



**2011-2012 CAPITAL BUDGET**

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**2012-2016 CAPITAL  
IMPROVEMENT PROGRAM**

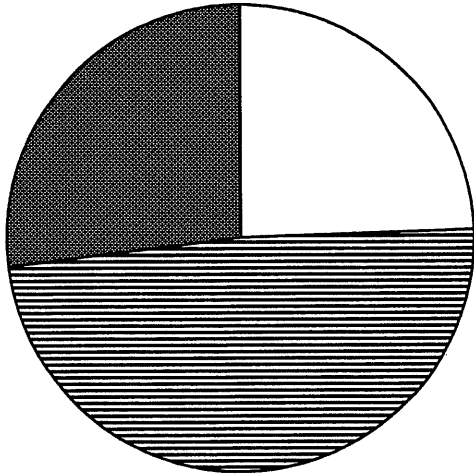
**SERVICE YARDS**

# SERVICE YARDS

## 2012-2016 Capital Improvement Program

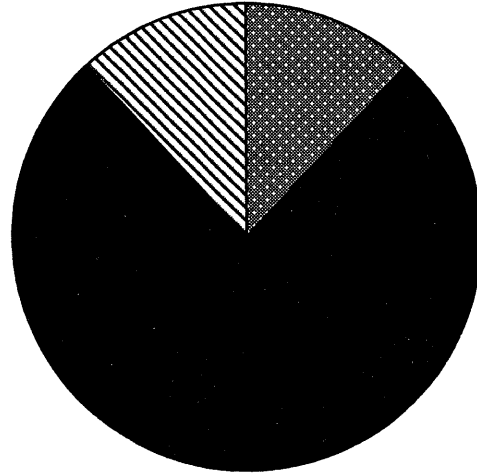
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**2011-2012 Adopted  
Source of Funds**



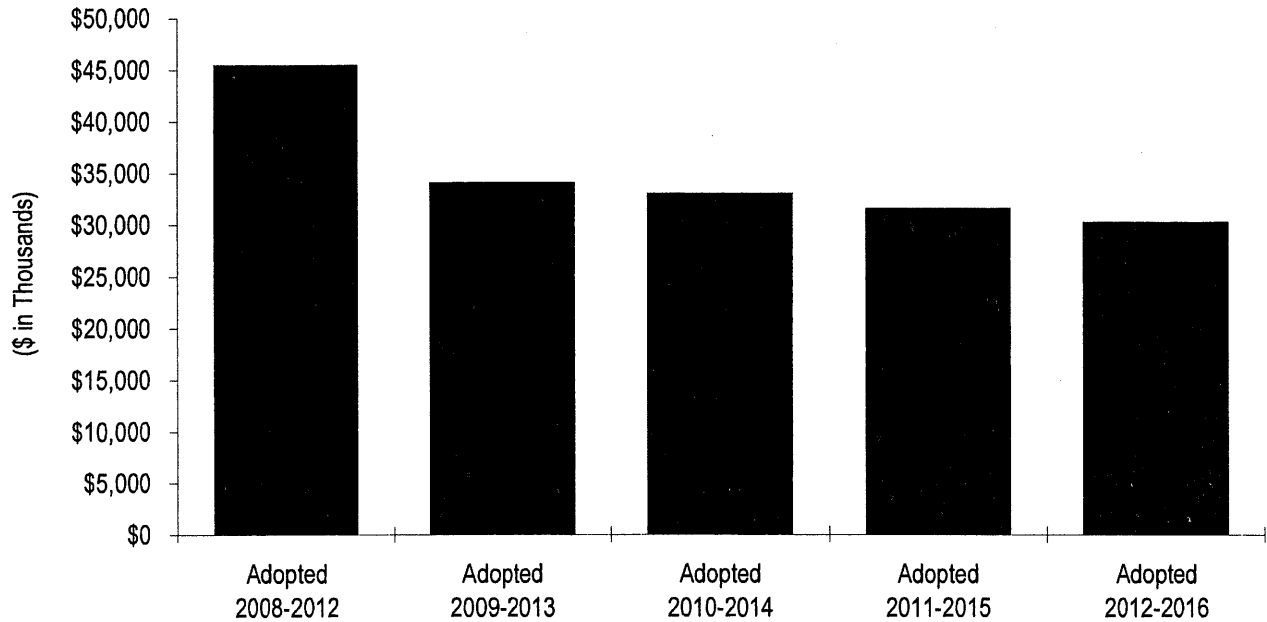
- Beginning Fund Balance
- ▨ Taxes, Fees and Charges
- ▩ Loans and Transfers
- ▧ Misc. Revenue

**2011-2012 Adopted  
Use of Funds**



- ▩ Construction
- Non-Construction
- ▧ Ending Fund Balance

**CIP History**



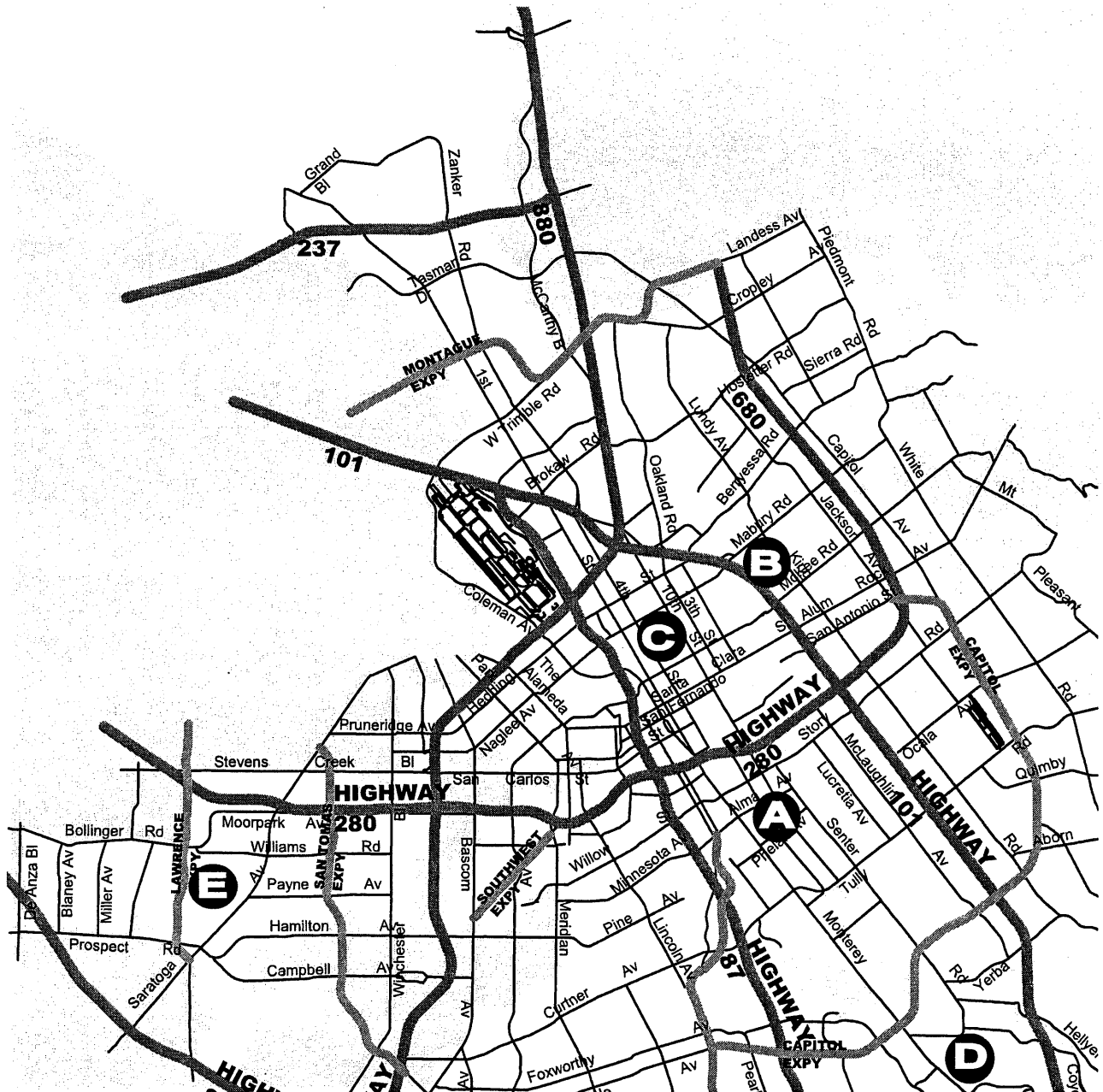
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## Service Yards

### 2012-2016 Adopted Capital Improvement Program

#### 2011-2012 Service Yards Locations:

- A) Central Yard
- B) Mabury Yard
- C) Main Yard (Proposed Sale assumed in 2014-2015)
- D) South Yard
- E) West Yard



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## Service Yards

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### 2012-2016 Adopted Capital Improvement Program

#### Overview

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##### Introduction

Staff from various departments are located at City Service Yards who maintain City vehicles, buildings, sewer systems, pavement, and related public infrastructure facilities. The Service Yards Capital Program funds the construction and capital improvements for the facilities which support these maintenance functions. The current Service Yards include the Mabury Yard (on Mabury Road near Highway 101), the South Yard (at Monterey Road and Skyway Drive), the West Yard (on Williams Road near Lawrence Expressway), and the Central Service Yard (at Senter Road and Phelan Avenue). The 2012-2016 Adopted Capital Improvement Program (CIP) provides funding of \$30.2 million, of which \$3.8 million is allocated in 2011-2012.

This program is part of the Strategic Support City Service Area (CSA) and supports the following outcome: *Safe and Functional Public Infrastructure, Facilities and Equipment*. The maintenance operations located in the Service Yards support the following CSAs: Environmental and Utility Services, Neighborhood Services, Public Safety, Strategic Support, and Transportation and Aviation Services.

##### Program Priorities and Objectives

The objective of the Service Yards Program is to maintain and improve the existing conditions at the Service Yards by implementing projects to reduce safety hazards, increase efficiencies, and provide necessary equipment and materials for operations.

##### Sources of Funding

The 2011-2012 Adopted Capital Budget estimate for Construction & Conveyance (C&C) taxes is \$21 million, of which 8.78% is allocated to the Service Yards C&C Tax Fund, which funds this Capital Program. Approximately 99% of this tax is derived from a transfer tax imposed upon each transfer of real property, with the remaining 1% generated from a construction tax levied on most types of construction. Construction and Conveyance Tax revenue collections are assumed to remain generally flat in the near term and experience modest growth in the out-years. For the 2012-2016 Adopted CIP, it is assumed that collections allocated to the Service Yards Capital Program will total \$1.8 million in 2011-2012, increase slightly in 2012-2013 to \$1.9 million, and remain stable annually for each of the remaining years of the CIP.

##### Program Highlights

###### Debt Service on Phase I Bonds

As part of the 2010-2011 Adopted Capital Budget, the Service Yards C&C Tax Fund paid \$1.25 million of the debt service obligation for the Phase I of the Central Service Yard expansion, with the remainder paid by the General Fund (\$423,000). This strategy was approved to be extended to 2011-2012, with the Service Yards C&C Tax Fund paying \$650,000 of the debt service obligation, with the remainder paid by the General Fund (\$1,023,000). Unless it is determined that the Service Yards C&C Tax Fund has available funding in 2012-2013 to pay a portion of the debt service payment, it is assumed that the General Fund will resume

## Service Yards

### 2012-2016 Adopted Capital Improvement Program

#### Overview

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##### Program Highlights (Cont'd.)

payment of the entire annual debt service in 2012-2013.

##### Central Service Yard Phase II

The Central Service Yard Phase II project entailed construction and relocation from the old Main Yard property in Japantown to the Central Service Yard at Senter Road and Phelan Avenue. The move was completed in 2007-2008. The total cost for the Central Service Yard Phase II project was \$31.0 million, plus an additional \$1.2 million required for the demolition and cleanup of the Main Yard. Because construction of the Central Service Yard Phase II had to be completed before the sale of the Main Yard, an interim financing plan using Commercial Paper was required. The Commercial Paper is scheduled for repayment upon completion of the sale of the Main Yard. Due to current real estate market conditions, it is not expected that the sale of the Main Yard will take place until 2014-2015. As a result, an interest payment of \$641,000 in 2011-2012 and \$1.9 million in the remaining years of this CIP will be incurred until the Commercial Paper can be paid off in 2014-2015 (upon sale of the Main Yard) and the remainder of the debt can be refinanced through a bond issuance.

Given the current commercial real estate market conditions, it is unlikely that financial benefit will result from delaying the sale of the Main Yard beyond the beginning of 2014-2015. If the sale does not occur during or prior to 2014-2015, and if C&C revenues do not increase beyond current projections, Service Yard projects will need to be reprioritized in order to fund the continuing interest payment related to Phase II.

##### Roof Replacement, Painting and Supplemental Needs

In 2009-2010, in order to advance the City's Green Vision goals, the City entered into a Power Purchase Agreement to finance, engineer, install, commission, and maintain a photovoltaic (solar power) system at the Central Service Yard for a period of 20 years. Construction for this project was completed in February 2011. The project included the installation of a 1.3 megawatt photovoltaic system on the roofs of three Central Service Yard buildings, the wash rack, and one existing and two newly constructed covered parking structures. This system is expected to generate more than 75% of the current annual energy use at the facility.

##### Major Changes from the 2011-2015 Adopted CIP

- Interest on Phase II Commercial Paper is significantly less than what was assumed in the previous CIP due to lower variable interest rate projections.

##### Operating Budget Impact

The installation of a photovoltaic (solar power) system at the Central Service Yard is expected to generate savings over a 20-year period. Savings are not anticipated in 2011-2012, as the energy rate purchased by the City through the Solar Power Purchase Agreement is the same as that of Pacific Gas and Electric (PG&E). However, it is assumed that PG&E's rates will grow at a rate higher than that of the vendor therefore creating long-term savings.

## Service Yards

### 2012-2016 Adopted Capital Improvement Program

#### **Overview**

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#### **Council-Approved Revisions to the Proposed Capital Improvement Program**

None



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# 2011-2012 CAPITAL BUDGET

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## 2012-2016 CAPITAL IMPROVEMENT PROGRAM

### SERVICE YARDS

#### SOURCE OF FUNDS

#### USE OF FUNDS

#### 2011-2012 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 2011-2012 Use of Funds by Funding Source displays the funding sources for the capital expenditures that are budgeted in 2011-2012.*

**Service Yards**  
**2012-2016 Adopted Capital Improvement Program**  
**Source of Funds**

| <b>SOURCE OF FUNDS</b>   | <b>Estimated<br/>2010-2011</b> | <b>2011-2012</b> | <b>2012-2013</b> | <b>2013-2014</b> | <b>2014-2015</b>  | <b>2015-2016</b> | <b>5-Year<br/>Total</b> |
|--|--------------------------------|------------------|------------------|------------------|-------------------|------------------|-------------------------|
| <b>General Fund</b>  |                                |                  |                  |                  |                   |                  |                         |
| <b>Contributions, Loans and Transfers from:</b>  |                                |                  |                  |                  |                   |                  |                         |
| <b>General Fund</b>  |                                |                  |                  |                  |                   |                  |                         |
| - Debt Service on Phase I Bonds  | 423,000                        | 1,023,000        | 1,675,000        | 1,670,000        | 1,668,000         | 1,663,000        | 7,699,000               |
| <b>Total General Fund</b>  | <b>423,000</b>                 | <b>1,023,000</b> | <b>1,675,000</b> | <b>1,670,000</b> | <b>1,668,000</b>  | <b>1,663,000</b> | <b>7,699,000</b>        |
| <b>Service Yards Construction &amp; Conveyance Tax Fund</b>  |                                |                  |                  |                  |                   |                  |                         |
| <b>Beginning Fund Balance</b>  | 2,686,418                      | 930,913          | 455,913          | 394,913          | 325,913           | 267,913          | 930,913 *               |
| <b>Taxes, Fees and Charges:</b>  |                                |                  |                  |                  |                   |                  |                         |
| <b>Construction and Conveyance Tax</b>   | 1,756,000                      | 1,844,000        | 1,932,000        | 1,932,000        | 1,932,000         | 1,932,000        | 9,572,000               |
| <b>Contributions, Loans and Transfers from:</b>  |                                |                  |                  |                  |                   |                  |                         |
| <b>Special Funds</b>   |                                |                  |                  |                  |                   |                  |                         |
| - Transfer from the San Jose Redevelopment Agency for the Demolition and Clean-Up at the Main Yard | 295,000                        |                  |                  |                  |                   |                  |                         |
| <b>Interest Income</b>   | 8,000                          | 4,000            | 9,000            | 9,000            | 5,000             | 5,000            | 32,000                  |
| <b>Miscellaneous Revenue</b>   |                                |                  |                  |                  |                   |                  |                         |
| - Sale of Surplus Property   |                                |                  |                  |                  | 12,000,000        |                  | 12,000,000              |
| <b>Reserve for Encumbrances</b>  | 60,495                         |                  |                  |                  |                   |                  |                         |
| <b>Total Service Yards Construction &amp; Conveyance Tax Fund</b>                                  | <b>4,805,913</b>               | <b>2,778,913</b> | <b>2,396,913</b> | <b>2,335,913</b> | <b>14,262,913</b> | <b>2,204,913</b> | <b>22,534,913 *</b>     |
| <b>TOTAL SOURCE OF FUNDS</b>   | <b>5,228,913</b>               | <b>3,801,913</b> | <b>4,071,913</b> | <b>4,005,913</b> | <b>15,930,913</b> | <b>3,867,913</b> | <b>30,233,913 *</b>     |

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\* The 2012-2013 through 2015-2016 Beginning Balances are excluded from the FIVE-YEAR TOTAL SOURCE OF FUNDS to avoid multiple counting of the same funds.

**Service Yards**  
**2012-2016 Adopted Capital Improvement Program**

**Use of Funds**

| <b>USE OF FUNDS</b>  | <b>Estimated<br/>2010-2011</b> | <b>2011-2012</b> | <b>2012-2013</b> | <b>2013-2014</b> | <b>2014-2015</b>  | <b>2015-2016</b> | <b>5-Year<br/>Total</b> |
|--|--------------------------------|------------------|------------------|------------------|-------------------|------------------|-------------------------|
| <b>Construction Projects</b>   |                                |                  |                  |                  |                   |                  |                         |
| Central Service Yard Tenant Improvements                             | 224,000                        |                  |                  |                  |                   |                  |                         |
| Corporation Yard Storage Area Protections                            | 140,000                        |                  |                  |                  |                   |                  |                         |
| 1. Roof Replacement, Painting and Supplemental Needs                 | 987,000                        | 400,000          | 400,000          | 400,000          | 400,000           | 400,000          | 2,000,000               |
| 2. Underground Fuel Tank Renovation/Replacement                      | 59,000                         | 59,000           | 59,000           | 59,000           | 59,000            | 59,000           | 295,000                 |
| <b>Total Construction Projects</b>                                   | <b>1,410,000</b>               | <b>459,000</b>   | <b>459,000</b>   | <b>459,000</b>   | <b>459,000</b>    | <b>459,000</b>   | <b>2,295,000</b>        |
| <b>Non-Construction</b>  |                                |                  |                  |                  |                   |                  |                         |
| <b>General Non-Construction</b>                                      |                                |                  |                  |                  |                   |                  |                         |
| Debt Service on Phase II Bonds                                       |                                |                  |                  |                  | 940,000           | 940,000          | 1,880,000               |
| Repayment of Phase II Commercial Paper                               |                                |                  |                  |                  | 12,000,000        |                  | 12,000,000              |
| 3. Capital Program and Public Works Department Support Service Costs | 13,000                         | 3,000            | 4,000            | 4,000            | 4,000             | 4,000            | 19,000                  |
| 4. Debt Service on Phase I Bonds                                     | 1,673,000                      | 1,673,000        | 1,675,000        | 1,670,000        | 1,668,000         | 1,663,000        | 8,349,000               |
| 5. Infrastructure Management System                                  | 73,000                         | 75,000           | 76,000           | 77,000           | 78,000            | 79,000           | 385,000                 |
| 6. Interest on Phase II Commercial Paper                             | 703,000                        | 641,000          | 958,000          | 958,000          |                   |                  | 2,557,000               |
| 7. Service Yards Equipment   | 159,000                        | 150,000          | 150,000          | 150,000          | 150,000           | 150,000          | 750,000                 |
| 8. Service Yards Management  | 233,000                        | 315,000          | 321,000          | 328,000          | 334,000           | 341,000          | 1,639,000               |
| 9. VTA Property Lease  | 20,000                         | 20,000           | 20,000           | 20,000           | 20,000            | 20,000           | 100,000                 |
| <b>Total General Non-Construction</b>                                | <b>2,874,000</b>               | <b>2,877,000</b> | <b>3,204,000</b> | <b>3,207,000</b> | <b>15,194,000</b> | <b>3,197,000</b> | <b>27,679,000</b>       |

## Service Yards

### 2012-2016 Adopted Capital Improvement Program

#### Use of Funds

| <b>USE OF FUNDS (CONT'D.)</b>  | <b>Estimated<br/>2010-2011</b> | <b>2011-2012</b> | <b>2012-2013</b> | <b>2013-2014</b> | <b>2014-2015</b>  | <b>2015-2016</b> | <b>5-Year<br/>Total</b> |
|--|--------------------------------|------------------|------------------|------------------|-------------------|------------------|-------------------------|
| <b><u>Non-Construction</u></b>   |                                |                  |                  |                  |                   |                  |                         |
| <b>Contributions, Loans and Transfers to General Fund</b>                  |                                |                  |                  |                  |                   |                  |                         |
| Transfer to the General Fund:<br>Human Resources/Payroll<br>System Upgrade |                                | 1,000            |                  |                  |                   |                  | 1,000                   |
| Transfer to the General Fund:<br>Interest Income                           | 8,000                          | 4,000            | 9,000            | 9,000            | 5,000             | 5,000            | 32,000                  |
| <b>Total Contributions, Loans and<br/>Transfers to General Fund</b>        | <b>8,000</b>                   | <b>5,000</b>     | <b>9,000</b>     | <b>9,000</b>     | <b>5,000</b>      | <b>5,000</b>     | <b>33,000</b>           |
| <b>Contributions, Loans and Transfers to Special Funds</b>                 |                                |                  |                  |                  |                   |                  |                         |
| Transfer to the City Hall Debt<br>Service Fund                             | 6,000                          | 5,000            | 5,000            | 5,000            | 5,000             | 5,000            | 25,000                  |
| <b>Total Contributions, Loans and<br/>Transfers to Special Funds</b>       | <b>6,000</b>                   | <b>5,000</b>     | <b>5,000</b>     | <b>5,000</b>     | <b>5,000</b>      | <b>5,000</b>     | <b>25,000</b>           |
| <b>Total Non-Construction</b>  | <b>2,888,000</b>               | <b>2,887,000</b> | <b>3,218,000</b> | <b>3,221,000</b> | <b>15,204,000</b> | <b>3,207,000</b> | <b>27,737,000</b>       |
| <b>Ending Fund Balance</b>   | <b>930,913</b>                 | <b>455,913</b>   | <b>394,913</b>   | <b>325,913</b>   | <b>267,913</b>    | <b>201,913</b>   | <b>201,913*</b>         |
| <b>TOTAL USE OF FUNDS</b>  | <b>5,228,913</b>               | <b>3,801,913</b> | <b>4,071,913</b> | <b>4,005,913</b> | <b>15,930,913</b> | <b>3,867,913</b> | <b>30,233,913*</b>      |

\* The 2011-2012 through 2014-2015 Ending Balances are excluded from the FIVE-YEAR TOTAL USE OF FUNDS to avoid multiple counting of the same funds.

## Service Yards

### 2012-2016 Adopted Capital Improvement Program 2011-2012 Use of Funds by Funding Source

|  | (001)<br>General Fund | (395)<br>Service Yards<br>Construction &<br>Conveyance Tax<br>Fund | Total            |
|--|-----------------------|--|------------------|
| <b>TOTAL RESOURCES</b>   | <b>1,023,000</b>      | <b>2,778,913</b>   | <b>3,801,913</b> |
| <b><u>Construction Projects</u></b>                                  |                       |  |                  |
| 1. Roof Replacement, Painting and Supplemental Needs                 |                       | 400,000  | 400,000          |
| 2. Underground Fuel Tank Renovation/Replacement                      |                       | 59,000   | 59,000           |
| <b><u>Total Construction Projects</u></b>                            |                       | <b>459,000</b>   | <b>459,000</b>   |
| <b><u>Non-Construction</u></b>                                       |                       |  |                  |
| <b>General Non-Construction</b>                                      |                       |  |                  |
| 3. Capital Program and Public Works Department Support Service Costs |                       | 3,000  | 3,000            |
| 4. Debt Service on Phase I Bonds                                     | 1,023,000             | 650,000  | 1,673,000        |
| 5. Infrastructure Management System                                  |                       | 75,000   | 75,000           |
| 6. Interest on Phase II Commercial Paper                             |                       | 641,000  | 641,000          |
| 7. Service Yards Equipment   |                       | 150,000  | 150,000          |
| 8. Service Yards Management  |                       | 315,000  | 315,000          |
| 9. VTA Property Lease  |                       | 20,000   | 20,000           |
| <b>Total General Non-Construction</b>                                | <b>1,023,000</b>      | <b>1,854,000</b>   | <b>2,877,000</b> |

**Service Yards**

**2012-2016 Adopted Capital Improvement Program  
2011-2012 Use of Funds by Funding Source**

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|  | (001)<br>General Fund | (395)<br>Service Yards<br>Construction &<br>Conveyance Tax<br>Fund | Total            |
|--|-----------------------|--|------------------|
| <b><u>Non-Construction</u></b>                                       |                       |  |                  |
| <b>Contributions, Loans and Transfers to General Fund</b>            |                       |  |                  |
| Transfer to the General Fund: Human Resources/Payroll System Upgrade |                       | 1,000  | 1,000            |
| Transfer to the General Fund: Interest Income                        |                       | 4,000  | 4,000            |
| <b>Total Contributions, Loans and Transfers to General Fund</b>      |                       | <b>5,000</b>   | <b>5,000</b>     |
| <b>Contributions, Loans and Transfers to Special Funds</b>           |                       |  |                  |
| Transfer to the City Hall Debt Service Fund                          |                       | 5,000  | 5,000            |
| <b>Total Contributions, Loans and Transfers to Special Funds</b>     |                       | <b>5,000</b>   | <b>5,000</b>     |
| <b><u>Total Non-Construction</u></b>                                 | <b>1,023,000</b>      | <b>1,864,000</b>   | <b>2,887,000</b> |
| <b>Ending Fund Balance</b>   |                       | 455,913  | 455,913          |
| <b>TOTAL USE OF FUNDS</b>  | <b>1,023,000</b>      | <b>2,778,913</b>   | <b>3,801,913</b> |

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# 2011-2012 CAPITAL BUDGET

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## 2012-2016 CAPITAL IMPROVEMENT PROGRAM

### SERVICE YARDS

#### 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 2011-2012. The Detail of Non-Construction Projects section is abbreviated and provides information on the individual non-construction project, with funding in 2011-2012. On the Use of Funds statement, these projects are numbered.*

## Service Yards

### 2012-2016 Adopted Capital Improvement Program Detail of Construction Projects

#### 1. Roof Replacement, Painting and Supplemental Needs

|                          |  |                                 |         |
|--------------------------|--|---------------------------------|---------|
| <b>CSA:</b>              | Strategic Support  | <b>Initial Start Date:</b>      | Ongoing |
| <b>CSA Outcome:</b>      | Safe and Functional Public Infrastructure, Facilities, and Equipment | <b>Revised Start Date:</b>      |         |
| <b>Department:</b>       | Public Works   | <b>Initial Completion Date:</b> | Ongoing |
| <b>Council District:</b> | N/A  | <b>Revised Completion Date:</b> |         |
| <b>Location:</b>         | All City Service Yards   |                                 |         |

**Description:** This allocation funds emergency repairs and miscellaneous projects such as parking site improvements and repaving, roof repair and replacement, and painting.

**Justification:** Funding is necessary for the repairs and minor improvements needed to maintain facilities and provide for the health and safety of City employees.

#### EXPENDITURE SCHEDULE (000'S)

| Cost Elements | Prior<br>Years | 2010-11<br>Appn. | 2010-11<br>Estimate | 2011-12    | 2012-13    | 2013-14    | 2014-15    | 2015-16    | 5-Year<br>Total | Beyond<br>5-Year | Project<br>Total |
|---------------|----------------|------------------|---------------------|------------|------------|------------|------------|------------|-----------------|------------------|------------------|
| Construction  |                | 987              | 987                 | 400        | 400        | 400        | 400        | 400        | 2,000           |                  |                  |
| <b>TOTAL</b>  |                | <b>987</b>       | <b>987</b>          | <b>400</b> | <b>400</b> | <b>400</b> | <b>400</b> | <b>400</b> | <b>2,000</b>    |                  |                  |

#### FUNDING SOURCE SCHEDULE (000'S)

|  |  |            |            |            |            |            |            |            |              |  |  |
|--|--|------------|------------|------------|------------|------------|------------|------------|--------------|--|--|
| Service Yards<br>Construction &<br>Conveyance Tax Fund |  | 987        | 987        | 400        | 400        | 400        | 400        | 400        | 2,000        |  |  |
| <b>TOTAL</b>   |  | <b>987</b> | <b>987</b> | <b>400</b> | <b>400</b> | <b>400</b> | <b>400</b> | <b>400</b> | <b>2,000</b> |  |  |

#### 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 the project.

|                                |         |                            |     |
|--------------------------------|---------|----------------------------|-----|
| <b>FY Initiated:</b>           | Ongoing | <b>Redevelopment Area:</b> | N/A |
| <b>Initial Project Budget:</b> |         | <b>SNI Area:</b>           | N/A |
| <b>Appn. #:</b>                | 4276    | <b>USGBC LEED:</b>         | N/A |

## Service Yards

### 2012-2016 Adopted Capital Improvement Program Detail of Construction Projects

#### 2. Underground Fuel Tank Renovation/Replacement

|                          |  |                                 |         |
|--------------------------|--|---------------------------------|---------|
| <b>CSA:</b>              | Strategic Support  | <b>Initial Start Date:</b>      | Ongoing |
| <b>CSA Outcome:</b>      | Safe and Functional Public Infrastructure, Facilities, and Equipment | <b>Revised Start Date:</b>      |         |
| <b>Department:</b>       | Public Works   | <b>Initial Completion Date:</b> | Ongoing |
| <b>Council District:</b> | N/A  | <b>Revised Completion Date:</b> |         |
| <b>Location:</b>         | All City Service Yards   |                                 |         |

**Description:** This allocation funds the inventory and development of a monitoring system for the fuel tanks in the service yards and for the removal and/or replacement of leaking fuel tanks and necessary soil cleanup. Costs for replacement and soil cleanup will vary depending on the extent of fuel leakage.

**Justification:** Funding is necessary for safety reasons and to comply with the Hazardous Materials Storage Permit Ordinance No. 21334.

| EXPENDITURE SCHEDULE (000'S) |             |               |                  |           |           |           |           |           |              |               |               |
|------------------------------|-------------|---------------|------------------|-----------|-----------|-----------|-----------|-----------|--------------|---------------|---------------|
| Cost Elements                | Prior Years | 2010-11 Appn. | 2010-11 Estimate | 2011-12   | 2012-13   | 2013-14   | 2014-15   | 2015-16   | 5-Year Total | Beyond 5-Year | Project Total |
| Development                  |             | 59            | 59               | 59        | 59        | 59        | 59        | 59        | 295          |               |               |
| <b>TOTAL</b>                 |             | <b>59</b>     | <b>59</b>        | <b>59</b> | <b>59</b> | <b>59</b> | <b>59</b> | <b>59</b> | <b>295</b>   |               |               |

| FUNDING SOURCE SCHEDULE (000'S)                  |             |               |                  |           |           |           |           |           |              |               |               |
|--|-------------|---------------|------------------|-----------|-----------|-----------|-----------|-----------|--------------|---------------|---------------|
| Cost Elements                                    | Prior Years | 2010-11 Appn. | 2010-11 Estimate | 2011-12   | 2012-13   | 2013-14   | 2014-15   | 2015-16   | 5-Year Total | Beyond 5-Year | Project Total |
| Service Yards Construction & Conveyance Tax Fund |             | 59            | 59               | 59        | 59        | 59        | 59        | 59        | 295          |               |               |
| <b>TOTAL</b>                                     |             | <b>59</b>     | <b>59</b>        | <b>59</b> | <b>59</b> | <b>59</b> | <b>59</b> | <b>59</b> | <b>295</b>   |               |               |

**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.

|                                |         |                            |     |
|--------------------------------|---------|----------------------------|-----|
| <b>FY Initiated:</b>           | Ongoing | <b>Redevelopment Area:</b> | N/A |
| <b>Initial Project Budget:</b> |         | <b>SNI Area:</b>           | N/A |
| <b>Appn. #:</b>                | 4275    | <b>USGBC LEED:</b>         | N/A |

**Service Yards**  
**2012-2016 Adopted Capital Improvement Program**  
**Detail of Non-Construction Projects**

**3. Capital Program and Public Works Department Support Service Costs**

**CSA:** Strategic Support  
**CSA Outcome:** Safe and Functional Public Infrastructure, Facilities, and Equipment  
**Department:** Public Works  
**Description:** This allocation funds capital program and Public Works Department support service costs. Capital program support service costs includes the cost of the Capital Project Management System, the bid and award process, labor compliance review, performance measurement reporting, and updates of policies and specifications. Public Works Department support service costs include items such as management, staff support, fiscal services, technical support, and procurement services.

| EXPENDITURE SCHEDULE (000'S) |             |               |                  |          |          |          |          |          |              |               |               |
|------------------------------|-------------|---------------|------------------|----------|----------|----------|----------|----------|--------------|---------------|---------------|
| Cost Elements                | Prior Years | 2010-11 Appn. | 2010-11 Estimate | 2011-12  | 2012-13  | 2013-14  | 2014-15  | 2015-16  | 5-Year Total | Beyond 5-Year | Project Total |
| Program Management           |             | 13            | 13               | 3        | 4        | 4        | 4        | 4        | 19           |               |               |
| <b>TOTAL</b>                 |             | <b>13</b>     | <b>13</b>        | <b>3</b> | <b>4</b> | <b>4</b> | <b>4</b> | <b>4</b> | <b>19</b>    |               |               |

| FUNDING SOURCE SCHEDULE (000'S)                        |             |               |                  |          |          |          |          |          |              |               |               |
|--|-------------|---------------|------------------|----------|----------|----------|----------|----------|--------------|---------------|---------------|
| Cost Elements  | Prior Years | 2010-11 Appn. | 2010-11 Estimate | 2011-12  | 2012-13  | 2013-14  | 2014-15  | 2015-16  | 5-Year Total | Beyond 5-Year | Project Total |
| Service Yards<br>Construction &<br>Conveyance Tax Fund |             | 13            | 13               | 3        | 4        | 4        | 4        | 4        | 19           |               |               |
| <b>TOTAL</b>   |             | <b>13</b>     | <b>13</b>        | <b>3</b> | <b>4</b> | <b>4</b> | <b>4</b> | <b>4</b> | <b>19</b>    |               |               |

**Notes:**

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

**Appn. #:** 6000

**4. Debt Service on Phase I Bonds**

**CSA:** Strategic Support  
**CSA Outcome:** Safe and Functional Public Infrastructure, Facilities, and Equipment  
**Department:** Public Works  
**Description:** This allocation provides funding for debt service for Phase I of the Central Service Yard expansion.

| EXPENDITURE SCHEDULE (000'S) |               |               |                  |              |              |              |              |              |              |               |               |
|------------------------------|---------------|---------------|------------------|--------------|--------------|--------------|--------------|--------------|--------------|---------------|---------------|
| Cost Elements                | Prior Years   | 2010-11 Appn. | 2010-11 Estimate | 2011-12      | 2012-13      | 2013-14      | 2014-15      | 2015-16      | 5-Year Total | Beyond 5-Year | Project Total |
| Debt Service                 | 20,116        | 1,673         | 1,673            | 1,673        | 1,675        | 1,670        | 1,668        | 1,663        | 8,349        | 13,270        | 43,408        |
| <b>TOTAL</b>                 | <b>20,116</b> | <b>1,673</b>  | <b>1,673</b>     | <b>1,673</b> | <b>1,675</b> | <b>1,670</b> | <b>1,668</b> | <b>1,663</b> | <b>8,349</b> | <b>13,270</b> | <b>43,408</b> |

| FUNDING SOURCE SCHEDULE (000'S)                        |               |               |                  |              |              |              |              |              |              |               |               |
|--|---------------|---------------|------------------|--------------|--------------|--------------|--------------|--------------|--------------|---------------|---------------|
| Cost Elements  | Prior Years   | 2010-11 Appn. | 2010-11 Estimate | 2011-12      | 2012-13      | 2013-14      | 2014-15      | 2015-16      | 5-Year Total | Beyond 5-Year | Project Total |
| General Fund   | 10,309        | 423           | 423              | 1,023        | 1,675        | 1,670        | 1,668        | 1,663        | 7,699        | 13,270        | 31,701        |
| Service Yards<br>Construction &<br>Conveyance Tax Fund | 9,807         | 1,250         | 1,250            | 650          |              |              |              |              | 650          |               | 11,707        |
| <b>TOTAL</b>   | <b>20,116</b> | <b>1,673</b>  | <b>1,673</b>     | <b>1,673</b> | <b>1,675</b> | <b>1,670</b> | <b>1,668</b> | <b>1,663</b> | <b>8,349</b> | <b>13,270</b> | <b>43,408</b> |

**Appn. #:** 4752, 7060

## Service Yards

### 2012-2016 Adopted Capital Improvement Program Detail of Non-Construction Projects

#### 5. Infrastructure Management System

**CSA:** Strategic Support  
**CSA Outcome:** Safe and Functional Public Infrastructure, Facilities, and Equipment  
**Department:** Public Works  
**Description:** This allocation provides funding to develop and maintain Geographic Information System (GIS) maps of the City's infrastructure and integrates maps into the various Infrastructure Management Systems.

| EXPENDITURE SCHEDULE (000'S)                           |                |                  |                     |           |           |           |           |           |                 |                  |                  |
|--|----------------|------------------|---------------------|-----------|-----------|-----------|-----------|-----------|-----------------|------------------|------------------|
| Cost Elements  | Prior<br>Years | 2010-11<br>Appn. | 2010-11<br>Estimate | 2011-12   | 2012-13   | 2013-14   | 2014-15   | 2015-16   | 5-Year<br>Total | Beyond<br>5-Year | Project<br>Total |
| Program Management                                     |                | 73               | 73                  | 75        | 76        | 77        | 78        | 79        | 385             |                  |                  |
| <b>TOTAL</b>   |                | <b>73</b>        | <b>73</b>           | <b>75</b> | <b>76</b> | <b>77</b> | <b>78</b> | <b>79</b> | <b>385</b>      |                  |                  |
| FUNDING SOURCE SCHEDULE (000'S)                        |                |                  |                     |           |           |           |           |           |                 |                  |                  |
| Service Yards<br>Construction &<br>Conveyance Tax Fund |                | 73               | 73                  | 75        | 76        | 77        | 78        | 79        | 385             |                  |                  |
| <b>TOTAL</b>   |                | <b>73</b>        | <b>73</b>           | <b>75</b> | <b>76</b> | <b>77</b> | <b>78</b> | <b>79</b> | <b>385</b>      |                  |                  |

**Notes:**

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

**Appn. #:** 4391

#### 6. Interest on Phase II Commercial Paper

**CSA:** Strategic Support  
**CSA Outcome:** Safe and Functional Public Infrastructure, Facilities, and Equipment  
**Department:** Public Works  
**Description:** This allocation provides funding for interest-only payments on Phase II Commercial Paper. Due to a delay in the sale of the Main Yard, the City is required to pay interest on issued Commercial Paper until the property is sold. The sale of the Main Yard is projected to occur in 2014-2015, at which time, Commercial Paper will be repaid.

| EXPENDITURE SCHEDULE (000'S)                           |                |                  |                     |            |            |            |         |         |                 |                  |                  |
|--|----------------|------------------|---------------------|------------|------------|------------|---------|---------|-----------------|------------------|------------------|
| Cost Elements  | Prior<br>Years | 2010-11<br>Appn. | 2010-11<br>Estimate | 2011-12    | 2012-13    | 2013-14    | 2014-15 | 2015-16 | 5-Year<br>Total | Beyond<br>5-Year | Project<br>Total |
| Debt Service   |                | 703              | 703                 | 641        | 958        | 958        |         |         | 2,557           |                  | 3,260            |
| <b>TOTAL</b>   |                | <b>703</b>       | <b>703</b>          | <b>641</b> | <b>958</b> | <b>958</b> |         |         | <b>2,557</b>    |                  | <b>3,260</b>     |
| FUNDING SOURCE SCHEDULE (000'S)                        |                |                  |                     |            |            |            |         |         |                 |                  |                  |
| Service Yards<br>Construction &<br>Conveyance Tax Fund |                | 703              | 703                 | 641        | 958        | 958        |         |         | 2,557           |                  | 3,260            |
| <b>TOTAL</b>   |                | <b>703</b>       | <b>703</b>          | <b>641</b> | <b>958</b> | <b>958</b> |         |         | <b>2,557</b>    |                  | <b>3,260</b>     |

**Appn. #:** 7005

**Service Yards**  
**2012-2016 Adopted Capital Improvement Program**  
**Detail of Non-Construction Projects**

**7. Service Yards Equipment**

**CSA:** Strategic Support  
**CSA Outcome:** Safe and Functional Public Infrastructure, Facilities, and Equipment  
**Department:** Public Works  
**Description:** This allocation funds the purchase of shop equipment, including lifts, stands, overhead reels, air systems, and computer hardware.

| EXPENDITURE SCHEDULE (000'S)                     |             |               |                  |            |            |            |            |            |              |               |               |
|--|-------------|---------------|------------------|------------|------------|------------|------------|------------|--------------|---------------|---------------|
| Cost Elements                                    | Prior Years | 2010-11 Appn. | 2010-11 Estimate | 2011-12    | 2012-13    | 2013-14    | 2014-15    | 2015-16    | 5-Year Total | Beyond 5-Year | Project Total |
| Equipment  |             | 159           | 159              | 150        | 150        | 150        | 150        | 150        | 750          |               |               |
| <b>TOTAL</b>                                     |             | <b>159</b>    | <b>159</b>       | <b>150</b> | <b>150</b> | <b>150</b> | <b>150</b> | <b>150</b> | <b>750</b>   |               |               |
| FUNDING SOURCE SCHEDULE (000'S)                  |             |               |                  |            |            |            |            |            |              |               |               |
| Service Yards Construction & Conveyance Tax Fund |             | 159           | 159              | 150        | 150        | 150        | 150        | 150        | 750          |               |               |
| <b>TOTAL</b>                                     |             | <b>159</b>    | <b>159</b>       | <b>150</b> | <b>150</b> | <b>150</b> | <b>150</b> | <b>150</b> | <b>750</b>   |               |               |

**Notes:**

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

**Appn. #:** 6088

**8. Service Yards Management**

**CSA:** Strategic Support  
**CSA Outcome:** Safe and Functional Public Infrastructure, Facilities, and Equipment  
**Department:** Public Works  
**Description:** This allocation provides funding for Service Yards program staff.

| EXPENDITURE SCHEDULE (000'S)                     |             |               |                  |            |            |            |            |            |              |               |               |
|--|-------------|---------------|------------------|------------|------------|------------|------------|------------|--------------|---------------|---------------|
| Cost Elements                                    | Prior Years | 2010-11 Appn. | 2010-11 Estimate | 2011-12    | 2012-13    | 2013-14    | 2014-15    | 2015-16    | 5-Year Total | Beyond 5-Year | Project Total |
| Program Management                               |             | 233           | 233              | 315        | 321        | 328        | 334        | 341        | 1,639        |               |               |
| <b>TOTAL</b>                                     |             | <b>233</b>    | <b>233</b>       | <b>315</b> | <b>321</b> | <b>328</b> | <b>334</b> | <b>341</b> | <b>1,639</b> |               |               |
| FUNDING SOURCE SCHEDULE (000'S)                  |             |               |                  |            |            |            |            |            |              |               |               |
| Service Yards Construction & Conveyance Tax Fund |             | 233           | 233              | 315        | 321        | 328        | 334        | 341        | 1,639        |               |               |
| <b>TOTAL</b>                                     |             | <b>233</b>    | <b>233</b>       | <b>315</b> | <b>321</b> | <b>328</b> | <b>334</b> | <b>341</b> | <b>1,639</b> |               |               |

**Notes:**

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

**Appn. #:** 5886

## Service Yards

### 2012-2016 Adopted Capital Improvement Program Detail of Non-Construction Projects

#### 9. VTA Property Lease

**CSA:** Strategic Support  
**CSA Outcome:** Safe and Functional Public Infrastructure, Facilities, and Equipment  
**Department:** Public Works  
**Description:** This allocation funds leased space now owned by the Valley Transportation Authority (VTA) that is adjacent to the Mabury Service Yard. This funding is necessary to provide critical parking and storage for Mabury Yard operations.

#### EXPENDITURE SCHEDULE (000'S)

| Cost Elements | Prior Years | 2010-11 Appn. | 2010-11 Estimate | 2011-12   | 2012-13   | 2013-14   | 2014-15   | 2015-16   | 5-Year Total | Beyond 5-Year | Project Total |
|---------------|-------------|---------------|------------------|-----------|-----------|-----------|-----------|-----------|--------------|---------------|---------------|
| Lease         |             | 20            | 20               | 20        | 20        | 20        | 20        | 20        | 100          |               |               |
| <b>TOTAL</b>  |             | <b>20</b>     | <b>20</b>        | <b>20</b> | <b>20</b> | <b>20</b> | <b>20</b> | <b>20</b> | <b>100</b>   |               |               |

#### FUNDING SOURCE SCHEDULE (000'S)

|  |  |           |           |           |           |           |           |           |            |  |  |
|--|--|-----------|-----------|-----------|-----------|-----------|-----------|-----------|------------|--|--|
| Service Yards Construction & Conveyance Tax Fund |  | 20        | 20        | 20        | 20        | 20        | 20        | 20        | 100        |  |  |
| <b>TOTAL</b>                                     |  | <b>20</b> | <b>20</b> | <b>20</b> | <b>20</b> | <b>20</b> | <b>20</b> | <b>20</b> | <b>100</b> |  |  |

**Notes:**

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

**Appn. #:** 4913



# 2011-2012 CAPITAL BUDGET

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## 2012-2016 CAPITAL IMPROVEMENT PROGRAM



### SERVICE YARDS

#### SUMMARY OF PROJECTS THAT START AFTER 2011-2012

*The Summary of Projects that Start after 2011-2012 includes those projects that have funding budgeted starting after 2011-2012. On the Use of Funds statement, the projects in this summary are not numbered.*



## Service Yards

### 2012-2016 Adopted Capital Improvement Program

#### Summary of Projects that Start after 2011-2012

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|                           |                                       |                            |               |
|---------------------------|---------------------------------------|----------------------------|---------------|
| <b>Project Name:</b>      | <b>Debt Service on Phase II Bonds</b> | <b>Initial Start Date:</b> | 4th Qtr. 2015 |
| <b>5-Year CIP Budget:</b> | \$1,880,000                           | <b>Revised Start Date:</b> |               |
| <b>Total Budget:</b>      | \$12,000,000                          | <b>Initial End Date:</b>   | 1st Qtr. 2045 |
| <b>Council District:</b>  | N/A                                   | <b>Revised End Date:</b>   |               |
| <b>USGBC LEED:</b>        | N/A                                   |                            |               |

**Description:** This allocation provides funding for the estimated debt service payments for bonds that will be sold for Central Service Yard Phase II construction.

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|                           |   |                            |               |
|---------------------------|---|----------------------------|---------------|
| <b>Project Name:</b>      | <b>Repayment of Phase II Commercial Paper</b> | <b>Initial Start Date:</b> | 4th Qtr. 2008 |
| <b>5-Year CIP Budget:</b> | \$12,000,000                                  | <b>Revised Start Date:</b> | 2nd Qtr. 2015 |
| <b>Total Budget:</b>      | \$12,000,000                                  | <b>Initial End Date:</b>   | 4th Qtr. 2008 |
| <b>Council District:</b>  | N/A   | <b>Revised End Date:</b>   | 2nd Qtr. 2015 |
| <b>USGBC LEED:</b>        | N/A   |                            |               |

**Description:** This allocation uses proceeds from the sale of the Main Yard property in Japantown for repayment of Commercial Paper that was used as a short-term financing mechanism for the Central Service Yard Phase II project.

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