the cost of different alternatives including a pump station or drainage system improvements.



Los Gamos and Oleander Dr. intersection

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning	\$50,000		
Design		\$70,000	
Construction			\$920,000
Other + Contingency		\$25,000	\$190,000

Capital Improvement Program
 FY 2017-18 to FY 2019-20

Spinnaker Point Salt Marsh Remediation

Total Cost Estimate \$4,060,000

Project Description and Background

This project includes providing additional water circulation to the Spinnaker Point Salt Marsh which develops algae decay during hot weather which smells. Three options were developed in the preliminary study prepared in 2014.



Spinnaker Point Salt Marsh from the Shoreline pathway

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design	\$250,000		
Construction			\$3,750,000
Other + Contingency			

Miscellaneous Corrugated Metal Pipe Repair and Replacements

Total Cost Estimate \$140,000/yr

Project Description and Background

This project includes the repair and replacement of failed corrugated metal pipe (CMP) systems that are apparent throughout the year.



Corrugated metal pipe underneath Larkspur Street

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction	\$140,000	\$140,000	\$140,000
Other + Contingency			

Pump Station Communication System Upgrades

Total Cost Estimate \$75,000

Project Description and Background

This project includes improving the 12 pump station communication systems in order to operate the stations remotely. The work includes installation of electronic float systems and electronic systems that can adjust the pump output from Public Works without dedicating personnel to each specific pump station.

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction	\$65,000		
Other + Contingency	\$10,000		

Las Casas Drainage Basin Repair

Total Cost Estimate \$75,000

Project Description and Background

This project includes cleaning the existing Las Casas Drainage Basin, installation of a gabion system to catch debris and modification to the existing stand pipe system to minimize sedimentation from clogging the system.



Las Casas drainage basin

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction	\$65,000		
Other + Contingency	\$10,000		

Capital Improvement Program
 FY 2017-18 to FY 2019-20

Woodland Avenue Drainage Improvements

Total Cost Estimate \$627,600

Project Description and Background

This project includes the installation of a new drainage system on Woodland Avenue between Bungalow and Siebel. The work includes catch basins, a new drainage pipe, and the procurement of an easement through private property to deliver Storm Water to creek.

Project Costs and Timeline

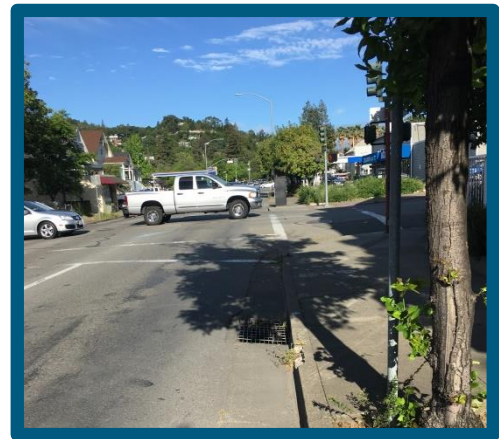
	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design		\$19,200	
Construction			\$538,400
Other + Contingency			\$70,000

2nd Street Drainage Improvements – Between C and E Streets

Total Cost Estimate \$485,070

Project Description and Background

This project includes removing and replacing Storm Water systems between C and E to minimize flooding on the roadway. The work will include the installation of culverts and drainage inlets.



Curb and drainage on 2nd Street

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design		\$106,670	
Construction			\$318,400
Other + Contingency			\$60,000

Freitas Ditch Concrete Channel Repair

Total Cost Estimate \$56,000

Project Description and Background

This project includes the repair of several panels of the concrete ditch across from Del Ganado.



Concrete panels in need of repair

Project Costs and Timeline

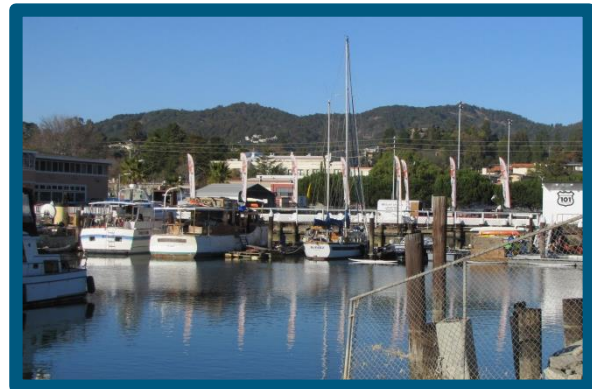
	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction	\$40,000		
Other + Contingency	\$16,000		

San Rafael Canal Dredging

Total Cost Estimate \$56,000

Project Description and Background

This project includes working with the Corp of Engineers to dredge the San Rafael Canal. The Corp may not consider dredging shallow draft channels. San Rafael is working with other jurisdictions to develop a strategy for sharing the cost of the dredging with the Corp. The project budget may change based on discussions with regulatory agencies.



Boats docked in the San Rafael Canal

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction		\$56,000	
Other + Contingency			

Capital Improvement Program
 FY 2017-18 to FY 2019-20

East and Jessup Storm Water Improvements

Total Cost Estimate \$218,400

Project Description and Background

This project includes the installation of a Storm Water drain on East and Jessup Streets.



Curb and gutter at East and Jessup

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction		\$188,400	
Other + Contingency		\$30,000	

MCSTOPP – Catch Basin Trash Capture

Total Cost Estimate \$1,271,200

Project Description and Background

This project includes implementation of an unfunded mandate from the state requiring local jurisdictions to install trash capture devices. The City will be required to install devices over a 10 year period without funding from the state. The amount noted is an estimate of an annual amount needed to implement these systems.



Example of a trash capture device

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction			\$1,101,200
Other + Contingency			\$170,000

RIGHT-OF-WAY

Miscellaneous Right-of-Way

Total Cost Estimate \$250,000/yr

Project Description and Background

This project includes miscellaneous projects in the road Right-of-Way that are minor in nature.



Public Works streets staff operating the road striper

Project Costs and Timeline

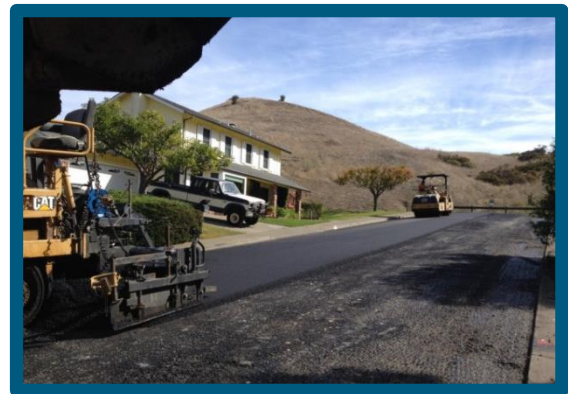
	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction	\$250,000	\$250,000	\$250,000
Other + Contingency			

Street Resurfacing

Total Cost Estimate \$1,500,000/yr

Project Description and Background

This project includes resurfacing a portion of the City's 175 miles of roadways.



Street resurfacing work

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction	\$1,330,000	\$1,330,000	\$1,330,000
Other + Contingency	\$170,000	\$170,000	\$170,000

Capital Improvement Program
 FY 2017-18 to FY 2019-20

ADA Curb Ramps

Total Cost Estimate \$260,000/yr

Project Description and Background

This project includes the installation of curb ramps in compliance with a Department of Justice judgement with the City.



An ADA-accessible sidewalk curb ramp

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction	\$230,000	\$230,000	\$230,000
Other + Contingency	\$30,000	\$30,000	\$30,000

Francisco Blvd. East Sidewalk Widening

Total Cost Estimate \$

Project Description and Background

Widening of the sidewalk area on Francisco Boulevard East from Vivian to the Grand Avenue Bridge. The corridor experiences high volumes of vehicular, bicycle, and pedestrian traffic. During peak commute times the sidewalk is filled with commuter and school bicycle and pedestrian traffic. These users are forced to share the narrow sidewalk which is further narrowed by fire hydrants, utility poles and other elements located along the sidewalk.



A bicyclist and pedestrian pass each other by along the narrow sidewalk. The pedestrian is pushed very close to the landscaping located within private property right-of-way.

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction			\$6,132,000
Other + Contingency			\$700,000

3rd Street and Grand Intersection Improvements

Total Cost Estimate \$300,000

Project Description and Background

This project includes improving the signal systems by adding mast arms at key locations.



3rd and Grand Intersection

Project Costs and Timeline

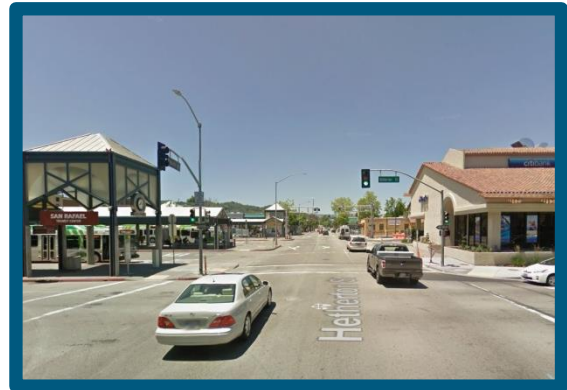
	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design	\$37,500		
Construction		\$232,500	
Other + Contingency		\$30,000	

3rd Street and Hetherton Improvements

Total Cost Estimate \$635,000

Project Description and Background

This project includes the installation of traffic signal improvements at the intersection of Third and Hetherton.



3rd Street and Hetherton intersection, from 3rd Street westbound

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning	\$20,000		
Design	\$48,000		
Construction	\$485,000		
Other + Contingency	\$82,000		

Capital Improvement Program
 FY 2017-18 to FY 2019-20

2nd Street and 3rd Street Queue Cutters (Study)

Total Cost Estimate \$22,000

Project Description and Background

This project is an initial study by a traffic engineering firm to determine if a new signal is needed at the rail crossing on 2nd and 3rd streets.



Queue Cutters recently installed at a SMART rail crossing on 4th Street

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning	\$22,000		
Design			
Construction			
Other + Contingency			

Sidewalk Repair Program

Total Cost Estimate \$350,000/yr

Project Description and Background

This project is a place holder for the City repairing sidewalks. The City's actual policy has not yet been finalized.



Displaced sidewalks in San Rafael

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction	\$350,000	\$350,000	\$350,000
Other + Contingency			

Smith Ranch Road Resurfacing

Total Cost Estimate \$126,000

Project Description and Background

This project includes grinding and resurfacing a portion of Smith Ranch Road under the freeway.



Smith Ranch Road under Highway 101

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction	\$106,000		
Other + Contingency	\$20,000		

Francisco Blvd East Road Resurfacing

Total Cost Estimate \$625,000

Project Description and Background

This project includes resurfacing Francisco Blvd. East from Vivian to Grand Ave. Bridge. This work to occur after sidewalk is in place.



Francisco Blvd East from Medway Rd. Intersection

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction			\$525,000
Other + Contingency			\$100,000

Capital Improvement Program
 FY 2017-18 to FY 2019-20

Lincoln Avenue Curb Ramps

Total Cost Estimate \$455,000

Project Description and Background

This project includes the installation of Curb Ramps on Lincoln Avenue in preparation of a Microseal operation that needs to be performed by SRSD.



Lincoln Avenue from Highway 101 southbound off-ramp

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction	\$395,000		
Other + Contingency	\$60,000		

Slide Repair (2017 Slides)

Total Cost Estimate \$1,150,000

Project Description and Background

There are three major slides which occurred in January 2017. The City has submitted for FEMA assistance for these slides located on Irwin, Upper Toyon, and D Street.



K-rail installed temporarily at a slide on Los Ranchitos

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design	\$150,000		
Construction	\$850,000		
Other + Contingency	\$150,000		

Fairhills Drive Slide Repair

Total Cost Estimate \$200,000

Project Description and Background

This project includes monitoring an existing slide area on Fairhills Drive. Over the last few years the slide has not progressed. Nevertheless, DPW has elected to keep this on the CIP list in case repairs are necessary.



Fairhills Drive

Project Costs and Timeline

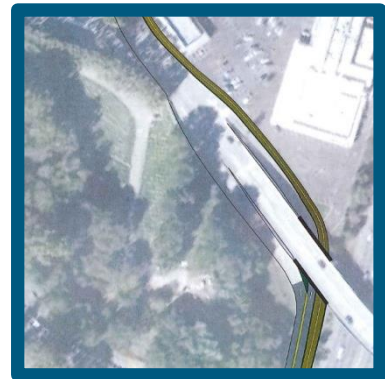
	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			\$25,000
Construction			\$150,000
Other + Contingency			\$25,000

Merrydale Pathway – North Connector

Total Cost Estimate \$1,740,000

Project Description and Background

Pathway would provide safe pedestrian and bicycle access to the SMART Civic Center station from Las Gallinas Avenue and the Northgate Shopping Center area via north Merrydale Road. The pathway would be an extension of the existing North San Rafael “Promenade” multi-use pathway and would be constructed along one side or the other of existing Merrydale Road.



Design plans for Merrydale Pathway

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design	\$400,000		
Construction	\$300,000	\$840,000	
Other + Contingency		\$200,000	

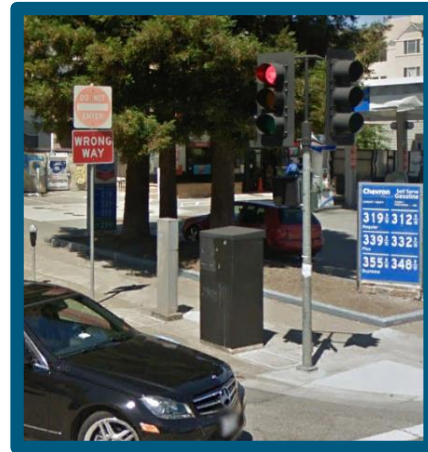
Capital Improvement Program
FY 2017-18 to FY 2019-20

Traffic Signal Controller Upgrades

Total Cost Estimate \$100,000/yr

Project Description and Background

This annual project includes upgrades to the City's signal controllers. Many of the controllers are obsolete such that replacement is necessary when specific parts of the controllers fail over time. In these cases full replacement is necessary.



Traffic Signal controller box at an intersection

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction	\$100,000	\$100,000	\$100,000
Other + Contingency			

Bellam/Andersen Intersection Improvements

Total Cost Estimate \$400,000

Project Description and Background

This project includes sidewalk improvements under the 101 overpass as well as improvements to the signal system at this intersection.



Bellam Blvd under the Highway 101 overpass

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design		\$50,000	
Construction			\$300,000
Other + Contingency			\$50,000

2nd Street to Andersen Multi-Use Path

Total Cost Estimate \$4,350,000

Project Description and Background

This project includes the installation of a Multi-Use pathway from Second Street to Andersen Drive that parallels the SMART rail tracks.



Proposed area for multi-use path

Project Costs and Timeline

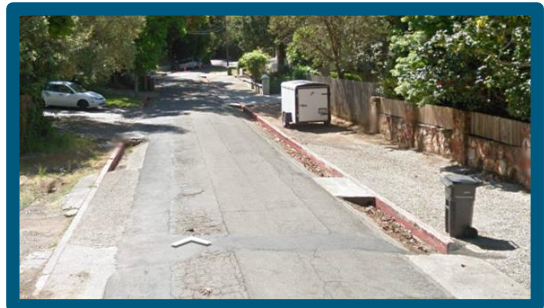
	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design	\$350,000		
Construction		\$3,500,000	
Other + Contingency		\$500,000	

Bungalow Ave. Reconstruction

Total Cost Estimate \$100,000/yr

Project Description and Background

This project includes the removing obsolete curb and gutter, lowering the roadway surface, installing a new roadway surface as well as replacing an existing drainage pipe. Sidewalk and curb ramps as well as driveway approaches are included in this project. Previous CIP's have set aside 100,000 annually for this project with construction occurring in FY20/21 at an estimated cost of 800,000.



Bungalow Ave.

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction	\$100,000	\$100,000	\$100,000
Other + Contingency			

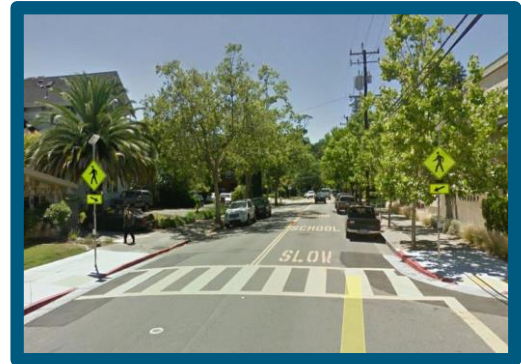
Capital Improvement Program
 FY 2017-18 to FY 2019-20

Radar Feedback and Mid-block Crossing Flashing Signs

Total Cost Estimate \$60,000/yr

Project Description and Background

This annual project addresses improvements to mid block crossings and provides for additional traffic devices such as radar feedback signs to improve public safety.



Mid block crossing with flashing signs

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction	\$60,000	\$60,000	\$60,000
Other + Contingency			

Fourth Street Seatwall Removal and Replacement

Total Cost Estimate \$150,000

Project Description and Background

This project is to remove the seatwalls at 4th and A Street, and replace them with additional planting and irrigation. The plan includes curb cuts and additional road paving upgrades.



Seatwall benches at 4th and A Street

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction	\$150,000		
Other + Contingency			

PARKS

Miscellaneous Parks Repair

Total Cost Estimate \$100,000/yr

Project Description and Background

This item in the CIP includes miscellaneous improvement to the city parks that are needed throughout the year.



Tree maintenance

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction	\$100,000	\$100,000	\$100,000
Other + Contingency			

Sun Valley Park Playground Structure

Total Cost Estimate \$75,600

Project Description and Background

This project includes the replacement of the existing playground structure at Sun Valley Park.



Current playground structure at Sun Valley Park

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design		\$10,000	
Construction		\$55,600	
Other + Contingency		\$10,000	

Capital Improvement Program
 FY 2017-18 to FY 2019-20

Gerstle Park Playground Structure

Total Cost Estimate \$75,600

Project Description and Background

This project includes the replacement of the existing playground structure at Gerstle Park.



Play structure at Gerstle Park

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design		\$10,000	
Construction		\$55,600	
Other + Contingency		\$10,000	

Peacock Gap Playground Structure

Total Cost Estimate \$75,600

Project Description and Background

This project includes the replacement of the existing playground structure at Peacock Gap Park.



Peacock Park

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design		\$10,000	
Construction		\$55,600	
Other + Contingency		\$10,000	

Santa Margarita Court Replacement

Total Cost Estimate \$77,200

Project Description and Background

This project includes repairing the court surface and miscellaneous equipment in the court area at Santa Margarita Park. Access improvements may be necessary for this project.



Santa Margarita Tennis Court

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction			\$67,200
Other + Contingency			\$10,000

Starkweather Park Improvements

Total Cost Estimate \$50,000

Project Description and Background

This project includes improvements to the shoreline pathway with informational signage and updated exercise equipment.



Shoreline trail from Starkweather Park

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction			\$43,000
Other + Contingency			\$7,000

Capital Improvement Program
 FY 2017-18 to FY 2019-20

Terra Linda Community Center Play Area and Access Improvements

Total Cost Estimate \$58,000

Project Description and Background

This project includes improvements to the Terra Linda Community Center Play area and providing a compliant path travel to that play area.



of

Pathway to side of TL Community Center

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning			
Design			
Construction			\$50,000
Other + Contingency			\$8,000

Albert J Boro Community Center Synthetic Field

Total Cost Estimate \$3,645,000

Project Description and Background

This project includes replacing the existing turf area at Albert J Boro Community Center (Pickleweed Park) with a synthetic field. Allocation of \$25k annually is needed to further identify funding and harbor support for this project.



Current field at ALJB Community Center

Project Costs and Timeline

	FY 2017-18	FY 2018-19	FY 2019-20
Planning	\$25,000	\$25,000	\$25,000
Design			
Construction			\$3,120,000
Other + Contingency			\$450,000

Section 5: Priority Ranking of New Projects

The following projects are shown as being initiated in FY17/18. However some of these projects are dependent upon other factors such as weather and grants. Based on these factor the following table shows which new projects need to be addressed as soon as possible.

Highest Priority New Projects

#	Category	Name	Comment
1	COP	City Hall Reroof	These new projects are the highest priority projects and will be addressed as a high priority with staff.
2	COP	ALB Roof Repair - Non Solar Related	
3	COP	Portable Building Replacement (Silveria & Dixie)	
4	D	Storm Water Operations & Misc. Materials and Equipment	
5	D	San Quentin Pump Station Reconstruction	
6	D	Las Cassas Drainage Basin Repair & Drainage System	
7	RW	Street Resurfacing	
8	RW	ADA DOJ Curb Ramps	
9	RW	NTPP-Francisco Blvd. East Sidewalk Widening	
10	RW	3rd and Hetherton Improvements (HSIP)	
11	RW	City of San Rafael Sidewalk Replacement Program	
12	RW	Smith Ranch Road Resurfacing (East Side to West side South Bound On Ramp)	

New Projects may follow as staff time permits

#	Category	Name	Comment
1	COP	Emergency Facility Repair & Misc. Repair	These projects while shown on the CIP as being initiated in FY17/18 will be addressed as staff becomes available.
2	COP	Safety System Upgrade at B Street Stage Area	
3	COP	Downtown Library Assessment Study	
4	D	Pump Station Communication System Upgrades	
5	D	Freitas Ditch Concrete Channel Repair	
6	RW	Third & Grand Intersection Improvements	
7	RW	Lincoln Avenue Curb Ramps	
8	RW	Radar Feedback Signs & Mid-block Crossing Flashing Signs	
9	RW	Street Light LED Replacement Project	
10	RW	Retiming City Signals (Pass Grant)	

Unanticipated projects may also supersede the new projects noted above.