



# WESTMINSTER

## Staff Report

TO: The Mayor and Members of the City Council

DATE: November 16, 2005

SUBJECT: Study Session Agenda for November 21, 2005

PREPARED BY: J. Brent McFall, City Manager

*Please Note: Study Sessions and Post City Council meetings are open to the public, and individuals are welcome to attend and observe. However, these meetings are not intended to be interactive with the audience, as this time is set aside for City Council to receive information, make inquiries, and provide Staff with policy direction.*

Looking ahead to next Monday night's Study Session, the following schedule has been prepared:

*A light dinner will be served in the Council Family Room*

6:00 P.M.

### CONSENT AGENDA

None at this time.

### CITY COUNCIL REPORTS

1. Report from Mayor (5 minutes)
2. Reports from City Councillors (10 minutes)

### PRESENTATIONS

1. Council Appointments to the Board of Directors of  
the Broomfield-Westminster Open Space Foundation, Inc.
2. Specific Dog Breed Ban

6:30 P.M.

### EXECUTIVE SESSION

1. Confidential Update on Water Supply

### INFORMATION ONLY ITEMS – Does not require Council action

1. 3<sup>rd</sup> Quarter Update – 2005 Citywide Goals and Objectives (Attachment)
2. Third Quarter 2005 Status Report on Capital Improvement Program Projects (Attachment)
3. Monthly Residential Development Report (Attachment)

Additional items may come up between now and Monday night. City Council will be apprised of any changes to the Study Session meeting schedule.

Respectfully submitted,

J. Brent McFall  
City Manager



# WESTMINSTER

## Staff Report

City Council Study Session Meeting  
November 21, 2005



**SUBJECT:** Council Appointments to the Board of Directors of The Broomfield-Westminster Open Space Foundation, Inc.

**PREPARED BY:** Ruth C. Becker, Open Space Coordinator

### **Recommended City Council Action:**

Appoint one Councillor to be a member of the Board of Directors of the Broomfield-Westminster Open Space Foundation and one Councillor as an alternate Board member.

### **Summary Statement:**

- City Council and the City and County of Broomfield approved an Intergovernmental Agreement for the creation of The Broomfield-Westminster Open Space Foundation, a non-profit corporation (the "Foundation") for the acquisition, financing, ownership, operation and maintenance of the Metzger Farm Property, at the northeast corner of 120<sup>th</sup> Avenue and Lowell Boulevard.
- The Intergovernmental Agreement, Articles of Incorporation, and the Bylaws for the Foundation provide that the Foundation's Board of Directors shall be comprised of an equal number of directors appointed by each City, and one additional impartial director selected by Broomfield and Westminster (the "Board").
- The Foundation's Board is comprised of the Mayor of Broomfield, the Mayor of Westminster, the City and County Manager of Broomfield, the City Manager of Westminster, one councillor of Broomfield, one councillor of Westminster, and the additional jointly selected member.
- The Foundation documents also provide that each City shall select one alternate councillor to serve during absences of its appointed councillor.

**Expenditure Required:** \$ 0

**Source of Funds:** N/A

**Policy Issue**

Which Councillors would be most suitable for appointment as Director and alternate to the Foundation Board?

**Alternative**

Different Council members could be appointed to the Board and serve as alternates.

**Background Information**

According to the Foundation documents, the terms of the Directors shall expire when such Directors are no longer elected or appointed to their respective offices and positions. In addition, the City and County Manager of Broomfield and the City Manager of Westminster shall jointly appoint one director not elected or employed or a resident of either Broomfield or Westminster. The term of such director shall be three (3) years or until a successor is appointed. Such director may be removed by a majority vote of the entire Board of Directors. The mayors shall act as Co-Chairpersons of the Board of Directors and Co-Presidents of the Foundation.

Staff is working with Broomfield to schedule the first meeting for the Foundation Board. Westminster approved the creation of the Foundation on first reading on October 24, 2005 and second reading on November 7, 2005. Broomfield approved the first reading for creation of the Foundation on October 25, 2005. Broomfield's second reading is scheduled for November 22, 2005. Based on Broomfield's publication requirements, the earliest date for the initial Foundation meeting is December 5, 2005. At the initial Foundation meeting, the Purchase Agreement with the Metzger family will be presented for review and approval. Following action, the Cities will commence their due diligence for the Metzger Farm property with closing anticipated late spring 2006.

Respectfully submitted,

J. Brent McFall  
City Manager



WESTMINSTER

## Staff Report

City Council Study Session Meeting

November 21, 2005



SUBJECT: Specific Dog Breed Ban

PREPARED BY: Mary McKenna, Animal Management Supervisor  
Janice Kraft, Neighborhood Services Administrator

### Recommended City Council Action:

Direct Staff to prepare an ordinance for City Council action amending the existing ordinance enforced by the Animal Management unit of the Police Department as it relates to vicious dogs.

### Summary Statement

Staff surveyed eleven cities concerning how vicious animals are handled by their animal management units and which cities have adopted specific dog breed bans. Only three of the eleven cities surveyed, Denver, Aurora, and Commerce City, have adopted a ban of a specific dog breed commonly known as pit bulls. Denver's original pit bull breed ban was adopted in 1989 and has been through a variety of legal appeals since then. After successfully winning those appeals, Denver resumed enforcement in May 2005. Aurora and Commerce City just recently passed their ban.

Though Staff recognizes the public's sensitivity and awareness of recent and much publicized pit bull attacks, they believe that the issue is with irresponsible pet owners, rather than a specific breed of dog. Staff wants to avoid an ordinance that will ban a 'breed of the week' animal as other dog breeds, i.e. Dobermans, German Shepherds, Bull Mastiffs, Great Danes, and Rottweilers, etc have been in the public limelight in years past just as the pit bull is now.

Staff is recommending that City Council not ban specific dog breeds, but that the existing code concerning vicious animals be strengthened to deal with the specific violator, the specific animal involved, and the specific circumstances of the incident.

**Expenditure Required:** \$ 0  
**Source of Funds:** N/A

### **Policy Issue**

Should City Council approve modifications of the existing Animal ordinance concerning stricter penalties for owners whose dogs are involved in vicious or bite incidents?

### **Alternative**

City Council may choose to not accept Staff's recommendation for modification of the ordinance or accept some portion of the recommendation.

City Council may direct Staff to prepare an ordinance that would adopt a specific animal breed ban. Staff does not recommend this alternative as they believe that it would require additional staff and financial resources and that it does not address the real problem of irresponsible pet owners regardless of the breed of animal owned.

### **Background Information**

City Council and the public at large are very aware of cities in the metro-Denver and surrounding area evaluating the merits of adopting specific dog breed bans. Vicious pit bull attacks have become much publicized in the media.

Staff surveyed eleven cities to determine how they perceive the issue of banning pit bulls and plans they may have underway:

- › Arvada – does not intend to adopt a breed specific ban and will not be making other changes in their ordinance relating to vicious dogs.
- › Aurora – just recently adopted a pit bull ban. Conditions of this ban are: no new pit bulls will be allowed in the city, current pit bull owners must be 21 years of age and will be required to take out a \$100,000 liability insurance policy on their dog, they must implant their dog with a computer chip that will identify dog ownership, they must register the dog with the police department, have the dog vaccinated and either neutered or spayed, they must keep the dog muzzled while out in public and on a leash no longer than four feet, and the dog must be kept in a fully enclosed, tightly locked kennel while at home with warning signs posted on the homeowners property. If a dog owner is found to be in violation of any of these conditions, it would result in the revocation of the license and impoundment of the dog. The dog owner would be served a summons and if the Court determines the dog owner violated the ordinance, the Court will order the dog euthanized or permanently removed from the city limits.
- › Boulder – does not intend to adopt a breed specific ban and will not be making other changes in their ordinance relating to vicious dogs.
- › Commerce City – just recently adopted a pit bull ban. The conditions of this ban are very similar to those adopted by the City of Aurora. Commerce City has hired an additional full-time animal management officer to help enforce the new law.

- › Denver – has a pit bull ban that totally bans the breed. If a dog owner is found to have a pit bull, the dog owner has the option of removing the dog from the city limits in lieu of impoundment, but the dog must be micro-chipped before that happens and the dog owner must provide proof of the location where the dog will be relocated. If the dog owner does not voluntarily remove the dog from the city limits, the dog will be impounded. If a pit bull owner is convicted of a second offense, they are served a summons with fines up to \$999. The dog will be impounded and euthanized.
- › Englewood – does not intend to adopt a breed specific ban and will not be making other changes in their ordinance relating to vicious dogs.
- › Federal Heights - is in the process of evaluating the effectiveness of their dangerous dog ordinance.
- › Ft. Collins (includes Loveland, Larimer County, Berthoud and Wellington) - does not intend to adopt a breed specific ban and will not be making other changes in their ordinance relating to vicious dogs.
- › Lakewood – is in the process of evaluating the effectiveness of their dangerous dog ordinance.
- › Littleton - does not intend to adopt a breed specific ban and will not be making other changes in their ordinance relating to vicious dogs.
- › Thornton – animal management staff do not believe that Thornton is pursuing anything regarding a specific breed ban change to their ordinance.

The term pit bull is commonly used to describe a variety of registered and unregistered dogs, including the American Pit Bull Terrier, the American Staffordshire terrier, the Staffordshire bull terrier, the bull terrier and the bulldog and many mixtures of these breeds with one another and with other breeds. The American Kennel Club (AKC) registers the American Staffordshire terrier and the Staffordshire bull terrier breed. The United Kennel Club (UKC) registers the American Pit Bull Terrier breed. Attached to this Staff Report is a copy of a brief history of this breed printed from the American Kennel Club and United Kennel Club web pages.

One of the difficulties with trying to enforce a pit bull ban would most surely be controversy over the ability of animal management officer to positively identify individual dogs as pit bulls particularly if they are a mixed breed. What percent of a specific breed in a mix warrants exclusion and how can animal management officers determine that percentage?

The Clerk of the City and County of Denver has certified an official UKC American Pit Bull Standard, an AKC American Staffordshire Terrier Standard and Staffordshire Bull Terrier Standard for Denver Animal Control Officer's use in determining if a dog qualifies as a pit bull. These standards identify the physical traits of head, neck, muzzle, ears, eyes, nose, neck, shoulders, back, chest, ribs, tail, legs, feet, thigh, coat, color, size, and weight. Denver certified four of their sixteen animal control officers based on these adopted standards and their determination of the individual officer's skills and experience with identifying the breed. It should be noted that this certification has no official outside sanctioning agency. These animal control officers perform an evaluation of the dog and determine if the animal does/does not display the majority of physical traits of the American Pit Bull Standard, American Staffordshire Terrier Standard and/or Staffordshire Bull Terrier Standard.

Specific breed bans displace the problem rather than solve it. If a specific breed is banned in a particular community they are many times relocated to, given to, or adopted by people in adjoining communities. Staff believes that the issue behind vicious and dog bite incidents is usually a human variable - irresponsible owners or owners that are ignorant of the breed of animal and the care, control, and treatment that animal requires. Based on a study by the Centers for Disease Control, in the 1970s German Shepherds were the dog breed involved in the most fatal attacks on humans. Then for a couple of years the dog breed involved in most vicious dog complaints was the Great Dane. Rottweilers topped the list of killer dogs through most of the 90's.

Westminster Animal Control Officers and Police Officers have also noted there are owners they come in contact with who appear to want to establish a reputation for themselves as being 'mean' by owning dogs that society perceives as 'mean.' In the recent past that 'mean' dog has been Dobermans, German Shepherds, Great Danes, and Rottweilers. These are the same breeds that have fallen out of favor with society due to much publicized vicious dog complaints – very similar to today's controversy over pit bulls.

Denver's experience to date is that the pit bull ban has not reduced their vicious dog calls; in fact, the most common dog breed involved in vicious and dog bite cases in Denver is the Chow breed.

Statistics for Westminster cases involving vicious dog complaints and dog bites are:

▪ Vicious	2005 YTD – 240	2004 YTD - 216	Percent Increase – 9%
▪ Dog Bites	2005 YTD – 128	2004 YTD - 114	Percent Increase - 9%

Statistics for type of breed involved in vicious dog complaints July 2005 – October 2005:

▪ American Bulldog – 1	▪ Chow – 3	▪ German Shepherd – 2
▪ Irish Setter – 1	▪ Labrador – 1	▪ Pit Bull – 3
	▪ Shepherd Mix – 1	

The pit bull breed was involved in only ¼ of the vicious dog complaints in Westminster during this time period – equal in number to the Chow breed.

It is difficult to know how many pit bulls there are in Westminster as there is no requirement to register animals. A possible indication of pit bulls as part of the total dog population might be what percentage of dogs are pit bulls in the total number of dogs that are impounded at Table Mountain Animal Center (TMAC). TMAC is the shelter facility that is used by all agencies in Jefferson County.

- 2005 YTD total number of dogs impounded at TMAC – 4,204.
- 517 of total dogs impounded, 12%, are pit bull breed, pit bull mixed breed, Staffordshire Terrier breed, and bull dog breed.
- Of the 517 pit bulls impounded, 88 came from Westminster, 17% of all the pit bulls impounded.
- Westminster's pit bull impounds are only 2% of the total dog population impounded at TMAC through the end of October 2005.

Animal Management Officers handle vicious dog calls in the following manner:

- › Staff encourages citizens to report vicious animals and become witnesses.
- › Staff takes every opportunity to provide public education concerning vicious dogs and dog bite avoidance. Animal Management Officers attend COG meetings and always offer to attend HOA meetings to make these types of presentations.
- › Staff's response time to a vicious animal call for service is quick and a police officer responds with an Animal Management Officer if the incident is serious.

- › When the situation warrants the service of a summons to municipal court, the animal involved is impounded at TMAC with a court hold – the animal cannot be released by TMAC until the court orders that release.
- › If the court finds the defendant guilty, Staff asks the court to have the animal removed from the City permanently or euthanized if the situation involves an attack or bite. It is also recommend that the dog owner be responsible for all fees and costs for the impoundment and restitution to the victim if required. If the court agrees with the Staff recommendation, the owner of the dog signs the animal over to TMAC and these animals can be adopted out or they are euthanized depending on an animal behavior analysis done by TMAC and the court's order.
- › The current language in the ordinance allows for the judge to have discretion in the terms and conditions applied upon a guilty verdict. There have been situations where the judge has supported an Animal Management Officer's recommendation and other situations where they have not and a dog has been returned to its owner.

The current municipal code language defines vicious animals as any unprovoked animal that bites or attacks a person or other animal or threatens to attack regardless of the presence or absence of the owner. It goes on to state that a definition of a vicious animal includes an animal that demonstrates tendencies that would cause a reasonable person to believe that the animal may inflict injury upon or cause the death of any person or other animal. Additionally, a vicious animal is one that has engaged in or been trained for animal fighting.

Vicious animals are declared unlawful in the municipal code. The code authorizes the animal management officer to impound an animal if that officer reasonably believes the animal is a present threat to the health or safety of the community. If impoundment of the animal cannot be made with safety to the officer or other persons, the animal may be destroyed by an animal management officer or peace officer without notice to the owner or harborer.

The code also states that an animal impounded may be held pending court proceedings for any violation of the provisions of this chapter. Upon finding that the animal is vicious and that it presents a clear and present danger to the citizens or other animals in the community, the Court may order the animal to be euthanized.

Vicious animals are deemed criminal violations in the municipal code and any person who violates the ordinance is guilty of a misdemeanor. The municipal code states that a first offense gets an assessment of a mandatory fine of not less than \$300. If the animal has been neutered or spayed, the fine shall be reduced to \$100. Second and subsequent offenses increase the fines by \$50.

Staff proposes the following changes to strengthen the existing ordinance as it relates to vicious animals:

- An increase in the mandatory minimum fine from \$300 to \$500 for a first offense.
- No reduction in the first offense minimum fine if the animal is spayed or neutered.
- Upon conviction of a first offense, the owner will be required to pay all impound fees, costs and restitution if the incident involved a bite or injury to a person or other animal.
- Upon conviction of a first offense, the owner will be required to keep the dog in a fully enclosed, tightly locked kennel, approved by Animal Management, while the dog is at home. The homeowner's property must be posted with warning signs.
- Upon conviction of a first offense, the owner will be required to keep the dog muzzled and on a leash no longer than four feet while out in public.



- Upon conviction of a second offense, the mandatory fine would be increased from the \$350 to \$999.
- No reduction in the second offense minimum fine if the animal is spayed or neutered.
- Upon conviction of a second offense, the owner will be required to pay all impound fees, costs and restitution if the incident involved a bite or injury to a person or other animal.
- Upon conviction of a second offense, the court will order the dog to be euthanized.

Staff believes that it is also important to point out that if City Council would pursue the specific pit bull breed ban, it is projected that the additional calls for service could necessitate an additional Animal Management Officer. Denver has sixteen animal control officers and a full one-half of their time is spent on calls for service relating to this pit bull ban. Commerce City, when adopting their pit bull ban, authorized an additional Animal Management Officer.

Cost implications for Westminster of adding another Animal Management Officer are estimated at:

Salary and benefits:	\$47,690
Uniform/Equipment	\$ 1,200
New vehicle	<u>\$35,000</u>
<b>Total</b>	<b>\$83,890</b>

Respectfully submitted,

J. Brent McFall  
City Manager

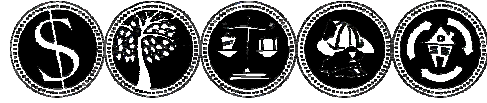
Attachment(s)



W E S T M I N S T E R

## Staff Report

Information Only Staff Report  
November 21, 2005



SUBJECT: 3<sup>rd</sup> Quarter Update – 2005 Citywide Goals and Objectives

PREPARED BY: Emily Moon, Senior Management Analyst

### Summary Statement

This report is for City Council information only and requires no action by City Council.

Attached is the third quarter status report on major projects/initiatives/programs undertaken to achieve City Council goals for 2005 (see attached document “2005 Citywide Goals & Objectives”). The items included in the attached document focus on those items that specifically tie to Council’s stated goals for 2005.

## **Background Information**

The attached document reflects the actions Staff is pursuing to achieve City Council's 2005 Citywide Goals. This report focuses on those items that specifically tie to Council's stated goals for 2005. Should Council desire additional information on a particular item included within this document, Staff will prepare appropriate supplemental information on the specific item requested.

The City Council goals for 2005 are as follows:

- Financially Sound City Government
- Revitalized Aging Neighborhoods and Commercial Areas
- Safe and Secure Community
- Balanced, Sustainable Local Economy
- Beautiful City

The Goals & Objectives document includes the following information:

*Goal* – These are the priorities originally set by City Council at their 2002 Goal Setting Retreat, which were re-affirmed and refined for 2005 at City Council's April 2005 Strategic Plan Review. The goals provide a foundation for the City's budget and for Staff's projects.

*Objective* – Within each goal, several objectives to help achieve that goal have been identified. Several "actions" will be undertaken within each objective to help achieve that goal.

*Initiated* – This column identifies the year in which the action initiates. Many actions were initiated prior to 2005; this reflects the long-term nature of projects/initiatives within the City.

*Actions* – This column reflects those specific projects, initiatives, and/or programs that Staff is working on to help achieve City Council's goals.

*Assigned To* – Many projects have multi-departmental, multi-member teams to help complete the project, initiative, and/or program. The names listed within this column reflect the primary project managers for the associated task and their respective department in parentheses. The first name listed represents the project lead and primary activity contact.

*Projected Cost* – This column reflects the budgeted and/or estimated expense associated with completing the associated activity. The amount listed may include costs that will not be borne by the City (such as grant dollars being awarded) and they may also reflect estimated, but unappropriated, costs. In many cases, the projects' expenditures include materials, supplies and salaries for staff time; these fixed or indirect costs are not reflected in the figures.

*Percent Complete* – This column reflects Staff's estimate of the amount of the activity (i.e., project, initiative, and/or program) that is complete.

*Target Completion* – This column reflects the target date to complete the associated activity.

Staff will update the percent complete column as a progress report for City Council. Should staff modify any of the other columns to reflect changes in the activity (such as revised projected costs and/or changes in the target completion dates), a note explaining the modification will appear in the far right column. In addition, any change to a particular action item is identified by shading.

In some cases, Council will note that the originating year may be prior to the year 2005; several of the projects Staff is working on were initiated prior to 2005 and require multiple years to complete. These multi-year projects are carried forward to show continuing projects in addition to new ones.

Staff will reflect any changes Council made at its 2005 strategic planning retreat, such as the rewording of objectives, in the first quarter 2006 Citywide Goals and Objectives update.

The status of the activities reflects 3<sup>rd</sup> Quarter activity through September 30, 2005. This report does not highlight the full workload that Staff is pursuing. There are many assignments and departmentally oriented items that are tracked separately by the departments.

The Citywide Goals and Objectives document no longer includes detailed information about capital improvement projects (CIPs) but instead simply refers to capital improvement projects that relate to the associated strategic plan goal. The quarterly CIP Status Report will keep City Council informed of Staff's progress on CIP projects. The Citywide Goals and Objectives document will continue to describe non-CIP activities, as they relate to the strategic plan goals.

Respectfully submitted,

J. Brent McFall  
City Manager

Attachment

# 2005 Citywide Goals & Objectives

Third Quarter Update



## GOAL 5: BEAUTIFUL CITY

Initiated	Actions	Assigned To	Projected Cost	Percent Complete	Target Completion Date	Notes
<i>Objective 1: Increased green space (parks, open space, etc.)</i>						
2003	Apply for grants from Adams County, Jefferson County, GOCO and others	Ruth Becker (CD)	--	Ongoing	Ongoing	On September 22, the Adams County OSAB recommended approval of \$775,000 for the Tanglewood Creek open space acquisition.
2002	Complete the acquisition of the Metzger open space property	Ruth Becker (CD)	\$5,000,000	50%	1Q 2006	Target completion date changed from 4Q 2005 to 1Q 2006. Anticipate approval of purchase by Broomfield and Westminster Councils in October. COP issuance will take several months, pushing closing date to 1Q 2006.
2003	Amend the City's open space ordinance to clarify reimbursements for use for easements and transfers between parks to open space and vice versa	Ruth Becker (CD)	--	25%	4Q 2005	
2004	Explore the preservation and restoration of the historic Shoenberg Dairy buildings as a part of new retail and housing development on the Tepper Property	Vicky Bunsen (CD)	TBD	25%	Ongoing	
2005	Initiate conceptual planning for Harris Park north of 73rd Avenue, west of Orchard Court	Vicky Bunsen (CD)/Tony Chacon (CD)	\$10,000	30%	4Q 2005	Consultant selected. Survey completed. Public process initiated.
2005	Explore the possibility of extending the open space program at the existing or increased tax level as a means of meeting the City's open space goal	John Carpenter (CD)/Ruth Becker (CD)	--	100%	4Q 2006	Target completion date changed from 2Q 2005 to 4Q 2006, as City Council deferred a potential ballot issue. Staff and Council will review this item again next year.
2005	Continue to acquire property and conceptual plan for area within the Little Dry Creek flood plain between Federal Boulevard and Lowell Boulevard for the potential development of a park/open space trail corridor in the area	Tony Chacon (CD)	\$65,000	50%	4Q 2005	Target completion date changed from 3Q 2005 to 4Q 2005 due to additional topographic surveying requirements and scheduling conflicts.



**GOAL 5: BEAUTIFUL CITY**

Initiated	Actions	Assigned To	Projected Cost	Percent Complete	Target Completion Date	Notes
<b>Objective 2: Land use plans and policies updated and used in planning and decisions</b>						
1996	Continue to work closely with the Rocky Flats Coalition of Local Governments, as well as the Department of Energy and other local governments and state agencies to ensure accelerated cleanup and closure of the Rocky Flats and revisions to Rocky Flats Cleanup Agreements, federal and state and other regulatory and administrative closure agreements	Al Nelson (PW&U)/ Ron Hellbusch (PW&U)	--	70%	2006	
2004	Participate in the wildlife refuge planning process with RFCLOG and Fish and Wildlife Service on mineral rights acquisition and land transfer from the Department of Energy to the Department of Interior	Ron Hellbusch (PW&U)	-	50%	2007	
1996	Participate, coordinate and monitor the recommended Rocky Flats Wildlife Refuge Comprehensive Conservation Plan as member of RFCLOG Wildlife Refuge Subworking Group	Ron Hellbusch (PW&U)	--	100%	2006	
<b>Objective 3: Well-designed City facilities</b>						
2005	Conduct study of existing recreation programs and facility use and combine the efforts of program and facility staff to enhance customer service and maximize use of facilities	Peggy Boccard (PR&L)	--	70%	4Q 2005	
2005	Begin update to the Library Five-Year Plan; conduct study of current needs and anticipate future needs for service and technology	Mary Grace Barrick (PR&L)	--	0%	1Q 2006	This is a new action item created by Parks, Recreation & Libraries.
<b>Objective 4: Expanded, developed and well-maintained parkland</b>						

Please refer to list of capital improvement projects (CIPs) on the next page.



**GOAL 5: BEAUTIFUL CITY**

Initiated	Actions	Assigned To	Projected Cost	Percent Complete	Target Completion Date	Notes
<i>Objective 5: Increased public and cultural art</i>						
2000	Prepare a public art ordinance	Aaron Gagne (CD)	--	75%	On Hold	
2002	Complete city-wide inventory of public art and develop public access web-page	Aaron Gagne (CD)	--	100%	1Q 2005	
2005	Work with Artscape to assess cultural needs and resources with goal of establishing potential cultural facilities in historic buildings	John Carpenter (CD)/Vicky Bunsen (CD)	\$7,200	100%	2Q 2005	
2005	Initiate affordable housing study for artist live-work project	John Carpenter (CD)/Vicky Bunsen (CD)	\$29,500	0%	3Q 2006	This is a new action item created by Community Development. Affordable housing feasibility study for artist live-work project initiated by Artspace.
<i>Objective 6: Attractive, low water use landscaping</i>						
2004	Prepare Office Building Design Guidelines	Patrick Caldwell (CD)	--	25%	4Q 2005	Outline prepared; research continues.
2005	Develop education and enforcement program for newly implemented landscape regulations and complete first full-year of operations	Stu Feinglas (PW&U)/Bret Eastberg (PW&U)		90%	4Q 2005	

**Capital Improvement Projects Relating to Strategic Plan Goal 1: BEAUTIFUL CITY**

128th & Huron Park; Armed Services Memorial Sculpture Garden; Carroll Butts Park; City Park Skateboard Park; Della Villa Park; Farmers Highline Trail Extension; Savery Farm Water Tower Rehabilitation; Westfield Village Park; Willowbrook Park Improvements; Community Enhancement Program; Open Space Land Acquisition; Parks Renovation Program; Recreation Facility Improvements



W E S T M I N S T E R

## Staff Report

Information Only Staff Report

November 21, 2005



**SUBJECT:** Third Quarter 2005 Status Report on Capital Improvement Program (CIP) Projects

**PREPARED BY:** Barbara Opie, Assistant to the City Manager

### **Summary Statement:**

This report is for City Council information only and requires no action by City Council.

Attached is the third quarter status update for 2005 on Capital Improvement Program (CIP) projects. The project name, a brief description, and status update is provided for each project. If City Council has questions about any of the projects included in this report, Staff will follow up with additional information.



## **Background Information**

Staff has compiled the attached status report on Capital Improvement Program (CIP) projects for activities through the third quarter of 2005, ending September 30. This report includes CIP projects authorized in 2005 or the prior years. Several projects included within this report are in the process of being closed out and therefore may not appear on the fourth quarter status report for 2005.

The “Updated” column on the far left side of the attached report will have a mark (▶) in it denoting that the project information (such as the description, status, budget, projected completion date or percent complete) has been updated, or it will have “NEW” typed in to identify any new projects added to the CIP Status Report since last quarter, or it will have “CLOSED” or “TO BE CLOSED” typed in to identify projects that have either been closed in the financial management system or about to be closed. If a project does not have a mark designating that an update has been provided, it does not necessarily mean that no work has been conducted on the project during that quarter; it simply means that nothing substantial enough to report to City Council has occurred that warrants providing an update.

The definition for each of the columns included in the report is noted on the attached document (“Attachment A: Definitions – Capital Improvement Program (CIP) Project Status Report”). The definitions are utilized internally to ensure that staff is reporting information as consistently as possible.

The project name, a brief description of the project, project status, project budget, project expenditures as of September 30, the project manager(s), engineering firms/contractors, start date, projected completion date and percent complete is provided for each project on the “Capital Improvement Program – Major Projects” pages (Attachment B).

The project name, a brief description of the project, project status, project budget, project expenditures as of September 30, the project manager(s), and engineering firms/contractors is provided for each project on the “Capital Improvement Program – Ongoing Projects” pages (Attachment C).

The projects are broken into two sections based on whether they are ongoing in nature or have a definitive beginning and completion date. Some projects may include funding from both the General and Utility Funds but are listed only once, reflecting the consolidated total in this report. Those projects on the Ongoing Projects pages (Attachment C) do not include a start date, projected completion date or a percent complete due to the nature of these projects (i.e., they are continuing projects from year to year).

Staff will continue to provide this report to City Council on a quarterly basis. If City Council has questions about any of the projects included in this report, Staff is available to meet individually with City Council members and provide additional information on the projects included within this document or provide appropriate information as requested.

Respectfully submitted,

J. Brent McFall  
City Manager

Attachments

– DEFINITIONS –  
**Capital Improvement Program (CIP) Project Status Report**

**Updated** – The Updated column is intended to simplify the review of the quarterly updates by drawing attention to those projects with new updates since the last quarter report. The column will have a ► mark in it denoting that the project information has been updated, or will include “NEW” to identify any new projects that may have been added since the last report via supplemental appropriations (such as from carryover, the receipt of a grant or the subdividing of a larger project into smaller components), or will include “CLOSED” to identify projects closed or “TO BE CLOSED” if the project will be closed before the next report. If a project does not have a mark designating that an update has been provided, it does not necessarily mean that no work has been conducted on the project during that quarter; it simply means that nothing substantial enough to report to City Council has occurred that warrants providing an update.

**Project Title/Description** – The Project Title is common name utilized by Staff in identifying the project. The Project Description is a brief description of the project, specifically focusing on the scope of the project for which funds are budgeted (i.e., are the funds appropriated for the full project, from design to construction, or simply the design/engineering component of the project).

**Project Status** – A brief update as to the progress made on this project, providing information such as how much work has been completed, if the project is on schedule, ahead or behind, if any challenges have developed as a result of contractors or the weather, etc.

**Budget** – For Major Projects, this is the total amount City Council has appropriated via the current and/or prior years’ budgets. Some projects have funding from multiple sources, i.e., the General and Utility Funds; in these cases, the combined total for the project is shown in this report.

For Ongoing Projects, this is the amount that has been entered into the financial management system that City Council has appropriated via the current or prior years’ budgets. This amount may be different from the total amount that has been appropriated over the years, since many projects that are ongoing have received funding for many years, in some cases over ten years. Showing the cumulative budget since project inception is not only difficult to gather given the conversion to a new financial management system, but is not representative of the funds actually available to spend on these ongoing projects. Some projects may include open contracts from which some expenditures have been made but the Spent column reflects only those actual expenditures, and therefore the associated encumbrances (i.e., financial obligations) are not necessarily reflected in these figures.

**Spent** – Actual expenditures made to date, *excluding* encumbrances.

**Project Manager(s)** – The City staff member(s) overseeing the completion of the project. Regardless of having an external project manager, a City staff member will always oversee City projects.

**External Project Manager Utilized** - This column identifies if the primary project lead is a City staff member or an outside contractor. On complex construction projects of approximately \$3-5 million or more, the City is likely also to hire a professional project manager on a contracted basis (in addition to an independent project construction inspector) to provide overall project management under the direction of City staff. If an external project manager is utilized, the name of the contractor is listed in this column.

**Engineering Firms Or Contractors** – Lists all outside firms the City has hired to work on this project, excluding the external project manager if applicable.

**Start Date** – Identifies the month and/or year in which the project was initiated (noted on the Major Projects’ pages only).

**Projected Completion Date** – The projected/targeted date for which the project is anticipated/scheduled to be complete (noted on the Major Projects' pages only).

**Percent Complete** – Identifies the amount of the overall project, as funded via City Council appropriations and defined in the Project Title/Description that is complete. It is based solely on what has been funded to date and may not include actual completion/construction of the project. There will not necessarily be a one-for-one correlation between the percent complete and the amount expended. (For example, City Council may have funded the design only of a project and based on this funding level, the project may be 75% complete, which would be reflected in the Percent Complete column. However, when looking at the overall project, which might be for the construction of a new bridge, the design component is only 5% of the overall project; however, City Council has not appropriated the construction funds as of yet and therefore this percent complete would remain at 75% until the total project funds are appropriated. Once the entire project budget is appropriated, the percentage complete column would be adjusted to 5%, reflecting the percentage of the total project that the design work represents. Some projects may be 100% complete but may reflect some funds remaining in the project and the project remains on this report due to warranty work that is yet to be completed; once warranties expire, the project will be closed.)

## CAPITAL IMPROVEMENT PROGRAM - MAJOR PROJECTS

UPDATED	PROJECT TITLE/DESCRIPTION	PROJECT STATUS (as of 9/30/05)	BUDGET	SPENT (9/30/05)	PROJECT MANAGER (DEPARTMENT)	EXTERNAL PROJECT MANAGER UTILIZED?	ENGINEERING FIRMS OR CONTRACTORS	START DATE	PROJECTED COMPLETION DATE	% COMPLETE
<b>GENERAL CAPITAL IMPROVEMENT FUND</b>										
▶	<b>80th Avenue and Federal Boulevard Intersection Improvements</b> - Project to widen Federal Blvd and 80th Avenue to provide for northbound double turn lanes, southbound right turn lane and pedestrian facilities. Funding in 2004 is for initial design work; additional funding will be required in future years to construct said improvements.	CDOT has developed a concept layout for the proposed improvements along with their speculations that the cost right-of-way acquisitions might exceed that component of the budget. City has responded with suggestions and a revised layout should be available in the fourth quarter from which priorities can be evaluated and decisions made.	\$322,250	\$6,458	Steve Baumann (CD)	CDOT	CDOT Staff for design engineering	4/2004	12/2007	10% design only
	<b>96th Avenue Access</b> - This project was created to provide for the design and construction of an additional public access to the Westfield shopping center (a/k/a Wal-Mart) via 96th Avenue. Such an access would include a bridge over the Farmers High Line Canal.	Design work was initiated (but not completed) in 1999. A proposal by Sullivan-Hayes to develop the property to the north of Westfield caused City Staff to suspend work on this project in 2000. It is anticipated that the developer of the northern property would be responsible for much of the desired connection. Staff is exploring using these funds to improve access at the southern Sheridan Boulevard entrance into the Westfield Center to match similar improvements by Wal-Mart at the northern entrance.	\$700,000	\$219,660	Dave Downing (CD)	City Employee	LONCO	6/1999	TBD	30%
TO BE CLOSED	<b>98th Avenue Connection</b> - This project would design and construct a collector street connection, including pedestrian facilities, between Sheridan Boulevard and Westminster Boulevard on the 98th Ave alignment.	Staff has revisited the need for this connection pending improvements to 104th Ave & Sheridan Blvd intersection and in light of the completed Westminster Blvd and 92nd Ave/US36 interchange projects. Per Council action 9/12/05, this project was abandoned and funds (\$447,402) moved to the construction of Wolff Street extension. Project to be closed.	\$5,000	\$2,597	Dave Downing (CD)	City Employee	n/a	11/2002	N/A	0%
▶	<b>99th Avenue: Wadsworth to BN/SF Railroad</b> - This project will provide for the design and construction of the realignment of 99th Avenue within the existing right-of-way in order to accommodate the installation of a connection in the Big Dry Creek trail system.	The selection process to choose a design consultant completed. Budget reduced by \$225,000 per Council November 11, 2002 (budget reduced from \$225,000 to \$0). \$275,000 was appropriated in the 2004 Budget for this project but unappropriated with the October 2003 amendment to the 2004 budget due to projected lower revenues in 2004. Calibre Engineering has been selected to perform the engineering on this project although no contract has been entered; when funding available, engineering design will commence.	\$0	\$0	Dave Downing (CD)	City Employee	Calibre Engineering	4/2002	12/2006	0%
	<b>104th Avenue and Sheridan Boulevard Intersection</b> - This project will provide double left turns for both north-bound and south-bound Sheridan Boulevard and three through lanes for east-bound 104th Avenue approaching Sheridan Boulevard and through the intersection. The project also includes channel improvements to Hylands Creek immediately south of 104th Avenue. The channel improvements will be partly funded by the Urban Drainage and Flood Control District.	The preliminary design is complete. Budget reduced by \$150,000 per Council November 11, 2002, due to revenue shortfalls (budget reduced from \$252,300 to \$102,300). The project has been awarded TIP federal funds for the years 2005-2007. Additional funds are included in the Adopted 2005 & 2006 Budgets for this project; budget increased from \$102,300 by \$435,000 per the adopted 2005 Budget. The final design is ongoing with environmental reports approx. 85% complete and the plans approx. 85% complete. Right-of-way acquisitions will begin in 2006 with construction to follow in 2007.	\$537,300	\$216,851	Dave Loseman (CD)	City Employee	Burns & McDonnell	8/2001	11/2007	85% design only
▶	<b>112th, Federal to Huron</b> - This project includes the design and construction of roadway improvements to 112th Avenue between Clay Street and Huron Street. The design includes the widening of 112th to minor arterial standards within the limits mentioned to accommodate increased traffic from the City's recently completed 112th and Federal intersection improvements and The City of Northglenn's recently completed 112th "flyover" of I-25.	Northglenn executed an IGA with the City and City Council approved this IGA at the 4/12/02 Council meeting. Design began in July 2004 and completion is anticipated by end of the fourth quarter 2005. Construction anticipated to be bid during the first quarter 2006, with actual construction immediately following receipt of bids and City Council approval.	\$700,000	\$70,313	Dick Kellogg/ Dave Loseman (CD)	City Employee	JR Engineering	7/2004	10/2006	90%
	<b>136th Avenue and I-25 Interchange</b> - This project includes the design, environmental assessment and construction of a new interchange on I-25 at 136th Avenue and an extension of 136th Avenue from Huron to Washington.	Construction of the interchange commenced in April 2003 and was opened to the public in July 2004. Final payment withheld until punch list items are resolved. Budget in 2004 was \$13,956,844 but \$7,985,145 was capitalized at year-end 12/31/04; amount shown as Budget is the remaining amount available for expenditure. Landscape establishment is ongoing until April 2006.	\$5,971,699	\$3,907,656	Dave Loseman (CD)	City Employee	Felsburg Holt & Ullevig	2/2000	8/2004	99%
▶	<b>144th Avenue/I-25 Interchange</b> - Project funded jointly with the City of Thornton to complete a feasibility study and environmental assessment for an interchange at 144th Avenue and I-25. The Final design and construction of the project is entirely funded by the City with later reimbursement by Thornton.	Bids for this project were opened on September 29 and construction will begin in late October 2005. This schedule allows the first phase of construction to be open by September 7, 2006 and completion of the entire project by spring 2007. Percent complete includes construction only. The budget shown includes the entire CIP budget and all of the bond funds and utility fund.	\$29,458,412	\$3,712,378	Dave Loseman (CD)	Matt Condon, City of Thornton	Felsburg, Holt & Ullevig; Figg Engineering; Asphalt Specialties	5/2003	3/2007	0%
	<b>800 MHz Radio System Upgrade</b> - Funding for the replacement of the city wide emergency radio system backbone components. Components include transmitters, receivers, power supplies, combiners, cabling and antennas. These components are 12 years old and obsolete and are critical to the system because all other equipment in the system receives its direction from the main backbone components. This system is shared with the City of Arvada and the amount requested in 2005 is Westminster's portion of the costs.	Metro agencies are waiting on Nextel to finalize their mandated resolution to the interference issue with the 800 MHz system (rebanding), which is an FCC mandate over a 3 year period. With this mandate, public safety agencies will be moved to a band of frequencies with a buffer for no interference. Westminster and Arvada are part of the Phase I process of Nextel's mandate and Nextel is responsible for the cost of upgrades for the rebanding and legal costs. Nextel and M/A COM have still not reached an official agreement as to whether they will replace older model Master II base stations, which is what we currently have at Westminster, to Master III base stations. A recommendation has been submitted to CAO that Westminster retain an attorney because of his extensive experience with rebanding projects. The police department is aggressively planning to complete this project (Reband and Upgrade) by the summer of 2006.	\$295,000	\$0	Steve Peterson (PD)	City Employee	Legacy Communication Inc.	12/2003	12/2006	1%
▶	<b>Above Ground Fuel Storage Tank Installation &amp; Removal of Underground Storage Tanks</b> - Project to address the issue of leaking underground gasoline storage tanks at the Municipal Service Center. The installation of above ground storage tanks will address the problem of water leaking into the tanks in their present location.	Three companies submitted proposals for this project on April 8, 2005. All proposals were over the allotted budget and none contained enough detail to identify a qualified contractor. In May, all 3 companies were asked to provide a presentation on modifications to their proposals that would meet the original \$200,000 budget, address the water infiltration safety issue in the current underground fuel dispensing system, and improve fuel delivery. The selection team identified a company qualified to address the installation of the aboveground fuel dispensing system. The original budget lacked funding for complete removal of the current fueling system and contingency funds for the project overall. Council approved the use of an additional \$200,000 from 2004 carryover funds to completely remove the underground fuel dispensing system and provide contingency funding for the project overall. On July 11, 2005 Council approved contracting with Weston Solutions, Inc. to complete the project.	\$400,000	\$0	Rachel Harlow-Schalk/Judy Workman (GS)	City Employee	Weston Solutions, Inc.	1/2005	6/2006	12%
	<b>Armed Forces Tribute Garden</b> - This park will honor the six armed services (Army, Navy, Air Force, Coast Guard, Marine Corps and Merchant Marines) and be located at City Park. The design will include a fountain, brick pavers, seating, shade structures, irrigation and plant material.	Fundraising efforts underway. Budget increased from \$75,000 by \$144,000 due to Jeffco grant appropriated by Council 4/25/05. Designs for sculptures have been finalized.	\$219,000	\$14,023	Bill Walenczak (PR&L)	City Employee	DHM Design Corp.	3/2006	10/2007	30%
	<b>Auditorium - College Hill</b> - This project is for the study of a potential joint north metro area cultural facilities project.	Discussions are ongoing with Front Range Community College about a possible facility at their location.	\$30,000	\$0	Steve Smithers (CMO)	City Employee	n/a	2000	TBD	0%
NEW	<b>Big Dry Creek Trail at Old Wadsworth Boulevard</b> - Initial funds are for the design for the Big Dry Creek Trail at Old Wadsworth project. This project will construct a bridge on Wadsworth Boulevard over Big Dry Creek for a grade separated pedestrian crossing. These funds are part of the local match needed with this joint project with the Colorado Department of Transportation (CDOT). The total project will cost approximately \$4,290,000, of which \$2,415,000 is federal funds provided through DRCOG. These initial funds will be utilized for design and acquisition of needed right-of-way for the project.	Project created by Council action 7/25/05 using 2004 carryover funds for the design for the Big Dry Creek Trail at Old Wadsworth project. This project was originally slated to commence funding in 2007 per the five-year Capital Improvement Program (CIP) but as a result of obtaining federal funding earlier than anticipated, the project is ready to commence design later this year. Design will be complete by the second quarter of 2007 with construction to start in 2009.	\$350,000	\$0	Dave Loseman (CD)	City Employee	TBD	8/2005	12/2009	0%

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	<b>Big Dry Creek Trail Extension - 128th Avenue</b> - Trail extension toward Bull Reservoir and Huron Street.	Project has not begun due to delays in obtaining confirmation of easements and ownerships of properties in the area. Land acquisition complete. Trail installation will occur in two phases: the soft trail will be installed by in-house crews and the concrete trail will be installed as part of the Huron Street widening project. The project is directly tied to the Huron Street widening project and cannot be completed until that project is substantially complete. Projected completion date modified from 12/05 to 4/06 since this project is tied to the Huron Street widening project and concrete work has been delayed until early 2006.	\$150,000	\$13,720	Becky Eades (PR&L)	City Employee	n/a	6/2002	4/2006	0%
▶	<b>BDC Trail/Jeffco</b> - This account consists of four trails projects: Wadsworth Blvd underpass (T21 Grant), BNSF trail underpass, BNSF to 99th Avenue, and the future 99th Avenue to Old Wadsworth (GOCO grant).	There is a \$45,000 grant in the budget for this project that will complement the T-21 grant, with design to commence in 2006. The Wadsworth Parkway underpass and BNSF railroad elevated tunnel have been completed. The remaining trail connection will ultimately follow along 99th Avenue, then pass beneath Wadsworth Boulevard. Conceptual design is complete.	\$135,893	\$0	Brad Chronowski (PR&L)	Loris & Associates	Transystems, Neatline, Delta	1997	12/2006	10%
NEW	<b>Brauch Property Service Road</b> - Project provides funds for the paving of a service road on the Brauch property. These are partial funds needed for this project (the total project is estimated to cost approximately \$80,000). The current service road is not paved and creates all-weather access problems, especially in the winter time.	Project created by Council action 7/25/05 using 2004 carryover funds for the paving of a service road on the Brauch property. A 10' width to and around the house service road has been paved, but nothing around or in the 'hut'. Design Development staff constructed a couple of pull off's of gravel for passing on this service road. Additional funds will be needed to complete the road around the quonset hut maintenance building, pave the pull outs, pave the employee parking and complete the concrete floor inside the maintenance building. First half of this project is complete (which is reflected in the Percent Complete column).	\$40,000	\$0	Becky Eades	City Employee	CASI	9/2005	9/2005	100%
▶	<b>CAD/RMS Computer System</b> - This project involves the replacement of the existing Computer Aided Dispatch (CAD) and Police Records Management System (RMS) with a new integrated Police CAD/RMS system. Also included in this computer project was the addition of a Fire Records Management System, Police and Fire Field Reporting and an Automatic Vehicle Locating System. Ruggedized computers and GPS systems were installed in all marked Police and Fire Vehicles.	Invoice for the remaining \$10,000 payment to Intergraph Public Safety was received on 10/03/2005. Payment will be sent shortly. Budget in 2004 was \$2,119,582 but \$1,952,193 was capitalized at year-end 12/31/04; amount shown as Budget is the remaining amount available for expenditure.	\$167,389	\$0	Russ Hamm (PD)	City Employee	Intergraph Public Safety	7/2000	10/2005	95%
▶	<b>Carroll Butts Park</b> - This project includes master planning, ongoing improvements and park renovation. It is part of Hyland Hills bond issue and funds are being added for the City's match.	These funds are the City's part in building funds to match expenses for the rest of Master Plan work per agreements with Hyland Hills with their bond issue. The southern renovations portion of the project managed/constructed by the City is 100%; Hyland Hills to manage/construct the northern project with the City to share in the costs. Budget was \$1,145,000 but \$99,900 was transferred per Council action 9/27/04 to the Skateboard Park project. Budget in 2004 was \$1,045,100 but \$833,722 was capitalized at year-end 12/31/04; amount shown as Budget is the remaining amount available for expenditure. Hyland Hills is doing the last phase, which is anticipated to be complete in August. Budget reduced from \$211,378 by \$60,000 per Council action 8/8/05 moving funds to the City Park Maintenance Facility project.	\$151,378	\$0	Becky Eades/ Julie Eck (PR&L)	In-house	Winston Associates & T-2 Construction	2000	6/2005	100% southern portion; 100% northern portion
	<b>CEP Masterplan</b> - Funds to be used as match with Adams County School District No. 50 funds to make physical improvements to the District Career Enrichment Park. Improvements include new park, parking, walking trail and soccer field.	Preliminary plans related to Phase II improvements, which will include extending the entry drive off of 72nd Avenue, creation of a community pocket-park, and reconstruction of the soccer field, are at 25% completion. The project is temporarily on hold pending a campus restructuring and identification of matching funding by the District. Budget in 2004 was \$314,018 but \$262,731 was capitalized at year-end 12/31/04; amount shown as Budget is the remaining amount available for expenditure. Work on the Phase II design has commenced.	\$51,287	\$1,327	Tony Chacon (CD)	City Employee	Wenk Associates	6/2002	12/2006	100% (Phase I) 35% (Phase II)
▶	<b>City Hall Space Allocation</b> - This project was established to maximize space utilization in City Hall once the Fire Department moves out. The project scope will include modifications in office and conference room space in IT, PR&L, GS, Finance, the old Fire Administration space, and CAO.	Final cabinetry along back wall was installed in the main level training room. Podium in main level training room installed; awaiting delivery of final furniture. A banner is being designed for installation in the lower level of the reception area in front of PR&L's reception desk to deter glare. Budget in 2004 was \$432,000 but \$396,566 was capitalized at year-end 12/31/04; amount shown as Budget is the remaining amount available for expenditure. Once the furniture arrives and banner installed, project can be closed.	\$35,434	\$7,035	Barbara Opie (CMO)	City Employee	BRS Architecture; AMA Construction	7/2002	9/2005	99%
▶	<b>City Park Maintenance Facility</b> - Design and construction of parks maintenance facility at City Park and/or the Brauch property, including the purchase of Brauch property.	Construction contract awarded to Golden Triangle Construction. Earthwork is underway. Budget increased from \$2,571,225 per Council action 8/8/05 by \$1,442,220 moving funds in from the following CIP projects: Utility Fund Satellite Facility \$1,000,000; Della Villa Park \$290,000; Carroll Butts Park \$60,000; City Park Fitness Center \$70,000; and Park Renovation \$22,220.	\$4,013,445	\$409,752	Becky Eades (PR&L)	City Employee	Humphries Poli Architects Golden Triangle Construction	10/2000	5/2006	40%
	<b>City Park Skateboard Park</b> - This project is for the design and construction of a skate park at City Park.	Project construction complete; holding \$3,000 of retainage for one year.	\$394,900	\$381,354	Becky Eades (PR&L)	City Employee	Architerra & ACC	10/2003	4/2005	100%
▶	<b>Community Development Building Division Operating Computer System Software</b> - This project is for the replacement of antiquated software currently being used to manage building permits, inspection information and rental property maintenance records.	Accela Automation software was put into use on August 15, 2005. The last remaining part of the implementation is the public internet access component which will be installed in October.	\$125,000	\$125,000	Dave Horras (CD)	City Employee	Accela, Inc.	8/2002	9/2005	95%
▶	<b>Court Complex Security Enhancements</b> - Project to replace the existing metal detector, install card key devices throughout the building, replace old security cameras and implement some of the recommendations suggested in the 1995 National Center for State Courts in Denver security study.	Projects for 2005 include: 1) install card key access and monitoring software and 2) upgrade security camera system, pending funds available after card key installed. The new card key system may use most of this year's appropriated budget. Anticipate work to begin November 2005.	\$80,000	\$0	Carol Barnhardt (GS)	City Employee	TBD	5/2005	12/2005	1%
▶	<b>Court Computer System</b> - Replacement of the Municipal Court's current records management system that is important for the retrieval of statistical information about collection rates, case processing, scheduling, etc.	Anticipate the vendor providing a web-based RMS program in 2007 that will require updating current system. It is anticipated that the vendor will require a move to the web-based system and no longer support the current windows-based system at some time in the future. This activity will be inactive until approximately 2007. Staff is scheduled to meet with the vendor in November to obtain additional details concerning the impact, cost, timetable, etc.	\$34,452	\$0	Carol Barnhardt (GS)	City Employee	Justice Systems, Inc.	1/2002	12/2005	80%
▶	<b>Della Villa Park</b> - Purchase of park land, building funds for construction, community garden.	Denver Urban Garden manages community garden and helps construct the garden with volunteers over a couple of seasons. The garden is in use, but community area will be constructed in 2005. Percentage reflects garden project. Budget in 2004 was \$761,390 but \$444,374 was capitalized at year-end 12/31/04; amount shown as Budget is the remaining amount available for expenditure. Denver Urban Garden needs one more day of volunteers to finish community area. Budget reduced by \$290,000 per Council action 8/8/05 moving funds to the City Park Maintenance Facility. Projected completion date modified from 8/05 to 12/05 due to delays incurred working with volunteer group.	\$27,016	\$0	Julie Eck (PR&L)	City Employee	n/a	1996	12/2005	95%
▶	<b>Document Imaging System</b> - This project will provide all departments with access to a document imaging system to reduce the space necessary for filing paper documents, and to provide cost effective storage for long-term and permanent public records, efficient research of records, elimination of lost records within a file and/or misfiled records and elimination of time to re-file records after viewing. The current system being used is obsolete and parts were no longer be available after June, 2002. Records currently stored on optical disk will be converted to be compatible with the new document imaging system.	City Council authorized the City to enter into a contract for Laserfiche Software 11/22/04. Document Imaging System is installed and live in 7 departments.	\$440,000	\$144,339	Scott Rope (IT)	City Employee	Scorp	4/2002	12/2005	75%
▶	<b>Farmers Highline Trail Extension</b> - Project is for the completion of missing trail link along Farmer's Highline Canal between 92nd Avenue and Pierce Street and 90th Avenue and Wadsworth Parkway.	Per Council action on May 23, 2005, budget increased from \$118,000 by \$293,760 (\$63,360 moved from Trails Development project and \$230,400 federal grant). Construction to start 12/05.	\$411,760	\$116,568	Brad Chronowski (PR&L)	City Employee	Wilson & Co.	11/2001	12/2006	25%

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▶	<b>Federal Blvd/US-36</b> - Reconstruction of this interchange is a project of the Colorado Department of Transportation. The City is participating in architectural enhancements of the bridge and other minor improvements.	CDOT has finalized this project. Final landscaping being resolved.	\$197,424	\$0	Steve Baumann (CD)	CDOT	Felsburg, Holt & Ullevig; Figg Engineering; Asphalt Specialties	12/1999	12/2005	100%
▶	<b>Fire Performance and Resource Study</b> - Funds to conduct an independent fire resources location study. Study will focus on fire station locations, apparatus location, and response time issues. The study will make recommendations as to the need for relocations, additional resources, mutual aide resources, and operational changes in order to maximize emergency service delivery.	Fire Department Staff finalized the bid process and City Council approved a vendor on September 26, 2005. Staff will be holding a planning meeting on October 11 to initiate project. Project completion is slated for March 31, 2006.	\$75,000	\$0	Jim Cloud (Fire) Bill Work (Fire)	Bruce Caldwell	Emergency Services Consulting Inc	7/2005	7/2006	5%
▶	<b>Fire Station No. 2 Relocation</b> - The project will relocate Fire Station No. 2 to a more central location to better serve the developing core of the City.	Station 2 was operational as of December 23, 2003. Two warranty related items, asphalt sinkage in the parking area and ongoing garage door problems, are currently being addressed. The asphalt was replaced in late June. The garage doors continue to be a problem. Several options to remedy the garage door problems are being pursued. Working with Architect, original installer, and new contractor on a long term remedy to overhead door problems. A solution is currently in the mill. Remaining issues are anticipated to be resolved by 4th Quarter, 2005. Budget in 2004 was \$2,751,769 but \$2,247,227 was capitalized at year-end 12/31/04; amount shown as Budget is the remaining amount available for expenditure.	\$505,542	\$60,545	Jim Cloud (Fire); Janice Kraft (PD)	City employees with assistance from Architectural Resource Consultants	Dauer Haswell Architecture	3/1998	12/2003	99%
	<b>Fiscal Model for the General Fund</b> - This project is for the development of a financial model for the General Fund to project future operating expenditures, facility replacement needs, and capital improvement program. The project is broken down into two phases (i.e., a beta model and full model).	Staff is gathered 2004 data to update the Model's base year and currently entering updated data. Working on updates to model.	\$120,000	\$103,065	Steve Smithers (CMO); Barbara Opie (CMO)	City Employee	TischlerBise	2/2002	12/2005	90%
▶	<b>FMS Computer System</b> - This project includes installation, setup and implementation of an integrated ERP solution including modules for Human Resources and Payroll, Accounts Receivable, Purchasing and Accounts Payable, Capital Projects, Budgeting and General Ledger System. The project includes developing a budget development module which has subsequently been sold to another entity.	Employee Self Service and Automated Time Entry will be 85% complete by the end of the year. All full-time equivalent (FTE) employees are currently utilizing employee automated time entry. Development has been aggressive on Benefits Open Enrollment and the system will be used for open enrollment for all benefited employees beginning October 26, 2005. Automated, electronic routing and approval of Personnel Action forms and additional manager reports will be completed in early 2006. One key upgrade is planned for April, 2005. Instructors and temporary staff will be added to the automated time entry process in 2006.	\$290,196	\$62,892	Debbie Mitchell (GS); Tammy Hitchens (Finance)	City Employee	JDEdwards Software AMX International Implementers	4/1999	12/2005	95%
	<b>Greenhouse Expansion</b> - Expand the existing greenhouse located at 71st Avenue and Raleigh, adding another 3,000 s.f. of cool growing space to meet service needs throughout the City.	Evaluating future expansion involving England Park and urban renewal master plan. Project has been placed on temporary hold due to redesign of England Park and surrounding area through Community Development.	\$50,000	\$0	Rich Dahl (PR&L)	City Employee	n/a	n/a	n/a	0%
	<b>Greenlawn Traffic Mitigation</b> - This project was created to address a large number of concerns from residents over traffic issues associated with the development of Cambridge Farm and Asbury Subdivisions in the area bounded by Wadsworth Boulevard, 92nd Avenue, Pierce Street and 96th Avenue. A citizen task force identified the extension of 96th Avenue between Pierce Street and Teller Street as a solution to these concerns.	The construction of the 96th Avenue connection was completed in 2001. Remaining funds in this project will be used to pay for a specified amount of City water through 2007 to replace a small pond that was taken for the roadway construction. Budget in 2002 was \$129,500 but \$110,465 was capitalized at year-end 12/31/02; amount shown as Budget is the remaining amount available for expenditure.	\$14,953	\$5,230	Mike Normandin (CD)	City Employee	Noite (design) Asphalt Specialties (construction)	6/2000	2007	99%
▶	<b>Harlan Flyover</b> - Design activities associated with what became the Westminster Boulevard Extension project.	Budget in 2004 was \$910,833 but \$860,239 was capitalized at year-end 12/31/04; amount shown as Budget is the remaining amount available for expenditure. Enhancements are still being considered for the overpass of US-36, but other priorities preclude an in-depth evaluation for now. The Harlan project has funding remaining which was to be used to do design of landscaping, etc, at the overpass of US-36. The completion date got pushed back from 3/05 to 3/06 because this effort is a low priority compared to other projects.	\$50,594	\$0	Steve Baumann (CD)	City Employee	Downing, Thorpe, James	6/1999	3/2006	95%
	<b>Harmony Park/Amherst Street Connections</b> - This project will involve the installation of two street connections, Pecos Street and Umatilla Court, to provide links between existing Amherst Subdivision and new Harmony Park Subdivision. These street connections will greatly enhance access to Arapahoe Ridge Elementary School. The developer will install the two street connections at the City's expense.	Pecos Street was installed in 2002 (at a cost to the City of approximately \$96,000). Umatilla Street connection was completed by the developer during the first quarter of 2005, but an invoice has not yet been presented to the City. Final payment is anticipated during the fourth quarter of 2005.	\$162,000	\$24,452	Dave Downing (CD)	City Employee	Developer of Harmony Park Subdivision	5/2002	4/2005	95%
	<b>Heritage Golf Course Expansion</b> - The project is to eventually construct an additional 9 holes to the Heritage Golf Course and involves negotiations with Ball Corp and the Jeffco Airport/County staff. Phase one of the project is for the design of a 9-hole golf course expansion, which includes research and analysis, land survey, environmental assessment, Schematic and design development including a grading plan.	Some preliminary survey work has been completed and concept design developed. Projected completion date and percent complete reflect phase one of the project only. Project completion is on hold due to turnover in Airport administration resulting in a stop in negotiations.	\$75,000	\$41,897	Bill Walenczak (PR&L)/ Julie Eck (PR&L)	City Employee	Hurdzan Fry GC Design	1/2004	12/2006	50%
	<b>Historical Marker Program</b> - This project is for the design and installation of markers throughout the City to record historical events, people and places from Westminster's history.	All 24 markers have been cast and samples are on temporary display in City facilities, pending installation in coordination with other CIPs. All remaining funds will be used to pay for installation costs. Budget in 2004 was \$30,000 but \$24,901 was capitalized at year-end 12/31/04; amount shown as Budget is the remaining amount available for expenditure.	\$5,099	\$0	Emily Moon (CMO)	City Employee	Quinby Clune Designs Arapahoe Sign Arts	11/2000	12/2006	83%
NEW	<b>Holly Park</b> - Funds to clear the existing deteriorating buildings and other costs for redevelopment on the Holly Park site. These funds are in anticipation of such redevelopment.	Project created by Council action 7/25/05 using 2004 carryover funds for the Holly Park redevelopment project. With the current Holly Park development going to condemnation, funds will be needed to clear the existing deteriorating buildings and other costs for redevelopment on the site. These funds are in anticipation of such redevelopment. Initial District Court decision supports City/WEDA condemnation actions. Decision has been appealed by original developer.	\$1,125,000	\$0	Aaron Gagne	City Employee	n/a	7/2005	TBD	10%
▶	<b>Huron Street from 129th to 140th Avenues (phase one) and Huron Street from 140th Avenue to 150th Avenue (phase two)</b> --Design and construction of a total of nearly two and a half miles of Huron Street.	Work on the 128th - 140th Ave project is approximately 60% complete with utility-related work forcing progress to lag behind schedule. The second project, from 140th to 150th got underway in the third quarter and is being coordinated closely with the Orchard development. Budget increased from \$9,095,548 by \$2,000,000 per Council action 7/25/05 for 2004 carryover funds.	\$11,095,548	\$5,865,892	Steve Baumann (CD)	City Employee	Felsburg Holt Ullevig and Hamon Contractors	6/1998	5/06 for Ph One and 9/06 for Ph Two	60% for Phase One and 10% for Phase Two
	<b>Irving Street Park (74th Avenue &amp; Irving Street Park)</b> - This 5-acre park is adjacent to the new library facility and will consist of a plaza, parking, play areas, shelters.	Budget in 2004 was \$1,450,000 but \$1,006,034 was capitalized at year-end 12/31/04; amount shown as Budget is the remaining amount available for expenditure. The warranty has expired. Some funds will be used to replace some trees at the library that have not survived.	\$443,966	\$4,333	Kathy Piper (PR&L)	ARC, Inc.	Bennett Wagner & Grody Architects	9/2001	4/2004	100%
▶	<b>Legacy Ridge Parkway Improvements</b> - This project is for the Improvement of City right of way in the Legacy Ridge Golf Course area.	Staff developed landscape plans for 104th Avenue to the clubhouse entrance and construction is complete. Staff is also developing a parking lot design for Margaret's Pond and will hire out the construction. Projected completion date modified from 12/05 to 8/06 for the parking lot construction.	\$429,900	\$339,567	Richard Dahl (PR&L)/ Julie Eck (PR&L)	City Employee	In-house	1995	8/2006	90%

## CAPITAL IMPROVEMENT PROGRAM - MAJOR PROJECTS

UPDATED	PROJECT TITLE/DESCRIPTION	PROJECT STATUS (as of 9/30/05)	BUDGET	SPENT (9/30/05)	PROJECT MANAGER (DEPARTMENT)	EXTERNAL PROJECT MANAGER UTILIZED?	ENGINEERING FIRMS OR CONTRACTORS	START DATE	PROJECTED COMPLETION DATE	% COMPLETE
	► <b>Lowell Boulevard Corridor Enhancement</b> - Partial construction of new curb and gutter and sidewalks, asphalt repaving, under grounding of overhead utility wires, and installation of landscaping.	Construction plans completed; project start delayed until Summer 2005 due to coordination with Xcel Energy and additional CDBG funding needed in 2005 to provide sufficient funds to proceed with contract. Phase I of this project (73rd to 75th Avenues) projected to cost approximately \$800,000, of which approximately \$700,000 is funded through CDBG. Additional project cost for under grounding utilities will tap the 1% under grounding funds held by Xcel Energy for this type of work (per the City's franchise agreement). Project awarded; construction to begin by year-end. Projected completion date modified from 12/05 to 6/06 due to the landscaping not being able to be installed until spring 2006.	\$100,000	\$0	Tony Chacon (CD)	City Employee	TBD	2004	3/2006	0%
	► <b>McKay Lake</b> - Rehabilitation of reservoir on City open space to meet requirements of State Engineer and reduce downstream floodplain.	Construction is essentially complete and water inflows restored about six feet of water depth above the low water level needed for construction before FRICo's seasonal flows were suspended. The contract should be closed out by the end of 2005. Some trail improvements are also being done by City staff. Projected completion date modified from 7/05 to 11/05 to allow for trail improvements.	\$1,837,310	\$1,675,493	Steve Baumann (CD)	City Employee	n/a	1999	11/2005	99%
	► <b>McKay Lake Outfall Drainage</b> - A joint project between the Cities of Thornton and Westminster. It includes the planning, cost apportionment, design and construction of improvements to reduce the significant floodplain between Huron Street and Washington Street, north of 136th Avenue.	A draft intergovernmental agreement, received from Thornton in the second quarter, was returned with the City's suggested changes. Refinement and approval of the IGA will be sought in late 2005 or early 2006. Budget increased from \$6,294,496 by \$1,054,981 per Council action 7/25/05 pursuant to the May 23, 2005 agreement with the Foster Family heirs and Armstrong Westminster 136th LLC whereby payments of \$500,000 from Armstrong Development and \$554,982 from the Foster Family are required for the McKay Drainageway improvements.	\$7,349,477	\$27,035	Steve Baumann (CD)	City Employee	n/a	1999	TBD	15%
TO BE CLOSED	<b>Microsoft Software Licensing</b> - Project funded jointly with General (\$108,076) and Utility (\$175,000) Fund moneys (but reported only in this one location of this report). Funds for the purchase and installation of upgraded Microsoft operating systems and software.	Microsoft Software Licensing this project is completed. Project to be closed.	\$283,076	\$254,885	Scott Rope (IT)	City Employee	n/a	2004	6/2005	100%
	► <b>Old Wadsworth Improvement: 92nd-108th Avenues</b> - This joint project with Jefferson County provides for the design of minor arterial street improvements to Old Wadsworth and fund anticipated right-of-way acquisitions along the corridor. Construction costs will be estimated during the design process and budgeted in future years.	Budget increased per Council action 2/28/05 with matching \$50,000 from Jefferson County for this study. Completion of the corridor study anticipated by end of fourth quarter 2005. Projected completion date modified from 12/06 to 12/05 as project is progressing more quickly than originally anticipated.	\$100,000	\$84,532	Dick Kellogg (CD)	City Employee	Muller Engineering Company, Inc.	2005	12/2005	95%
	► <b>Park Centre/128th and Huron Park</b> - This 18-acre park will serve as a community park that will consist of soccer fields, ball fields, shelters, picnic areas and a play area. The park is located adjacent to the Big Dry Creek Open Space and Trail System. This is part of the Hyland Hills bond issue; the District is contributing \$500,000 and the City is required to apply \$700,000 of funds towards this park per the IGA with Hyland Hills.	Hyland Hills will be providing \$500,000 as part of their bond issue and partnership on this park. The public meeting process will begin in early 2006. Budget increased from \$50,000 by \$200,000 per the adopted 2005 Budget. Staff will hire a consultant and get the project design started in the end of 2005 with construction anticipated in 2006/2007. Projected completion date modified from 3/07 to 8/07 in pursuit of grant funding.	\$250,000	\$9,925	Julie Eck (PR&L)	City Employee	n/a	9/2005	8/2007	5%
NEW	<b>Pool Disinfectant &amp; Monitoring System</b> - This project will convert all four city pools from gas chlorine and update and automate outdated equipment, which is needed due to safety and liability issues.	Project created by Council action 7/25/05 using 2004 carryover funds for the installation of a Pool Disinfectant and Monitoring System. Staff has determined the type of disinfectant system to use (liquid/bleach) but is currently reviewing the other items such as monitoring systems, sand replacement, etc.	\$150,000	\$0	Stacie Koening (PR&L)	City Employee	TBD	11/2005	5/2006	5%
	<b>Promenade Parking Garage</b> - This project is for the construction of a 600-700 space parking deck to serve the Promenade Office Building and Promenade East.	Project is on hold.	\$1,500,000	\$0	Steve Smithers (CMO)	City Employee	n/a	n/a	n/a	n/a
	► <b>Public Safety Center - PST Changes</b> - With the added 2004 police personnel provided by the public safety tax (PST) and the additional staff included in the 2005 and 2006 budgets, these funds will enhance the Public Safety Center due to the growth in personnel. These funds will allow for the purchase and installation of additional equipment bag storage, lockers and the expansion of the locker room to accommodate the additional personnel.	Only two projects remain. The addition of an office for Investigations (scheduled to be complete by the end of October) and possible modification of some of the components for the A/V system in the training room. Receipt of proposals are expected by mid-November. Possible modifications to the training room include trying to relocate the floor box that projectors plug into to eliminate that trip hazard of the wires strung all over the floor, moving the front two TV monitors further east on the wall so they can be seen by people seated at the tables, and trying to improve the quality of the computer display when shown on the TV monitors.	\$75,000	\$47,563	Janice Kraft (PD)	City Employee	n/a	1/2005	12/2005	80%
NEW	<b>Roadway Master Plan Update</b> - This project is for the update of the City's Roadway Master Plan. The last update was completed in 1995 and is in need of an update to be in concert with the latest update to the Comprehensive Land Use Plan and current traffic patterns.	Project created by Council action 7/25/05 using 2004 carryover funds for the update of the City's Roadway Master Plan. During the third quarter of 2005, Staff determined that the proposed update of the Roadway Master Plan, while needed, was not an urgent project to complete quickly. In light of potential revenue shortfalls by the end of the year, this project will be delayed until such time that Staff is comfortable that sufficient funds exist to proceed.	\$175,000	\$0	Mike Normandin (CD)	City Employee	Engineering firm not yet selected	TBD	TBD	0%
	► <b>Satellite Facility</b> - Facility to address space needs at the Municipal Service Center for Public Works & Utility and Parks, Recreation & Libraries Departments.	Staff is moving forward with an option to renovate the Operations Building in lieu of the previously proposed annex building. Staff is in final negotiations with a design engineer to begin designing and constructing the salt storage facility directly east of the reclaimed water treatment facility. Staff anticipates completing the design the first quarter of 2006 with construction commencing shortly thereafter and being completed no later than May 1, 2006 in order to take advantage of lower unit prices for Ice Slicer during the summer months. Also, staff is in the process of developing a Request for Qualifications for architects to conduct a space planning study and design for the MSC Operations Building building. Staff expects to have an architect on-board by December 31, 2005, a study to be completed by February 2006, a design completed by May 2006 and construction commencing in June 2006 or after the Parks Division moves out of the MSC. \$1.0 million moved Parks Maintenance Facility project from this account per Council action 8/8/05; budget reduced from \$2,919,000.	\$1,919,000	\$143,993	Dan Carroll (PW&U)/ Mike Wong (PW&U)	City Employee	Martin/Martin - Salt Storage	10/2000	12/2007	10% - Salt Storage 0% - MSC Ops.
	► <b>Savory Farm Water Tower Rehabilitation</b> - The first phase of work on the restoration of the Savory Farm Water Tower involved the anchoring of the tower firmly into the ground. Future phases of the project will include caulking and painting of the tower structure, sandblasting the tank and restoring the original graphics on the tank.	Due to difficulty in researching the colors of the original graphics on the tank, painting will be delayed to early 2006. Projected completion date modified from 9/05 to 4/06 as a result. Work is continuing on specifications to use the best performance paint system.	\$112,200	\$21,510	Dave Downing (CD)/ Vicky Bunsen (CD)	Martin/Martin (consultant)	D&B Drilling, Inc. (contractor for Phase I)	9/2003	4/2006	15%
	► <b>The Shops at Walnut Creek (aka: Promenade/Mandalay Gardens)</b> - This project includes the development of a land use plan, design guidelines, annexation map and PDP for Mandalay Gardens and a land use plan for Promenade North. The project also includes property valuations, a blight study and an urban renewal plan for Mandalay Gardens. Land acquisitions completed with two parcels final price being negotiated. This aspect of project almost complete except for final bill and legal expenses for land acquisition, to be paid.	The Super Target store opened in early Oct, 2004. Construction has commenced on the Phase II buildings. The road under US 36 to the Promenade was opened on September 28. The second phase stores should open by 2nd quarter 2006. Budget in 2004 was \$2,615,000 but \$1,096,216 was capitalized at year-end 12/31/04; amount shown as Budget is the remaining amount available for expenditure. Staff is currently working with CDOT and RTD to get the slip ramp issue resolved. Budget decreased by \$1,513,951 per Council action April 25, 2005 to advance WEDA this amount to satisfy its obligations with Westminster Development Company, Lawrence Construction Company, TranSystems Corporation and any attorney fees related to the Weigel condemnation appeal.	\$4,833	\$4,833	Dave Loseman (CD)/ Steve Smithers (CMO)	City Employee	DTJ; Gorsuch Kirgis; and Bowes & Co.	3/2002	6/2006	85%
	► <b>South Lowell Gateway Redevelopment</b> - Preparation of redevelopment plan to 100-200 acres of land, which will include preparation of land use plan, infrastructure needs study, rail station design, and development of financing options.	Staff has contracted with a consultant to prepare drainage and park development concepts along Little Dry Creek and prepare development guidelines for the TOD Project. Plans are at about 60% completion.	\$100,000	\$97,483	Tony Chacon (CD)	City Employee	Design Studios West/Sellards & Grigg	5/2004	10/2005	70%

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▶	<b>South Westminster Revitalization</b> - Funds to be used in conjunction with planning, appraisals and capital funding of redevelopment projects within south Westminster including the Northgate Center and 73rd/Lowell redevelopments.	Project funds assisted in the completion of the West 73rd Avenue Framework Plan (historic town plan); City Shop Redevelopment Plan; and LaConte Center redevelopment plans. Concept development plan prepared to potential user on Northgate project and Shoenberg property at 72nd Avenue and Sheridan Boulevard. Demo/clean-up of Guildner/Heffley properly completed of which \$189,000 of funding to come from South Westminster account. Little Dry Creek cleanup completed. 71st/Federal project terminated due to financial feasibility. Council appropriated 7/25/05 two grants totaling \$54,500 from the State of Colorado, State Historical Society. One grant of \$50,500 will be used for the Westminster Grange Hall exterior restoration project. The other grant of \$4,000 will be used for an archeological assessment of vacant land northwest of West 73rd and Orchard Court.	\$468,412	\$225,621	Tony Chacon (CD)	City Employee	Gorsuch Kirgis; Westerra; Southwestern Investment Group; Weston; HNTB; Perspective 3	1/2001	12/2005	70%
▶	<b>South Westminster Transit Oriented Development</b> - Involves preparing plans and design concepts for redevelopment of 150 acre site in south Westminster in conjunction with RTD's FasTracks proposal.	First public meeting was held in May; a second meeting is anticipated in December when the design guidelines are near completion so staff can present both documents at the same time. Once these meetings have been completed, the revised plan will be presented to Council.	\$140,000	\$129,829	Tony Chacon (CD)	Renee Martinez, OTAK	OTAK, Inc	4/2003	10/2005	90%
	<b>Standley Lake Regional Park</b> - Design and construction of Regional Park, including boat ramp and campgrounds.	Balance of funds being utilized for installation of additional landscaping, signage and other improvements, which will be completed in 2005. Budget in 2004 was \$2,739,734 but \$2,682,738 was capitalized at year-end 12/31/04; amount shown as Budget is the remaining amount available for expenditure. Project is underway; signage is being installed.	\$56,996	\$6,975	Ken Watson (PR&L)	City Employee	DHM Design Corp.; TBD	9/1999	12/2005	99%
▶	<b>Westfield Village Park</b> - Community park located at 114th Avenue and Wolff Street that includes a bigger park for the residences of Green Acres subdivision. This project will allow access to the open space trail system and is anticipated to include such items as trails, a playground, a multipurpose shelter, soccer fields, and ball fields. This is a joint project with Hyland Hills.	Construction is anticipated for 2006. Budget increased from \$1,400,000 by \$1,500,060 per Council action 7/25/05 due to part of the funding for this park comes from bonds issued by Hyland Hills Park and Recreation District (\$900,000), as well as, a portion of a grant issued by Adams County (\$600,060) to Hyland Hills.	\$2,900,060	\$1,219,082	Julie Eck (PR&L)	City Employee	DHM Design Corp.; AJI, Inc.	9/2003	12/2006	75%
	<b>Westminster Boulevard Extension</b> - This roadway project links Harlan Street north of 92nd Avenue with the Westminster Promenade area at 104th Avenue and includes bridges over US-36 and Big Dry Creek.	Street improvement project is complete. Landscaping design and installation have been delayed while other priorities are addressed. Budget in 2004 was \$14,195,873 but \$13,329,769 was capitalized at year-end 12/31/04; amount shown as Budget is the remaining amount available for expenditure.	\$866,104	\$28,245	Steve Baumann (CD)	Washington Group	Washington Group; SEMA Construction Inc	8/2000	12/2005	95%
▶	<b>Westminster Retail Initiative</b> - Project to promote the development of new retail projects & the filling or redevelopment of vacant retail space.	Final Development Agreement with Forest City has been signed. Land closing occurred May 13, 2005. Forest City broke ground on September 14, 2005. AMC, Penney's, Target and Foley's are anchors.	\$102,852	\$39,569	Susan Grafton (CD)	City Employee	In House	4/2002	2007	65%
	<b>Widen Sheridan FHC</b> - This project was created to provide for the design and construction of the widening of Sheridan Boulevard at the Farmers High Line Canal crossing (at the approximate 94th Avenue alignment) in order to achieve three "through" lanes in the southbound direction.	The widening of this portion of Sheridan Boulevard was accomplished as a change order to the 92nd Avenue Project and paid out of that project account. These funds maybe used for access enhancements at the Westfield Shopping Center south entrance and internal access drive.	\$350,000	\$0	Dave Downing (CD)	City Employee	Lawrence Construction Company	7/2000	8/2000	100%
▶	<b>Willowbrook Park Improvements</b> - Design and construction of neighborhood park with traditional amenities that the City tries to accommodate the neighborhood priorities (e.g., shelter, picnic tables, basketball, drinking fountain, etc.).	Easements have been completed and recorded. Site survey is complete and the design phase has started. Construction completed. Warranty will continue for one year.	\$275,000	\$266,410	Kathy Piper (PR&L)	City Employee	In-house	7/2002	8/2005	95%
▶	<b>Wolff Street: 114th to 116th Avenues</b> - Funds the installation full street improvements to connect the Weatherstone and Westfield subdivisions and provide access to the Westfield Village Park, including the creek vehicle crossing near 116th Avenue. Also, funds the design and construction of a connection of 115th Avenue between Sheridan Boulevard and future Wolff Street.	Anticipate construction to commence in October 2005 with completion by second quarter of 2006. Budget increased from \$490,000 by \$466,976 per Council action 9/12/05 from the supplemental appropriation of cash-in-lieu payments (\$19,574) plus the transfer of funds from the 98th Avenue Project (\$447,402) to the Wolff Street Project. Projected completion date modified from 8/05 to 3/06 due to the modified scope of the project that Council approved 2/23/04.	\$956,976	\$76,165	Dick Kellogg (CD)	Wilson & Co.	Asphalt Specialties Co., Inc.	7/2003	3/2006	1% Construction



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<b>UTILITY CAPITAL IMPROVEMENT FUND</b>										
▶	<b>75th-78th-Stuart St. Watermain</b> - The project includes the installation of a waterline to improve fire flows and water system efficiency in 76th Avenue from Sheridan Boulevard across the BNSF Railroad to Stuart Street; south along Stuart Street to 75th Avenue; 75th Avenue west across the BNSF Railroad to Sheridan Boulevard. (previously known as the 76th Avenue 20" Water Main project; renamed per Council action 5/23/05)	The budget for this project was increased by \$2,122,000 as part of the PW&U CIP modifications review that was approved by Council on May 23, 2005. The construction documents are expected to be developed in October 2005 with anticipated construction completed by February 2006. As a result of staff reviewing the water master plan and the designed alignment of 78th Avenue, 75th Avenue, and Stuart Street, staff has proposed an alternate alignment to the consulting engineer that would reroute the pipeline through Wolf Run Park rather than Stuart Street. Staff will be recommending a contract amendment to S.A. Miro's contract at the October 24, 2005 City Council meeting for the design of this new alignment. Staff expects the new alignment to save the City approximately \$200,000. Therefore, the construction schedule will be modified with completion to occur in May 2006; projected completion date modified from 2/06 to 5/06.	\$2,455,000	\$47,623	Dan Carroll (PW&U)	City Employee	S.A. Miro	9/2004	5/2006	15%
▶	<b>88th/Zuni Lift Station</b> - The project includes the installation of a wet well and properly sized pumps to ensure adequate pumping of wastewater to the Metro plant and to prevent future wastewater overflows.	This project is currently under design and approximately 90 percent complete. The design engineer will be submitting to the Colorado Department of Public Health and Environment for review and approval of the entire site. Upon approval by the State, construction documents will be prepared for bidding. City Council approved a contract amendment to Martin/Martin at the August 22, 2005 City Council meeting amending the contract for additional design services of this lift station that include new pumps, electrical equipment improvements, re-aligned pipelines, and a new generator. Staff expects to bid for construction in January 2006 with an expected completion date of April 2006; projected completion date modified from 12/05 to 4/06.	\$250,000	\$1,380	Mike Wong (PW&U)	City Employee	Martin/Martin	6/2005	4/2006	5%
▶	<b>104th Avenue &amp; Bryant Court Drainage Improvements</b> - Project includes the planning, design and construction of drainage facilities to convey major storm flows from the drainage basin south of 104th Avenue and east of Bryant Street. This project will improve existing inlet conditions east of Bryant Street to prevent major flows from going onto the private properties north of 104th Avenue. Existing storm sewers and swales have been proven inadequate to handle these flows during major storm events.	The design and construction of this project was combined with the Tennyson Court Drainage project. Construction will begin during the 4th Quarter of 2005. Projected completion date modified from 8/05 to 12/05 due to merger of two projects.	\$60,000	\$0	Steve Baumann/John Burke (CD)	City Employee	Ayres and Associates	9/2004	12/2005	50%
▶	<b>104th Avenue 24" Water Main</b> - The project includes the installation of a water line in 104th Ave from Old Wadsworth Boulevard to Pierce Street.	Project combined with development of Mandalay Gardens project. Budget in 2004 was \$1,687,000 but \$1,559,432 was capitalized at year-end 12/31/04; amount shown as Budget is the remaining amount available for expenditure. Project to remain open as retainage is still being held by City.	\$127,568	\$127,568	Dave Loseman (CD)	City Employee	Calibre Engineering	3/2003	5/2005	100%
▶	<b>115th/Wolff Water &amp; Reclaimed Water Lines</b> - Installation of a potable water line and reclaimed water line as part of the Wolff Street Extension.	This work is being completed as part of a roadway construction project managed by Community Development. The design phase has been completed, the project was advertised for bids, and the construction contract was awarded at the September 12, 2005 City Council meeting. The utility fund portion of the project needed to be increased from \$100,000 by another \$90,000 due to higher than expected bids for the entire project; funds moved per Council action 9/12/05 from the Water Capital Reserve account. Projected completion date modified from 2/06 to 6/06.	\$190,000	\$1,733	Dick Kellogg (CD)/ Kent Brugler (PW&U)	City Employee	DMJM + Harris, Inc for engineering; Wilson & Co, Inc for construction eng. Asphalt Specialties - Contractor	4/2004	6/2006	10%
▶	<b>128th and Pecos Diversion Structure and Sewer</b> - Construction of approximately 250 feet of 30-inch sanitary sewer near the intersection of 128th Avenue and Pecos Street, along with a diversion structure. The sanitary sewer diversion will reroute the original Big Dry Creek interceptor to the newer, larger Big Dry Creek parallel interceptor and remove the flow from the remainder of the original interceptor sewer and the North Huron Sanitary sewer as it crosses Big Dry Creek.	Construction began in June and was completed in August 2005. This project was accepted into warranty in September 2005 after a walk through inspection by staff.	\$175,000	\$166,364	Kent Brugler (PW&U)	City Employee	Sorenson Engineering Lillard & Clark	3/2005	8/2005	100%
▶	<b>Big Dry Creek Interceptor Sewer Inflow &amp; Infiltration Improvements</b> - This project will make improvements to reduce infiltrations and inflow into the Big Dry Creek sewer basin. It is intended to reduce the number of customer sewer backups in the event of a severe rain. This project will require a mix of sewer replacement, sewer rehabilitation and source reduction.	The scope of work for this project was changed to include a video inspection and jet cleaning to determine inflow and infiltration of the BDC interceptor for future repairs and/or improvements. Due to other Utilities Division priorities, staff did not have an opportunity to develop an RFP to complete this study. Staff is planning to develop an RFP by the end of the 4th Quarter 2005 with a specific scope of work for the study. Projected completion date modified from 9/05 to 5/06.	\$334,740	\$34,740	Richard Clark (PW&U)	City Employee	Firm Not Selected	6/2003	5/2006	0%
▶	<b>Big Dry Creek Waste Water Treatment Facility Renovation &amp; Expansion</b> - This project involves the expansion and upgrade of the existing treatment facility to meet future needs as mandated by the State Department of Health, to replace aging equipment, to improve odor control and to improve the operating and maintenance efficiency of the facility.	The ground breaking for the BDCWWTF expansion/renovation project occurred in Aug 2005. At the 7/18/05, Study Session presentation to City Council, City Council directed staff to add back into the construction the RV Dump Station. The RV Dump Station has been added into the scope of work for Lillard & Clark to complete. Funding for this addition is currently coming from the construction contingency. Staff may need to request additional funding of the RV Dump Station in the future depending on other unforeseen circumstances that may require the use of contingency. The final negotiated guaranteed maximum price (GMP) with Lillard & Clark is \$38,875,000. Budget increased from \$27,331,420 by \$16,109,000 per Council action 7/25/05 due to the finalization of the Big Dry Creek Loan with the Colorado Water and Power Development Authority. Also, contract amendments for CDM, the City's design engineer and construction manager, and for Sorenson, the City's owner representative, were approved at the 9/26/05 City Council Meeting due to the revised construction schedule (18 to 33 months).	\$43,440,420	\$1,341,356	Kent Brugler (PW&U)	City Employee	CDM - Eng/Cons. Mgmt. Sorenson - Owner's Rep Svcs. Lillard & Clark - Contractor	7/03 for final design	6/2008 for design & construction	90% final design, 5% overall
▶	<b>Biosolids Program Settlement</b> - As a result of regulatory violations, the City was issued a notice of violation by the USEPA in August 2004 that has been in settlement negotiations since.	Staff has been working closely with the City Attorney's Office and the USEPA to resolve the outstanding issues as a result of the notice of violation the City received in August 2004. The City negotiated a final settlement with the USEPA that included a \$40,000 cash settlement and the 2 supplemental environmental programs (SEP) that are not expected to exceed \$75,000. The first SEP is the restoration of an area along Little Dry Creek that will improve the habitat. The second SEP is a workshop on proper management, disposal, application, and reporting of biosolids applications. The cash settlement to the USEPA was paid in September 2005. Staff is in the process of planning and administering the 2 SEP's, which are expected to be completed no later than the 3rd Quarter 2006.	\$115,000	\$40,000	Mary Fabisiak (PW&U)	City Employee	TBD	6/2005	9/2005	35%
TO BE CLOSED	<b>Clearwell</b> - The project is for the removal and reconstruction of the 5 million gallon Concrete Storage Reservoir and provide final landscaping/curb and gutter to the site.	Budget in 2004 was \$774,970 but \$292,589 was capitalized at year-end 12/31/04; amount shown as Budget is the remaining amount available for expenditure. In June 2005, the City received word from the Supreme Court that its appeal had been rejected. Staff paid the final settlement to Centric Jones in the amount of \$262,699.06 on August 12, 2005. This project is now ready to be closed since all legal action has been completed.	\$482,381	\$281,891	Dan Carroll (PW&U)	BV Engineers	CDM	8/2001	6/2003	100%
▶	<b>England Pipeline/Treated Transmission Line</b> - The project includes funds to convert the existing raw water England Plant supply line to a treated water line to deliver water from the Semper Water Plant to the south portion of the City.	Two-mile project to remove & replace former raw water main to England Plant. The construction award is anticipated to be awarded in the third quarter 2005. The easement acquisition negotiations were recently completed; however, final contract language is still in discussions with two of the four property owners. Staff is still awaiting one final easement before finalizing the design documents. Staff is in the process of reviewing the design documents and specifications and getting the comments back to the design engineer ASCG. Upon receiving the final easement, staff will direct the consulting engineer to prepare the construction documents for bidding.	\$1,880,000	\$419,514	Dan Carroll (PW&U)	City Employees	McLaughlin Engineers	4/2002	3/2006	12%
▶	<b>Environmental Grant</b> - The project includes conducting a study of the Big Dry Creek Basin to assist in maintaining the environmental stability of the area.	Budget in 2004 was \$242,330 but \$214,509 was capitalized at year-end 12/31/04; amount shown as Budget is the remaining amount available for expenditure. Project was completed in June 2005. Staff has been informed that future funds for the continuation of this project are becoming more scarce. The project is recommended to remain open until Staff is able to confirm the future availability of funds.	\$27,821	\$27,746	David Carter (PW&U)	Wright Water Eng.	Aquatic Associates	10/2000	10/2005	100%

## CAPITAL IMPROVEMENT PROGRAM - MAJOR PROJECTS

UPDATED	PROJECT TITLE/DESCRIPTION	PROJECT STATUS (as of 9/30/05)	BUDGET	SPENT (9/30/05)	PROJECT MANAGER (DEPARTMENT)	EXTERNAL PROJECT MANAGER UTILIZED?	ENGINEERING FIRMS OR CONTRACTORS	START DATE	PROJECTED COMPLETION DATE	% COMPLETE
	<b>Gravel Lake Storage</b> - In order to meet the City's build out raw water demand, the City is pursuing construction of reservoirs from reclaimed gravel mines along the South Platte River near Wattenberg in Weld County. This project is unique in that the mining company Aggregate Industries is constructing the reservoirs for Westminster as part of the mining reclamation plan. Westminster is responsible for constructing inlet and outlet facilities. The project is anticipated to take between 8 and 12 years to complete.	Permitting for this project is nearing completion after extensive delays and negotiations between EPA and Aggregate Industries. A design study is anticipated to be performed in 2005 for the inlet and outlet facilities.	\$2,435,846	\$2,138,807	Josh Nims (PW&U)	City Employee	Aggregate Industries/Various Engineering Firms	2000	2012	1%
▶	<b>Gregory Hill Tanks</b> - Structural repairs to Gregory Hills west tank. Tank has buckled structural plates on east side of tank. Other operational & sanitary deficiencies to be remedied concurrent with structural repairs.	Design contract awarded to Tank Industry Consultants. The project will commence in the fall of 2005 and modified to include additional painting of tank interiors. Staff is currently in contact with Tank Industry Consultants to develop the scope of work and bid documents for construction, which is expected to commence in the 4th quarter of 2005. Staff is in the process of finalizing the bid documents and specifications and readying the documents for tank improvement specialists.	\$467,984	\$13,167	Dan Carroll (PW&U)	City Employee	Tank Industry Consultants	9/2004	4/2006	5%
▶	<b>LDC Inflow &amp; Infiltration Improvements</b> - Study and carryout improvements to the Lower Dry Creek Sewer System.	Project scope changed to only include study of the pipeline at this time. The study will include jet cleaning and video inspection and minor repairs as necessary to control inflow and infiltration. First draft of specifications under review. Due to other Utilities Division priorities, staff did not have an opportunity to develop an RFP to complete this study. Staff is planning to develop an RFP by the end of the 4th Quarter 2005 with a specific scope of work for the study.	\$579,228	\$229,228	Richard Clark (PW&U)	City Employee	Wade	4/2002	12/2005	11%
▶	<b>Maintenance Management Computer System</b> - To fund the purchase of a Total Enterprise Asset Management (TEAM) Program for eventual citywide use. Utilizing the latest technology for asset and resource management, improved customer service and better management of all maintenance tasks.	Community Development's Rental Properties is fully implemented with the system. All of the enhancements for this division have been completed and the employees that will be using the system have been trained. Rental Properties will go live with the system mid October 2005. The Utilities Division staff has completed their training on the system and are reviewing the second round of data that has been converted. Staff expects to go live with this group by the end of December 2005. The Street Operations and Infrastructure Improvements Divisions will complete data conversion by the end of October 2005 and will attend system training in November 2005. The Water Resources/Administration Divisions are expected to begin their data conversion and training in December 2005. The TEAM implementation project is on schedule to be completed by July 2006.	\$550,000	\$291,486	Ray Porter/ Keith Alvis (PW&U)	City Employee	Burlstone, Inc. and ACCELA Inc.	1/2002	6/2006	40%
▶	<b>North Huron Transmission Main</b> - Project will interconnect water mains in the north Huron development corridor between 136th and 148th Avenues. These transmission mains are necessary to support the infrastructure for commercial development in this area. Additional funds will be required to complete this project.	This project is intended to feed water system transmission mains up North Huron to approximately 148th Avenue. An additional \$1.2 million is needed to fund phases A-F. Phase A is currently under way. Second phase of improvements (140th to 150th) awarded to Hamon on June 27. Due to the 144th Avenue interchange bids coming in higher than expected, the Utility Fund is paying for the relocation of a sanitary sewer main in the amount of \$239,000 and the installation of a water line in the amount of \$98,000. Additional funds may need to be appropriated since only \$60,000 was earmarked for this portion of the North Huron Transmission mains project.	\$1,900,000	\$388,232	Steve Baumann (CD)/ Kent Brugler (PW&U)	City Employee	FHU and Hamon	10/2004	7/2006	30%
▶	<b>Northeast Water Storage Tank</b> - Project is for the construction of a new "hydropillar" style storage tank at 114th Avenue and Cherokee. The project includes piping to hook up existing lines and added costs for electrical and Supervisory Control and Data Acquisitions (SCADA) controls. This will also allow the treatment plants to operate at a more constant rate and use the storage tank to fill peaks and valleys in demand.	Project may be split into two smaller tanks based on Master Plan results. Second tank could be located near 144th & Huron to provide storage for fire flows in North Huron Corridor. Project on hold until 144th & Huron development project finalized; funds to be used on final project scope. Staff has been informed that a water tank may not be needed at this site. Until a final determination has been made, this project will be on hold.	\$3,000,000	\$0	Dan Carroll (PW&U)	City Employee	Firm Not Selected	1/2003	12/2005	0%
▶	<b>Northgate Main Extensions</b> - Project to support the anticipated Northgate Redevelopment project. This main will provide a redundant feed into the project area and help increase fire flow available to the site from the City's water distribution center. The location of this project is currently anticipated to be along 70th Ave and Hooker Street.	With the passing of the FasTracks initiative and the City's plans for the transit oriented development, staff is recommending to conduct a study on the water and wastewater systems in the southern part of town to ensure the water and wastewater development needs are adequately defined. Staff will be working with Community Development to get a master plan of the area to ensure the water and wastewater systems are adequately addressed as construction commences in the future.	\$75,000	\$0	Richard Clark (PW&U)	City Employee	Firm Not Selected	9/2005	12/2006	0%
▶	<b>Pressure Reducing Valve</b> - Installation of two pressure-reducing valves on the treated water system to regulate operating pressure. The first valve will be placed at 104th and Lowell Court and the second at 80th and Irving Street. The area around 80th and Lowell is identified in the Water Master Plan as having inadequate fire flows for current standards. Both valves will be installed in vaults with associated piping and additional system control valves.	Velocity Constructors, Inc was awarded the contract for the PRV installation in two locations. PRV's needed to regulate water pressure in two areas: area of 104th and Lowell Court; and 80th and Lowell Boulevard. The contractor has completed the installation of the PRV at 80th Avenue and Lowell Boulevard. The second PRV was installed near 104th Avenue and Lowell Court. Both PRV's are currently in the punch list stage. Warranty acceptance is expected to occur upon completion and acceptance of the punch list items, which should occur by the end of October 2005.	\$454,065	\$401,672	Abel Moreno (PW&U)	RGCE	Tetra Tech Engineers, Inc Velocity Constructors	5/2004	10/2005	95%
▶	<b>Quail Creek Channel Improvements</b> - Project to rehabilitate the existing Quail Creek channel upstream of Huron Street to improve flow. The low slope of the existing channel has caused standing water problem.	Construction of the new box culvert under Huron Street is behind schedule and the facility is unlikely to be in service until the first quarter of 2006; therefore, projected completion date modified from 3/06 to 7/06. A Letter of Map Revision can then be issued to revise the Quail Creek floodplain as mapped downstream of Huron Street. An application for matching funding from UDFCD is also being pursued to assist with the improvements being planned for upstream of Huron Street, work that should get underway in 2006.	\$250,000	\$0	Steve Baumann (CD)	City Employee	TBD	10/2004	7/2006	5%
▶	<b>Raleigh Street and 70th Avenue Drainage Improvements</b> - This project will evaluate remedies to chronic flooding problems near the intersection of Raleigh and 70th Avenue. The engineering studies will recommend improvements or modifications to be designed and implemented.	Construction of an overland flow path in front of 7000 Raleigh and the south side of the England Park ballfield began in the third quarter and should be completed in October 2005. Other projects in this area will be evaluated in late 2005 and 2006 to determine whether balance of funds can provide solutions.	\$215,000	\$38,231	Steve Baumann (CD)	City Employee	ICON Engineering	4/2002	12/2005	75%
▶	<b>Reclaimed Water Line: Bull Canal - 132nd to 136th</b> - Project includes the installation of over 2,600 linear feet of reclaimed water line from 132nd Avenue to 136th Avenue along the west side of the bull canal and the installation of two pressure reducing vaults - one at the reclaimed water treatment facility and the other at approximately 126th Avenue and Huron Street, just west of the new high school.	This project is complete. Start-up of the PRV vaults at the Reclaimed Water Treatment Facility and at the new Adams County Five Star Schools high school was completed on September 30, 2005. Staff will be working with the contractor on completing and accepting the punch list items. Upon completion of the punch list items, staff will accept the project into warranty.	\$700,000	\$536,285	Abel Moreno (PW&U)	RGCE	Boyle Engineering American Infrastructure	4/2005	8/2005	95%
▶	<b>Reclaimed Water Line: Huron Street - RWTF to 132nd</b> - Project includes the installation of over 1,600 linear feet of reclaimed water line from the Reclaimed Water Treatment Facility to 132nd Avenue and connecting to the newly installed Bull Canal Reclaimed Water Line and vault at the Reclaimed Facility.	Construction was included in the City's contract for the Huron Street Improvements and this utility work is nearly complete, with minor components tied to completion of the roadway project itself. The reclaimed water line installation is being installed as part of the phased reconstruction of the street in front of the WWTP within the Huron Street 128th-140th Avenue project. The projected completion date was modified from 8/05 to 1/06 since it is tied to further progress on Huron Street, being built above it, and that has been delayed by work that has been added to the contract and problems elsewhere in the project.	\$340,000	\$53,033	Steve Baumann (CD)/ Kent Brugler (PW&U)	City Employee	FHU and Hamon	4/2005	1/2006	90%
▶	<b>Reclaimed Water Treatment Plant Expansion Study</b> - Project to study northern City service options and citywide final service alternatives.	This study incorporate information from the Reclaimed Water Master Plan and will be based on the existing plant design that was prepared to be expanded from 6.5 million gallons a day to a final 10 million gallons a day. The expansion study has not been initiated at this point due to the Department conducting a subsequent study to determine the infrastructure needs on the water, wastewater and reclaimed systems. At the completion of the study, staff expects to prioritize longer term infrastructure needs, including expanding the reclaimed facility at this time or in the near future. Staff will have a better handle on the reclaimed treatment facility in about 12 to 18 months. Projected completion date modified from 8/05 to 1/06 to reflect current status. This project has not commenced due to other higher priority Division projects in Water Resources and Treatment.	\$50,000	\$0	Mary Fabsiak (PW&U)	City Employee	Firm Not Selected	3/2004	5/2006	0%

## CAPITAL IMPROVEMENT PROGRAM - MAJOR PROJECTS

UPDATED	PROJECT TITLE/DESCRIPTION	PROJECT STATUS (as of 9/30/05)	BUDGET	SPENT (9/30/05)	PROJECT MANAGER (DEPARTMENT)	EXTERNAL PROJECT MANAGER UTILIZED?	ENGINEERING FIRMS OR CONTRACTORS	START DATE	PROJECTED COMPLETION DATE	% COMPLETE
▶	<b>Semper WTF Sedimentation Basin Improvements</b> - This project includes the replacement of tube settlers with stainless steel plate settlers in all eight sedimentation basins, which is a more modern technology that improves the water quality coming out of the treatment facility.	Council awarded contract to Burns & McDonnell/Garney Constructors at June 27 Council meeting. The stainless steel plates are currently being constructed. Burns & McDonnell/Garney Constructors are expected to mobilize to Semper at the end of October to begin initial construction of the site, which will consist of removing the old tube settlers from the sedimentation basins and preparing the basins for the installation of the new stainless steel plate settlers.	\$2,500,000	\$875	Kent Brugler (PW&U)	City Employee	Burns & McDonnell Garney Constructors	10/2005	5/2006	5%
▶	<b>Shaw Heights</b> - This project represents the remaining funds contributed from Shaw Heights Water District; not available for other purposes.	Remaining funds being held for demolition of remaining wells & well houses, closure and sale of properties. These funds are the carryover of funds supplied by the Shaw Heights District when the district dissolved. Staff will be developing a schedule to initiate demolition of the wells and well houses. RG Consulting Engineers, Inc. will be developing an RFP for the well demolition by the end of November 2005. Projected completion date modified from 12/05 to 4/06 due to staff researching the well site and the water rights in order to properly abandon the well site.	\$111,165	\$0	Abel Moreno (PW&U)	RGCE	TBD	7/2005	4/2006	5%
▶	<b>Signal Reservoir Spillway Enlargement</b> - The Colorado State Engineer has notified the City that the Signal Reservoir No. 1 spillway is inadequate and needs to be enlarged. Signal Reservoir No. 1 has an approximate capacity of 234 acre feet and enlarging the spillway would add additional cost to continued use of the reservoir with little benefit to Westminster. The preferred options at this time are breach of the dam and abandonment of the reservoir or sale of the entire property. Reservoir No. 2 will continue to be leased back to an irrigator per a previous lease agreement.	Negotiations are continuing with potential purchasers of the property, including the City of Thornton. Both reservoirs have been drained and will be held at zero storage until the property is sold. Thornton is interested in a package deal that would include trading to Westminster assets that are owned or controlled by Thornton and located in Westminster. A cost estimate for the spillway and dam improvements has been completed and a market analysis for the property value was also performed. The cost estimate and market data will be used in negotiations with potential buyers. These negotiations have been on-going and two purchase offers are presently being evaluated. It is anticipated that a recommendation for the disposition of property will be submitted to City Council next quarter. Projected completion date modified from 9/05 to 12/05 to reflect ongoing negotiations.	\$25,000	\$9,400	Dan Strietelmeier Kent Brugler (PW&U)	City Employee	Firm Not Selected	9/2002	12/2005	22%
▶	<b>Silo Pump Station Upgrade</b> - This project includes a study and upgrades to the Silo Pump Station, which will include electrical equipment and a new standby generator.	Future pipeline projects related to the station will be rebudgeted in future CIP. BO&M initiated the painting and minor touch-up of the Silo Pump Station during the latter part of the first quarter. Budget in 2004 was \$1,188,700 but \$24,243 was capitalized at year-end 12/31/04; amount shown as Budget is the remaining amount available for expenditure. Per Council action 5/23/05, budget reduced by \$664,457, which was moved to Utility Fund CIP Reserve. This project will commence at the completion of the Department's water and wastewater infrastructure review and recommendations to ensure the most appropriate project is completed, which is expected to occur in the second quarter of 2006. Project re-defined December 2004 as an electrical equipment & standby generator project only. A revised scope of work is expected to come out of the water/wastewater master plan efforts; projected completion date modified from 9/05 to 4/06.	\$500,000	\$2,876	Dan Carroll (PW&U)	City Employee	Firm Not Selected	1/2005	4/2006	15%
▶	<b>Standley Lake Campground Renovation</b> - Campground construction funding for Eagle Gulch Campground. Paid for from Water Fund because Standley Lake dam renovations required the relocation of the existing campground.	Construction completed in August 2003. The balance of funds are being used to plant trees, install other landscaping/irrigation, directory information, and other improvements. Budget in 2004 was \$350,000 but \$327,982 was capitalized at year-end 12/31/04; amount shown as Budget is the remaining amount available for expenditure. Projects are underway with roadbase improvements, etc.	\$22,018	\$17,238	Ken Watson (PRL)	City Employee	DHM Design/Aquatic and Wetland Co.	4/2003	6/2005	99%
▶	<b>Standley Lake Stormwater Interceptor (aka Standley Lake Water Quality Protection Project)</b> - The City of Westminster has been in discussions with the City of Arvada regarding storm water management for the future development area west of and tributary to Standley Lake. The developers have proposed a mixed use for this area including construction of a new parkway. The proposed Northwest/Jefferson Parkway project is currently going through an environmental impact study process. The Cities of Westminster, Northglenn and Thornton have determined that the most cost effective alternative for protecting Standley Lake would be to intercept the stormwater using a portion of the Church Ditch and bypass the water around Standley Lake. Project participation costs would be shared by the Cities of Westminster, Northglenn Thornton, Arvada, developers or other members of the Parkway project.	A cost sharing and project management IGA continues to be negotiated by the Standley Lake Cities and Arvada. A majority of the project costs should be funded by Arvada and from a FRICO water quality protection payment to the Standley Lake Cities. The IGA is anticipated for completion this fall, with design and construction occurring 2005-2006. Staff is still working with the other Standley Lake Cities and Arvada to determine the appropriate course of action and remediation to insure that Standley Lake is protected from future development stormwater run-off. Staff expects the negotiations and plan of action to be developed by the end of the 1st quarter 2006.	\$765,000	\$5,942	Dan Strietelmeier/Mike Wong (PW&U)	City Employee	Muller Engineering	1/2001	6/2006	22%
▶	<b>Strasburg Natural Resource Farm (SNRF) Property Purchase</b> - This project is for the purchase of additional parcel of land adjacent to the SNRF for the application of City biosolids.	Property purchased on contract, payments of \$83,332.60 due twice annually until 2006. Purchase Price \$900,000; \$200,000 down payment is not reflected in this budget or amount spent. The second 2006 payment was authorized during 3rd quarter 2005.	\$346,670	\$166,665	Bob Krugmire (PW&U)	City Employee	In-house	1/2001	12/2006	80%
▶	<b>Tennyson Court Drainage Improvements</b> - Funding provides for the planning, design and construction of drainage facilities to convey major storm flows from the downstream end of the 10300 block of Tennyson Court, under Farmers Highline Canal and to the main channel of North Hyland Creek. This area receives stormwater runoff from a large tributary basin. Existing storm sewers and swales have been proven inadequate to handle these flows during major storm events.	The design and construction of this project was combined with the 104th Ave. & Bryant Ct. Drainage project. Projected completion date modified from 8/05 to 12/05. Construction is approximately 60% complete. The remaining portion of work will happen once the irrigation flows in the Farmers High Line Canal are stopped for the season. Construction should be completed by December 2005.	\$330,000	\$46,363	Steve Baumann/John Burke (CD)	City Employee	Ayres and Associates	9/2004	12/2005	60%
▶	<b>Utility Billing Software Replacement</b> - The current system was developed in-house and is operating beyond its capabilities. This project will allow for the selection and implementation of a new Utility Billing software system.	The City has entered into a contract with Advanced Utility Systems and is currently testing the converted data. The implementation plan calls for extensive training during the month of August with testing continuing through the scheduled go-live date of December 12.	\$750,000	\$294,223	Byron Jefferson (Finance)	City Employee	Firm Not Selected	12/2003	12/2005	65%
▶	<b>Utility Fund Fiscal Model</b> - This project is for the upgrade of the Utility Fund long-term financial plan.	Staff developed a request for proposals for consulting firms to identify their proposed approach to achieving a long-term fiscal model that will be simplified from the previous model used. The Finance Department is taking the lead in completing the selection and implementation of this project. FCSG selected with Council approval on 9/12/05. Timeline adjusted to reflect completion in April 2006 due to delay in the selection process; projected completion date modified from 12/05 to 4/06.	\$138,000	\$0	Bob Smith (Finance)/ Mike Happe (PW&U)	City Employee	Financial Consulting Solutions Group, Inc	12/2002	4/2006	20%
▶	<b>Wastewater Master Plan &amp; Modeling</b> - This project is to conduct an amendment to the 2002 wastewater master plan that evaluates infrastructure renewal and replacement needs and identifies an estimated capital budget for project completion.	Staff negotiated a contract with URS to complete the study on the water and wastewater systems. Staff recommending URS at the October 10, 2005 City Council meeting.	\$200,000	\$0	Richard Clark (PW&U)	City Employee	TBD	6/2005	4/2006	0%
▶	<b>Water Master Plan &amp; Modeling</b> - This project is to conduct an amendment to the 2002 water master plan that evaluates infrastructure renewal and replacement needs and identifies an estimated capital budget for project completion.	Staff negotiated a contract with URS to complete the study on the water and wastewater systems. Staff recommending URS at the October 10, 2005 City Council meeting.	\$500,000	\$3,836	Richard Clark (PW&U)	City Employee	TBD	6/2005	4/2006	0%



# WESTMINSTER

## Staff Report

Information Only Staff Report  
November 21, 2005



SUBJECT: Monthly Residential Development Report

PREPARED BY: Shannon Sweeney, Planning Coordinator

### Summary Statement:

This report is for City Council information only and requires no action by City Council.

- The following report updates 2005 residential development activity per subdivision (please see attachment) and compares 2005 year-to-date unit totals with 2004 year-to-date figures through the month of October.
- The table below shows an overall decrease (-64.6%) in new residential construction for 2005 year-to-date compared to 2004 year-to-date totals.
- Residential development activity so far in 2005 reflects decreases in single-family detached (-53.3%), single-family attached (-78.9%), and multi-family (-100%), and no change in senior housing development when compared to last year at this time.

### NEW RESIDENTIAL UNITS (2004 AND 2005)

UNIT TYPE	OCTOBER		% CHG.	YEAR-TO-DATE		% CHG.
	2004	2005		2004	2005	
Single-Family Detached	18	11	-38.9	321	150	-53.3
Single-Family Attached	39	0		213	45	-78.9
Multiple-Family	0	0	0.0	17	0	
Senior Housing	0	0	0.0	0	0	0.0
<b>TOTAL</b>	<b>57</b>	<b>11</b>	<b>-80.7</b>	<b>551</b>	<b>195</b>	<b>-64.6</b>

### **Background Information**

In October 2005, service commitments were issued for 11 new housing units within the subdivisions listed on the attached table. There were a total of 11 single-family detached and no single-family attached, multi-family, or senior housing building permits issued in October.

As noted in the August Monthly Residential Development Report, with the implementation of the City's new permit-tracking software (Accela), service commitments for new residential units are now awarded as the utility permits are issued (at the end of the construction process) rather than at building permit issuance (before the start of construction) as in prior residential development reports. For the next four months or so as this process is implemented, the monthly totals in these reports may indicate a smaller number of new residential units since the totals no longer reflect recently-issued building permits.

The column labeled “# Rem.” on the attached table shows the number of approved units remaining to be built in each subdivision.

Total numbers in this column increase as new residential projects (awarded service commitments in the new residential competitions), Legacy Ridge projects, build-out developments, etc. receive Official Development Plan (ODP) approval and are added to the list.

Respectfully submitted,

J. Brent McFall  
City Manager

Attachment

**ACTIVE RESIDENTIAL DEVELOPMENT**

<b><u>Single-Family Detached Projects:</u></b>	<b>Sep-05</b>	<b>Oct-05</b>	<b>2004 YTD</b>	<b>2005 YTD</b>	<b># Rem.*</b>	<b>2004 Total</b>
Asbury Park III (94th & Teller)	0	0	1	0	0	1
Asbury Acres (94th & Wadsworth Bl.)	0	0	2	4	0	2
Bradburn (120th & Tennyson)	0	0	43	23	120	51
CedarBridge (111th & Bryant)	0	0	4	0	6	4
Covenant (115th & Sheridan)	0	0	6	0	0	6
Hazelwood Annexation (147th & Huron)	0	0	1	0	0	1
Huntington Trails (144th & Huron)	0	0	0	0	210	0
Legacy Ridge West (104th & Leg. Ridge Pky.)	0	0	142	43	9	150
Lexington (140th & Huron)	0	0	0	0	5	0
Maple Place (75th & Stuart)	0	0	4	0	0	4
Meadow View (107th & Simms)	0	1	4	5	9	6
Park Place (95th & Westminster Blvd.)	0	0	0	0	100	0
Quail Crossing (136th & Kalamath)	0	0	9	0	0	9
Ranch Reserve (114th & Federal)	0	0	3	1	2	3
Ranch Reserve II (114th & Federal)	0	0	13	2	7	16
Ranch Reserve III (112th & Federal)	0	0	10	0	1	10
Savory Farm (112th & Federal)	0	0	4	0	0	4
Various Infill	0	0	3	2	13	3
Village at Harmony Park (128th & Zuni)	8	10	67	70	53	79
Wadsworth Estates (94th & Wads. Blvd.)	0	0	5	0	1	5
Winters Property (111th & Wads. Blvd.)	0	0	0	0	8	0
Winters Property South (110th & Wads. Blvd.)	0	0	0	0	10	0
<b><i>SUBTOTAL</i></b>	<b>8</b>	<b>11</b>	<b>321</b>	<b>150</b>	<b>554</b>	<b>354</b>
<b><u>Single-Family Attached Projects:</u></b>						
Alpine Vista (88th & Lowell)	0	0	0	0	84	0
Bradburn (120th & Tennyson)	0	0	92	18	55	92
CedarBridge (111th & Bryant)	0	0	0	0	2	0
Cottonwood Village (88th & Federal)	0	0	10	0	72	10
East Bradburn (120th & Lowell)	0	0	0	0	117	0
Highlands at Westbury (112th & Pecos)	0	0	57	25	71	75
Hollypark (96th & Federal)	0	0	0	0	20	0
Legacy Village (113th & Sheridan)	0	0	0	0	94	0
Ranch Creek Villas (120th & Federal)	0	0	16	0	0	32
Summit Pointe (W. of Zuni at 82nd Pl.)	0	0	4	0	58	4
Sunstream (93rd & Lark Bunting)	0	0	4	2	22	4
Walnut Grove (108th & Wadsworth)	0	0	30	0	0	30
<b><i>SUBTOTAL</i></b>	<b>0</b>	<b>0</b>	<b>213</b>	<b>45</b>	<b>595</b>	<b>247</b>
<b><u>Multiple-Family Projects:</u></b>						
Bradburn (120th & Tennyson)	0	0	0	0	54	0
Mountain Vista Village (87th & Yukon)	0	0	0	0	24	0
Prospector's Point (87th & Decatur)	0	0	17	0	29	17
South Westminster (East Bay)	0	0	0	0	64	0
South Westminster (Harris Park Sites I-IV)	0	0	0	0	12	27
<b><i>SUBTOTAL</i></b>	<b>0</b>	<b>0</b>	<b>17</b>	<b>0</b>	<b>183</b>	<b>44</b>
<b><u>Senior Housing Projects:</u></b>						
Covenant Retirement Village	0	0	0	0	32	0
Crystal Lakes (San Marino)	0	0	0	0	7	0
<b><i>SUBTOTAL</i></b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>39</b>	<b>0</b>
<b>TOTAL (all housing types)</b>	<b>8</b>	<b>11</b>	<b>551</b>	<b>195</b>	<b>1371</b>	<b>645</b>

\* This column refers to the number of approved units remaining to be built in each subdivision.