

Capital Improvements Plan Advisory Committee
City Hall – Council Briefing Room
1945 E. Jackson Road, Carrollton, TX 75006
December 7, 2022, 6:30 P.M.

Minutes

A Capital Improvements Plan Advisory Committee (CIPAC) meeting was held on Wednesday, December 7th, 2022, at the Carrollton City Hall in the Council Briefing Room.

Members Present:

Karim Ali	Chairperson
Neil Anson	
Caryl Meeks	
Carrie Cunningham	
Caren Chambers	
Rick McKinstry	
Jean Litzler	

Other Attendees:


Nancy Cline	City Council
Debbie Hughey	TAC
Jonathan Wheat	Engineering
Andrew Combs	Engineering
Victor Hou	Engineering
Emily Busby	Engineering
Carmella Flemming	Engineering
Novella Landan	Engineering
Jason Carpenter	Library
Isam Abousaid	Library
Scott Whitaker	Parks & Rec
Claudia Gallegos	Treasury
Diana Vaughn	CFO
Melissa Everett	Finance Dir
Andrada Wietzel	Finance

1. The meeting of the Capital Improvements Plan Advisory Committee (CIPAC) was called to order by Chairperson Karim Ali at 6:32 PM.
2. New and re-appointed members were welcomed, and mention was made about the great outcome of the Bond Election held in November with gratitude given to everyone involved.
3. The meeting continued with a short self-introduction of all present participants addressing their names, position, and professional background in the following order: Neil Anson, Jason Carpenter, Debbie

Hughey, Karim Ali, Caren Chambers, Isam Abousaid, Rick McKinsey, Diana Vaughn, Jonathan Wheat, Carmella Flemming, Melissa Everett, Carrie Cunningham, Andrew Combs, Scott Whitaker, Victor Hou, Nancy Cline, Emily Busby, Novella Landan, Claudia Gallegos, Andrada Wietzel.

4. Diana Vaughn, CFO, described the purpose and role of the CIPAC committee followed by an explanation of the budget preparation process.
5. Jonathan Wheat, Director of Engineering, described the role of his department, the different types of projects, and strategies employed in planning of infrastructure projects depending on the lifespan of structures and age-based structural progression of real estate in an aging city.
6. Vaughn, continued by detailing the debt-rating agencies process.
7. Wheat followed with a description of the upcoming format of future CIPAC meetings.
8. Ali moved to electing a Vice-Chairperson. Neil Anson volunteered and was elected.
9. Ali opened the motion for approval of previous meeting's minutes, it was seconded by Anson, and the motion was approved unanimously.
10. Andrew Combs, Program Manager of Capital Improvement Projects, provided an update by describing current and future projects with approximately 35 projects in the works totaling around \$171 million.
11. A series of questions followed including Isam Abousaid and Karim Ali's inquiring about the allocation of the left-over portion of the 2018 bond and the status of the street rating project. Wheat explained that the left-over funds from the 2018 bond will be used during the current fiscal year and that the previously contracted street rating company had rated our streets incorrectly and a new firm is being contracted to re-evaluate. The rating analyzes the pavement and ranks the quality of streets, and it is used for planning future project such as the Hebron Road project which requires complete repairs as individual panel replacement is no longer sufficient.
12. Chairperson Ali inquired about future dates of the CIPAC Meetings and Wheat explained that the committee meets in a quarterly basis on non-bond years and the schedule is as follows:
 - March 22, 2023 @ 6:30 PM CST (this date is pushed out because of Spring Break)
 - June 21, 2023 @ 6:30 PM CST (third Wednesday of the month)
 - September 20, 2023 @ 6:30 PM CST (third Wednesday of the month)
 - December 6 or 13, 2023 – TBD (most likely 12/6)
13. The CIPAC Meeting was adjourned by Chairperson Ali at 7:48 PM

Respectfully Submitted,



Chairperson



Staff Liaison

CITY OF CARROLLTON - MAJOR CAPITAL IMPROVEMENT PROJECTS

		Project	Construction Cost	Start Date	Projected Finish	% Complete	Work Involved or Remaining Work
Projects Under Construction	Streets & Alleys	Crosby Estates South Street Reconstruction**	\$4,891,375	Q1 2022	Q4 2023	80%	Streets include Crosby, Fannin, Crockett, Travis, Nolan, Bowie, Austin, and alleys
		Critical Bridge Repair on Frankford**	\$233,475	Q4 2022	Q1 2023	5%	Critical repairs to Frankford Road EB & WB bridges at Furneaux Creek
		Northcrest Estates 2 Street Reconstruction**	\$3,102,165	Q1 2022	Q1 2023	85%	Streets include Brentwood, Knollwood, Wedgewood, Greenwood, and Greenwood Circle
		Monument Sign Project	\$409,700	Q3 2022	Q2 2023	35%	Updates and/or new construction for 17 Gateway Monument Signs and 1 Wall Sign citywide
	Utilities & Drainage	Indian Creek Phase 1	\$675,000	Q2 2021	Q4 2021	90%	Repair of eroded areas along Indian Creek north of Hebron
		Josey EST Replacement***	\$5,778,000	Q1 2021	Q1 2023	95%	Replacement of 1.5 MG tank with new 2.0 MG tank. New tank in service. Scheduled for early completion
		Crosby/Broadway Culvert Improvements	\$1,000,000	Q2 2021	Q4 2022	95%	Replacement of box culverts
		Project	Construction Estimate	Const. To Start	Projected Finish		Work Involved
Going to Construction		Nob Hill 1 Street Reconstruction*	\$4,779,864	Q1 2023	Q2 2024	0%	Streets include Reunion, Railhead, Haney, Spyglass, Stain Glass, and Lookout Place
		Denton Drive Drainage Improvements	\$1,216,030	Q1 2023	Q3 2023	0%	Closed system improvements from Northside Drive to Hutton Branch
		Ridgecrest Estates Phase 1**	\$2,997,048	Q1 2023	Q1 2024	0%	Street and sanitary sewer reconstruction on Hawthorne, Crest View, North Crest, West Crest, South Crest and Alleys
		Screening Wall along Webb Chapel	\$616,054	Q1 2023	Q3 2023	0%	Screening wall along Webb Chapel Road between Belt Line Road and Gateway Lane/city limit
		Don Cline Pump Station Improvements***	\$10,000,000	Q4 2022	Q4 2023	0%	Modernization & rehabilitation of city's main pump station
		Project	Est. Budget	Design Complete	Expected Start	% Complete	Work Involved
Projects in Design	Streets	Windmill Hill Street Reconstruction 1&2	\$12,060,000	Q4 2023	Q1 2024	20%	Delaford Dr, Cir, Pl, Ct, Brighton Dr, Mayflower Dr, Cutler Pl, St. James Dr, Northview, Castille Dr, Arledge, Paxton Dr, and associated alleys
		Nob Hill 2 Street Reconstruction*	\$3,000,000	Q3 2023	Q3 2023	100%	Streets include Gold Rush, Station Place, Big Canyon, Sausalito, Turtle Rock & Indigo
		Carrollton Heights Street Reconstruction**	\$12,000,000	Q1 2023	Q2 2023	90%	N. Main, Jackson, Erie, Clint, Maryland, Warner, Baxley, Sprng, Rosemon, Walnut, Oak, and associated alleys
		Crosby Estates North Street Reconstruction**	\$3,400,000	Q2 2023	Q3 2023	100%	Streets include Milam Way & Circle, Sam Houston & Circle, Reagan, Crosby, and alleys
		Duncan Heights Street Reconstruction**	\$7,500,000	Q3 2022	Q3 2022	65%	Streets include Donald, Willow, Keneipp, Cottonwood, Random, Carmen, and Northside (2 projects)
		Webb Chapel Street Reconstruction	\$4,015,000	Q4 2023	Q1 2024	10%	Webb Chapel Road Reconstruction, between Belt Line Road and Gateway Lane
		Northland & Ridge Crest Estates**	\$10,000,000	Q3 2022	Q1 2024	95%	Streets include Northland, Evergreen, Greenmeadow, Greenhill, Woodcrest, Valleycrest, Millview, Hawthorne, Crest (3 projects)
		Perry Road & Country Club Drive Street Reconstruction**	\$8,200,000	Q2 2023	Q3 2023	50%	Perry Road from Walnut Ave to Ryan Ave Country Club Drive from Josey Lane to Kelly Blvd
		Sandy Lake Road Paving & Utility Improvements**	\$7,500,000	Q3 2023	Q4 2023	20%	Sandy Lake Road from PGBT to IH-35E

* 2013 Bond Election project

** 2018 Bond Election project

*** Pay As You Go

Projects in Design	Utilities	Misc. Street Reconstruction 2022**	\$7,250,000	Q2 2023	Q3 2023	50%	Study Lane, Cromwell Drive, Jackson Road (McCoy to Josey), Cemetery Hill Road (Peters Colony to Rosemeade Pkwy)
		Whitlock Subdivision Street Reconstruction**	\$12,557,600	Q3 2024	Q4 2024	5%	W Alan, E Alan, W Russell, E Russell, Noble, Ryan, Cottonwood, Ann, Mary, Pat, Norris, Horner, Faye, and associated alleys
		2022 Alley Replacements	\$2,550,000	Q2 2023	Q3 2023	65%	City wide alley replacements with a total of 13745 LF
		Woodlake Sec. 4 & 5	\$10,920,000	Q3 2023	Q4 2023	30%	Woodlake sections 4&5 reconstruction, including street, alley, water, sewer and storm
	Utilities	Misc. Water Line Replacements 2019***	\$2,000,000	Q3 2022	Q4 2022	100%	Replacement lines in Vantage, Trend, Venture, Realty, Belt Line & Willowgate
		Misc. Water Line Replacements 2021***	\$2,800,000	Q3 2022	Q4 2022	90%	Replacement lines in Josey Ln, Rosemeade Parkway and Frankford Rd
	Drainage	Misc. Water & Sewer Line Replacements 2022***	\$3,500,000	Q1 2026	Q2 2026	65%	Water Lines - Belt Line (John Connally to Marsh); Kelly Blvd (Trinity Mills to Rosemeade Pkwy); Keller Springs (Josey to RR Xing) Sewer Lines - Creek Xing NW of Auburn/Countryside; Chestnut
		Lower Dudley Branch Improvements*	\$3,000,000	2022	2022	75%	Channel improvements
	Facilities	Lift Station Evaluation/Replacement 2022	\$850,000	Q3 2023	Q32024	10%	Replacement of pumps and electrical components at the Beltline Storm lift station and evaluation of 8 sanitary lift stations
		Detention Center Expansion & Upgrades**	\$4,450,000	Q3 2023	Q4 2023	15%	Upgrade of security control systems, infill of existing pod to increase holding capacity, misc 15 yr maint. Designer selected
		Rosemeade Rec Center Gym**	\$11,000,000	Q1 2023	Q2 2023	80%	Addition of new gym, multi-purpose, esports & elevated walking track. Under design
		Fire Station 6 Replacement**	\$6,000,000	Q1 2024	Q2 2024	5%	Replacement of existing station. Designer selected. Reevaluating site location
	Woodlake Boardwalk & Trail Improvements**	\$800,000	2023	2023	30%	Add trail lighting, boardwalk, and water feature	
		Project Name	Cost	Started	Finished		
Projects Completed Since January 2021	Streets	Northcrest Estates 3 Street Reconstruction**	\$2,885,595	4/20	8/21	100%	Complete
		Woodlake #3 Alley Reconstruction***	\$1,175,100	10/20	6/21	100%	Complete
		Golden Bear Pump Station Imp***	\$1,637,000	6/20	04/21	100%	Complete
		Northcrest Estates 1 Street Reconstruction**	\$3,249,133	3/21	1/22	100%	Complete
		A.W. Perry Street Reconstruction***	\$1,975,807	9/21	10/22	100%	Complete
		Monetary Lane**	\$1,082,411	12/20	06/22	100%	Complete
	Facilities/Utilities	Hebron Storage Tank Fence Replacement 2021	\$336,831	5/22	8/22	100%	Complete
		City Hall Remodel***	\$1,134,000	2/21	1/22	100%	Complete
		in const and to start	\$35,698,711				
		in design	\$135,352,600				
		Active & design	\$171,051,311				
		All listed projects	\$184,527,189				

* 2013 Bond Election project

** 2018 Bond Election project

*** Pay As You Go

CAPITAL IMPROVEMENTS PLAN ADVISORY COMMITTEE (CIPAC)

December 7, 2022

Where Connections Happen



RESPONSIBILITIES

- This committee serves in an advisory capacity and is established to perform the following functions:
 1. Advise/Assist in developing the Capital Improvement Plan; including financial planning standards and criteria for prioritizing capital projects
 2. Advise/Assist in developing the annual capital budget
 3. Advise/Assist in bond referendum master planning process (General Obligation Bonds)

Membership


11 members

- A citizen residing in each of the four council places
- 3 residents residing in any portion of the city
- Member of the following Committees
 - Planning & Zoning
 - Traffic Advisory
 - Parks & Recreation Board
 - Library Board
- Meetings are generally held on the 3rd Wednesday of the month, 6:30p at City Hall
- Staff Liaisons – Diana Vaughn, Chief Financial Officer and Jonathan Wheat, Engineering Director
 - Claudia Gallegos, City Treasurer; Melissa Everett, Finance Director, Andrew Combs, CIP Manager and various other staff members.



CIPAC Accomplishments









CARROLLTON
 TEXAS

TUESDAY, NOV. 8, 2022

BOND ELECTION

Elección de Bonos, 8 de nov. del 2022
 Bầu cử trái phiếu, ngày 8 tháng 11 năm 2022






VOTERS' GUIDE

Guía Para los Votantes / Hướng dẫn cử tri

PROPOSITIONS SUMMARY

Resumen de las Propuestas / Tóm Tắt Đề Xuất

The \$136,950,000 in proposed bond financed improvements is divided into five propositions. / Los \$136,950,000 en proyectos de mejoras propuestas a ser financiadas con bonos están divididos en cinco propuestas. / \$136,950,000 đô la trong các cải tiến được tài trợ từ trái phiếu được đề xuất được chia thành năm đề xuất.

 STREET IMPROVEMENTS <i>Mejoras de Calles</i> Cải Tiến Đường Phố \$102,450,000	 PUBLIC SAFETY FACILITIES IMPROVEMENTS <i>Mejoras De Instalaciones De Seguridad Publica</i> Cải Tiến Các Cơ Sở An Toàn Công Cộng \$8,800,000
 PARKS AND RECREATION FACILITIES IMPROVEMENTS <i>Mejoras de Parques e Instalaciones Recreativas</i> Cải Tiến Các Công Viên Và Cơ Sở Giải Trí \$18,900,000	
 ANIMAL SHELTER FACILITIES IMPROVEMENTS <i>Mejoras de Instalaciones del Refugio para Animales</i> Cải Tiến Các Cơ Sở Trú Ẩn Cho Động Vật \$4,800,000	 TRAIL IMPROVEMENTS <i>Mejoras de Senderos</i> Cải Tiến Đường Môn \$2,000,000

CIPAC ACCOMPLISHMENTS

CIPAC Recommendation Fiscal Year 2023 Budget

The mission of the Capital Improvements Projects Advisory Committee is to review the multi-year capital spending schedule for the City, make recommendations to the City Council on the most effective and efficient use of capital funds, and communicate to the community by informing citizens through periodic progress reports with enhanced use of the City's website. As a general rule, the highest priority should be given to completing the projects approved previously in City bond elections. Exceptions are those projects that due to lack of right-of-way, permitting, sequencing or other delays cannot be completed before other projects that were approved later. When debt capacity changes occur, projects previously approved by the voters can be moved up or delayed using the priorities set by the City Council's strategic goals and related planning documents considering logical sequencing of projects and the ability of City staff to effectively administer the projects. Outside funding sources, such as funding from the State or Counties, should be utilized whenever possible, realizing that this may result in the reprioritization of projects as outside funding becomes available. Sound financial policies as adopted by the City Council, including an ad valorem tax ratio of 60% to operations and 40% to debt service, should be followed.

The attached project plan represents the capital spending recommendations for the upcoming fiscal year and current voter-approved projects scheduled for future years.

Additional specific recommendations are as follows:

Funding Recommendations

Any additional surplus, year-end non-recurring funds should be used towards the following programs in priority order:

- 1) Sidewalks
- 2) Residential Street Lights
- 3) Alleys
- 4) Intersection Improvements

Note: Once a recommendation is accepted by City Council, it will not be carried forward to the next year.

FY 2022-2026 Capital Improvement Plan (\$000's)

CIP	2022	2023	2024	2025	2026	TOTALS
SUMMARY						
Parks	4,600	4,250	8,400	2,500	1,750	\$ 21,500
Streets	26,127	42,235	25,449	28,503	29,822	\$ 152,136
Water & Wastewater	5,285	16,581	3,900	10,250	3,900	\$ 39,916
Drainage	-	-	-	-	-	\$ -
Public Safety	3,200	1,000	1,500	4,300	3,000	\$ 13,000
Facilities	-	-	-	-	750	\$ 750
TOTALS	\$ 39,212	\$ 64,066	\$ 39,249	\$ 45,553	\$ 39,222	\$ 227,302
SUMMARY OF SOURCES						
GO Bond Program	22,790	26,400	26,485	26,425	26,430	\$ 128,530
Other Sources	11,137	21,085	8,864	8,878	8,892	\$ 58,856
Revenue Bond Program	-	8,010	-	6,350	-	\$ 14,360
Water Replacement Program	2,970	2,485	2,260	1,950	1,950	\$ 11,615
Wastewater Replacement Program	2,315	1,415	1,640	1,950	1,950	\$ 9,270
TOTALS	\$ 39,212	\$ 59,395	\$ 39,249	\$ 45,553	\$ 39,222	\$ 222,631
SUMMARY OF BOND PROGRAM						
Streets	14,990	21,150	16,585	19,625	20,930	\$ 93,280
Drainage	-	-	-	-	-	\$ -
Parks	4,600	4,250	8,400	2,500	1,750	\$ 21,500
Public Safety	3,200	1,000	1,500	4,300	3,000	\$ 13,000
Facilities	-	-	-	-	750	\$ 750
TOTALS	\$ 22,790	\$ 26,400	\$ 26,485	\$ 26,425	\$ 26,430	\$ 128,530

Budget Process

December 7, 2022

Where Connections Happen



Why is Government Budgeting Different?

- Disconnect between sources and uses of funds
- Mostly tax supported
- No profit Motive
- Heavily regulated
 - Budget is legally binding
 - Property tax limits – Voter-Approval Tax Rate (Rollback Rate)
 - Restrictive revenues

Fund Accounting

- Governmental Funds – financial reporting and budget basis similar
- Business Funds – budgeted similar to governmental funds but financial reporting is on a full accrual basis
- Capital Projects – budgeted on a multi-year project basis

General Fund – What's Included?

Includes general government operations of the City not accounted for in other funds

- Public Safety – Police, Fire, Dispatch, Municipal Courts, Environmental Services, Animal Control
- Culture & Leisure – Library, Parks and Recreation
- Development Services – Streets, Drainage, Traffic, Engineering, Planning and Economic Development

General Fund – Major Sources & Uses

- Major Sources of Funds
 - Property Taxes –56.55%
 - Sales Taxes – 22.66% (recurring and non-recurring)
 - Franchise Fees – 8.88%
- Uses of Funds:
 - General Government – 5.97%
 - Public Safety – 62.76%
 - Culture & Leisure – 15.74%
 - Development Services – 14.19%
- Personnel Services account for 60.97% of recurring uses of funds

Enterprise Funds

Accounts for operations designed to fully recover costs through user fees

- Utility Fund – Water and Sewer Services
- Golf Course – Indian Creek Golf Course
- Solid Waste – Sanitation Services for citizens

Budget Preparation Process

- Council Strategic Goals – Base
- Multi-year Financial Forecasts – presented in February or March to confirm direction
- Preliminary Budget
 - Distributed at the end of July
 - Starting point for final budget. Includes Council Decision Points
- Proposed and Final Budgets – includes changes as directed by Council

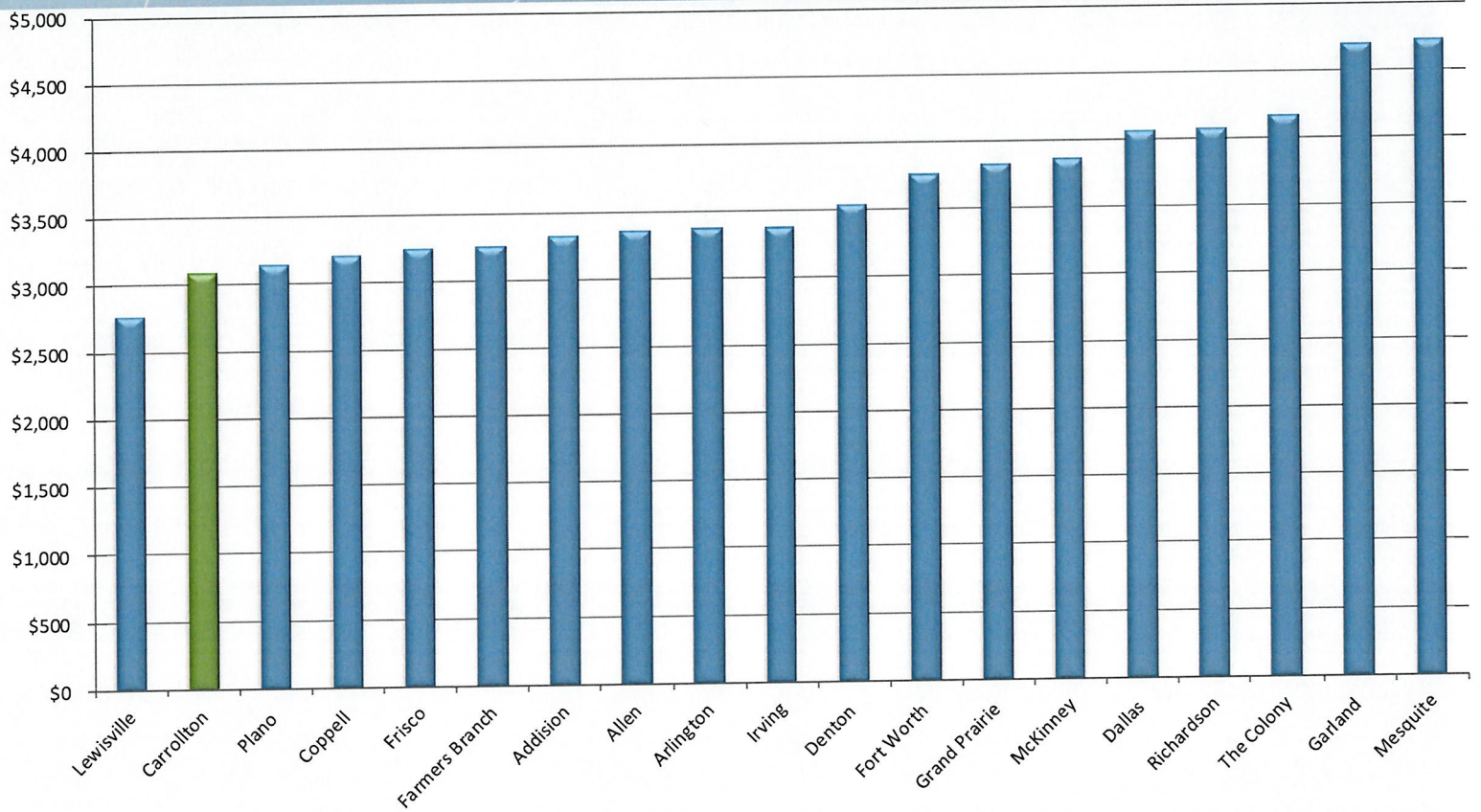
Tax Roll Timeline

- Certified Preliminary Estimates received in April
- Certified Totals received by July 25
 - For Tax Year 2022, Denton Central Appraisal District provided Certified Estimates on July 21, 2022, and the Certified Totals on September 12, 2022.

Legal Requirements Truth-in-Taxation

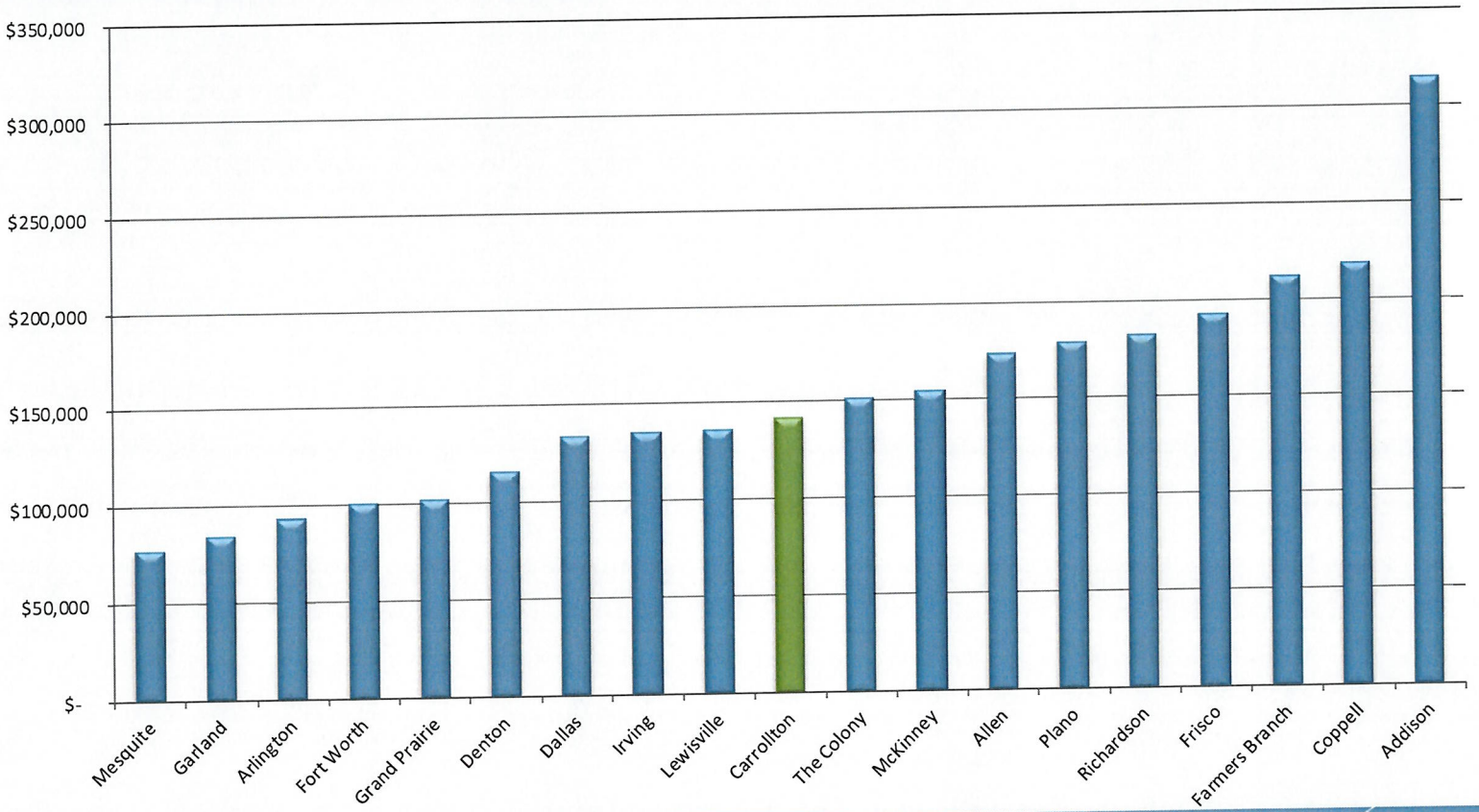
- No-New Revenue Tax Rate (Effective Tax Rate) – calculated rate that provides the same tax revenue on properties that were on the tax roll in the prior year.
- Voter-Approval Tax Rate (Rollback Rate) – No-New-Revenue Maintenance and Operations (M&O) Tax Rate adjusted by a set amount (3.5%) plus the needed tax rate to pay for debt service requirements.
 - NOTE: anything that is not debt service (include Pay-As-You-Go Capital) is considered M&O

Cost of Municipal Services Per Household



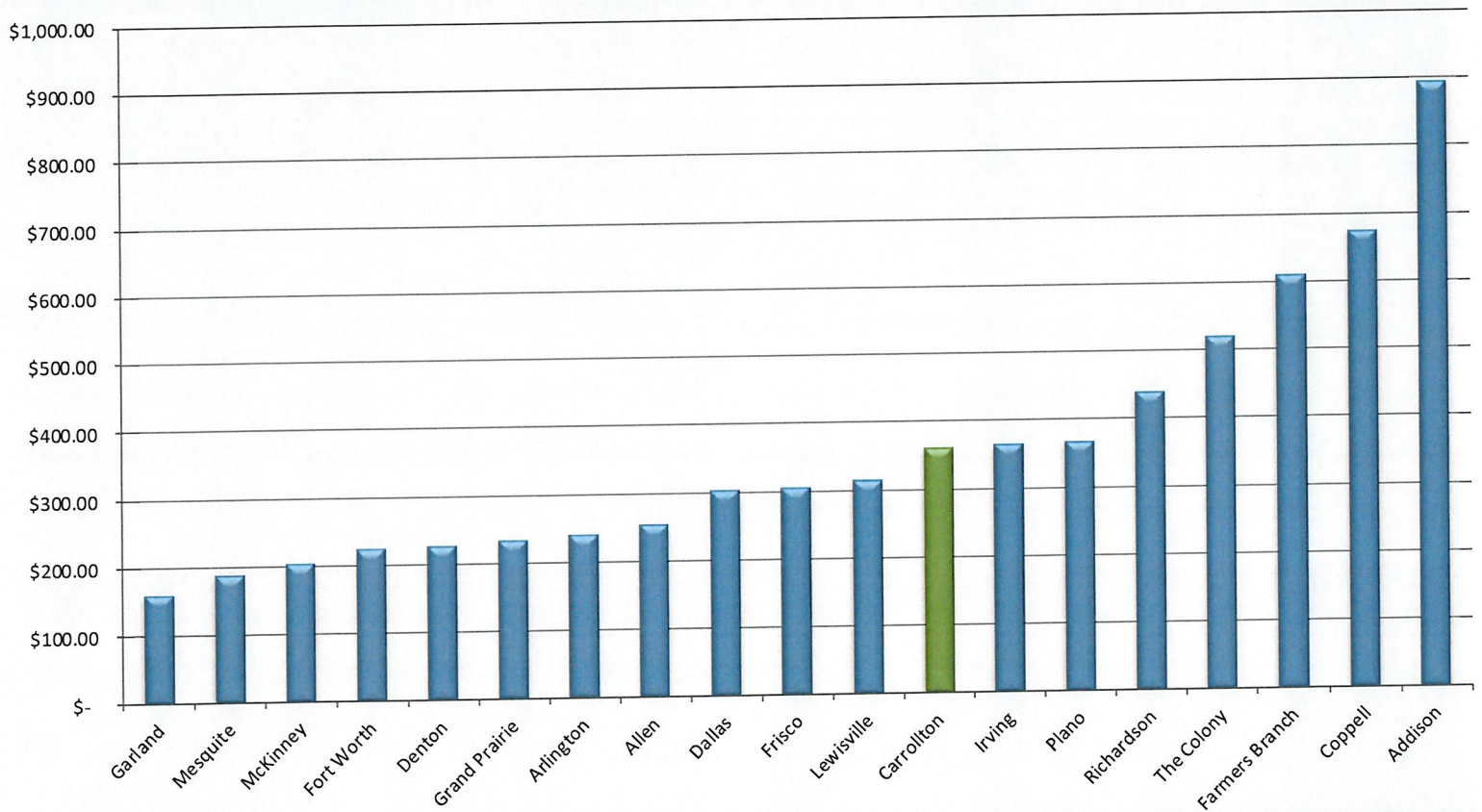
Based on Municipal Services as of November 15, 2022

Municipal Tax Base Comparison Per Capita Assessed Value



Based on Tax Year 2022 Values

Per Capita Sales Tax Revenues



Based on Fiscal Year 2022 Sales Tax Values

Capital Replacement and Debt Management Program

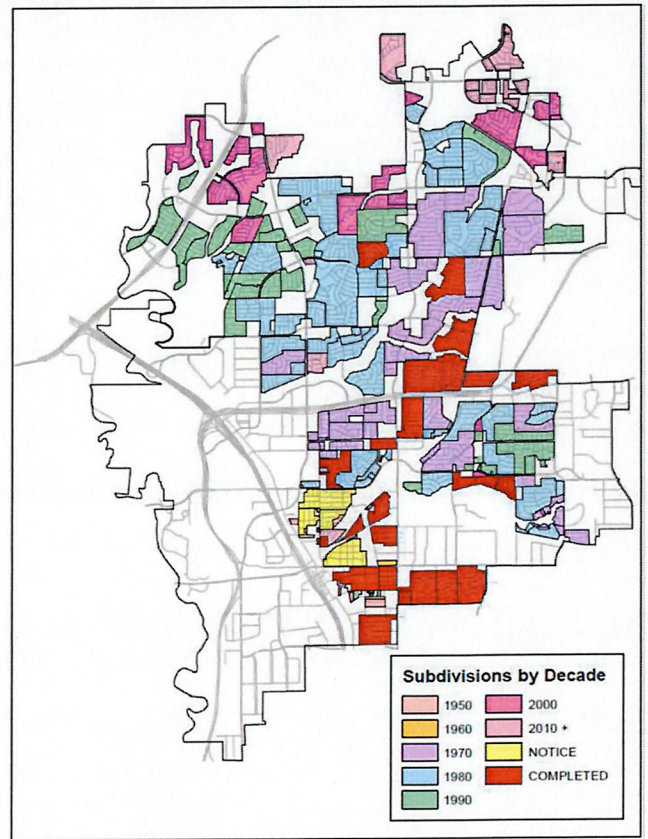
December 7, 2022

Where Connections Happen



We are hitting middle age...

Decade	% Built Out	% Increase
1950's	2%	---
1960's	6%	170%
1970's	26%	362%
1980's	54%	109%
1990's	75%	39%
2000's	84%	12%
2010's	96%	14%



So, how do we do that?

- A holistic approach:
 - Infrastructure Maintenance and Replacement
 - How we pay for it
- It's a team effort
 - City Council
 - City Management
 - Finance
 - Public Works
 - Engineering



What goes into planning?

Decision-Making Process:

- Objectively prioritize maintenance and replacement
- Align funding and staffing resources
- Track performance metrics
- Plan the work, work the plan



Why not replace it all?

- Design Life:
 - Concrete Paving 30-yr
 - Updated PVC Water & Sewer 100-yr
 - RCP Stormwater 75-yr



Engineering Project

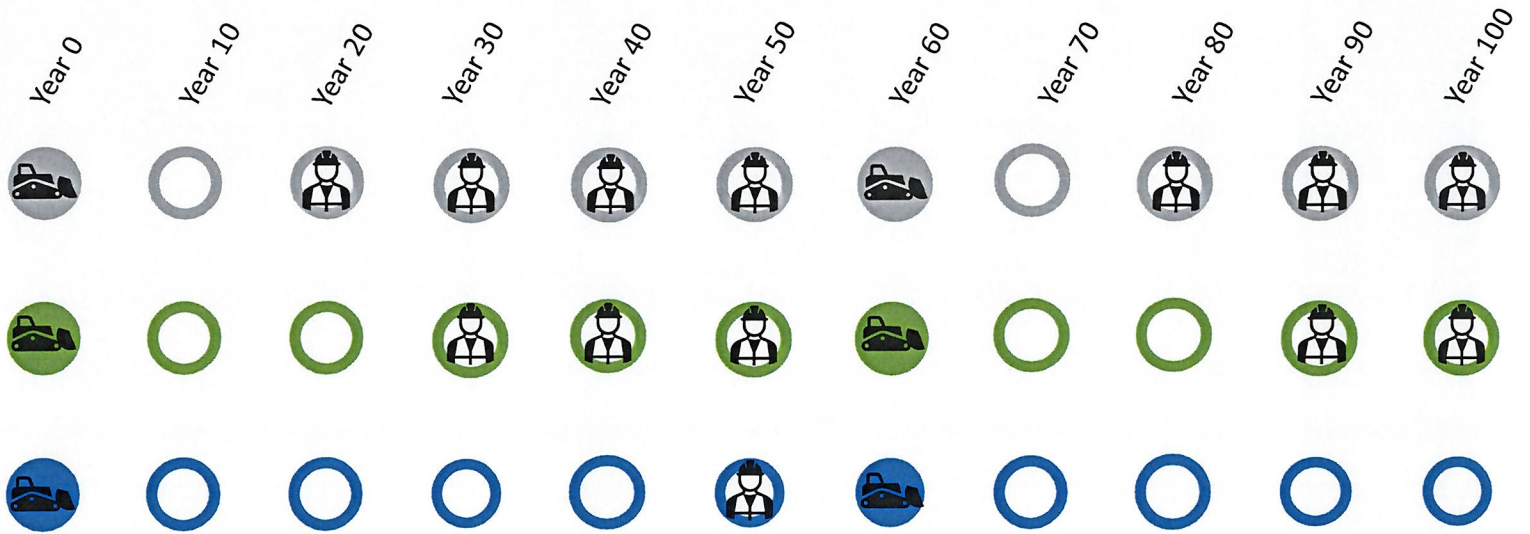
- Public Works major maintenance begins 20-yrs into design life



Public Works
Major Maintenance

- Public Works only performs major maintenance on an asset class once per decade

Consistent planning wins



Maintenance: Crack Sealing



Maintenance: Pressure Grouting



Maintenance: Panel Replacements



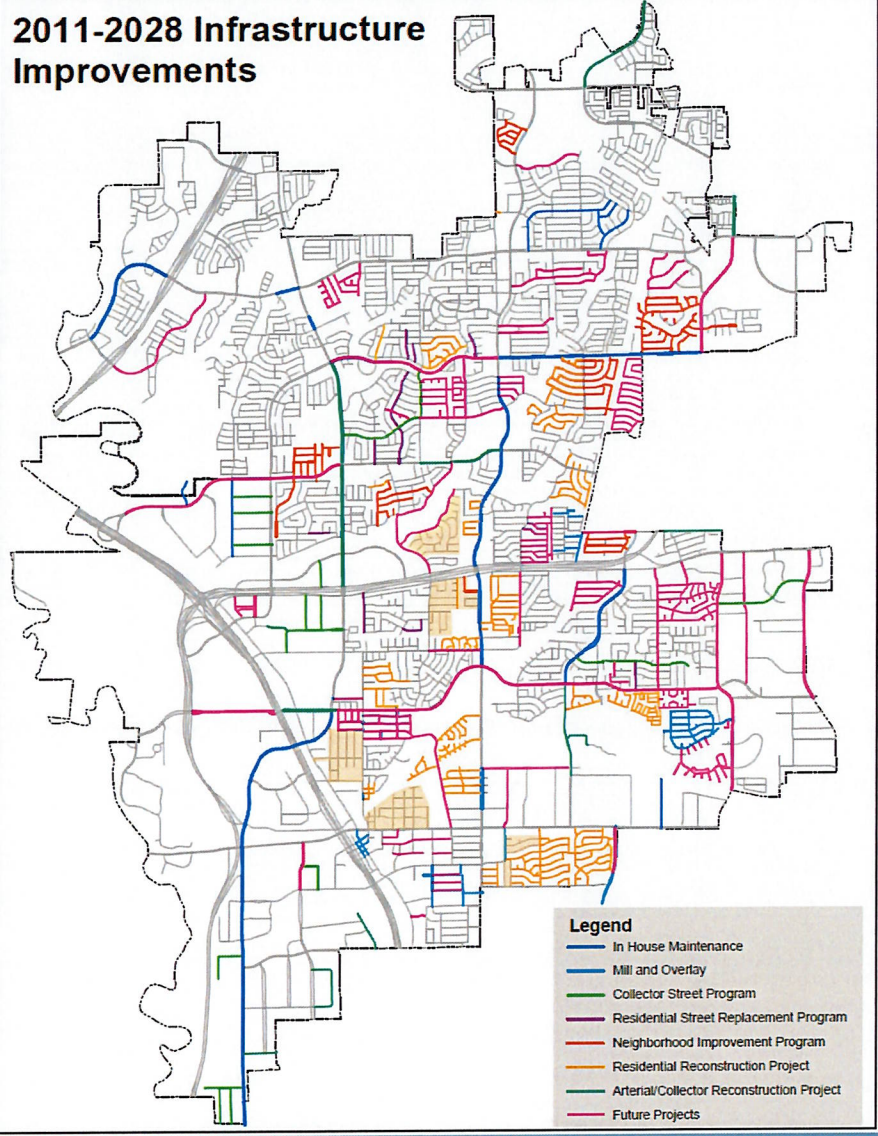
Neighborhood Reconstruction Results



Full Neighborhood Reconstruction



2011-2028 Infrastructure Improvements



- Legend**
- In House Maintenance
 - Mill and Overlay
 - Collector Street Program
 - Residential Street Replacement Program
 - Neighborhood Improvement Program
 - Residential Reconstruction Project
 - Arterial/Collector Reconstruction Project
 - Future Projects

Paying for It All Without Breaking the Bank

- Many tools in the toolbox
 - Not skimping on maintenance
 - “You can pay me now or you can pay me later – but pay me you will” (and later is more)
 - During recessions, the city will cut back on back office, parks, and library, but makes deferring maintenance the last option

Is Debt Really a Four-Letter Word?

- Model debt issuance and debt capacity to stay within target rate
 - Eliminates the need to raise the tax rate just because you issued debt
 - Additional capacity comes from retiring old debt and growth in the tax base
 - City currently retires \$13-15 million of old debt per year
 - Puts a natural and logical cap on how much debt you can issue at one time
 - Keeps debt ratios stable or declining over time
 - Have helped the city earn and keep AAA bond ratings

Paying for It All Without Breaking the Bank

- Pay as You Go Program (approximately 55-60% of all capital projects are PAYGO)
 - Excess Sales Tax
 - Year end budget surplus
 - Dedicated capital replacement tax rate of 1.5620 cents
 - Neighborhood Partnership tax rate of 1.5620 cents
- Debt (approximately 40-45% of all capital projects and often larger projects)

Is Debt Really a Four Letter Word?

- YES – but only if you misuse and abuse it
- So how does Carrollton use it, but not abuse it?
 - View it only as one source of its capital needs
 - Adhere to strict financial standards
 - 70/30 Property Tax Rate Ratio (operations/debt service)
 - At current 56.2500 cent rate, no more than 16.875 cents can go to debt service
 - Current budget target is to model capacity on maximum of 14.5 - 15.5 cents
 - FY23 debt service rate is 14.5226 with 3.01240 cents going to Neighborhood Partnership and Capital Dedicated

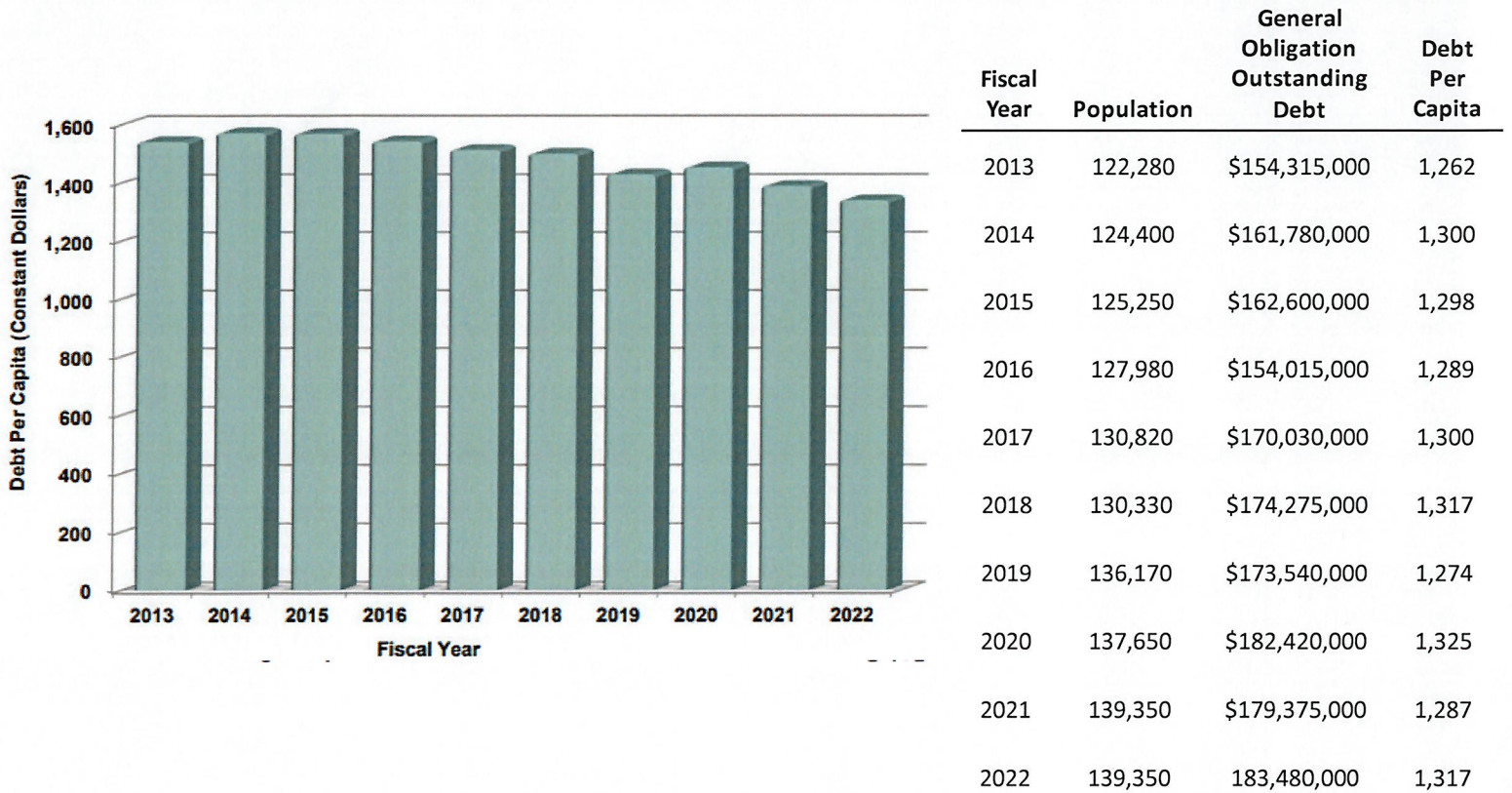
Our Tax Rate Today...

	PERCENT	RATE	AMOUNT
<u>Debt service needs</u>			
G.O. debt service*	25.82%	0.145226	\$ 27,772,498
<u>Operating needs</u>			
General Fund	67.21%	0.378072	\$ 71,216,876
Economic Development	1.42%	0.007962	\$ 1,499,789
Neighborhood Part.	2.78%	0.015620	\$ 2,942,257
Capital Dedicated	2.78%	0.015620	\$ 2,942,315
Sub-total - Operating	74.18%	0.417274	78,601,236
Total	100.00%	0.562500	\$ 106,373,734

**Calculated based on Certified Values from Denton, Dallas, and Collin Central Appraisal Districts
 *Debt Service amount is calculated on a 100% collection rate per Tax Code Ch. 26

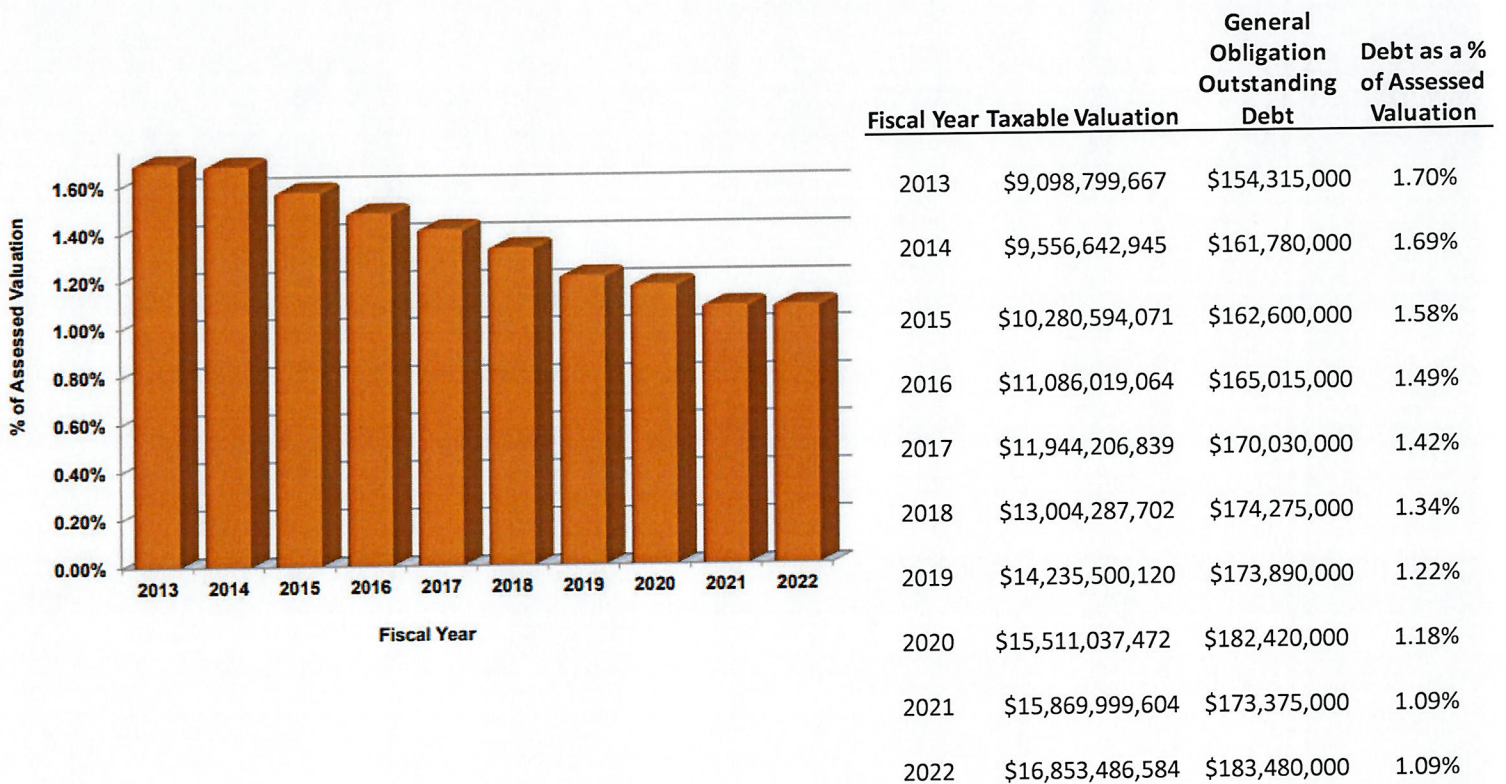
Maintenance & Operation Levy growth is capped at 3.5% per year plus unused increment (SB2)

Total Tax Supported Debt per Capita



Source: Debt Credit Rating Agency Book – Series 2022

Debt as a Percent of Assessed Valuation



Source: Debt Credit Rating Agency Book – Series 2022

Upcoming Meeting Formats

- **Spring Meeting:**
 - Bond Allocation Updates
 - Information Sharing
 - Project Updates
- **Summer Meeting:**
 - FY Recommendations
 - Information Sharing
 - Project Updates
- **Fall Meeting:**
 - Information Sharing
 - Project Updates
- **Winter Meeting:**
 - Orientation
 - Project Updates



Annual Budget Responsibilities

CIPAC Recommendation Fiscal Year 2023 Budget

The mission of the Capital Improvements Projects Advisory Committee is to review the multi-year capital spending schedule for the City, make recommendations to the City Council on the most effective and efficient use of capital funds, and communicate to the community by informing citizens through periodic progress reports with enhanced use of the City's website. As a general rule, the highest priority should be given to completing the projects approved previously in City bond elections. Exceptions are those projects that due to lack of right-of-way, permitting, sequencing or other delays cannot be completed before other projects that were approved later. When debt capacity changes occur, projects previously approved by the voters can be moved up or delayed using the priorities set by the City Council's strategic goals and related planning documents considering logical sequencing of projects and the ability of City staff to effectively administer the projects. Outside funding sources, such as funding from the State or Counties, should be utilized whenever possible, realizing that this may result in the reprioritization of projects as outside funding becomes available. Sound financial policies as adopted by the City Council, including an ad valorem tax ratio of 60% to operations and 40% to debt service, should be followed.

The attached project plan represents the capital spending recommendations for the upcoming fiscal year and current voter-approved projects scheduled for future years.

Additional specific recommendations are as follows:

Funding Recommendations

Any additional surplus, year-end non-recurring funds should be used towards the following programs in priority order:

- 1) Sidewalks
- 2) Residential Street Lights
- 3) Alleys
- 4) Intersection Improvements

Note: Once a recommendation is accepted by City Council, it will not be carried forward to the next year.

FY 2022-2026 Capital Improvement Plan (\$000's)

CIP	2022	2023	2024	2025	2026	TOTALS
SUMMARY						
Parks	4,600	4,250	8,400	2,500	1,750	\$ 21,500
Streets	26,127	42,235	25,449	28,503	29,822	\$ 152,136
Water & Wastewater	5,285	16,581	3,900	10,250	3,900	\$ 39,916
Drainage	-	-	-	-	-	\$ -
Public Safety	3,200	1,000	1,500	4,300	3,000	\$ 13,000
Facilities	-	-	-	-	750	\$ 750
TOTALS	\$ 39,212	\$ 64,066	\$ 39,249	\$ 45,553	\$ 39,222	\$ 227,302

CIP	2022	2023	2024	2025	2026	TOTALS
SUMMARY OF SOURCES						
GO Bond Program	22,790	26,400	26,485	26,425	26,430	\$ 128,530
Other Sources	11,137	21,085	8,864	8,878	8,892	\$ 58,856
Revenue Bond Program	-	8,010	-	6,350	-	\$ 14,360
Water Replacement Program	2,970	2,485	2,260	1,950	1,950	\$ 11,615
Wastewater Replacement Program	2,315	1,415	1,640	1,950	1,950	\$ 9,270
TOTALS	\$ 39,212	\$ 59,395	\$ 39,249	\$ 45,553	\$ 39,222	\$ 222,631

CIP	2022	2023	2024	2025	2026	TOTALS
SUMMARY OF BOND PROGRAM						
Streets	14,990	21,150	16,585	19,625	20,930	\$ 93,280
Drainage	-	-	-	-	-	\$ -
Parks	4,600	4,250	8,400	2,500	1,750	\$ 21,500
Public Safety	3,200	1,000	1,500	4,300	3,000	\$ 13,000
Facilities	-	-	-	-	750	\$ 750
TOTALS	\$ 22,790	\$ 26,400	\$ 26,485	\$ 26,425	\$ 26,430	\$ 128,530