



Community Development Department

108 E. Proctor Street
Carson City, Nevada 89701
(775) 887-2180 – Hearing Impaired: 711

Staff Report To: Redevelopment Authority Citizens Committee

Item #: 4.D

Meeting Date: August 5, 2019

Staff Contact: Lee Plemel, Director (lplemel@carson.org; 283-7075)

Agenda Title: For Possible Action: Discussion and possible action regarding the allocation of undesignated Redevelopment funds for Fiscal Year 2020 and the estimation of future allocations for the following four years to implement Redevelopment objectives.

Staff Summary: The RACC made recommendations to the Redevelopment Authority in March 2019 regarding funding for certain projects in the FY 2020 budget. The purpose of this item is to give the RACC an update on the projects budgeted in FY 2020 by the Redevelopment Authority. The RACC may provide direction to staff regarding recommendations for additional projects and budget allocations.

Proposed Motion: [No motion proposed or required.]

DISCUSSION:

The primary purpose of this item is to update the Redevelopment Authority Citizens Committee (RACC) on the Redevelopment funding that was approved for projects in the FY 2020 budget. The RACC made funding recommendations for FY 2020 at its meeting on March 4, 2019. The Redevelopment Authority approved funding on March 21, 2019, and subsequently adopted the FY 2020 Redevelopment budget to include those approved projects.

The attached spreadsheet shows the FY 2020 Redevelopment Discretionary Funds projects as well as tentative budget allocations for future years, as approved by the Redevelopment Authority. The highlighted cells show expenditures that have already been approved by the RACC and the Redevelopment Authority—i.e. those projects that do not need to come back to the RACC or Redevelopment Authority for additional approvals. The other expenditures are for projects for which funding is budgeted but approval of the expenditures is still required.

It should also be noted that there are estimated “Undesignated” funds remaining unallocated in FY 2020, as shown on the allocation spreadsheet. The Finance Department anticipates that there will be additional undesignated funds available in FY 2020 once the prior fiscal year budget is closed out and unused funds from FY 2019 are rolled forward. Staff will have an updated accounting of available funds for the RACC meeting in November for further discussion regarding budget allocations.

Following is a brief status report on certain projects funded in this fiscal year. It is anticipated that more detailed project status updates will be presented to the RACC at its meeting in November after the Public Works Department and the Parks Department have had more time to prepare plans for the projects.

Downtown sidewalk improvements (\$200,000)

Undergrounding power lines (\$100,000)

Curry Street gas lamp replacement (\$85,000)

Public Works staff held a kickoff meeting in July to start planning these projects as a combined project. The tentative plan is to include sidewalk replacement along Curry Street along the 3rd Street Parking Lot as part of the 3rd Street Parking Lot Rehabilitation/Replacement Project planned for next spring. It will also include improvements to East Telegraph Street. Staff is working on developing a master plan for sidewalk replacement in downtown area to determine how construction phasing may work with the amount of funding available over the next five years and how improvements can be done in conjunction with the conversion of gas street lights to LED and undergrounding of overhead power projects.

South Carson Street project enhancement. (\$200,000)

The Redevelopment Authority has budgeted \$200,000 in FY2020 (rolled forward from FY 2019) to provide for beautification enhancements to the South Carson Street Complete Streets Project. Construction mobilization on the project is planned to commence in December 2019 with heavy construction to begin in January 2020.

Downtown Gateway Feature. (\$25,000)

The Redevelopment Authority allocated \$30,000 in FY 2019 for downtown gateway signage, \$5,000 of which has already been used to develop design concepts. After vetting potential plans, it has been decided to create a gateway feature in the new roundabout at the S. Carson Street and Stewart Street intersection. The City's Art Director, Mark Salinas, is working on identifying other funding sources that will be used as a match for grant opportunities. City staff is specifically pursuing a grant with NV Tourism to be released in late 2019. Staff plans to hire an artist through a competitive process to work on a design to be fabricated/constructed in the spring/summer of 2020. The actual installation of the feature in the roundabout will likely occur in FY 2021.

Community Center/Bob Boldrick Theater project. (\$137,794)

The Recreation Division is currently getting bids for the theater microphones. The microphones are expected to be purchased and installed by this fall. The remaining funds will be utilized for an ADA assessment by a third party consultant, which is also expected to be completed this fiscal year.

3rd Street Parking Lot Rehabilitation/Replacement (\$190,000)

The Public Works Department is planning for construction in spring before the Farmer's Market opens in June. Staff is working with a geotechnical engineering consultant to determine the appropriate pavement replacement method. Design will also look at potentially reconfiguring the parking lot layout and landscaping beds.

Resurfacing of the Aquatic Facility pool deck (\$52,000)

The city is pursuing purchasing the equipment with the intent of providing in-house labor. If the equipment can be purchased, parks and facility staff will conduct the work in a phased approach during hours when the facility is closed. The work is expected to be completed by the end of the fiscal year.

Mills Park – New kiosk signs (\$12,000)

This project would remove outdated and illegible signage at the park, installing new kiosks with signs consistent with the Parks Department's sign master plan. Upon authorization, this project can start immediately and be complete by fall.

Mills Park –Marv Teixeira Pavilion sign (\$30,000)

The scope of this project would include removal of the existing sign (abandoning electrical, labor etc.), which is not operational and has been damaged by wind and vandalism. This would include new signage at the pavilion entrances to ensure proper naming acknowledgement compliant with the Department sign master plan. Completion is anticipated by the end of the fiscal year.

Fuji Park – Master plan (\$20,000)

At the direction of the Redevelopment Authority, no further improvements to Fuji Park will be funded by the City until a master plan is completed for the entire facility. The Redevelopment Authority allocated \$20,000 towards this master plan. The Parks Department is working on a scope of work with a third party consultant to spearhead the master plan update, which will include public and stakeholder scoping, parking analysis and future project implementation. The park master plan will be complete by the end of the fiscal year.

Fuji Park – New kiosk signs (\$10,000)

The Parks Division will develop a plan for the new kiosk signage to bring to the RACC and Redevelopment Authority for approval in FY 2020. The new kiosk signs are part of the Parks Department's master signage plan and helps in cleaning up our sign pollution in our parks and facilities by providing an identifiable location for information pertaining to the facility.

Staff will be available at the meeting to answer questions regarding any other projects funded in FY 2020.

No action is required nor anticipated for this item. However, should the RACC have any recommendations for the Redevelopment Authority to make any modifications to the budget allocations, this item is on the agenda for possible action. An item will also be on the RACC agenda in November to discuss FY 2020 allocations and begin discussions regarding budget allocations for FY 2021.

If you have any questions regarding this item, please contact Lee Plemel at 283-7075 or lplemel@carson.org.

Attachments:

- A. FY 2020 Redevelopment Discretionary Funds Budget Allocations

FY 2020 Redevelopment Discretionary Funds Tentative Budget Allocations

Objective/Project/Program	FY 2020	FY 2021	FY 2022	FY 2023	FY 2024	FY20-24 5-year Total
Special Event equipment/ infrastructure	\$ 5,000	\$ 5,000	\$ 5,000	\$ 5,000	\$ 5,000	\$ 25,000
Special event support, street closures	\$ 25,000	\$ 25,000	\$ 25,000	\$ 25,000	\$ 25,000	\$ 125,000
Façade Improvement Program	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000	\$ 250,000
Special Event funding (RACC)	\$ 10,000	\$ -	\$ -	\$ -	\$ -	\$ 10,000
Arts & Culture Commission/Events	\$ 25,000	\$ 25,000	\$ 25,000	\$ 25,000	\$ 25,000	\$ 125,000
Utility extension assistance	\$ 20,000	\$ 20,000	\$ 20,000	\$ 20,000	\$ 20,000	\$ 100,000
Assist with William Street corridor project	\$ -	\$ 85,000	\$ 300,000			\$ 385,000
Downtown Sidewalk Improvements	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 200,000	\$ 1,000,000
South Carson Street Complete Streets	\$ 200,000					\$ 200,000
Downtown Gateway Feature	\$ 25,000					\$ 25,000
Bob Boldrick Theater project	\$ 137,794					\$ 137,794
Children's Museum outdoor remodel ¹	\$ 50,000					\$ 50,000
3rd Street parking lot rehabilitation	\$ 190,000					\$ 190,000
Aquatic facility pool deck resurfacing	\$ 52,000					\$ 52,000
Underground downtown power lines	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ 500,000
Curry Street gas lamp replacement	\$ 85,000	\$ 85,000	\$ 85,000	\$ 85,000	\$ 85,000	\$ 425,000
S. Carson Street Area Traffic Study	\$ 80,000					\$ 80,000
Mills Park signs	\$ 12,000					\$ 12,000
Marv Teixeira Pavilion sign	\$ 30,000					\$ 30,000
Fuji Park Master Plan	\$ 20,000					\$ 20,000
Fuji Park signs	\$ 10,000					\$ 10,000
Fuji Park grandstands		\$ 200,000				\$ 200,000
Roll Forward:	\$ -	\$ -	\$ -	\$ -	\$ -	
Total Expenditures:	\$ (1,326,794)	\$ (795,000)	\$ (810,000)	\$ (510,000)	\$ (510,000)	\$ (3,951,794)
Undesignated:	\$ 66,812	\$ 335,255	\$ 671,555	\$ 1,044,727	\$ 1,120,777	\$ 3,239,126

Updated June 25, 2019

Highlighted = Expenditure has been authorized by the Board of Supervisors

Footnotes:

1. Expenditure authorized for \$43,200; \$6,800 remaining for proposed sign replacement.