

CIP COMMITTEE MINUTES March 15, 2002

Finance Officer James Preston called the meeting to order at 10:00 A.M. with the following members present: Mayor Jerry Munson, Ron Kroeger, Mel Dreyer, Bob Wall, Alan Hanks, Marcia Elkins, Dan Bjerke and Tom Murphy; The following staff members were also present: Civic Center Manager Brian Maliske, Fire Chief Gary Shepherd, Engineering Division Manager Randy Nelson, Project Engineer Rod Johnson, Asst. Public Works Director Ted Vore and Jeri Lynn.

Motion was made by Hughes, seconded by Hanks and carried to approve the minutes of February 15, 2002.

Preston noted that the financial reports for FY2002 are being developed and will be available at the next meeting.

ADA Issues at the Civic Center

Maliske submitted a handout which included the Civic Center's Five-Year Capital Expenditure Plan. The Plan identifies approximately \$5.5 million in improvements needed at the facility. Preston noted that many of these improvements would not be eligible for CIP dollars. Maliske also submitted a seating chart for the arena and explained the ADA accessibility issues he is trying to resolve. The arena does not have ADA accessible seating or bathroom facilities. Also, the elevator serving the second floor does not meet ADA requirements. The estimated cost to bring the arena and convention center into ADA compliance is \$1,815,000. This would include restroom facilities, elevators, phones, seating, ingress & egress, etc. Maliske asked if the CIP Committee felt he should hire someone to inspect the Civic Center facility for ADA compliance issues. Maliske stated that he intends to do some renovations to the restroom facilities within the Civic Center's budget. In order to fund this project, brick work previously planned for this year will not be done. Planning Director Elkins stated that the ADA standard is that the City must make reasonable accommodations for ADA accessibility. Hanks stated that there are a lot of needs at the Civic Center facility. The City should accommodate the handicapped society, but he doesn't feel we need to provide elevators to the second floor of the theatre when there is accessible seating on the first floor. Kroeger stated that at some point, the City will need to address the five-year capital expenditure plan for the Civic Center and address the question of funding for these improvements. Maliske explained that currently, capital outlay money is used for roof repairs and parking lots. Dreyer stated that this facility has generated millions of dollars in revenue for the city. One of the costs of ownership is to maintain the facility so that people will continue to use it. He added that the City should look at 2012 funding for the \$5 million in repairs needed at this facility. Hanks requested that staff identify which items in the five-year capital plan are eligible for restricted sales tax dollars. No further action was taken.

Government Buildings Five-Year Plan

Preston submitted a draft five-year plan which included changes made at the February committee meeting.

Regarding fire stations, Shepherd noted that there are several annexations pending that will bring a large number of single family homes into Rapid City. We will need to address service to these areas in the near future. Elkins stated that a fire department site previously identified in the industrial park was given to the Economic Development

Office for the Workrite Project (now Conseco). She felt it was the understanding of all parties that if the City needed a site in this area, Economic Development would be willing to work with the City on this issue. Bob Wall asked if the City could contract for fire protection with the volunteer fire departments. Shepherd stated that he could certainly look into this, however, it would stretch the city's resources if service had to be provided outside the city limits.

Shepherd also requested that the Committee consider funding for a "burn building" which would be used for training purposes. Very soon the department will have a number of new fire fighters that have little actual experience fighting structure fires. Hanks asked if there would be financial support if the city would provide some type of regional facility for training. Shepherd stated that they have tried this in the past, but were not successful. He added that cost sharing might be an option with the Pennington County Fire Fighters Assoc. He added that his proposed cost of \$250,000 is for a structure only. He is hoping the city would have land available for a training site.

Preston added that staff is looking into the air quality in the CSAC building. When Omaha Street is widened, this could become an issue. Also, since the road will be moved so close to the building, State DOT might be willing to participate in a project to update the system.

Street Department Five-Year Plan

Nelson submitted the Capital Plan for Street Projects within the City. He reviewed the plan with the committee members and explained which projects were carried forward from 2001. Tower Road was removed from the five-year plan. He noted that when development in this area occurs, it is possible that the location of the road will be changed. Elkins stated that she doesn't feel it is feasible to think that developers will pay the cost for improving this road.

Regarding maintenance issues, Public Works Director Bjerke explained that the city continues to provide funding to build drainage facilities, but no funding is provided for maintenance. There is no money set aside to maintain detention cells or metering dams once they are constructed. Bjerke stated that the city cannot continue to build these drainage facilities and not provide a maintenance program. Funding for a maintenance program would have to come from the general fund, not restricted sales tax dollars. Bjerke stated that another option is to set up a drainage district that will provide funding for maintenance of drainage facilities. The city would probably need \$500,000 annually to fund a maintenance program. Bob Wall stated that if the city does not provide maintenance of these facilities, it could become a liability issue.

Parks & Recreation 5-Year Plan

Planning Director Elkins went through the five year plan with the Committee.

Miscellaneous Projects

A proposed budget was presented by the Mayor's Beautification Committee for consideration.

Elkins encouraged the Council to consider improvements to Centre Street. If the County's Event Center is constructed, this road will need major improvements. Nelson stated that they intend to contact the County on this project and coordinate the Center Street project. Discussion continued on when the project should be done and how it

would affect the work being done on the event center. Motion was made by Elkins and seconded by Dreyer to amend the Street Five-Year Plan to show the Centre Street Project (No. 50141) in 2003 (total cost of \$800,000 for street and drainage), and ask the engineering department staff to bring back a revised schedule for consideration at the next meeting. Upon vote being taken, the motion carried with Hanks voting no.

Regarding the allocation of \$150,000 from CIP for a Fire Station in the Rapid Valley area, motion was made by Dreyer, seconded by Hanks and carried to remove funding from the CIP fund and make a formal request of the 2012 Committee to fund this project.

Regarding the Government Buildings 5-Year Plan, it was agreed that the \$150,000 for the Valley Fire Station would be removed.

Regarding the Parks & Rec 5-Year Plan, it was agreed that \$20,000 would be identified for repairs to the 6th Street Bridge, and \$40,000 for McKeague Field Improvements.

Preston noted that at the April 26th meeting, this Committee will act on the five-year plans for Streets & Drainage, Parks & Rec and Government Buildings. The Plans will then be forwarded to the Mayor for inclusion in the proposed budget for FY2003. The Plans will also be submitted to the Planning Commission for consideration in July and to the City Council in August during the budget process.

As there was no further business to come before the Committee, the meeting adjourned at 11:45 A.M.