CAPITAL IMPROVEMENT PROGRAM

This section of the budget illustrates the six-year plan for Capital Improvements. It includes all capital projects regardless of the Fund that the costs for the project are budgeted in.

The City of Fort Lupton continues to face tight fiscal constraints over the next two years due to high debt service payments in the Utility Enterprise Fund (Water System), continuing a major equipment and infrastructure replacement program and future uncertainty with the necessity of a major storm drainage improvements program. As a result, the six-year plan may be significantly adjusted over the next few years, as expectations become reality. Unless the City can match local dollars with grant funds or issue additional self-supporting debt, it is likely that the City's capital improvement program will be limited to these initiatives for the next few years.

DEVELOPMENT OF THE SIX-YEAR CAPITAL IMPROVEMENTS PROGRAM

Although relatively simple in theory, the development of a six-year capital program is often complex in practice for several reasons. First, many of the benefits of a capital project or expenditure are often of an intangible nature and are not readily quantifiable. Second, their value is common or social, involving the whole municipality. Finally, their value is not easily ascertainable in money terms. The factor of common value and the lack of quantifiable benefits are the very reasons many such projects or activities are assumed by the public sector.

The City of Fort Lupton's Six Year Capital Improvements Program consists of a comprehensive listing of carefully selected and coordinated capital improvements, which have been identified as necessary to accomplish the City's long-range goals and policies, balanced against realistic revenue projections. The development of the six-year plan is an annual process that includes identification of needed projects through public solicitation and council and staff input, development of appropriate financing mechanisms, recommendations from the City Administrator and staff, and evaluation and final approval from Council.

IMPACT ON THE OPERATING BUDGET

During the development of the six-year plan, an evaluation of how capital expenditure decisions will affect annual operations and the City's operating budget must be considered. Such an evaluation for annual, recurrent expenditures for plant improvements and equipment is generally not that difficult, as the appropriations for such recurrent expenditures generally represent a relatively consistent proportion or percentage of the City's annual operating budget and is financed on a "pay as you go" basis out of annual operating funds.

However, the impact of large, non-recurrent capital expenditures on the City's annual operating budget is more difficult, as such expenditures generally require additional funding over and above the fiscal capacity of the City's annual operating budget. Therefore, careful scrutiny of such non-recurrent expenditures is critical to the financial health and stability of the City for the following reasons:

1. Due to their relatively larger cost and longer life, capital expenditures for long-range public improvements may have to be financed on a "pay as you use" basis through the issuance of long-term debt that coincides with the projected life of the improvement.

2. Such capital expenditures, therefore, may require a consistent application of effort and funds over a span of years.

3. The political and economic impacts of investments in long-range capital improvements extend far into the future.

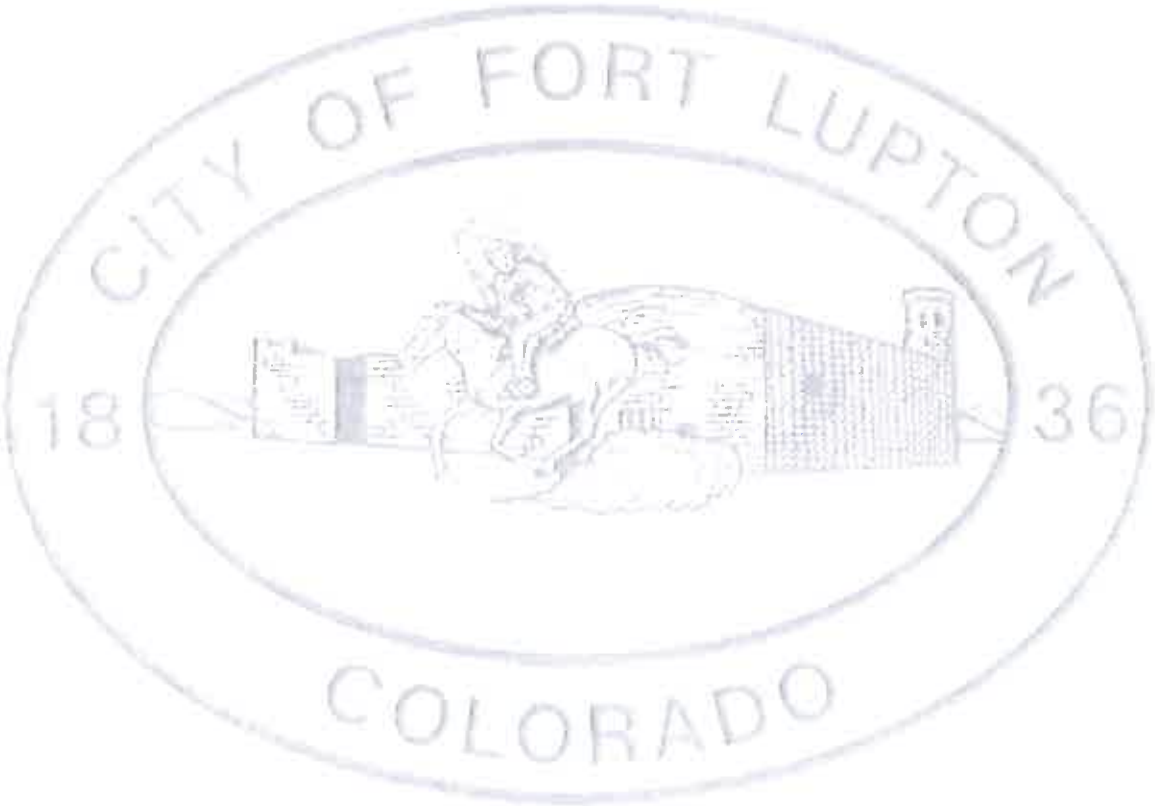
4. Decisions to invest in long-range capital improvements are often irreversible, except at considerable financial and managerial costs to the City.

5. Such capital investment decisions may significantly alter or influence the City's ability to grow and prosper.

As a result of these considerations, the City has analyzed the projects included in this six year plan and determined that the impact on the City's operating budget is minimal for most projects. In developing the individual proposals, each project was evaluated to determine its financial impact on the City's operating budget. Obviously, if the City built a new facility, there would be a corresponding increase in utilities, janitorial services, repairs and maintenance, etc., although they may be offset by other savings if it were a replacement facility. Some of the larger projects included in this category that will have a significant impact to the City's operating budget include the new Community Center much of which is expected to be covered through user fees and dedicated tax sources; and the Water Treatment Plant and Wastewater Treatment Plant Expansions which is expected to be covered through existing user charges and impact fees.

2013-2018 SIX YEAR CAPITAL IMPROVEMENTS PROGRAM

The Six Year Capital Improvements Program for 2013 through 2018 represents projects in public works, public safety, parks and recreation, water and wastewater and capital equipment. Although not all proposed projects could be funded, the key to the Six Year Program lies in the fact that the plan is realistically balanced in all years through anticipated tax income, general operating revenues, impact fees, grants and contributions.


CITY OF FORT LUPTON
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CITY OF FORT LUPTON

SUMMARY OF SIX YEAR

CAPITAL IMPROVEMENTS PROGRAM

FUND/ DESCRIPTION	Current 2012	Six Year Program 2013	2014	2015	2016	2017	2018	Future	TOTAL
GENERAL FUND									
GENERAL GOVERNMENT:									
Comprehensive Plan (in 53160)		30,000		90,000					120,000
Corridor Improvement Plan (In 53160)		25,000	25,000	25,000	25,000				100,000
City Hall Architectural				120,000					120,000
City Hall Building								3,000,000	3,000,000
Natural Gas Vehicles	505,450								505,450
Fitness Trail		20,000							20,000
Batting Cage						50,000			50,000
Fencing			40,000				40,000		80,000
Benches & Tables		5,000		5,000		5,000			15,000
Dougouts - Pearson Park		8,000							8,000
Koshio Improvements	12,000								12,000
Gator		15,000		30,000	45,000				90,000
Pickup		35,000		30,000		35,000			100,000
Park Signs		5,000	5,000						10,000
Playground Equipment	25,000								25,000
Time Clock	7,000	7,000							14,000
Employee Evaluation System	25,000								25,000
	574,450	150,000	70,000	300,000	70,000	90,000	40,000	3,000,000	4,294,450
PUBLIC WORKS:									
Welder		5,500							5,500
Shop Improvements		113,000							113,000
Pressure Washer (In 53105)		3,800							3,800
72" Deck John Deere Mower		17,500							17,500
Plow for Dump Truck		11,800							11,800
V-Box Sander		13,500							13,500
Motor Grader		75,000							75,000
Backhoe		52,000							52,000
	-	292,100	-	-	-	-	-	-	292,100
PUBLIC SAFETY:									
Police Cars	10,000	32,000	65,920	33,949	34,968	144,065			320,902
MDT's for Police Cars		23,000	12,000	6,000	6,000	24,000			71,000
	10,000	55,000	77,920	39,949	40,968	168,065	-	-	391,902

CITY OF FORT LUPTON

SUMMARY OF SIX YEAR

CAPITAL IMPROVEMENTS PROGRAM

FUND/ DESCRIPTION	Current 2012	Six Year Program 2013	2014	2015	2016	2017	2018	Future	TOTAL
COMPUTER EQUIPMENT:									
Commercial Grade UPS	2,000								2,000
Desktop Hardware Refresh	8,750	10,600	8,750	8,750	8,750	8,750			54,350
Network Server	30,000				10,000				40,000
SEP Backup Software	3,500								3,500
Web Development	25,000	15,000							40,000
Network Infastructure Refresh					10,000	10,000			20,000
Server Infrastructure					10,000	10,000			20,000
Software Upgrades		10,000							10,000
	69,250	35,600	8,750	8,750	38,750	28,750	-	-	189,850
TOTAL GENERAL FUND	653,700	532,700	156,670	348,699	149,718	286,815	40,000	3,000,000	5,168,302

CITY OF FORT LUPTON

SUMMARY OF SIX YEAR

CAPITAL IMPROVEMENTS PROGRAM

FUND/ DESCRIPTION	Current 2012	Six Year Program 2013	2014	2015	2016	2017	2018	Future	TOTAL
CONTINGENCY FUND									
Capital Expenditures	-	530,000							530,000
TOTAL CONTINGENCY FUND	-	530,000	-	-	-	-	-	-	530,000
STREET SALES TAX FUND									
Patching Materials (In 53150)	60,000	60,000							120,000
Curb/Gutter/Sidewalk Program	70,000	70,000							140,000
Street Overlay	400,000	400,000							800,000
Cemetery Asphalt Roads				6,000				6,000	12,000
Deceleration Lane (CMAQ Funds)	150,000								150,000
TOTAL STREET SALES TAX FUND	680,000	530,000	-	6,000	-	-	-	6,000	1,222,000
CULTURE, PARKS & RECREATION FUND									
COMMUNITY CENTER:									
Carpet		10,000							10,000
Infield Additives	5,000	5,000							10,000
Chairs & Tables in Multipurpose Room	5,000	5,000	10,000		5,000		5,000		30,000
Pearson Parking Lot			30,000		30,000				60,000
Van / Mini Bus					35,000				35,000
Walkways & Trails	30,000	15,000	30,000	30,000		50,000	50,000		205,000
MUSEUM:									
Lift (In 55900)		30,000							30,000
Repointing & Glazing		10,000					15,000		25,000
Shades			10,000						10,000
Painting & Plaster Repair			15,000						15,000
Lighting Upgrade				20,000					20,000
Floor Repair & Finish			8,000						8,000
TOTAL CPR FUND	40,000	75,000	103,000	50,000	70,000	50,000	70,000	-	458,000

CITY OF FORT LUPTON

SUMMARY OF SIX YEAR

CAPITAL IMPROVEMENTS PROGRAM

FUND/ DESCRIPTION	Current 2012	Six Year Program 2013	2014	2015	2016	2017	2018	Future	TOTAL
CONSERVATION TRUST FUND									
All Purpose Fields (Community Center)					5,000				5,000
Sculptures & Benches for Denver Ave.		15,000							15,000
Benches & Tables	5,000								5,000
Park Shelters	18,000	40,000	20,000			20,000			98,000
Parking Lot - Pearson Park	90,000	15,000		10,000					115,000
Playground Equipment (Parks)		40,000			25,000		25,000		90,000
Enclose Overhang on Pool Deck		-							-
Trails			40,000	40,000	40,000	40,000	40,000		200,000
TOTAL CONSERVATION TRUST FUND	113,000	110,000	60,000	50,000	70,000	60,000	65,000	-	528,000
WATER SALES TAX FUND									
NISP (In 55360)	75,000	75,000	38,000	703,000	736,000	6,658,000	6,658,000	248,000	15,191,000
Purchase of Water Shares	180,000	180,000							360,000
Raw Water Storage	100,000	25,000	25,000	25,000	25,000	25,000	25,000	25,000	275,000
Firming of Windy Gap Water Units		121,838	73,103	2,961,125					3,156,066
Fulton Return Project	250,000								250,000
Water Augmentation (in 55480)	20,000	20,000							40,000
TOTAL WATER SALES TAX FUND	625,000	421,838	136,103	3,689,125	761,000	6,683,000	6,683,000	273,000	19,272,066
CEMETERY AND PERPETUAL CARE FUND									
Repair Fencing (in 53260)	1,250	2,500							3,750
Replace Equipment	10,000	10,000	10,000	10,000	10,000	10,000	10,000	10,000	80,000
Tombstone Rehabilitation (in 53260)	10,000	10,000							20,000
Replat of Blocks (in 53260)		5,000							5,000
Tree Program (in 52050)	2,750	1,500							4,250
TOTAL CEMETERY FUND	24,000	29,000	10,000	10,000	10,000	10,000	10,000	10,000	113,000

CITY OF FORT LUPTON

SUMMARY OF SIX YEAR

CAPITAL IMPROVEMENTS PROGRAM

FUND/ DESCRIPTION	Current 2012	Six Year Program 2013	2014	2015	2016	2017	2018	Future	TOTAL
UTILITY ENTERPRISE FUND									
WATER WELLS:									
Well Improvements	10,000	10,000	10,000	10,000	10,000	10,000	10,000	10,000	80,000
Well # 13 - Improvements	35,000								35,000
New Wells	50,000	50,000							100,000
Rebuild Pump Motor		8,500							8,500
WATER TREATMENT PLANT:									
Expansion of Plant									-
Filter Replacement (Towards Reserve)	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	320,000
High Zone 1 MG Storage Tank				900,000					900,000
Tank Inspections		25,000							25,000
Pressure Test Tube & Sonic Analyzer	10,000								10,000
WASTEWATER TREATMENT PLANT:									
Centrifuge Rebuild	10,000	15,000							25,000
Centrifuge Backdrive	15,000								15,000
Replace Non-Potable Water Pump		15,000							15,000
Inflow & Infiltration Study (In 53160)	10,000	10,000	10,000						30,000
Expansion of Plant	75,000	75,000	75,000	75,000	75,000	75,000	75,000	75,000	600,000
WATER LINE REPAIRS:									
Line Replacement (Water)	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	800,000
Replace Valves at 4th - 5th and Grand	130,000	40,000							170,000
Water Meter for Thermo		12,000							12,000
Water Main Extension & Over sizing	150,000	150,000	150,000	150,000	150,000	150,000	150,000	150,000	1,200,000
SEWER LINE REPAIRS:									
Line Replacement (Sewer)	100,000	200,000	50,000	50,000	50,000	50,000	50,000	50,000	600,000
Repair/Replace Equipment	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	800,000
Flow Meter for Greenhouses	12,000								12,000
UTILITY BILLING:									
Meter Reading Equipment	-	17,000							17,000
ADMINISTRATION:									
Firming of Windy Gap Water Units	118,792								118,792
South Lift Station Improvements		500,000							500,000
Fulton Return Project		100,000							100,000
Lift Station Expansion	100,000	100,000	100,000	100,000	100,000	100,000	100,000	100,000	800,000
TOTAL UTILITY FUND	1,065,792	1,567,500	635,000	1,525,000	625,000	625,000	625,000	625,000	7,293,292

CITY OF FORT LUPTON

SUMMARY OF SIX YEAR

CAPITAL IMPROVEMENTS PROGRAM

FUND/ DESCRIPTION	Current 2012	Six Year Program 2013	2014	2015	2016	2017	2018	Future	TOTAL
	STORM DRAINAGE FUND								
Storm Drainage Projects	250,000	250,000							500,000
TOTAL STORM DRAINAGE FUND	250,000	250,000	-	-	-	-	-	-	500,000
	RECREATION CENTER FUND								
Cardio Equipment	5,000	10,000	10,000	20,000	20,000	20,000	20,000		105,000
Locker Replacement					25,000				25,000
Slide Stairwell Replacement (pool)				50,000					50,000
Sky Light work			15,000						15,000
Rec Center Pool Deck Enclosure		20,000							20,000
Filter Sand Replacement	8,000	8,000							16,000
TOTAL RECREATION CENTER FUND	13,000	38,000	25,000	70,000	45,000	20,000	20,000	-	231,000
TOTAL CAPITAL	3,464,492	4,084,038	1,125,773	5,748,824	1,730,718	7,734,815	7,513,000	3,914,000	35,315,660

CITY OF FORT LUPTON

SUMMARY OF SIX YEAR

CAPITAL IMPROVEMENTS PROGRAM

FUND/ DESCRIPTION	Current 2012	Six Year Program 2013	2014	2015	2016	2017	2018	FUTURE	TOTAL
FUNDING SOURCES (ALL FUNDS):									
SOURCES OF FUNDS:									
Operating Revenues	2,846,042	3,409,038	1,065,773	2,034,699	1,660,718	1,016,815	790,000	914,000	13,737,085
Federal Sources	505,450	35,000	-	-	-	-	-	-	540,450
State Sources	113,000	140,000	60,000	50,000	70,000	60,000	65,000	-	558,000
Other Government Sources	-	500,000	-	-	-	-	-	-	500,000
Debt Financing	-	-	-	3,664,125	-	6,658,000	6,658,000	3,000,000	19,980,125
Total Sources	3,464,492	4,084,038	1,125,773	5,748,824	1,730,718	7,734,815	7,513,000	3,914,000	35,315,660
USES OF FUNDS:									
Plans & Studies	10,000	70,000	35,000	235,000	25,000	-	-	-	375,000
Construction	1,095,000	945,000	365,000	3,332,125	365,000	7,023,000	7,023,000	3,371,000	23,519,125
Leasehold Improvements	1,045,792	1,653,000	473,000	410,000	385,000	420,000	430,000	260,000	5,076,792
Vehicles & Equipment	625,200	389,200	106,670	1,038,699	169,718	241,815	30,000	10,000	2,611,302
Furniture & Fixtures	10,000	25,000	10,000	5,000	5,000	5,000	5,000	-	65,000
Other	678,500	1,001,838	136,103	728,000	781,000	45,000	25,000	273,000	3,668,441
Total Uses	3,464,492	4,084,038	1,125,773	5,748,824	1,730,718	7,734,815	7,513,000	3,914,000	35,315,660

CITY OF FORT LUPTON

SUMMARY OF SIX YEAR

CAPITAL IMPROVEMENTS PROGRAM

FUND/ DESCRIPTION	Current 2012	Six Year Program 2013	2014	2015	2016	2017	2018	FUTURE	TOTAL
GENERAL FUND									
SOURCES OF FUNDS:									
Operating Revenues	148,250	497,700	156,670	348,699	149,718	286,815	40,000	-	1,627,852
Federal Sources	505,450	35,000	-	-	-	-	-	-	540,450
Debt Financing	-	-	-	-	-	-	-	3,000,000	3,000,000
Total Sources	653,700	532,700	156,670	348,699	149,718	286,815	40,000	3,000,000	5,168,302
USES OF FUNDS:									
Plans & Studies	-	55,000	25,000	235,000	25,000	-	-	-	340,000
Construction	-	-	-	-	-	-	-	3,000,000	3,000,000
Leasehold Improvements	37,000	146,000	45,000	-	-	50,000	40,000	-	318,000
Vehicles & Equipment	563,200	301,700	86,670	108,699	104,718	211,815	-	-	1,376,802
Furniture & Fixtures	-	5,000	-	5,000	-	5,000	-	-	15,000
Other	53,500	25,000	-	-	20,000	20,000	-	-	118,500
Total Uses	653,700	532,700	156,670	348,699	149,718	286,815	40,000	3,000,000	5,168,302
CONTINGENCY FUND									
SOURCES OF FUNDS:									
State Sources	-	30,000	-	-	-	-	-	-	30,000
Other Government Sources	-	500,000	-	-	-	-	-	-	500,000
Total Sources	-	530,000	-	-	-	-	-	-	530,000
USES OF FUNDS:									
Other	-	530,000	-	-	-	-	-	-	530,000
Total Uses	-	530,000	-	-	-	-	-	-	530,000
STREET SALES TAX FUND									
SOURCES OF FUNDS:									
Operating Revenues	680,000	530,000	-	6,000	-	-	-	6,000	1,222,000
Total Sources	680,000	530,000	-	6,000	-	-	-	6,000	1,222,000
USES OF FUNDS:									
Construction	680,000	530,000	-	6,000	-	-	-	6,000	1,222,000
Total Uses	680,000	530,000	-	6,000	-	-	-	6,000	1,222,000

CITY OF FORT LUPTON

SUMMARY OF SIX YEAR

CAPITAL IMPROVEMENTS PROGRAM

FUND/ DESCRIPTION	Current 2012	Six Year Program 2013	2014	2015	2016	2017	2018	FUTURE	TOTAL
WATER SALES TAX FUND									
SOURCES OF FUNDS:									
Operating Revenues	625,000	421,838	136,103	25,000	761,000	25,000	25,000	273,000	2,291,941
Debt Financing	-	-	-	3,664,125	-	6,658,000	6,658,000	-	16,980,125
Total Sources	625,000	421,838	136,103	3,689,125	761,000	6,683,000	6,683,000	273,000	19,272,066
USES OF FUNDS:									
Construction	-	-	-	2,961,125	-	6,658,000	6,658,000	-	16,277,125
Other	625,000	421,838	136,103	728,000	761,000	25,000	25,000	273,000	2,994,941
Total Uses	625,000	421,838	136,103	3,689,125	761,000	6,683,000	6,683,000	273,000	19,272,066
CEMETERY AND PERPETUAL CARE FUND									
SOURCES OF FUNDS:									
Operating Revenues	24,000	29,000	10,000	10,000	10,000	10,000	10,000	10,000	113,000
Total Sources	24,000	29,000	10,000	10,000	10,000	10,000	10,000	10,000	113,000
USES OF FUNDS:									
Plans & Studies	-	5,000	-	-	-	-	-	-	5,000
Leasehold Improvements	14,000	14,000	-	-	-	-	-	-	28,000
Vehicles & Equipment	10,000	10,000	10,000	10,000	10,000	10,000	10,000	10,000	80,000
Furniture & Fixtures	-	-	-	-	-	-	-	-	-
Other	-	-	-	-	-	-	-	-	-
Total Uses	24,000	29,000	10,000	10,000	10,000	10,000	10,000	10,000	113,000
CULTURE, PARKS & RECREATION FUND									
SOURCES OF FUNDS:									
Operating Revenues	40,000	75,000	103,000	50,000	70,000	50,000	70,000	-	458,000
Total Sources	40,000	75,000	103,000	50,000	70,000	50,000	70,000	-	458,000
USES OF FUNDS:									
Leasehold Improvements	35,000	70,000	93,000	50,000	30,000	50,000	65,000	-	393,000
Vehicles & Equipment	-	-	-	-	35,000	-	-	-	35,000
Furniture & Fixtures	5,000	5,000	10,000	-	5,000	-	5,000	-	30,000
Total Uses	40,000	75,000	103,000	50,000	70,000	50,000	70,000	-	458,000

CITY OF FORT LUPTON

SUMMARY OF SIX YEAR

CAPITAL IMPROVEMENTS PROGRAM

FUND/ DESCRIPTION	Current 2012	Six Year Program 2013	2014	2015	2016	2017	2018	FUTURE	TOTAL
CONSERVATION TRUST FUND									
SOURCES OF FUNDS:									
State Sources	113,000	110,000	60,000	50,000	70,000	60,000	65,000	-	528,000
Total Sources	113,000	110,000	60,000	50,000	70,000	60,000	65,000	-	528,000
USES OF FUNDS:									
Leasehold Improvements	108,000	95,000	60,000	50,000	70,000	60,000	65,000	-	508,000
Furniture & Fixtures	5,000	15,000	-	-	-	-	-	-	20,000
Total Uses	113,000	110,000	60,000	50,000	70,000	60,000	65,000	-	528,000

CITY OF FORT LUPTON

SUMMARY OF SIX YEAR

CAPITAL IMPROVEMENTS PROGRAM

FUND/ DESCRIPTION	Current 2012	Six Year Program 2013	2014	2015	2016	2017	2018	FUTURE	TOTAL
RECREATION CENTER FUND									
SOURCES OF FUNDS:									
Operating Revenues	13,000	38,000	25,000	70,000	45,000	20,000	20,000	-	231,000
Total Sources	13,000	38,000	25,000	70,000	45,000	20,000	20,000	-	231,000
USES OF FUNDS:									
Leasehold Improvements	8,000	28,000	15,000	50,000	25,000	-	-	-	126,000
Vehicles & Equipment	5,000	10,000	10,000	20,000	20,000	20,000	20,000	-	105,000
Total Uses	13,000	38,000	25,000	70,000	45,000	20,000	20,000	-	231,000
UTILITY ENTERPRISE FUND									
SOURCES OF FUNDS:									
Operating Revenues	1,065,792	1,567,500	635,000	1,525,000	625,000	625,000	625,000	625,000	7,293,292
Total Sources	1,065,792	1,567,500	635,000	1,525,000	625,000	625,000	625,000	625,000	7,293,292
USES OF FUNDS:									
Plans & Studies	10,000	10,000	10,000	-	-	-	-	-	30,000
Construction	415,000	415,000	365,000	365,000	365,000	365,000	365,000	365,000	3,020,000
Leasehold Improvements	593,792	1,050,000	260,000	260,000	260,000	260,000	260,000	260,000	3,203,792
Vehicles & Equipment	47,000	67,500	-	900,000	-	-	-	-	1,014,500
Other	-	25,000	-	-	-	-	-	-	25,000
Total Uses	1,065,792	1,567,500	635,000	1,525,000	625,000	625,000	625,000	625,000	7,293,292
STORM DRAINAGE FUND									
SOURCES OF FUNDS:									
Operating Revenues	250,000	250,000	-	-	-	-	-	-	500,000
Total Sources	250,000	250,000	-	-	-	-	-	-	500,000
USES OF FUNDS:									
Leasehold Improvements	250,000	250,000	-	-	-	-	-	-	500,000
Total Uses	250,000	250,000	-	-	-	-	-	-	500,000

CITY OF FORT LUPTON

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COLORADO