

2014-2015 CAPITAL BUDGET

2015-2019 CAPITAL IMPROVEMENT PROGRAM

DEVELOPER ASSISTED PROJECTS

Developer Assisted Projects

2015-2019 Proposed Capital Improvement Program

Overview

INTRODUCTION

The Developer Assisted Projects Capital Program includes the management and administration of the Underground Utility Fund, the Residential Construction Tax Contribution Fund, and the Contingent Lien District Fund. These funds receive money from and/or provide payments to utility companies and private land developers. The 2015-2019 Proposed Capital Improvement Program (CIP) provides funding of \$13.2 million, of which \$8.7 million is allocated in 2014-2015.

UNDERGROUND UTILITIES	
MILES OF UNDERGROUNDED UTILITIES IN THE PAST 10 YEARS (includes cable, electrical, phone, etc.)	14

This program is part of the Community and Economic Development City Service Area (CSA) and supports the following outcome: *Safe, Healthy, Attractive and Vital Community.*

PROGRAM PRIORITIES AND OBJECTIVES

This capital program is used to facilitate the undergrounding of existing overhead facilities, reimburse residential developers for the construction of certain street improvements throughout the City, and manage contingent lien districts throughout the City.

The Underground Utility Fund is used to collect developer fees when a developer elects not to place facilities underground at the time of development. The fund is then used to establish Rule 20B Underground Utility Districts. These districts combine several smaller undergrounding projects into one large project so as to minimize the undesirable result of piecemeal undergrounding of utility facilities throughout the City and to take advantage of economies of scale. The Districts pay for the design, construction, and administration of these projects. Projects are prioritized with a five-year plan based on several criteria, the most important of which is the total amount of fees collected within each Underground Utility District. Other criteria include whether or not the undergrounding work can be coordinated with other capital improvement work such as street widening and established equity in the amount of undergrounding among Council Districts.

The Underground Utility Fund is also responsible for the administration of the Rule 20A Program. Through Rule 20A, the California Public Utilities Commission requires Pacific Gas and Electric (PG&E) to set aside funds annually to finance the undergrounding of overhead electrical facilities located on public streets within the City of San José. AT&T and Comcast also set aside funds to participate in projects in which PG&E Rule 20A funds are programmed. City staff administers the underground utility districts, reviews plans and designs, and manages, coordinates, and inspects undergrounding projects. To monitor schedule and ensure timely delivery of projects, staff continues to meet with utility companies regularly to address issues and concerns as they arise.

The Residential Construction Tax Contribution Fund (RCTCF) collects taxes from all residential development within San José to provide monies necessary for the completion of certain improvements to major collectors and arterial streets in order to complete the roadway design envisioned by the City's General Plan. When residential developers pay into the RCTCF, staff

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PROGRAM PRIORITIES AND OBJECTIVES

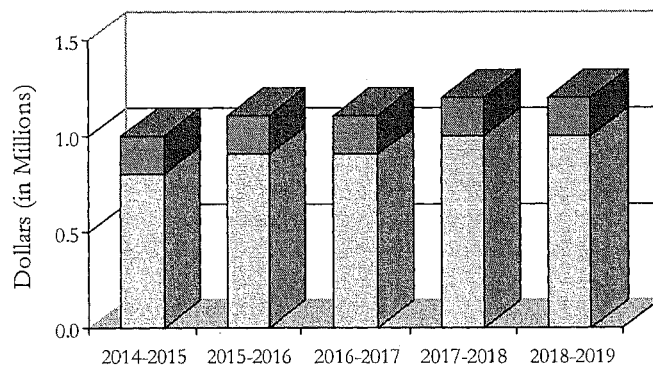
coordinates with other developers to include the additional improvements within their project scopes with an agreement to reimburse them once construction is complete. Reimbursements to developers for qualifying improvements are made on a first-come, first-served basis according to when the improvements are accepted by the City and when developers subsequently invoice the City with appropriate documentation of their costs. In addition, staff programs anticipated reimbursements according to a five-year schedule, monitoring the status of each to ensure some fund flexibility in the event that an urgent unanticipated reimbursement is requested.

The Contingent Lien District Fund is used to facilitate cost sharing agreements through special districts between private parties in regards to the construction of public improvements as required by the City for development purposes. These special districts collect contingent assessments from properties that benefit from the improvements constructed or are to be constructed, and reimburse those who have either financed or constructed the improvements.

SOURCES OF FUNDING

Revenue for this CIP is derived from three sources: the Underground Utility In-Lieu Fee, the Residential Construction Tax, and elements of various contingent districts which are all paid by developers. Revenues in all three categories had previously been impacted by the severe economic downturn. However, as the economy has improved, these revenues have rebounded as well.

Summary of Revenues



Underground Utility In-Lieu Fee estimates (estimated at \$4.5 million over the CIP) are the same as the estimates in the 2014-2018 Adopted CIP. Fee collection is projected to total \$800,000 in 2014-2015 and to increase incrementally by \$50,000 in each of the remaining years of the CIP.

Since 2012-2013, Residential Construction Tax revenues have increased substantially due to several development projects in San José including Crescent Village, Northpointe, and, more recently, One South Market. It is important to note that this revenue source parallels that of general development activity. While near-term development activity projections remain quite strong, anticipated construction activity and the annual collection patterns for the Residential Construction Tax suggest that the revenue projections will moderate in the out years, resulting in a five-year total of \$950,000. This allocation level is slightly higher than the \$925,000 included in the 2014-2018 Adopted CIP.

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SOURCES OF FUNDING

Annual Residential Construction Tax revenues are projected to remain relatively stable decreasing from \$225,000 in 2014-2015 to \$175,000 in the last three years of the CIP.

Currently, the primary source of funding for the Contingent Lien District Fund is its significant beginning fund balance, the majority of which is comprised of designated reserves set aside for the purposes of completing unconstructed improvements remaining within existing contingent lien districts throughout the City.

In all three of this Program's funds, a significant portion of the respective fund balances will be used along with the projected fee and tax revenues to support future undergrounding projects, reimbursements to developers for street improvement projects, and special assessment districts.

PROGRAM HIGHLIGHTS

The Developer Assisted Projects Capital Program organizes the work efforts into three funds. The following summarizes the program highlights within each fund.

Underground Utility Fund

Within the Underground Utility Fund, current City Council approved Underground Utility District (UUD) project priorities include:

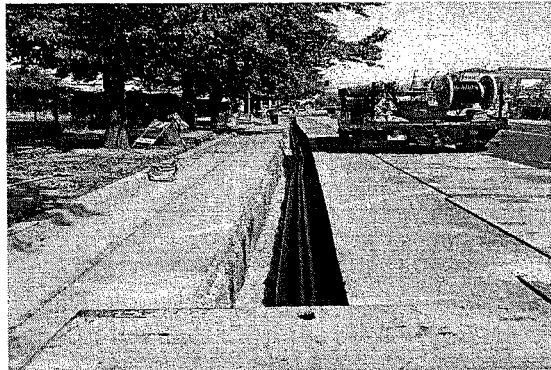
Project Name	Location	Project Status
Park Ave./Naglee Ave. Rule 20A UUD	Park Ave., Naglee Ave. to Shasta Ave. and Naglee Ave., Park Ave. to Bascom Ave.	In construction (PG&E managed construction)
Delmas Ave./Park Ave. Rule 20A UUD	San Fernando St., Delmas Ave. to Wilson Ave.; Cahil St., San Fernando St. to Santa Clara St.; Delmas Ave., San Fernando St. to Auzerais Ave.; Auzerais Ave., Delmas Ave. to Bird Ave.	In construction (PG&E managed construction)
Delmas Ave./Park Ave. Rule 20B UUD	Delmas Ave., Santa Clara St. to San Fernando St.; San Fernando St., Delmas Ave. to Route 87; and Park Ave., Bird Ave. to Delmas Ave.	Expected to start construction fall 2014 (City managed construction)
Evergreen Park Rule 20A UUD	San Felipe Rd., Yerba Buena Rd. to George Blauer Pl.; Yerba Buena Rd., San Felipe Rd. to 320 ft west of Villa Vista Rd.	In construction (PG&E managed construction)

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Overview

PROGRAM HIGHLIGHTS

Underground Utility Fund (Cont'd.)

Project Name	Location	Project Status
Aborn Rd. Rule 20A UUD	Aborn Rd., Pumpherston Wy. to White Rd.	Expected to start construction fall 2014
Camden Ave. Rule 20A UUD	Camden Ave., Bascom Ave. to Leigh Ave.	Expected to start construction fall 2014



Installation of Utility Conduits (Japantown)

Residential Construction Tax Contribution Fund

In the RCTCF, the Communications Hill development project received final City approval and KB Home was reimbursed \$558,972 for its final outstanding eligible reimbursements (\$436,772 for median island construction reimbursement and \$122,200 for center strip paving improvement). Currently, approximately \$250,000 in developer reimbursements are programmed for general street improvements constructed at the Hawthorn Place and Hampton Park projects, located at Oakland Road and Rock Avenue. These reimbursements are programmed for 2014-2015 and beyond.

MAJOR CHANGES FROM THE 2014-2018 ADOPTED CIP

- In the Underground Utility Program, Rule 20B expenditures increased \$2.1 million to fund anticipated underground utility projects.
- In the RCTCF, Reimbursement to Developers for Center Strip Paving expenditures decreased by \$22,000 from the 2014-2018 Adopted CIP to address the anticipated decrease in reimbursements.
- In the RCTCF, Reimbursement to Developers for Landscaping expenditures decreased by \$385,000 from the 2014-2018 Adopted CIP to address the anticipated decrease in reimbursements.

Developer Assisted Projects

2015-2019 Proposed Capital Improvement Program

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OPERATING BUDGET IMPACT

There are no operating and maintenance cost impacts associated with the projects programmed in the 2015-2019 Proposed CIP. Within the Underground Utility Program, utility companies maintain their own facilities.

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2014-2015 CAPITAL BUDGET

2015-2019 CAPITAL IMPROVEMENT PROGRAM

DEVELOPER ASSISTED PROJECTS

SOURCE OF FUNDS

USE OF FUNDS

SOURCE AND USE OF FUNDS STATEMENTS

2014-2015 USE OF FUNDS BY FUNDING SOURCE

The Source of Funds displays the capital revenues by funding source for each year of the Five-Year Capital Improvement Program. The Use of Funds displays the capital expenditures by line-item for each year of the five-year period. The Source and Use of Funds Statements display major categories of capital revenues and expenditures for each year over the five-year period. The 2014-2015 Use of Funds by Funding Source displays the funding sources for the capital expenditures that are budgeted in 2014-2015.

Developer Assisted Projects
2015-2019 Proposed Capital Improvement Program
Source of Funds (Combined)

SOURCE OF FUNDS	Estimated 2013-2014	2014-2015	2015-2016	2016-2017	2017-2018	2018-2019	5-Year Total
<u>Underground Utility Fund (416)</u>							
Beginning Fund Balance	2,647,501	3,211,501	1,924,501	1,225,501	1,514,501	921,501	3,211,501 *
Interest Income	4,000	11,000	8,000	6,000	9,000	8,000	42,000
Developer Contributions	1,200,000	800,000	850,000	900,000	950,000	1,000,000	4,500,000
Total Underground Utility Fund	3,851,501	4,022,501	2,782,501	2,131,501	2,473,501	1,929,501	7,753,501 *
<u>Residential Construction Tax Contribution Fund (420)</u>							
Beginning Fund Balance	985,505	1,105,505	1,094,505	1,138,505	1,157,505	1,176,505	1,105,505 *
Taxes, Fees and Charges:							
<u>Residential Construction Tax</u>	325,000	225,000	200,000	175,000	175,000	175,000	950,000
Interest Income	4,000	4,000	3,000	4,000	6,000	8,000	25,000
Total Residential Construction Tax Contribution Fund	1,314,505	1,334,505	1,297,505	1,317,505	1,338,505	1,359,505	2,080,505 *
<u>Contingent Lien District Fund (634)</u>							
Beginning Fund Balance		3,324,291	60,000	45,000	30,000	15,000	3,324,291 *
Contributions, Loans and Transfers from:							
<u>Special Funds</u>							
- Contingent Lien District Funds	3,846,291						
Developer Contributions	30,000						
Total Contingent Lien District Fund	3,876,291	3,324,291	60,000	45,000	30,000	15,000	3,324,291 *

Developer Assisted Projects
2015-2019 Proposed Capital Improvement Program
Source of Funds (Combined)

SOURCE OF FUNDS (CONT'D.)	Estimated 2013-2014	2014-2015	2015-2016	2016-2017	2017-2018	2018-2019	5-Year Total
TOTAL SOURCE OF FUNDS	9,042,297	8,681,297	4,140,006	3,494,006	3,842,006	3,304,006	13,158,297 *

* The 2015-2016 through 2018-2019 Beginning Balances are excluded from the FIVE-YEAR TOTAL SOURCE OF FUNDS to avoid multiple counting of the same funds.

Developer Assisted Projects
2015-2019 Proposed Capital Improvement Program
Use of Funds (Combined)

USE OF FUNDS	Estimated 2013-2014	2014-2015	2015-2016	2016-2017	2017-2018	2018-2019	5-Year Total
Construction Projects							
1. Underground Utility Program (20B)	150,000	1,600,000	1,050,000	100,000	1,025,000	1,025,000	4,800,000
Total Construction Projects	150,000	1,600,000	1,050,000	100,000	1,025,000	1,025,000	4,800,000
Non-Construction							
General Non-Construction							
Berryessa Road Special Assessment District Feasibility Study	30,000						
Capital Program and Public Works Department Support Service Costs	64,000	53,000	53,000	53,000	53,000	53,000	265,000
Quimby/Fowler Creek Riparian Restoration	500,000						
2. Contingent Lien District Administration	22,000	15,000	15,000	15,000	15,000	15,000	75,000
3. Reimbursement to Developers for Center Strip Paving	50,000	95,000	50,000	50,000	50,000	50,000	295,000
4. Reimbursement to Developers for Landscaping	100,000	85,000	50,000	50,000	50,000	50,000	285,000
5. Residential Program Administration	20,000	20,000	20,000	20,000	20,000	20,000	100,000
6. Street Improvements for New Development	30,000	30,000	30,000	30,000	30,000	30,000	150,000
7. Underground Utility Administration (20A)	350,000	355,000	360,000	365,000	370,000	375,000	1,825,000
8. Underground Utility Administration (20B)	74,000	78,000	82,000	86,000	90,000	94,000	430,000
Total General Non-Construction	1,240,000	731,000	660,000	669,000	678,000	687,000	3,425,000

Developer Assisted Projects
2015-2019 Proposed Capital Improvement Program
Use of Funds (Combined)

USE OF FUNDS (CONT'D.)	Estimated 2013-2014	2014-2015	2015-2016	2016-2017	2017-2018	2018-2019	5-Year Total
Non-Construction							
Contributions, Loans and Transfers to General Fund							
Transfer to the General Fund:	4,000	4,000	3,000	4,000	6,000	8,000	25,000
Interest Income							
Total Contributions, Loans and Transfers to General Fund	4,000	4,000	3,000	4,000	6,000	8,000	25,000
Contributions, Loans and Transfers to Special Funds							
Transfer to the City Hall Debt Service Fund	7,000	18,000	18,000	19,000	20,000	21,000	96,000
Total Contributions, Loans and Transfers to Special Funds	7,000	18,000	18,000	19,000	20,000	21,000	96,000
Reserves							
Evergreen Creek District Reserve		2,470,942					2,470,942
Evergreen Specific Plan District Reserve		32,684					32,684
Silicon Valley Bridge District Reserve		280,202					280,202
Silver Creek Development District 1A Reserve		270,280					270,280
Silver Creek Development District 1B Reserve		195,183					195,183
Total Reserves		3,249,291					3,249,291
Total Non-Construction	1,251,000	4,002,291	681,000	692,000	704,000	716,000	6,795,291
Ending Fund Balance	7,641,297	3,079,006	2,409,006	2,702,006	2,113,006	1,563,006	1,563,006*
TOTAL USE OF FUNDS	9,042,297	8,681,297	4,140,006	3,494,006	3,842,006	3,304,006	13,158,297*

* The 2014-2015 through 2017-2018 Ending Balances are excluded from the FIVE-YEAR TOTAL USE OF FUNDS to avoid multiple counting of the same funds.

Developer Assisted Projects
2015-2019 Proposed Capital Improvement Program
Underground Utility Fund (416)

Statement of Source and Use of Funds

	Estimated 2013-2014	2014-2015	2015-2016	2016-2017	2017-2018	2018-2019	5-Year Total
<u>SOURCE OF FUNDS</u>							
Beginning Fund Balance *	2,647,501	3,211,501	1,924,501	1,225,501	1,514,501	921,501	3,211,501
Developer Contributions	1,200,000	800,000	850,000	900,000	950,000	1,000,000	4,500,000
Interest Income	4,000	11,000	8,000	6,000	9,000	8,000	42,000
TOTAL SOURCE OF FUNDS	3,851,501	4,022,501	2,782,501	2,131,501	2,473,501	1,929,501	7,753,501
<u>USE OF FUNDS</u>							
Construction Projects	150,000	1,600,000	1,050,000	100,000	1,025,000	1,025,000	4,800,000
Contributions, Loans and Transfers	6,000	16,000	16,000	17,000	18,000	19,000	86,000
Non-Construction	484,000	482,000	491,000	500,000	509,000	518,000	2,500,000
Ending Fund Balance **	3,211,501	1,924,501	1,225,501	1,514,501	921,501	367,501	367,501
TOTAL USE OF FUNDS	3,851,501	4,022,501	2,782,501	2,131,501	2,473,501	1,929,501	7,753,501

* The 2015-2016 through 2018-2019 Beginning Fund Balances are excluded from the FIVE-YEAR TOTAL SOURCE OF FUNDS to avoid multiple counting of the same funds.

** The 2014-2015 through 2017-2018 Ending Fund Balances are excluded from the FIVE-YEAR TOTAL USE OF FUNDS to avoid multiple counting of the same funds.

Developer Assisted Projects
2015-2019 Proposed Capital Improvement Program
Residential Construction Tax Contribution Fund (420)

Statement of Source and Use of Funds

	<u>Estimated 2013-2014</u>	<u>2014-2015</u>	<u>2015-2016</u>	<u>2016-2017</u>	<u>2017-2018</u>	<u>2018-2019</u>	<u>5-Year Total</u>
<u>SOURCE OF FUNDS</u>							
Beginning Fund Balance *	985,505	1,105,505	1,094,505	1,138,505	1,157,505	1,176,505	1,105,505
Interest Income	4,000	4,000	3,000	4,000	6,000	8,000	25,000
Taxes, Fees and Charges	325,000	225,000	200,000	175,000	175,000	175,000	950,000
TOTAL SOURCE OF FUNDS	<u>1,314,505</u>	<u>1,334,505</u>	<u>1,297,505</u>	<u>1,317,505</u>	<u>1,338,505</u>	<u>1,359,505</u>	<u>2,080,505</u>
<u>USE OF FUNDS</u>							
Contributions, Loans and Transfers	5,000	6,000	5,000	6,000	8,000	10,000	35,000
Non-Construction	204,000	234,000	154,000	154,000	154,000	154,000	850,000
Ending Fund Balance **	1,105,505	1,094,505	1,138,505	1,157,505	1,176,505	1,195,505	1,195,505
TOTAL USE OF FUNDS	<u>1,314,505</u>	<u>1,334,505</u>	<u>1,297,505</u>	<u>1,317,505</u>	<u>1,338,505</u>	<u>1,359,505</u>	<u>2,080,505</u>

* The 2015-2016 through 2018-2019 Beginning Fund Balances are excluded from the FIVE-YEAR TOTAL SOURCE OF FUNDS to avoid multiple counting of the same funds.

** The 2014-2015 through 2017-2018 Ending Fund Balances are excluded from the FIVE-YEAR TOTAL USE OF FUNDS to avoid multiple counting of the same funds.

Developer Assisted Projects
2015-2019 Proposed Capital Improvement Program
Contingent Lien District Fund (634)

Statement of Source and Use of Funds

	Estimated 2013-2014	2014-2015	2015-2016	2016-2017	2017-2018	2018-2019	5-Year Total
<u>SOURCE OF FUNDS</u>							
Beginning Fund Balance *		3,324,291	60,000	45,000	30,000	15,000	3,324,291
Contributions, Loans and Transfers	3,846,291						
Developer Contributions	30,000						
TOTAL SOURCE OF FUNDS	3,876,291	3,324,291	60,000	45,000	30,000	15,000	3,324,291
<u>USE OF FUNDS</u>							
Non-Construction	552,000	15,000	15,000	15,000	15,000	15,000	75,000
Reserves		3,249,291					3,249,291
Ending Fund Balance **	3,324,291	60,000	45,000	30,000	15,000		
TOTAL USE OF FUNDS	3,876,291	3,324,291	60,000	45,000	30,000	15,000	3,324,291

* The 2015-2016 through 2018-2019 Beginning Fund Balances are excluded from the FIVE-YEAR TOTAL SOURCE OF FUNDS to avoid multiple counting of the same funds.

** The 2014-2015 through 2017-2018 Ending Fund Balances are excluded from the FIVE-YEAR TOTAL USE OF FUNDS to avoid multiple counting of the same funds.

Developer Assisted Projects
2015-2019 Proposed Capital Improvement Program
2014-2015 Use of Funds by Funding Source

	(416) Underground Utility Fund	(420) Residential Construction Tax Contribution Fund	(634) Contingent Lien District Fund	Total
TOTAL RESOURCES	4,022,501	1,334,505	3,324,291	8,681,297
<u>Construction Projects</u>				
1. Underground Utility Program (20B)	1,600,000			1,600,000
<u>Total Construction Projects</u>	1,600,000			1,600,000
<u>Non-Construction</u>				
General Non-Construction				
Capital Program and Public Works Department Support Service Costs	49,000	4,000		53,000
2. Contingent Lien District Administration			15,000	15,000
3. Reimbursement to Developers for Center Strip Paving		95,000		95,000
4. Reimbursement to Developers for Landscaping		85,000		85,000
5. Residential Program Administration		20,000		20,000
6. Street Improvements for New Development		30,000		30,000
7. Underground Utility Administration (20A)	355,000			355,000
8. Underground Utility Administration (20B)	78,000			78,000

Developer Assisted Projects
2015-2019 Proposed Capital Improvement Program
2014-2015 Use of Funds by Funding Source

	(416) Underground Utility Fund	(420) Residential Construction Tax Contribution Fund	(634) Contingent Lien District Fund	Total
<u>Non-Construction</u>				
General Non-Construction				
Total General Non-Construction	482,000	234,000	15,000	731,000
Contributions, Loans and Transfers to General Fund				
Transfer to the General Fund: Interest Income		4,000		4,000
Total Contributions, Loans and Transfers to General Fund		4,000		4,000
Contributions, Loans and Transfers to Special Funds				
Transfer to the City Hall Debt Service Fund	16,000	2,000		18,000
Total Contributions, Loans and Transfers to Special Funds	16,000	2,000		18,000
Reserves				
Evergreen Creek District Reserve			2,470,942	2,470,942
Evergreen Specific Plan District Reserve			32,684	32,684
Silicon Valley Bridge District Reserve			280,202	280,202
Silver Creek Development District 1A Reserve			270,280	270,280

Developer Assisted Projects
2015-2019 Proposed Capital Improvement Program
2014-2015 Use of Funds by Funding Source

	(416) Underground Utility Fund	(420) Residential Construction Tax Contribution Fund	(634) Contingent Lien District Fund	Total
<u>Non-Construction</u>				
Reserves				
Silver Creek Development District 1B Reserve			195,183	195,183
Total Reserves			3,249,291	3,249,291
<u>Total Non-Construction</u>	498,000	240,000	3,264,291	4,002,291
Ending Fund Balance	1,924,501	1,094,505	60,000	3,079,006
TOTAL USE OF FUNDS	4,022,501	1,334,505	3,324,291	8,681,297



2014-2015 CAPITAL BUDGET

2015-2019 CAPITAL IMPROVEMENT PROGRAM



DEVELOPER ASSISTED PROJECTS

DETAIL OF CONSTRUCTION PROJECTS

DETAIL OF NON-CONSTRUCTION PROJECTS

The Detail of Construction Projects section provides information on the individual construction projects with funding in 2014-2015. The Detail of Non-Construction Projects section is abbreviated and provides information on the individual non-construction project, with funding in 2014-2015. On the Use of Funds statement, these projects are numbered.

Developer Assisted Projects
2015-2019 Proposed Capital Improvement Program
Detail of Construction Projects

1. Underground Utility Program (20B)

CSA:	Community and Economic Development	Initial Start Date:	Ongoing
CSA Outcome:	Safe, Healthy, Attractive and Vital Community	Revised Start Date:	
Department:	Public Works	Initial Completion Date:	Ongoing
Council District:	City-wide	Revised Completion Date:	
Location:	City-wide		

Description: Rule 20B Underground Utility Districts are established with fees paid to the City when a developer opts out of placing facilities underground at the time of development. Projects are prioritized with a five-year plan based on several criteria, the largest of which is the total amount of fees collected within the Underground District. This allocation is used for the design, construction, and administration of these projects.

Justification: Underground Utility Ordinance No. 23187 mandates that fees collected pursuant to the ordinance be used to fund the conversion of overhead utility facilities to underground facilities. The purpose of the conversion is to implement the urban design policies of the City of San José's Envision 2040 General Plan.

EXPENDITURE SCHEDULE (000'S)

Cost Elements	Prior Years	2013-14 Appn.	2013-14 Estimate	2014-15	2015-16	2016-17	2017-18	2018-19	5-Year Total	Beyond 5-Year	Project Total
Construction		150	150	1,600	1,050	100	1,025	1,025	4,800		
TOTAL		150	150	1,600	1,050	100	1,025	1,025	4,800		

FUNDING SOURCE SCHEDULE (000'S)

Underground Utility Fund	150	150	1,600	1,050	100	1,025	1,025	4,800
TOTAL	150	150	1,600	1,050	100	1,025	1,025	4,800

ANNUAL OPERATING BUDGET IMPACT (000'S)

None

Major Changes in Project Cost:

N/A

Notes:

Project schedule, dates, and selected budget information are not provided due to the ongoing nature of this project.

FY Initiated:	Ongoing	Appn. #:	4654
Initial Project Budget:		USGBC LEED:	N/A

Developer Assisted Projects
2015-2019 Proposed Capital Improvement Program
Detail of Non-Construction Projects

2. Contingent Lien District Administration

CSA: Community and Economic Development
CSA Outcome: Safe, Healthy, Attractive and Vital Community
Department: Public Works
Description: This allocation provides funding for staff costs related to the administration of contingent lien districts, including Evergreen Creek District, Evergreen Specific Plan District, Silicon Valley Bridge District, and the Silver Creek Development Districts 1A/B. These costs may include tracking of individual liens on properties within the districts, addressing inquiries related to those liens, providing background information on districts, reviewing project submittals for compliance, calculating and notifying applicants of current lien amounts, and monitoring projects when funds become available.

EXPENDITURE SCHEDULE (000'S)

Cost Elements	Prior Years	2013-14 Appn.	2013-14 Estimate	2014-15	2015-16	2016-17	2017-18	2018-19	5-Year Total	Beyond 5-Year	Project Total
Program Management		22	22	15	15	15	15	15	75		
TOTAL		22	22	15	15	15	15	15	75		

FUNDING SOURCE SCHEDULE (000'S)

Contingent Lien District Fund		22	22	15	15	15	15	15	75		
TOTAL		22	22	15	15	15	15	15	75		

Notes:

Selected budget information is not provided due to the ongoing nature of this project.

Appn. #: 7591

3. Reimbursement to Developers for Center Strip Paving

CSA: Community and Economic Development
CSA Outcome: Safe, Healthy, Attractive and Vital Community
Department: Public Works
Description: This allocation provides reimbursements to developers of residential projects that are built adjacent to major collectors for the costs of paving the street beyond the 30 foot width for residential streets.

EXPENDITURE SCHEDULE (000'S)

Cost Elements	Prior Years	2013-14 Appn.	2013-14 Estimate	2014-15	2015-16	2016-17	2017-18	2018-19	5-Year Total	Beyond 5-Year	Project Total
Payment to Developers		95	50	95	50	50	50	50	295		
TOTAL		95	50	95	50	50	50	50	295		

FUNDING SOURCE SCHEDULE (000'S)

Residential Construction Tax Contribution Fund		95	50	95	50	50	50	50	295		
TOTAL		95	50	95	50	50	50	50	295		

Notes:

Selected budget information is not provided due to the ongoing nature of this project.

Appn. #: 4314

Developer Assisted Projects
2015-2019 Proposed Capital Improvement Program
Detail of Non-Construction Projects

4. Reimbursement to Developers for Landscaping

CSA: Community and Economic Development
CSA Outcome: Safe, Healthy, Attractive and Vital Community
Department: Public Works
Description: This allocation provides reimbursements to residential developers to install landscaping on City streets near residential developments.

EXPENDITURE SCHEDULE (000'S)											
Cost Elements	Prior Years	2013-14 Appn.	2013-14 Estimate	2014-15	2015-16	2016-17	2017-18	2018-19	5-Year Total	Beyond 5-Year	Project Total
Payment to Developers		133	100	85	50	50	50	50	285		
TOTAL		133	100	85	50	50	50	50	285		
FUNDING SOURCE SCHEDULE (000'S)											
Residential Construction Tax Contribution Fund		133	100	85	50	50	50	50	285		
TOTAL		133	100	85	50	50	50	50	285		

Notes:

Selected budget information is not provided due to the ongoing nature of this project.

Appn. #: 5148

5. Residential Program Administration

CSA: Community and Economic Development
CSA Outcome: Safe, Healthy, Attractive and Vital Community
Department: Public Works
Description: This allocation provides for the administration of the Residential Construction Tax Contribution Fund.

EXPENDITURE SCHEDULE (000'S)											
Cost Elements	Prior Years	2013-14 Appn.	2013-14 Estimate	2014-15	2015-16	2016-17	2017-18	2018-19	5-Year Total	Beyond 5-Year	Project Total
Program Management		20	20	20	20	20	20	20	100		
TOTAL		20	20	20	20	20	20	20	100		
FUNDING SOURCE SCHEDULE (000'S)											
Residential Construction Tax Contribution Fund		20	20	20	20	20	20	20	100		
TOTAL		20	20	20	20	20	20	20	100		

Notes:

Selected budget information is not provided due to the ongoing nature of this project.

Appn. #: 5140

Developer Assisted Projects
2015-2019 Proposed Capital Improvement Program
Detail of Non-Construction Projects

6. Street Improvements for New Development

CSA: Community and Economic Development
CSA Outcome: Safe, Healthy, Attractive and Vital Community
Department: Public Works
Description: This allocation provides reimbursements to developers for voluntary off-site street improvements typically adjacent to an ongoing private development project.

EXPENDITURE SCHEDULE (000'S)											
Cost Elements	Prior Years	2013-14 Appn.	2013-14 Estimate	2014-15	2015-16	2016-17	2017-18	2018-19	5-Year Total	Beyond 5-Year	Project Total
Payment to Developers		30	30	30	30	30	30	30	150		
TOTAL		30	30	30	30	30	30	30	150		

FUNDING SOURCE SCHEDULE (000'S)											
Cost Elements	Prior Years	2013-14 Appn.	2013-14 Estimate	2014-15	2015-16	2016-17	2017-18	2018-19	5-Year Total	Beyond 5-Year	Project Total
Residential Construction Tax Contribution Fund		30	30	30	30	30	30	30	150		
TOTAL		30	30	30	30	30	30	30	150		

Notes:
Selected budget information is not provided due to the ongoing nature of this project.
Appn. #: 5402

7. Underground Utility Administration (20A)

CSA: Community and Economic Development
CSA Outcome: Safe, Healthy, Attractive and Vital Community
Department: Public Works
Description: PG&E and other utility companies allocate their own funds to replace existing overhead electrical facilities with underground electrical facilities within the communities they serve. This allocation provides funding for the day-to-day administration of the undergrounding program, including design and plan review, coordination, inspection of undergrounding projects, underground service alert location, and legislation of the Underground Utility Districts.

EXPENDITURE SCHEDULE (000'S)											
Cost Elements	Prior Years	2013-14 Appn.	2013-14 Estimate	2014-15	2015-16	2016-17	2017-18	2018-19	5-Year Total	Beyond 5-Year	Project Total
Program Management		350	350	355	360	365	370	375	1,825		
TOTAL		350	350	355	360	365	370	375	1,825		

FUNDING SOURCE SCHEDULE (000'S)											
Cost Elements	Prior Years	2013-14 Appn.	2013-14 Estimate	2014-15	2015-16	2016-17	2017-18	2018-19	5-Year Total	Beyond 5-Year	Project Total
Underground Utility Fund		350	350	355	360	365	370	375	1,825		
TOTAL		350	350	355	360	365	370	375	1,825		

Notes:
Selected budget information is not provided due to the ongoing nature of this project.
Appn. #: 4786

Developer Assisted Projects
2015-2019 Proposed Capital Improvement Program
Detail of Non-Construction Projects

8. Underground Utility Administration (20B)

CSA: Community and Economic Development
CSA Outcome: Safe, Healthy, Attractive and Vital Community
Department: Public Works
Description: Ordinance No. 23187 established an Underground Utility Fee Program whereby developers can pay a fee in-lieu of being required to underground all overhead utilities adjacent to their developments. This allocation provides funding for the day-to-day administration of this Ordinance.

EXPENDITURE SCHEDULE (000'S)											
Cost Elements	Prior	2013-14	2013-14	2014-15	2015-16	2016-17	2017-18	2018-19	5-Year	Beyond	Project
	Years	Appn.	Estimate						Total	5-Year	Total
Program Management		74	74	78	82	86	90	94	430		
TOTAL		74	74	78	82	86	90	94	430		

FUNDING SOURCE SCHEDULE (000'S)											
Underground Utility Fund		74	74	78	82	86	90	94	430		
TOTAL		74	74	78	82	86	90	94	430		

Notes:
Selected budget information is not provided due to the ongoing nature of this project.


Appn. #: 5147

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2014-2015 CAPITAL BUDGET

2015-2019 CAPITAL IMPROVEMENT PROGRAM



DEVELOPER ASSISTED PROJECTS

SUMMARY OF RESERVES

The Summary of Reserves includes all reserves budgeted within the Five-Year Capital Improvement Program. On the Use of Funds statement, the projects in these summaries are not numbered.

Developer Assisted Projects

2015-2019 Proposed Capital Improvement Program

Summary of Reserves

Project Name:	Evergreen Creek District Reserve	Initial Start Date:	N/A
5-Year CIP Budget:	\$2,470,942	Revised Start Date:	
Total Budget:	\$2,470,942	Initial End Date:	N/A
Council District:	8	Revised End Date:	
USGBC LEED:	N/A		

Description: This reserve sets aside funding for the Evergreen Creek District in the Contingent Lien District Fund to facilitate cost sharing agreements through special districts between private parties in regards to the construction of public improvements as required by the City for development purposes. The district collects contingent assessments from properties that benefit from the improvements constructed or are to be constructed, and reimburses those who have either financed or constructed the improvements. Any remaining funds will be liquidated to the appropriate parties in the event that all improvements are constructed and all contingent assessments are collected for the respective district.

Project Name:	Evergreen Specific Plan District Reserve	Initial Start Date:	N/A
5-Year CIP Budget:	\$32,684	Revised Start Date:	
Total Budget:	\$32,684	Initial End Date:	N/A
Council District:	8	Revised End Date:	
USGBC LEED:	N/A		

Description: This reserve sets aside funding for the Evergreen Specific Plan District in the Contingent Lien District Fund to facilitate cost sharing agreements through special districts between private parties in regards to the construction of public improvements as required by the City for development purposes. The district collects contingent assessments from properties that benefit from the improvements constructed or are to be constructed, and reimburses those who have either financed or constructed the improvements. Any remaining funds will be liquidated to the appropriate parties in the event that all improvements are constructed and all contingent assessments are collected for the respective district.

Developer Assisted Projects

2015-2019 Proposed Capital Improvement Program

Summary of Reserves

Project Name:	Silicon Valley Bridge District Reserve	Initial Start Date:	N/A
5-Year CIP Budget:	\$280,202	Revised Start Date:	
Total Budget:	\$280,202	Initial End Date:	N/A
Council District:	2	Revised End Date:	
USGBC LEED:	N/A		

Description: This reserve sets aside funding for the Silicon Valley Bridge District in the Contingent Lien District Fund to facilitate cost sharing agreements through special districts between private parties in regards to the construction of public improvements as required by the City for development purposes. The district collects contingent assessments from properties that benefit from the improvements constructed or are to be constructed, and reimburses those who have either financed or constructed the improvements. Any remaining funds will be liquidated to the appropriate parties in the event that all improvements are constructed and all contingent assessments are collected for the respective district.

Project Name:	Silver Creek Development District 1A Reserve	Initial Start Date:	N/A
5-Year CIP Budget:	\$270,280	Revised Start Date:	
Total Budget:	\$270,280	Initial End Date:	N/A
Council District:	2, 8	Revised End Date:	
USGBC LEED:	N/A		

Description: This reserve sets aside funding for the Silver Creek Development District 1A in the Contingent Lien District Fund to facilitate cost sharing agreements through special districts between private parties in regards to the construction of public improvements as required by the City for development purposes. The district collects contingent assessments from properties that benefit from the improvements constructed or are to be constructed, and reimburses those who have either financed or constructed the improvements. Any remaining funds will be liquidated to the appropriate parties in the event that all improvements are constructed and all contingent assessments are collected for the respective district.

Developer Assisted Projects

2015-2019 Proposed Capital Improvement Program

Summary of Reserves

Project Name:	Silver Creek Development District 1B Reserve	Initial Start Date:	N/A
5-Year CIP Budget:	\$195,183	Revised Start Date:	
Total Budget:	\$195,183	Initial End Date:	N/A
Council District:	2, 8	Revised End Date:	
USGBC LEED:	N/A		

Description: This reserve sets aside funding for the Silver Creek Development District 1B in the Contingent Lien District Fund to facilitate cost sharing agreements through special districts between private parties in regards to the construction of public improvements as required by the City for development purposes. The district collects contingent assessments from properties that benefit from the improvements constructed or are to be constructed, and reimburses those who have either financed or constructed the improvements. Any remaining funds will be liquidated to the appropriate parties in the event that all improvements are constructed and all contingent assessments are collected for the respective district.

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