



**GRAND RIVER CORRIDOR IMPROVEMENT
AUTHORITY MEETING**

**Thursday, January 9, 2020 – 8:00 a.m.
Conference Room A – City Hall
23600 Liberty Street
Farmington, MI 48335**

AGENDA

- 1. CALL TO ORDER**

- 2. APPROVAL OF AGENDA**

- 3. APPROVAL OF MINUTES**
 - A. December 12, 2019 Minutes**

- 4. ELECTION OF OFFICERS**
 - A. Accept Nominations for Chairperson**
 - B. Accept Nominations for Vice Chairperson**
 - C. Accept Nominations for Secretary**

- 5. DISCUSSION OF ITEMS FOR SUBMISSION INTO 2021-2026 CAPITAL IMPROVEMENT PROGRAM**

- 6. PUBLIC COMMENT**

- 7. BOARD COMMENT**

- 8. ADJOURNMENT**

**CITY OF FARMINGTON
GRAND RIVER CORRIDOR IMPROVEMENT AUTHORITY
MINUTES
December 12, 2019**

CALL TO ORDER

The Farmington Grand River Corridor Improvement Authority meeting was called to order at 8:07 a.m. by Economic and Community Development Director Christiansen.

Members Present: Carron, Graham, King, O'Dell, Schneeman, Thomas
Members Absent: Accettura
Staff: Christiansen

APPROVAL OF AGENDA

Motion by Carron, supported by O'Dell to approve the agenda. Motion approved unanimously.

APPROVAL OF MINUTES

A. Motion by O'Dell, supported by Graham to approve the September 12, 2019 minutes. Motion approved unanimously.

2019 GRAND RIVER IMPROVEMENT AUTHORITY TAX INCIMENT FINANCING (TIF) REPORT

Director Christiansen reviewed the current City of Farmington Grand River Corridor Improvement Authority Development and TIF Plan with the Board and revised/discussed the required rezoning requirements under PA 57 of 2018 and the responsibility of the CIA.

DISCUSSION OF 2020-2025 CAPITAL IMPROVEMENT PROGRAM

Director Christiansen reviewed the 2020-2025 City of Farmington Capital Improvement Program with the Board and the process for the 2021-2026 Capital Improvement Program. The Board nominated and approved Patrick Thomas as the CIA representative to the CIP Steering Committee. Motion by Schneeman, supported by O'Dell. Motion approved unanimously.

2019 SCHEDULE OF CIA REGULAR BOARD MEETINGS

The Board reviewed and approved the 2019 Grand River Corridor Improvement Authority regular meeting schedule. Motion by O'Dell, supported by Graham. Motion approved unanimously.

PUBLIC COMMENT

None.

BOARD COMMENT

None.

ADJOURNED AT 9:03 a.m.

Calendar for Fiscal Year 2021-26 Capital Improvement Program Process

October	Planning Meeting to discuss calendar Kevin, David, Chris
November	Planning Meeting to discuss possible revisions to CIP Kevin, David, Chris
November 20	Department Heads meet to discuss CIP Program at Department Head Meeting.
December 2	City Council meets to discuss CIP Program and to appoint representative to CIP Steering Committee. Items must be submitted by January 6.
December 4	DDA Meeting to discuss CIP and appoint Kate or a Board member to Steering Committee. Items must be submitted by January 8.
December 9	Planning Commission meets to discuss CIP Program and appoint a member to serve on the committee. Items must be submitted by January 13.
December 12	CIA Meeting to discuss CIP Program and appoint representative to CIP Steering Committee. Items must be submitted by January 9.
December 16	City Manager's Office to schedule 3 meetings in January/February for CIP Steering Committee.
January 6	Council to formalize items for submission to CIP Steering Committee.
January 8	DDA to formalize items for submission to CIP Steering Committee.
January 9	CIA to formalize items for submission to CIP Steering Committee.
January 13	Planning Commission to formalize items for submission to CIP Steering Committee
January 13	Department Heads to formalize items for submission to CIP Steering Committee

January 13	All Submittals in
January 17	Draft Schedule of Capital Improvements circulated to CIP Steering Committee.
Jan 17 – Feb 7	CIP Steering Committee meets to create CIP.
Feb 10	Planning Commission schedules public hearing for March 9.
Feb 10 – Feb 21	Draft CIP created.
Feb 23	E&CD advertises Public Hearing for FY 2021-26 CIP on February 23 and posts plan on website on February 21.
March 9	Planning Commission meets to hold public hearing regarding CIP and possibly approve plan.
April 13	Planning Commission meets to approve CIP if not already approved on March 11.
April 20	City Manager submits CIP along with proposed budget to City Council.
April 27	City Council Budget Review Session & Review of DDA Budget.
April 28 - May 18	City Council reviews and adjusts proposed budgets.
May 18	City Council schedules budget and millage public hearing for June 18.
June 1	City Clerk advertises Public Hearing for FY 2018-19 Budget.
June 15	City Council holds Public Hearing regarding FY 2017-18 Budget and Millage Rate, and considers adoption.
June 17	City Clerk publishes summary of adopted budget.

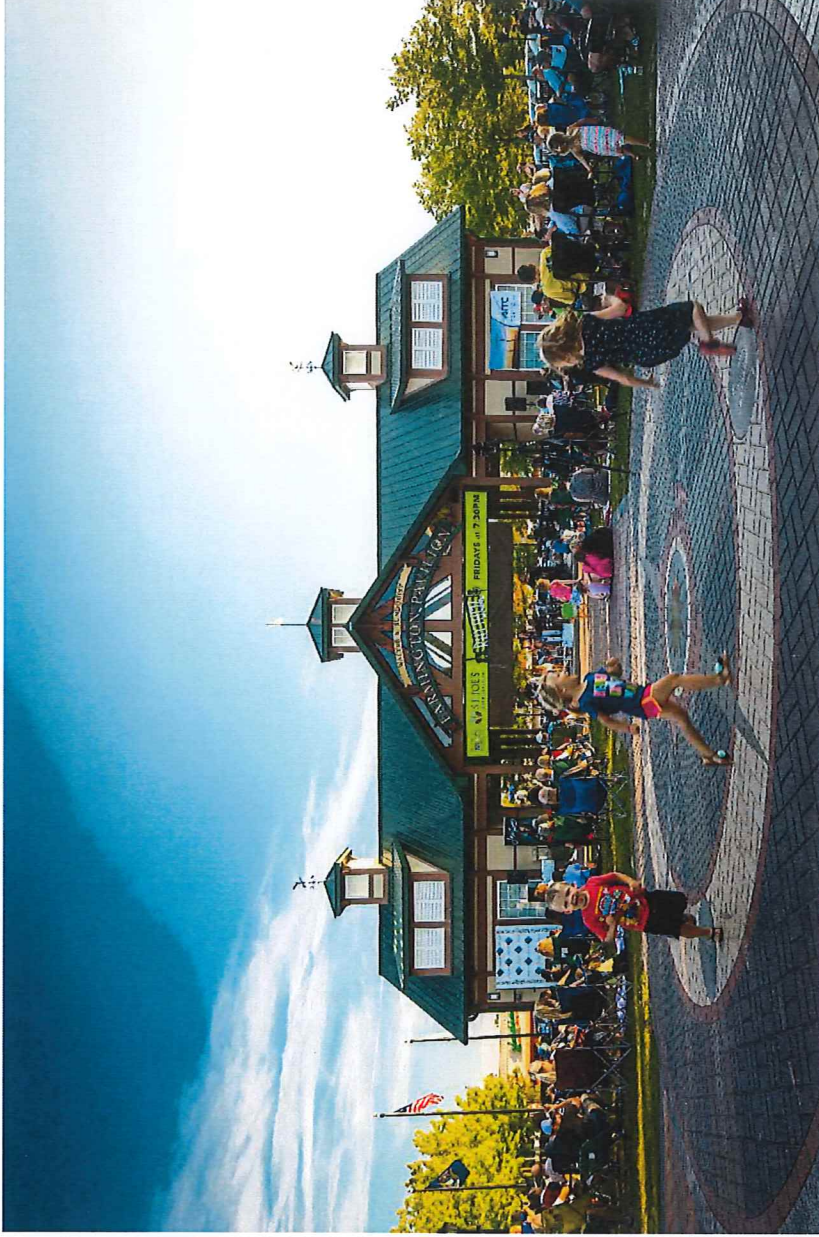
Planning Commission
 Department Heads
 DDA
 City Council
 CIA



The City of

Founded 1824

FARMINGTON



Capital Improvement Program FY 2020-2025

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Appendix A: Schedule of Capital Improvement Projects

Planning Commission Members

Kenneth Crutcher
Chair
Steven Majoros
Vice Chair
Kenneth Chiara
Secretary
Miriam Kmetzo
Cathi Waun
Geof Perrot

Steering Committee

Organization Representatives

Steven Majoros
Planning Commission Representative
Steven Schneemann
City Council Representative
Kate Knight
Downtown Development Authority
Representative
Sara Bowman
Corridor Improvement Authority,
Representative

City Staff

David M. Murphy
City Manager
Kevin Christiansen
Director of Economic & Community
Development
Frank Demers
Director of Public Safety
Charles J. Eudy
Superintendent of Public Works
Christopher M. Weber
Director of Finance & Administration

CITY OF FARMINGTON

OAKLAND COUNTY, MICHIGAN

PLANNING COMMISSION RESOLUTION NO.

At a meeting of the Planning Commission of the City of Farmington, Oakland County Michigan, held on March 11, 2019 at City Hall, 23600 Liberty Street, Farmington, Michigan 48335: The following resolution was offered by Planning Commission member Majoros and supported by Chiara.

WHEREAS, adhering to Michigan P.A. 33 of 2008 and Farmington City Code section 23-39, a Capital Improvement Program (CIP) shall be created for the ensuing six years; and

WHEREAS, the CIP will further the goals of the City to promote the safety, well-being, and general welfare of its residents; and

WHEREAS, the CIP is a road map for future funding and planning of capital improvement projects, not an appropriation of funds and;

WHEREAS, the City has created a number of plans to help guide the creation of a CIP, including, the Farmington Master Plan, the Farmington Recreation Master Plan, the Farmington Vision Plan, the Farmington Downtown Area Plan, the Downtown Master Plan, the Grand River Corridor Vision Plan, the Rouge River Nature Trail Project, and the Orchard Lake & 10 Mile Roads Intersection Report, and;

WHEREAS, the Capital Improvement Program Steering Committee was created to evaluate and finalize the CIP, and;

WHEREAS, appropriate stakeholders including the public, the administration of the City of Farmington, the City Council, the Planning Commission, the Downtown Development Authority, the Grand River Corridor Improvement Authority, the Parking Committee and the Steering Committee have developed a comprehensive list of potential capital improvement projects; and

WHEREAS, the components of the CIP have been subject to public hearing, review and a duly noticed full public hearing on March 11, 2019, therefore;

BE IT RESOLVED, the Capital Improvement Program presented for review on March 11, 2019, is adopted by the City of Farmington Planning Commission.

AYES: All (Chiara, Crutcher, Kmetzo, Majoros, Perrot, Waun, Westendorf)

NAYS: None

ABSTENTIONS: None

Transmittal Letter

City of Farmington
Planning Commission

March 11, 2019

To the residents of the City of Farmington and all interested parties,

The enclosed Capital Improvement Program (CIP) was created to comply with state and local laws and was adopted by the City Planning Commission on March 11, 2019. It is designed to do specifically two things: 1. Enhance public awareness of issues in the community that need to be addressed, and show the residents that the City is actively working towards remedying them; and 2. Increase transparency and efficiency in the budget process.

The CIP is a resource that examines large expenditure capital projects that the City, the residents, and the Planning Commission have identified as improvements of need for safety, usability, or future planning purposes. For each project the plan recognizes a source of funding, and a desired window of completion. Having a comprehensive list of this kind is critical to effective financial and land use planning. This year's CIP identifies a total of 112 projects totaling \$23,207,274.

The CIP is not a plan of projects to be completed; rather it is a list of all potential projects, so that inventory of costs, funding sources and timelines can be easily seen and planning can be accomplished in a proper and logical manner.

Several entities were integral to creating the finalized CIP. They are, the public, the administration of the City of Farmington, the City Council, the Downtown Development Authority, the Grand River Corridor Improvement Authority, the Parking Committee and the Steering Committee. The CIP was developed with their input over the course of several months and with great dedication.

Under the authority and direction of the Michigan Planning Enabling Legislation (Public Act 33 of 2008) The City of Farmington's Planning Commission is pleased to present the Capital Improvement Program FY2020-2025.

Respectfully Submitted,

The City of Farmington Planning Commission.

Introduction

What is a Capital Improvement Program (CIP)?

A Capital Improvement Program (CIP) is a short-term plan for identifying and categorizing large and/or very expensive projects. Like a household's budgeting plan for big-ticket items, a CIP is a city's plan to find funding for projects that cannot be accomplished in one year.

A "Capital Improvement" for the City's purposes here is any improvement that is at least one of the following:

- A purchase or improvement of a facility, system, infrastructure, or piece of equipment that costs \$10,000 or more, with an expected service life of more than 1 year
- Is a non-recurring expenditure
- Is a study that leads to such purchases

CIP vs City Budget

A CIP is not the same as a city budget. A city budget appropriates funds, a CIP is merely an identification of projects. The CIP assists City Council and the City Administration by having a comprehensive list of projects that need to be accomplished. This list helps prioritize and plan for the budget year after year. A CIP cannot spend funds on projects, rather, its purpose is to examine each of the projects in detail and determine estimated costs, timelines and funding sources for each project.

Why Create a CIP?

A CIP is required by state law and City Ordinance. The state law statute is the [Michigan Planning Enabling Act, Act 33 of 2008](#). Section 65 reads, "To further the desirable future development of the local unit of government under the master plan, a planning commission, after adoption of a master plan, shall annually prepare a capital improvements program of public structures and improvements, unless the planning commission is exempted from this requirement by charter or otherwise."

Additionally, Farmington City Code requires a Capital Improvement Plan. [Section 23-39](#) of the Farmington City code states, "The planning commission shall annually prepare a capital improvements program of public structures and improvements, showing those structures and improvements in general order of their priority, for the following six-year period, in accordance with the Michigan Planning Enabling Act, Public Act 33 of 2008, MCL 125.3801 et seq."

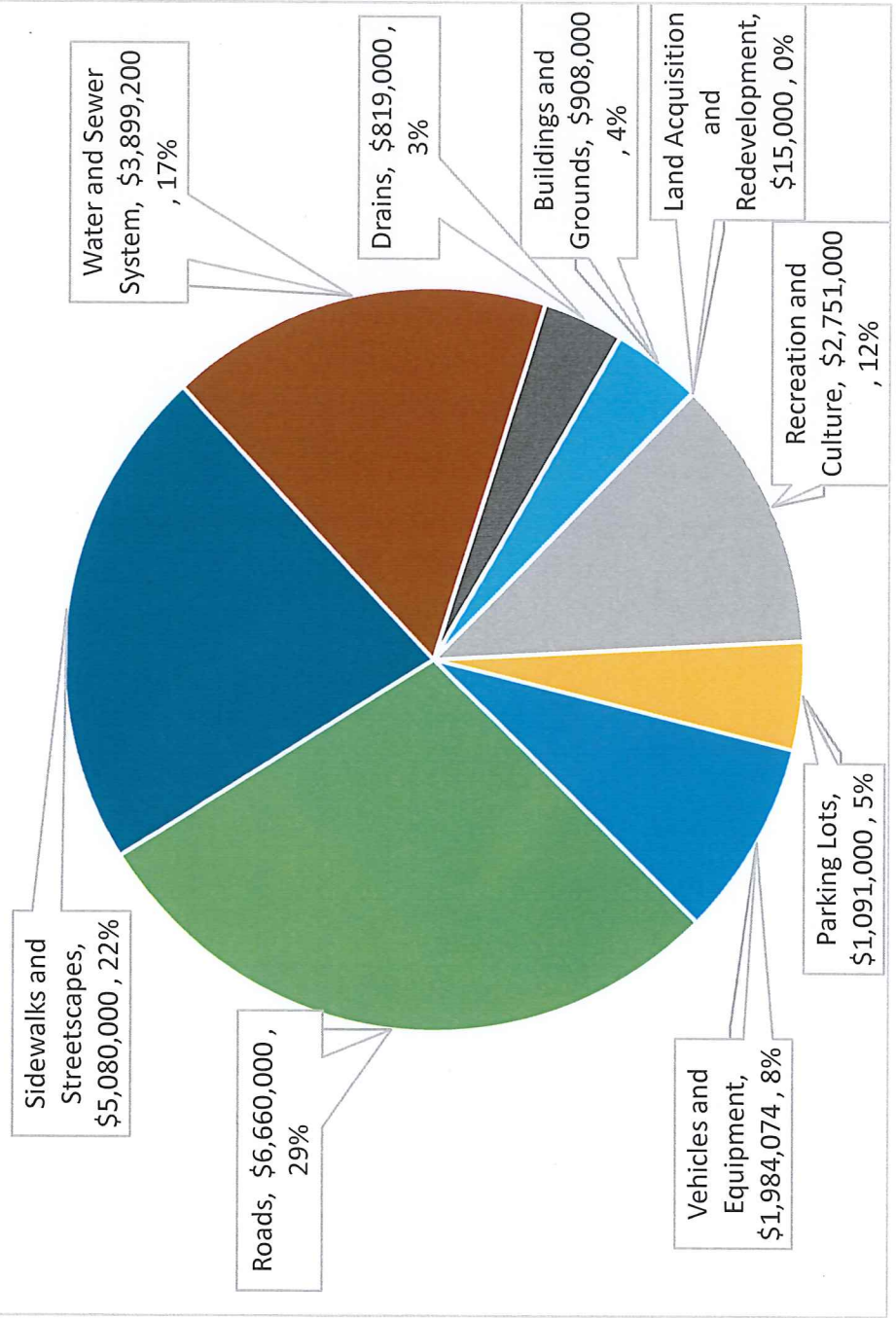
Benefits of the CIP

There are many benefits to creating a CIP. Because a CIP is a list of all projects the City has identified, it enables proper planning in a logical manner. A well-executed CIP program has many benefits, including:

- Calling attention to community deficiencies, and providing a means to correct them
- Identifying long-term and short-term expenditures, which greatly improves the budgeting process and efficiency
- Enhancing the ability to secure grants, reducing the taxpayer burden
- Increasing the likelihood of departmental inter-governmental cooperation, improving continuity and reducing costs
- Encouraging efficient governance

Executive Summary

2020-2025 Projects Proposed



Quick View

Total Projects:	112
Total Value:	\$23.2 Million
Projects \$ by Year:	
2020	\$3,920,041
2021	\$6,436,228
2022	\$4,877,300
2023	\$3,145,545
2024	\$2,560,640
2025	\$2,267,520

Program Summary

The CIP identified 1120 projects across 9 different categories. Some will generate revenue for the City and others will not, but they will all benefit the City. The CIP is guided by the plans and policies that the City has in place, as well as studies, reports and public input. The following plans were used as a basis for this CIP:

- [City of Farmington Master Plan \(2009\)](#)
- [Grand River Corridor Vision Plan \(2013\)](#)
- [Recreation Master Plan \(2016\)](#)
- [Orchard Lake & 10 Mile Roads Intersection Redesign Analysis 2015](#)
- [Farmington Vision Plan \(2013\)](#)
- [Rouge River Trail Project \(2016\)](#)
- [Downtown Area Plan \(2015\)](#)
- [Downtown Master Plan \(2017\)](#)

These plans can be found on the City's website www.farmgov.com.

Funding Sources

Various funding sources are needed to accomplish CIP projects, and not all will be completed. As is often the case, project totals exceed available funding. A large portion of the funding for the projects in the CIP comes from the City's General Fund. Additional major sources of funding include a voter approved 3 mill levy; water and sewer rates for any water and sewer infrastructure projects; and, [Act 51](#) and a voter approved 1.5 mill levy for roads. There are also grants, federal programs and other sources that will help decrease the City's share of the costs.

Currently, the following resources are available on a yearly basis:

- \$700,000 for Capital Projects
- \$800,000 for Roads
- \$600,000 for Water and Sewer
- \$200,000 for Department of Public Works Equipment
- \$40,000 for DDA Eligible Projects
- \$25,000 for Theater

Project Prioritization

Projects are prioritized. Their prioritization is a result of several factors including: need, funding status, citizen safety and well-being, and time restraints. As would be expected, the projects with the higher priority are likely to be accomplished earlier than those with lower priority. Items in the CIP were categorized in terms of priority. Ranked from low to high they are: Under Consideration → Desired, Not Necessary → Necessary, Long Term → Necessary, Short Term → Urgent.

Capital Improvement Program

The Capital Improvement Program is broken down into nine categories:

- Buildings and Grounds
- Drain System
- Land Acquisition and Redevelopment
- Parking Lots
- Recreation and Culture
- Roads
- Sidewalks and Streetscapes
- Vehicles and Equipment
- Water and Sewer System

These categories each have the most notable projects listed as well as project values by year. To keep this document succinct, not all projects are listed. The full list of projects is in Appendix A. In addition, the appendix spreadsheet includes a total of 10 (ten) years of projects. This document will be updated annually to include new project ideas and remove those that have been completed or are deemed no longer to be necessary. This document is not a directive to spend money, only a tool to guide possible projects by showing their importance level, judged by the community. Not all projects will be completed. Some may never happen, others will.

Buildings and Grounds

Significant Building and Grounds projects include:

Repair of City Hall and DPW Building - City Hall and the DPW Building were constructed in the 1950's and 1960's. These buildings were last renovated in the 1990's and 1970's respectively. Both structures are in need of significant repairs including: new roofs, windows, HVAC systems, boilers, and ADA accessible entryways.

Relocation of City Hall - City Hall is located near the southwest corner of Grand River Avenue and Farmington Road. Its prime location in the heart of downtown has drawn interest from developers and could lead to significant redevelopment opportunities if City Hall is moved to a new location. There are no current plans to move City Hall, but consideration should be given to the decision of whether to pay the extensive costs of renovating City Hall versus the potential for relocation.



Quick View

Total City owned Buildings:	14
Total Projects:	14
Total CIP:	\$908,000
Projected cost by year:	
2020	\$329,000
2021	\$143,800
2022	\$138,800
2023	\$138,800
2024	\$133,800
2025	\$ 23,800

Buildings and Grounds - Continued

Significant Building and Grounds projects include:

Roof Replacement – The roofs at City Hall, the DPW Building, the Governor Warner Mansion, and other City owned buildings have reached the end of their useful lives. Leaks occur on a regular basis requiring emergency repairs and placing expensive equipment at risk. Replacing these roofs are anticipated to cost the City \$484,000.



HVAC and Boiler Systems – Many of the HVAC systems at City Hall and the DPW Building have reached the end of their useful lives. Replacing these units are anticipated to cost the City \$240,000.



Drain System

Significant Drain System projects include:

The Mayfield Drain has experienced issues with water backing up after significant rainfall. City engineers have identified a fix for the problem. Work will be performed in the 2019/20 fiscal year and will cost approximately \$100,000.

The City has been notified by the Oakland County Water Resource Commissioner of various repairs that are required for the Caddell Drain system. The repairs will be performed in 2 phases. The first phase will take place in the 2019/20 fiscal year and will cost approximately \$175,000. The second phase will take place in the 2020/21 fiscal year and will cost approximately \$400,000.

The City has been notified by the Oakland County Water Resource Commissioner that approximately 2000 feet of the US-16 drain are in need of lining. The lining will take place in the 2019/20 fiscal year and will cost approximately \$114,000

Quick View

Total Projects:	5
Total CIP:	\$819,000
Projected cost by Year:	
2020	\$419,000
2021	\$400,000
2022	\$-
2023	\$-
2024	\$-
2025	\$-

Drain System-Continued

Significant Drain projects include:

There are 2 County Drains that run through the City of Farmington – Caddell Drain and US-16 Drain. In addition, the City maintains multiple stormwater outfall to the Rouge River or tributaries to the Rouge and many points of connection to Road Commission of Oakland County storm sewers on Farmington Road and Orchard Lake Road.



Land Acquisition and Redevelopment

Significant Land Acquisition and Redevelopment projects include:

Land Acquisition and Redevelopment – Several studies have been completed in the last several years that have recommended an increase in the density of various commercial areas throughout the City. In order to increase the density, smaller buildings/land parcels would have to be consolidated. To facilitate the consolidation, the City and DDA would like to create a Redevelopment Ready Analysis Tool that would provide information to developers about opportunities and resources available for different development areas throughout the City.

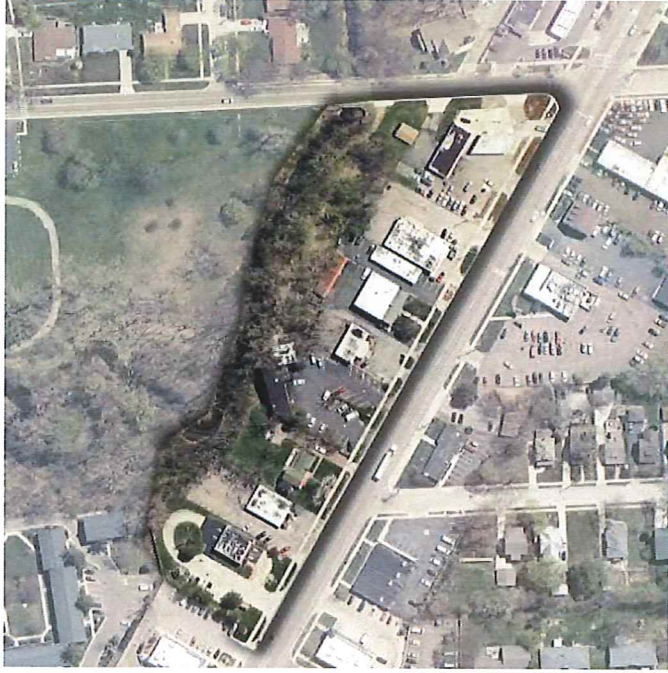
Quick View

Total Projects:	1
Total CIP:	\$15,000
Projected cost by Year:	
2020	\$15,000
2021	\$-
2022	\$-
2023	\$-
2024	\$-
2025	\$-

Land Acquisition and Redevelopment - Continued

Significant Land Acquisition and Redevelopment projects include:

Land Acquisition and Redevelopment – In order to increase densification, the City may have to purchase parcels in order to facilitate consolidation. These concepts are shown in detail in the Farmington Vision Plan, Downtown Area Plan, Downtown Master Plan, and Grand River Corridor Improvement Vision Plan. There are currently no specific land acquisition and redevelopment projects planned in the next 6 years. However, these types of projects are based on opportunities that may present themselves at any time. An example of the concept is shown below.



Parking Lots

Significant Parking Lot projects include:

The City owns or maintains 23 parking lots, driveways, and alley ways. Routine maintenance of these items is anticipated to cost approximately \$10,000 on an annual basis. Maintenance includes crack sealing, sealcoating, and striping. Occasional resurfacing is also required. Below is a map of City owned parking lots. The lots at Drake Park and the DPW Building are not shown.



Quick View

Total city owned parking lots:	7
Total spaces:	779
Total Projects:	10
Total CIP:	\$1,091,000
Projected cost by Year:	
2020	\$210,000
2021	\$78,000
2022	\$510,000
2023	\$81,000
2024	\$160,000
2025	\$52,000

Parking Lots - Continued

Significant Parking Lot projects include:

The Downtown Farmington Parking Study Update, determined that an additional 429 parking spaces would be required in 5-10 years to support land use densification from retail to restaurant. In order to begin creating additional parking spaces, the City and DDA are considering various properties throughout the DDA to purchase or reconfigure for surface parking. The CIP includes the purchase or reconfiguration of properties in the amount of \$500,000 (50 spaces x \$10,000 per space)

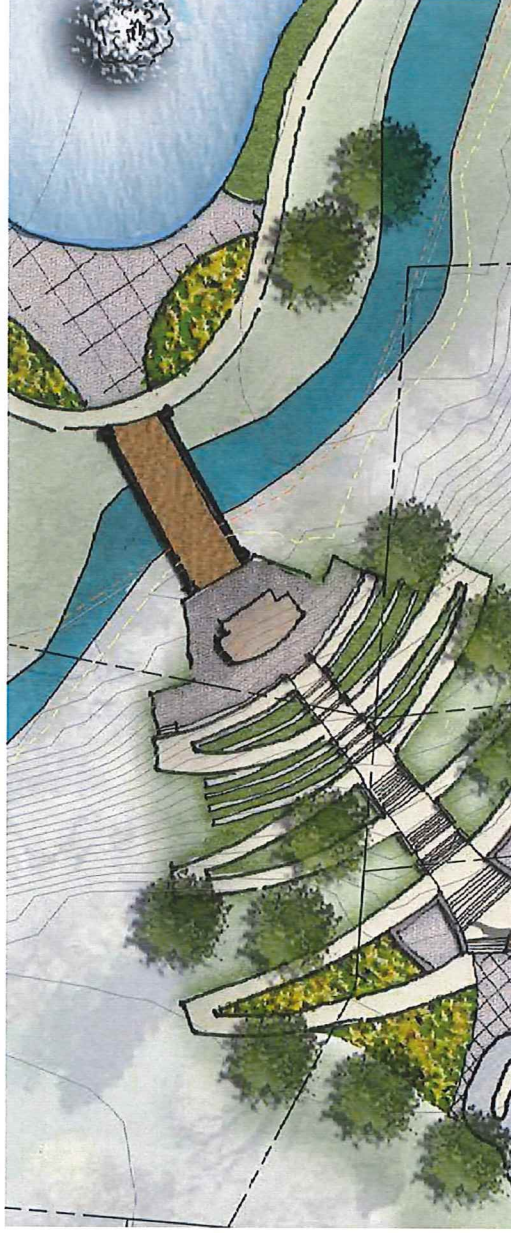
In order to create 429 parking spaces, a parking structure would need to be constructed. Below are the locations suggested for a new parking structure. A new structure is included in the CIP for construction in the next 7-10 years.



Recreation and Culture

Significant Recreation and Culture projects include:

Shiawasse Park Comprehensive Improvements - The City's largest park, Shiawasse, is in need of maintenance and improvement. Included in this plan is a project to connect Shiawasse Park to the downtown via an ADA compliant switchback pathway. Additional projects include updating and potentially redesigning current park amenities, such as bathrooms, ball fields, walking paths, etc. A conceptual drawing of the switchback pathway is displayed below. The switchback pathway would begin at the MTC property and enter the park on the western end. The Recreation Master Plan and the Rouge River Trail Project provide more details related to the Recreation and Culture opportunities in the City of Farmington and surrounding community.



Quick View

City Parks:	6
Total Area:	37.2
Total Projects:	25
Total CIP:	\$2,751,000
Projected cost by Year:	
2020	\$319,000
2021	\$212,000
2022	\$2,125,000
2023	\$95,000
2024	\$-
2025	\$-

Roads

Significant Road projects include:

The City levies property taxes of 1.5 mills for roads. This levy, together with Act 51 Gas and Weight taxes, provide funding to resurface all of the roads in the City of Farmington. Unlike many communities, the City does not special assess for road projects.

Residential Roads – The CIP includes extensive work on Oakland Street between Farmington Road and Grand River in the 19/20 fiscal year. Additionally, there is \$1,000,000 programmed per year for road resurfacing and reconstruction throughout the City, beginning in the 2021/22 fiscal year. Roads to be resurfaced and reconstructed will be determined based on the City's Paser ratings and City Engineer recommendations.



Quick View

Miles of Major Street roads in Farmington: 7.36

Miles of Local Street roads in Farmington: 26.35

Total Projects: 3

Total CIP: \$6,660,000

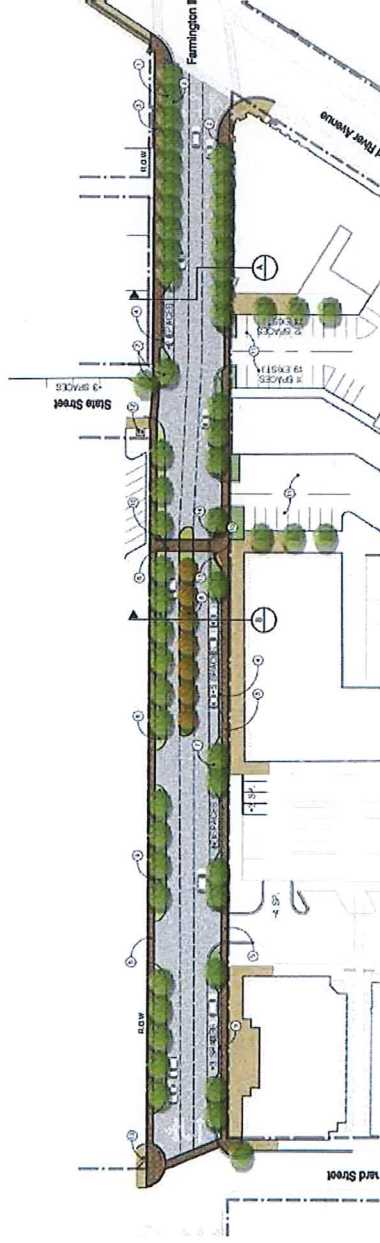
Projected cost by Year:

2020	\$660,000
2021	\$2,000,000
2022	\$1,000,000
2023	\$1,000,000
2024	\$1,000,000
2025	\$1,000,000

Sidewalks and Streetscapes

Significant Sidewalks and Streetscapes projects include:

Farmington Road Streetscape – The City of Farmington has completed the engineering for a streetscape along Farmington Road, from Grand River to Orchard Street. A grant was obtained to perform the work, but the City concluded it could not provide the matching funds. A grant for this project is again being pursued and matching funds would have to be identified. Below is a diagram of the proposed streetscape.



Quick View

Total CIP: \$5,080,000
 Total Projects: 9

Projected cost by Year:

2020	\$230,000
2021	\$3,130,000
2022	\$280,000
2023	\$180,000
2024	\$630,000
2025	\$630,000

Vehicles and Equipment

Significant Vehicle and Equipment projects include:

Backhoe Loader and Concrete Breaker – The City has two backhoes. The oldest backhoe was purchased in 1984 and is well beyond its useful life. The backhoe is a vital piece of equipment used in water and sewer repairs, road and sidewalk work, snow plowing, grave digging, etc. The new backhoe is a multipurpose machine that has greater functionality than the unit it is replacing and can help reduce the amount of heavy manual labor on various assignments.



Quick View

Total CIP:	\$1,984,074
Total Projects:	37
Projected cost by Year:	
2020	\$297,541
2021	\$356,428
2022	\$246,500
2023	\$415,745
2024	\$353,740
2025	\$314,120

Water and Sewer System

Significant Water and Sewer projects include:

Water Meter Replacements – The City has approximately 3,500 water meters. Approximately 64% of these meters are read electronically. Included in the CIP is \$287,000 to convert the remainder of the meters. Reading meters electronically saves staff time; provides valuable data regarding the presence of leaks; and improves the accuracy of the meter reading process.



Quick View

Total Projects:	8
Total CIP:	\$3,899,200
Projected cost by year:	
2020	\$1,440,500
2021	\$116,000
2022	\$577,000
2023	\$1,235,000
2024	\$283,100
2025	\$247,600

City of Farmington
 Capital Improvement Plan
 Appendix A
 Buildings and Grounds

Project Category	Project Name	Priority/ Rank	Funding Source			Prior Years		Fiscal Year Ended June 30								
			City	Fund	Outside	City Cost	Future City Cost	2020	2021	2022	2023	2024	2025	2026-2029		
			100% GF	100% GF	0% N/A	\$	\$	16,000	16,000	16,000	16,000	16,000	16,000	16,000		
1 Buildings and Grounds	HVAC City Hall (1 unit)	Urgent	100% GF		0% N/A	\$	16,000	\$	16,000	\$	16,000					
2 Buildings and Grounds	Study of City Hall Conditions	Necessary, Short Term	100% GF		0% N/A		30,000		30,000							
3 Buildings and Grounds	HVAC City Hall (7 units)	Necessary, Short Term	100% GF		0% N/A		119,000		119,000		23,800	23,800	23,800	23,800	23,800	
4 Buildings and Grounds	HVAC & Boiler @DPW	Necessary, Short Term	70% GF		30% W&S		75,000		75,000		75,000					
5 Buildings and Grounds	Replacement of Concrete Ramp and Stairs on East Side of City Hall	Necessary, Short Term	50% GF		50% Grant		60,000		60,000							
6 Buildings and Grounds	Drake Park Storage	Necessary, Short Term	100% GF		0% N/A		50,000		50,000							
7 Buildings and Grounds	City Hall Carpet Replacement and Paint	Necessary, Short Term	100% GF		0% N/A		25,000		25,000		25,000					
8 Buildings and Grounds	Public Safety Front Desk Ballistic Glass	Necessary, Short Term	100% GF		0% N/A		25,000		25,000		25,000					
9 Buildings and Grounds	South Truck Bay Door Replacement	Necessary, Short Term	100% GF		0% N/A		14,000		14,000		14,000					
10 Buildings and Grounds	Training Room Upgrade	Necessary, Short Term	100% GF		0% N/A		24,000		24,000		24,000					
11 Buildings and Grounds	Offsite Property Room Upgrade	Necessary, Short Term	100% GF		0% N/A		10,000		10,000		10,000					
12 Buildings and Grounds	City Hall Furniture	Necessary, Short Term	100% GF		0% N/A		30,000		30,000					30,000		
13 Buildings and Grounds	DPW Hoist	Necessary, Short Term	100% GF/W&S		0% N/A		120,000		120,000							
14 Buildings and Grounds	DPW Roof Replacement	Necessary, Short Term	100% GF/W&S		0% N/A		310,000		310,000		115,000	115,000	115,000	80,000		
15 Buildings and Grounds	Salt Dome Reconstruct	Necessary, Long Term	55% GF		45% N/A		425,000		425,000							425,000
16 Buildings and Grounds	City Hall Roof Replacement	Necessary, Long Term	100% GF		0% N/A		150,000		150,000							150,000
17 Buildings and Grounds	9 Mile Retention Boiler Replacement	Necessary, Long Term	100% W&S		0% N/A		30,000		30,000							30,000
TOTAL							\$ 1,515,000	\$ -	\$ 1,515,000	\$ 329,000	\$ 143,800	\$ 138,800	\$ 138,800	\$ 133,800	\$ 25,800	\$ 605,000

City of Farmington
 Capital Improvement Plan
 Appendix A
 Recreation and Culture

Project Category	Project Name	Priority/ Rank	City Fund	Funding Source		Total	Prior Years		Fiscal Year Ended June 30						
				Outside Source	City Cost		Future City Cost	2020	2021	2022	2023	2024	2025	2026-2029	
1 Recreation and Culture	Riley Park Floor Resurfacing	Necessary, Short Term	100% GF	0% N/A	\$ 10,000	\$ -	\$ 10,000	\$ -	\$ 10,000	\$ 10,000					
2 Recreation and Culture	Riley Park Pavilion Painting	Necessary, Short Term	100% GF	0% N/A	10,000	-	10,000	-	10,000	10,000					
3 Recreation and Culture	Riley Park Paver and Approaches	Necessary, Short Term	50% GF	50% Grant	15,000	-	15,000	-	15,000	15,000					
4 Recreation and Culture	Shiawassee and Drake Ball Diamond Fencing	Necessary, Short Term	50% GF	50% Grant / 50% Donation	50,000	-	50,000	-	50,000	50,000					
5 Recreation and Culture	Shiawassee Park Play Structure and Wooden Fence Repairs	Necessary, Short Term	50% GF	50% Grant	25,000	-	25,000	-	25,000	25,000					
6 Recreation and Culture	Shiawassee and Drake Bathroom Replacement	Necessary, Short Term	100% GF	0% N/A	130,000	-	130,000	-	130,000	130,000					
7 Recreation and Culture	Drake Tennis Court Demo	Necessary, Short Term	50% GF	50% Grant	10,000	-	10,000	-	10,000	10,000					
8 Recreation and Culture	Drake Path from parking lot to school	Necessary, Short Term	50% GF	50% Grant	10,000	-	10,000	-	10,000	10,000					
9 Recreation and Culture	Mansion painting of exterior of Mansion, Gazebo, and Carriage House	Necessary, Short Term	50% GF	50% Grant	20,000	-	20,000	-	20,000	10,000					
10 Recreation and Culture	Mansion roof repair of Mansion, Gazebo, and Carriage House	Necessary, Short Term	50% GF	50% Grant	24,000	-	24,000	-	24,000	11,000					
11 Recreation and Culture	Theater Stage lighting upstairs	Necessary, Short Term	100% Theater	0% N/A	10,000	-	10,000	-	10,000	10,000					
12 Recreation and Culture	Theater Concessions update	Necessary, Short Term	100% Theater	0% N/A	12,000	-	12,000	-	12,000	12,000					
13 Recreation and Culture	Theater New carpet throughout	Necessary, Short Term	100% Theater	0% N/A	15,000	-	15,000	-	15,000	15,000					
14 Recreation and Culture	Theater cinema servers (2)	Necessary, Short Term	100% Theater	0% N/A	17,000	-	17,000	-	17,000	17,000					
15 Recreation and Culture	Theater stage lighting downstairs	Necessary, Short Term	100% Theater	0% N/A	18,000	-	18,000	-	18,000	18,000					
16 Recreation and Culture	Theater digital projectors (2)	Necessary, Short Term	100% Theater	0% N/A	95,000	-	95,000	-	95,000	95,000					
17 Recreation and Culture	Mansion driveway paver repairs	Necessary, Long Term	50% GF	50% Grant	10,000	-	10,000	-	10,000	10,000					
18 Recreation and Culture	Riley Park Lighting	Desired, Not Necessary	100% GF	0% N/A	15,000	-	15,000	-	15,000	15,000					
19 Recreation and Culture	Shiawassee Tennis Court Renovation/Demo	Desired, Not Necessary	50% GF	50% Grant	10,000	-	10,000	-	10,000	10,000					
20 Recreation and Culture	Flanders walking path	Desired, Not Necessary	50% GF	50% Grant	25,000	-	25,000	-	25,000	25,000					
21 Recreation and Culture	Flanders Park Playscape(s)	Desired, Not Necessary	50% GF	50% Private	30,000	-	30,000	-	30,000	30,000					
22 Recreation and Culture	Flanders Park Shelter	Desired, Not Necessary	0% GF	100% Private	25,000	-	25,000	-	25,000	25,000					
23 Recreation and Culture	Memorial Park Improvements (Masonic Temple)	Desired, Not Necessary	50% GF	50% Grant	50,000	-	50,000	-	50,000	50,000					
TOTAL		23			\$ 636,000	\$ -	\$ 636,000	\$ -	\$ 636,000	\$ 269,000	\$ 147,000	\$ 125,000	\$ 95,000	\$ -	\$ -

City of Farmington
 Capital Improvement Plan
 Appendix A
 Public Safety Equipment

Project Category	Project Name	Priority/Rank	City	Fund	Funding Source		Total	Prior Years		Fiscal Year Ended June 30						
					Outside	Source		City Cost	Future City Cost	2020	2021	2022	2023	2024	2025	2026-2029
1 Vehicles and Equipment	Patrol Vehicles	Urgent	50% GF	50% Drug Forf	\$ 598,000	\$ -	\$ 598,000	\$ -	\$ 598,000	\$ 52,000	\$ 54,000	\$ 56,000	\$ 58,000	\$ 60,000	\$ 62,000	\$ 256,000
2 Vehicles and Equipment	Administration Vehicles	Necessary, Short Term	100% GF	0% N/A	76,000	-	76,000	-	76,000	25,000	25,000	25,000	25,000	25,000	25,000	26,000
3 Vehicles and Equipment	Pumper Truck	Necessary, Short Term	100% GF	0% N/A	250,000	-	250,000	-	250,000	-	-	-	-	-	-	250,000
4 Vehicles and Equipment	Thermal Imaging Camera	Necessary, Short Term	60% GF	40% RAP Gran	24,000	-	24,000	-	24,000	12,000	-	-	-	-	-	12,000
5 Vehicles and Equipment	Firearms	Necessary, Short Term	80% GF	20% Resale	22,000	-	22,000	-	22,000	-	-	22,000	-	-	-	-
6 Vehicles and Equipment	Fire Turnout Gear	Necessary, Short Term	100% GF	90% Grant	85,500	-	85,500	-	85,500	28,500	28,500	28,500	-	-	-	20,000
7 Technology	In-Car Computers	Necessary, Short Term	100% GF	0% N/A	40,000	-	40,000	-	40,000	-	-	-	-	-	-	40,000
8 Vehicles and Equipment	Emergency Siren Controls	Necessary, Short Term	100% GF	0% N/A	36,000	-	36,000	-	36,000	-	-	-	12,000	12,000	12,000	20,000
9 Vehicles and Equipment	Body Worn Cameras	Necessary, Short Term	50% GF	50% Grant	80,000	-	80,000	-	80,000	-	-	80,000	-	-	-	-
10 Vehicles and Equipment	In-Car Cameras	Necessary, Short Term	50% GF	50% Grant	40,000	-	40,000	-	40,000	-	-	40,000	-	-	-	-
11 Vehicles and Equipment	Self Contained Breathing Apparatus (SCBA)	Necessary, Short Term	100% GF	90% Grant	130,000	-	130,000	-	130,000	-	-	130,000	-	-	-	-
12 Vehicles and Equipment	Security Camera Upgrades	Necessary, Short Term	50% GF	50% RAP Gran	10,000	-	10,000	-	10,000	10,000	-	-	-	-	-	-
13 Vehicles and Equipment	Portable Light Trailer	Necessary, Short Term	100% GF	0% N/A	10,000	-	10,000	-	10,000	-	10,000	-	-	-	-	-
14 Technology	Live-Scan Fingerprinting	Necessary, Long Term	50% GF	50% RAP Gran	10,000	-	10,000	-	10,000	-	-	-	-	10,000	-	-
15 Technology	Phone Recording System	Necessary, Long Term	50% GF	50% Drug Forf	18,000	-	18,000	-	18,000	-	-	-	-	-	-	18,000
16 Vehicles and Equipment	Portable Radios	Necessary, Long Term	50% GF	50% CLEMIS	75,000	-	75,000	-	75,000	-	-	-	-	-	-	75,000
TOTAL					\$ 1,504,500	\$ -	\$ 1,504,500	\$ 102,500	\$ 137,500	\$ 226,500	\$ 200,000	\$ 200,000	\$ 107,000	\$ 74,000	\$ 657,000	

City of Farmington
 Capital Improvement Plan
 Appendix A
 Parking Lots

Project Category	Project Name	Prioritization Rank	City	Fund	Funding Source		Total	Prior Years		Fiscal Year Ended June 30						
					City	Outside		City Cost	Future City Cost	2020	2021	2022	2023	2024	2025	2026-2029
1 Parking Lots	Drake Park Lot	Necessary, Short Term	100% GF	0%	N/A	\$ 100,000	\$ -	\$ 100,000	\$ 100,000							
2 Parking Lots	Downtown Parking Lot	Necessary, Short Term	100% GF/DDA	0%	N/A	100,000	-	100,000	100,000							
3 Parking Lots	City Hall Horseshoe Drive	Necessary, Short Term	100% GF	0%	N/A	15,000	-	15,000	15,000							
4 Parking Lots	Mailbox	Necessary, Short Term	100% GF/DDA	0%	N/A	53,000	-	53,000	53,000							
5 Parking Lots	Parking Lot Pay Station	Necessary, Short Term	100% DDA	0%	N/A	50,000	-	50,000	50,000							
6 Parking Lots	14 Parking Meters on Grand River	Necessary, Short Term	100% DDA	0%	N/A	21,000	-	21,000	21,000							
7 Parking Lots	City Hall East Lot	Necessary, Short Term	100% GF	0%	N/A	42,000	-	42,000	42,000							
8 Parking Lots	DPW Lot	Necessary, Short Term	100% GF	0%	N/A	150,000	-	150,000	150,000							
9 Parking Lots	State Street Lot	Necessary, Long Term	100% GF/DDA	0%	N/A	40,000	-	40,000	40,000							
10 Parking Lots	Page's Lot	Necessary, Long Term	100% GF/DDA	0%	N/A	50,000	-	50,000	50,000							
11 Parking Lots	Routine Parking Lot Maintenance	Necessary, Short Term	100% GF/DDA	0%	N/A	100,000	-	100,000	10,000	10,000	10,000	10,000	10,000	10,000	10,000	40,000
TOTAL						\$ 721,000	\$ -	\$ 721,000	\$ 210,000	\$ 78,000	\$ 10,000	\$ 81,000	\$ 160,000	\$ 52,000	\$ 130,000	

City of Farmington
 Capital Improvement Plan
 Appendix A
 Roads

Project Category	Project Name	Prioritization Rank	City	Fund	Funding Source		Total	Prior Years		Fiscal Year Ended June 30						
					Outside	Outside Source		City Cost	Future City Cost	2020	2021	2022	2023	2024	2025	2026-2029
1 Roads	Oakland-Farmington to Grand River	Necessary, Short Term	100% Street	Street	0% N/A	\$ 660,000	\$ -	\$ -	\$ 660,000	\$ 660,000						
2 Roads	Freedom Road	Necessary, Short Term	50% Street	Street	50% Grant	2,000,000	-	-	2,000,000	2,000,000						
4 Roads	Road Program	Necessary, Long Term	100% Street	Street	0% N/A	8,000,000	-	-	8,000,000	-	1,000,000	1,000,000	1,000,000	1,000,000	1,000,000	4,000,000
TOTAL						\$ 10,660,000	\$ -	\$ -	\$ 10,660,000	\$ 660,000	\$ 2,000,000	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 4,000,000

City of Farmington
 Capital Improvement Plan
 Appendix A
 Drains

Project Category	Project Name	Prioritization Rank	Funding Source		City	Fund	Outside Source	Total	Prior Years City Cost	Future City Cost	Fiscal Year Ended June 30					
			City	Outside							2020	2021	2022	2023	2024	2025
1 Drains	US-16 lining	Necessary, Short Term	100%	General	0%	N/A	\$ 114,000	\$ -	\$ 114,000	\$ 114,000						
2 Drains	Storm Sewer Repairs East of Shawassee	Necessary, Short Term	100%	W&S	0%	N/A	30,000	-	30,000	30,000						
3 Drains	Mayfield Drain Repairs	Necessary, Short Term	100%	General	0%	N/A	100,000	-	100,000	100,000						
4 Drains	9 Mile & Drake Caddell Drain	Necessary, Short Term	100%	General	0%	N/A	400,000	-	400,000	400,000						
5 Drains	Caddell Drain System Improvements	Necessary, Short Term	100%	General	0%	N/A	175,000	-	175,000	175,000						
TOTAL		5					\$ 819,000	\$ -	\$ 819,000	\$ 419,000	\$ 400,000	\$ -	\$ -	\$ -	\$ -	\$ -

City of Farmington
 Capital Improvement Plan
 Appendix A
 Water and Sewer

Project Category	Project Name	Prioritization Rank	City	Fund	Funding Source		Total	Prior Years		Fiscal Year Ended June 30									
					Outside	Source		City Cost	Future City Cost	2020	2021	2022	2023	2024	2025	2026-2029			
1 Sewer System	9 Mile Retention Storage Basin Repairs	Necessary, Short Term	100%	WS	0%	N/A	\$ 207,500	\$(125,000)	\$ 82,500										
2 Water System	Water Booster	Necessary, Short Term	100%	WS	0%	N/A	108,500	(66,500)	42,000										
3 Sewer System	Pump Stations Repairs	Necessary, Short Term	100%	WS	0%	N/A	100,000	-	100,000	10,000	10,000	10,000	10,000	10,000	10,000	10,000	10,000	40,000	
4 Water System	Auto Read Meters	Necessary, Short Term	100%	WS	0%	N/A	287,000	-	287,000	106,000	106,000	25,000	25,000	25,000	25,000	25,000	25,000	10,500	
5 Water System	Portable Electronic Devices	Necessary, Short Term	100%	WS	0%	N/A	21,000,000	-	21,000										
6 Water System	Frederick Water Main	Necessary, Short Term	100%	WS	0%	N/A	542,000	-	542,000										
7 Water System	Watermain Replacement .2 Miles per Year	Necessary, Short Term	100%	WS	0%	N/A	1,425,600	-	1,425,600										
8 Sewer System	Belair Sewer Lining	Necessary, Long Term	100%	WS	0%	N/A	3,600,000	-	3,600,000	1,200,000									
9 Sewer System	Chesley Lift Station	Necessary, Long Term	100%	WS	0%	N/A	250,000	-	250,000										
10 Water System	Water Meter Pit Installation	Necessary, Long Term	100%	WS	0%	N/A	750,000	-	750,000										
TOTAL							\$ 7,291,600	\$(191,500)	\$ 7,100,100	\$ 1,440,500	\$ 116,000	\$ 577,000	\$ 1,255,000	\$ 283,100	\$ 247,600	\$ 247,600	\$ 247,600	\$ 3,200,900	