

Project Summary

Project Number: **45-200**
 Project Title: **22nd Street Commercial Site Preparation (SoNo TIF)**
 Asset Type:
 Division: **Economic Development Capital Projects**
 Project Type: Study Budget Year: 2019
 Year Identified: 2016 Project Status: Funded
 Start Date: 11/13/2015 Region:
 Est. Completion Date: 7/30/2019

Description:

This project will provide for a study following the 22nd Street Bridge realignment to evaluate the new opportunities that will become available on the residual property. Funding will be used to evaluate land development issues, marketability, and any needed infrastructure improvements on the residual property. This project is post-22nd Street Bridge realignment project activity.

Justification:

The need for this project was identified during existing studies for South Norfolk. The project objectives include:

- Creating a property of sufficient size to be able to accommodate a larger land use.
- Providing a more marketable site.
- Establishing a strong anchor for the east end of the Poindexter Corridor that would create a draw for people to enter the commercial core.

The goal is that these new trips would provide support for other businesses locating along Poindexter Street.

Comments:

On October 13, 2015, City Council approved an amendment to the FY 2016 Capital Budget to add this project and appropriate funding to this project from the South Norfolk TIF. A study has been submitted to the City for review.

Project Forecast

Year	Total Expense	Total Revenue	Difference
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Project Details 2019

Account	Description	Prior Years	2019	2020 - 23	Future Years	Total Amount
Revenue						
	Cash - South Norfolk TIF	50,000				50,000
Total Revenue		50,000				50,000
Expense						
	Other	50,000				50,000
Total Expense		50,000				50,000
Obligated to Date:						35,202
						70.40 %

Related Projects

Operating Budget Impact

Budget Year	Exp (Rev)	FTE Impact
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Project Summary

Project Number: **53-230**
 Project Title: **Airport Authority Improvements and Expansion - Phase II**
 Asset Type:
 Division: **Economic Development Capital Projects**
 Project Type: Addition or Expansion Budget Year: 2019
 Year Identified: 2019
 Start Date: 7/1/2018 Project Status: Funded
 Est. Completion Date: 6/30/2024 Region:

Description:

This project will provide for the Airport Authority's planned improvements to the Chesapeake Regional Airport over the next five years. This project will provide for the improvements that require City funding in the form of a local match.

This is the second phase of improvements. In FY 2019 and 2020, phase II will include easement acquisitions, removal of off-site obstructions (vegetation), corporate hangar site construction, mill and overlay parking lot, aircraft pavement repairs, and replacement of mowing equipment. In FY 2021 and 2022, the Airport will rehabilitate airfield lighting, design the rehabilitation of the aircraft apron, and build phase III of the North Terminal Area. The Airport will also update its master plan in FY2022, and design the rehab of the runway in FY 2023.

Comments:

On June 12, 2018, City Council approved an amendment to the FY 2019-23 CIP to add this as a new project for FY 2019. The Airport Authority's planned improvements to the airport over next five years requires City support of \$606,000, which is the local match for federal and state aviation funding totaling \$6.5 million. The local match will be funded by closing the completed phase I airport project # 01-170, transferring the unspent project balance (\$118,000) to phase II, and cash funding the rest of the local match (\$488,000) from the city lockbox.

Project Forecast

Year	Total Expense	Total Revenue	Difference
2019	295,400	295,400	0
2020	228,600	228,600	0
2021	53,000	53,000	0
2022	22,000	22,000	0
2023	7,000	7,000	0
	606,000	606,000	0

Project Details 2019

Account	Description	Prior Years	2019	2020 - 23	Future Years	Total Amount
Revenue						
	Cash - Lockbox City		295,400	310,600		606,000
Total Revenue			295,400	310,600		606,000
Expense						
	Design & Engineering			79,000		79,000
	Construction		100,000	231,600		331,600
	Equipment		95,400			95,400
	Other		100,000			100,000
Total Expense			295,400	310,600		606,000
Obligated to Date:						0
						0.00 %

Related Projects

Operating Budget Impact

Budget Year	Exp (Rev)	FTE Impact
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Project Summary

Project Number: **10-190**
 Project Title: **Fentress Encroachment Protection**
 Asset Type:
 Division: **Economic Development Capital Projects**
 Project Type: System Acquisition or Upgrade Budget Year: 2019
 Year Identified: 2015
 Start Date: 7/1/2014 Project Status: Funded
 Est. Completion Date: 6/30/2023 Region:

Description:

This project will purchase the development rights of land around the Naval Auxiliary Land Field (NALF) Fentress in order to reduce and protect both NALF and Oceana Naval Air Station.

Justification:

The purchase of development rights in areas surrounding the NALF will ensure that incompatible development does not surround the landing field. It also ensures that the Navy has adequate facilities to support the Oceana facility.

Comments:

On June 12, 2018, City Council approved an amendment to the FY 2018 Capital Budget to change this project's funding to match the actual state funding received. The changes are reflected in this project summary. See also City Manager Agenda Item 9-A (Docket Item CM-9).

The Approved FY 2018 Capital Budget was amended to reduce the funding by a total of \$4,300,000 in order to reflect the total state funding received to date for mitigation of encroachment around NALF Fentress. The reduction was applied equally to state and local funding.

Accordingly, the Amended FY 2018 Capital Budget included \$5,000,000 in funding for FY 2018 (\$2,500,000 state funding and \$2,500,000 local match). When combined with the prior year funding of \$4,092,266, the total project budget was revised to \$9,092,266.

Project Forecast

Year	Total Expense	Total Revenue	Difference
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Project Details 2019

Account	Description	Prior Years	2019	2020 - 23	Future Years	Total Amount
Revenue						
	Fund Balance - General Fund	1,380,000				1,380,000
	Cash - Other City Funds	666,133				666,133
	Grant	4,546,133				4,546,133
	Cash - Lockbox City	2,500,000				2,500,000
Total Revenue		9,092,266				9,092,266
Expense						
	Other	9,092,266				9,092,266
Total Expense		9,092,266				9,092,266
Obligated to Date:						5,592,478
						61.51 %

Related Projects

Operating Budget Impact

Budget Year	Exp (Rev)	FTE Impact
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Project Summary

Project Number: **05-230**
 Project Title: **Open Space and Agriculture Preservation (OSAP) Program**
 Asset Type:
 Division: **Economic Development Capital Projects**
 Project Type: System Acquisition or Upgrade Budget Year: 2019
 Year Identified: 2019
 Start Date: 7/1/2018 Project Status: Funded
 Est. Completion Date: 6/30/2023 Region:

Description:

This project will provide for the City's existing Open Space and Agriculture Preservation (OSAP) Program, which will be funded through the Capital Budget beginning in FY 2019. The OSAP Program is a voluntary, city-wide competitive program in which the City purchases development rights from willing landowners in exchange for a preservation easement on their property

Justification:

The OSAP Program is a key tool the City has to preserve agriculture and open space, while directing new growth and development to areas consistent with the 2035 Land Use Plan. By preserving agricultural land and open spaces, the City helps maintain an important component of the local economy, reduce demand for services, and reap the benefits these lands provide, including stormwater attenuation and wildlife habitat.

Comments:

The OSAP Program was adopted by City Council in 2003. Easements were acquired in 2007 and 2013, respectively. Local funds were matched with a state grant in 2017 to acquire additional easements.

Project Forecast

Year	Total Expense	Total Revenue	Difference
2019	610,000	610,000	0
2020	610,000	610,000	0
2021	610,000	610,000	0
2022	610,000	610,000	0
2023	610,000	610,000	0
	3,050,000	3,050,000	0

Project Details 2019

Account	Description	Prior Years	2019	2020 - 23	Future Years	Total Amount
Revenue						
	Cash - Other City Funds		610,000	2,440,000		3,050,000
	Total Revenue		610,000	2,440,000		3,050,000
Expense						
	Other		610,000	2,440,000		3,050,000
	Total Expense		610,000	2,440,000		3,050,000
					Obligated to Date:	0
						0.00 %

Related Projects

Operating Budget Impact

Budget Year	Exp (Rev)	FTE Impact
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Project Summary

Project Number: **04-170**
 Project Title: **South Norfolk - Strategic Acquisition of Real Property**
 Asset Type:
 Division: **Economic Development Capital Projects**
 Project Type: **New Facility** Budget Year: **2019**
 Year Identified: **2013**
 Start Date: **7/1/2012** Project Status: **Funded**
 Est. Completion Date: **6/30/2023** Region:

Description:

This project includes the purchase of commercial and residential property along key transportation corridors within the South Norfolk district. The residential component of this project will acquire challenged residential properties as well as update/rehabilitate acquired homes to meet code compliance and safety standards. The commercial component of this project will focus on the acquisition of certain strategic properties for land assembly and redevelopment for commercial purposes consistent with the City's revitalization goals.

Justification:

The purpose of this project is to eradicate blighted areas adjacent to key commercial corridors in a systematic way and to create a buffer of stable, market rate housing to support a vibrant commercial core. The intention of this program is to be self-sustaining and eventually be supervised by a CDC or other nonprofit.

Comments:

Funding of \$1,000,000 was added for FY 2018 to enable the City to continue strategic real property acquisition in South Norfolk.

On October 11, 2016, City Council approved an amendment to the FY 2017 Capital Budget to appropriate \$1,500,000 in South Norfolk Tax Increment Financing (TIF) District funding to allow the City to acquire 17 additional properties and proceed with the second phase properties (as outlined in Docket Item 4). This funding will be provided by South Norfolk TIF fund balance.

On October 13, 2015, City Council approved an amendment to the FY 2016 Capital Budget to amend the scope of this project to include residential real property in addition to commercial property. The need for this project was identified during existing studies for South Norfolk.

Project Forecast

Year	Total Expense	Total Revenue	Difference
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Project Details 2019

Account	Description	Prior Years	2019	2020 - 23	Future Years	Total Amount
Revenue						
	Cash - South Norfolk TIF	7,500,000				7,500,000
Total Revenue		7,500,000				7,500,000
Expense						
	Land Acquisition	7,500,000				7,500,000
Total Expense		7,500,000				7,500,000
					Obligated to Date:	5,095,944
						67.95 %

Related Projects

Operating Budget Impact

Budget Year	Exp (Rev)	FTE Impact
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Project Summary

Project Number: **51-230**
 Project Title: **South Norfolk Municipal Building**
 Asset Type:
 Division: **Economic Development Capital Projects**
 Project Type: **New Facility** Budget Year: **2019**
 Year Identified: **2019**
 Start Date: **7/1/2018** Project Status: **Funded**
 Est. Completion Date: **6/30/2023** Region:

Description:

This project will provide for the design and construction of a new municipal facility in South Norfolk. This project may also include space for a business incubator, retail, and other types of flex space.

The following departments have expressed interest in utilizing space in the proposed municipal facility building: City Treasurer, Commissioner of Revenue, Police Department - 2nd Precinct, Human Services -Community Corrections, Commonwealth Attorney, Planning Department, Development & Permits, and Parks, Recreation & Tourism.

Note: The replacement of the existing fire station is not part of this project, although it may be recommended later on the 22nd Street site.

Justification:

The proposed South Norfolk municipal facility will create new public investment in the Poindexter Street Corridor that will target blight and improve the community's image. The facility will introduce new daily business and employment trips into the commercial core while addressing space needs and aging facilities of several city departments currently located in the corridor along with others interested in additional space.

Comments:

On June 12, 2018, City Council approved an amendment to the FY 2019-23 CIP to add this as a new project for FY 2019. The estimated cost for the conceptual design is \$846,187 in FY 2019, which will be funded by cash from the South Norfolk TIF.

While the initial estimate to construct this facility and an adjacent parking facility is \$10 million, the architects will have a better estimate of costs once the conceptual design is completed. Once design is underway and better construction estimates are available, staff are expected to recommend revisions to this project for funding to construct the building. Construction could start as early as FY 2020. It is anticipated the construction work will be funded by a combination of cash and financing, both from the South Norfolk TIF.

Project Forecast

Year	Total Expense	Total Revenue	Difference
2019	846,187	846,187	0
	846,187	846,187	0

Project Details 2019

Account	Description	Prior Years	2019	2020 - 23	Future Years	Total Amount
Revenue						
	Cash - South Norfolk TIF		846,187			846,187
Total Revenue			846,187			846,187
Expense						
	Design & Engineering		846,187			846,187
Total Expense			846,187			846,187
Obligated to Date:						0
						0.00 %

Related Projects

Operating Budget Impact

Budget Year	Exp (Rev)	FTE Impact
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Project Summary

Project Number:	06-230		
Project Title:	Study and Small Area Plan for Indian River Rd. and Military Hwy. Corridor		
Asset Type:			
Division:	Economic Development Capital Projects		
Project Type:	Study	Budget Year:	2019
Year Identified:	2019	Project Status:	Funded
Start Date:	7/1/2018	Region:	
Est. Completion Date:	7/30/2019		

Description:

This project will provide for a study and small area plan for the Indian River Road and Military Highway corridors. The plan will provide transportation enhancement and land use optimization strategies for the Indian River Road and Military Highway corridors. The development of a plan focused on these two themes will address access and connectivity, economic revitalization, alternative transportation modes, safety, aesthetics, and sustainability. The resulting plan will offer programmatic, policy, and funding actions needed to implement the desired changes.

Justification:

The Indian River Road and Military Highway corridors can be re-imagined as part of an inclusive and integrated urban transportation network that is focused on evaluating the City's land development regulations and infrastructure standards to accommodate a broad range of mobility options to include walking, bicycling, public transit, and driving. This can be accomplished while also improving access to employment centers, services, and recreational opportunities, and while enhancing the quality of life for Chesapeake citizens. The development of a corridor and land use plan will provide the City with new tools and strategies to revitalize aging commercial corridors that could serve as a blueprint for similar projects citywide.

Comments:

Indian River Road and Military Highway are established corridors that are the primary arterial roadways in northeast Chesapeake. Residential neighborhoods are predominantly single-family homes of medium density. Much of the commercial activity in the area has moved south toward the Greenbrier area and east toward newer development in Virginia Beach. The proposed plan will activate renewed focus on these corridors in Chesapeake.

Project Forecast

Year	Total Expense	Total Revenue	Difference
2019	268,800	268,800	0
	268,800	268,800	0

Project Details 2019

Account	Description	Prior Years	2019	2020 - 23	Future Years	Total Amount
Revenue						
	Fund Balance - General Fund		268,800			268,800
Total Revenue			268,800			268,800
Expense						
	Design & Engineering		268,800			268,800
Total Expense			268,800			268,800
Obligated to Date:						0
						0.00 %

Related Projects

Operating Budget Impact

Budget Year	Exp (Rev)	FTE Impact
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Project Summary

Project Number: **40-200**
 Project Title: **Tidewater Community College - Science/Engineering Building**
 Asset Type:
 Division: **Economic Development Capital Projects**
 Project Type: **New Facility** Budget Year: **2019**
 Year Identified: **2016**
 Start Date: **7/1/2017** Project Status: **Funded**
 Est. Completion Date: **6/30/2023** Region:

Description:

The City will provide site preparation support for the new Science and Engineering Building for the Tidewater Community College (TCC) Cedar Road campus.

Justification:

Commonwealth encourages local participation for expansions of community colleges. Current facilities are cramped and antiquated with much of the program housed in temporary modular buildings.

Comments:

While the Commonwealth funds building construction, the City has traditionally provided support in site acquisition and development. The new building will be located on the existing campus. No additional land is required. TCC officials anticipate state funding with building design occurring in the first year.

Project Forecast

Year	Total Expense	Total Revenue	Difference
2019			0
2020	1,500,000	1,500,000	0
	1,500,000	1,500,000	0

Project Details 2019

Account	Description	Prior Years	2019	2020 - 23	Future Years	Total Amount
Revenue						
	Cash - Lockbox City			1,500,000		1,500,000
	Total Revenue			1,500,000		1,500,000
Expense						
	Construction			1,500,000		1,500,000
	Total Expense			1,500,000		1,500,000
Obligated to Date:						0
						0.00 %

Related Projects

Operating Budget Impact

Budget Year	Exp (Rev)	FTE Impact
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Project Summary

Fully Funded

Project Number: **13-121**
 Project Title: **Battlefield Blvd./Volvo Pkwy. Improvements (GB TIF)**
 Asset Type:
 Division: **Economic Development Capital Projects**
 Project Type: **Renovation or Rehabilitation** Budget Year: **2019**
 Year Identified: **2014**
 Start Date: Project Status: **Fully Funded**
 Est. Completion Date: Region:

Description:

This project will provide for improvements to Battlefield Boulevard at Volvo Parkway in the City's Greenbrier area.

Justification:

The improvements are part of the Greenbrier TIF District Master Plan as described in the Capital Improvement Roadmap. The improvements also address recommendations in the Greenbrier Pedestrian Safety Study.

Comments:

In the FY 2014-18 CIP, this project was added as a sub-project of project # 13-120 "Greenbrier Center District Improvements". For FY 2014, \$681,402 was transferred from the main project # 13-120 to this sub-project # 13-121 to complete these improvements.

Project Forecast

Year	Total Expense	Total Revenue	Difference
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Project Details 2019

Account	Description	Prior Years	2019	2020 - 23	Future Years	Total Amount
Revenue						
	G.O. Debt - Greenbrier TIF	681,402				681,402
Total Revenue		681,402				681,402
Expense						
	Construction	537,639				537,639
	Land Acquisition	82,423				82,423
	Other	61,340				61,340
Total Expense		681,402				681,402
Obligated to Date:						571,649
						83.89 %

Related Projects

Operating Budget Impact

Budget Year	Exp (Rev)	FTE Impact
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Project Summary

Fully Funded

Project Number: **62-120**
 Project Title: **Commerce Park**
 Asset Type:
 Division: **Economic Development Capital Projects**
 Project Type: **New Facility** Budget Year: **2019**
 Year Identified: **2008**
 Start Date: Project Status: **Fully Funded**
 Est. Completion Date: Region:

Description:

This project will provide for acquisition of property (land) for the future development of a new business park that encourages economic health and stability. The project also entails development costs in order to address access to and within the site. Project development and marketing is handled through the City's Economic Development Authority.

Justification:

This project is necessary in order to ensure adequate space for new and growing businesses and to promote continued economic health and stability of Chesapeake. The existing Cavalier Industrial Park is fully developed and Oakbrooke Business Park is under development. This project positions the City for future economic development.

Comments:

In November 2013, the City entered into contracts with the Commonwealth and the Economic Development Authority of Chesapeake for acquisition of the old Southeastern Virginia Job Training Center between Military Highway and Interstate 64. The transaction also involved the transfer of adjacent Commonwealth property to Greenbrier Ocean Partners, LLC for development for Oceaneering, Inc. parcel. The acquisition included a building currently utilized by Chesapeake Integrated Behavioral Healthcare CIBH (formerly CSB). An additional \$1.5 million was required to address utilities and improve road access so that the property can be marketed for private use, which was addressed in FY 2016.

Project Forecast

Year	Total Expense	Total Revenue	Difference
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Project Details 2019

Account	Description	Prior Years	2019	2020 - 23	Future Years	Total Amount
Revenue						
	Cash - General Fund Transfer	4,959,662				4,959,662
	Fund Balance - Other Funds	750,000				750,000
	Grant	650,000				650,000
	Cash - Lockbox City	1,500,000				1,500,000
Total Revenue		7,859,662				7,859,662
Expense						
	Land Acquisition	6,359,662				6,359,662
	Other	1,500,000				1,500,000
Total Expense		7,859,662				7,859,662
					Obligated to Date:	6,328,667
						80.52 %

Related Projects

Which Follow	Project Description
62-121	Commerce Park - Greenbrier Circle Access Road

Operating Budget Impact

Budget Year	Exp (Rev)	FTE Impact
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Project Summary

Fully Funded

Project Number: **62-121**
 Project Title: **Commerce Park - Greenbrier Circle Access Road**
 Asset Type:
 Division: **Economic Development Capital Projects**
 Project Type: New Facility Budget Year: 2019
 Year Identified: 2009
 Start Date: 6/15/2014 Project Status: Fully Funded
 Est. Completion Date: 6/30/2021 Region:

Description:

This project will construct an access road from Greenbrier Circle to the Oceaneering site as part of the "Commerce Park" project #62-120.

Justification:

Traffic generated from redevelopment in this area necessitates additional access to ensure safe and efficient movement of traffic.

Comments:

This project is a component project of the "Commerce Park" project # 62-120. The project design was completed in 2014.

Project Forecast

Year	Total Expense	Total Revenue	Difference
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Project Details 2019

Account	Description	Prior Years	2019	2020 - 23	Future Years	Total Amount
Revenue						
	Grant	150,000				150,000
	VDOT Reimbursements	650,000				650,000
Total Revenue		800,000				800,000
Expense						
	Construction	800,000				800,000
Total Expense		800,000				800,000
Obligated to Date:						440,760
						55.09 %

Related Projects

Which Precede	Project Description
62-120	Commerce Park

Operating Budget Impact

Budget Year	Exp (Rev)	FTE Impact
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Project Summary

Fully Funded

Project Number: **14-100**
 Project Title: **Conference Center District Improvements (GB TIF)**
 Asset Type:
 Division: **Economic Development Capital Projects**
 Project Type: **New Facility** Budget Year: **2019**
 Year Identified: **2006**
 Start Date: Project Status: **Fully Funded**
 Est. Completion Date: Region:

Description:

This project will provide for new pedestrian walkways to improve accessibility within the District, new street and directional signage, facility improvements, and expansion of bike trails connecting the Conference Center parking garage and the Conference Center.

Justification:

To fund improvements to the Greenbrier Commercial District in accordance with the TIF District Plan and to secure Greenbrier's competitive advantage in the region as a destination and major tax revenue generator.

Project Forecast

Year	Total Expense	Total Revenue	Difference
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Project Details 2019

Account	Description	Prior Years	2019	2020 - 23	Future Years	Total Amount
Revenue						
	Cash - Greenbrier TIF	63,261				63,261
	G.O. Debt - Greenbrier TIF	500,000				500,000
Total Revenue		563,261				563,261
Expense						
	Construction	71,167				71,167
	Other	492,094				492,094
Total Expense		563,261				563,261
					Obligated to Date:	496,940
						88.23 %

Related Projects

Operating Budget Impact

Budget Year	Exp (Rev)	FTE Impact
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Project Summary

Fully Funded

Project Number: **15-100**
 Project Title: **Conference Center Renovation (GB TIF)**
 Asset Type:
 Division: **Economic Development Capital Projects**
 Project Type: **Renovation or Rehabilitation** Budget Year: **2019**
 Year Identified: **2006**
 Start Date: Project Status: **Fully Funded**
 Est. Completion Date: Region:

Description:

This project will provide for renovations to the Conference Center to include replacement of carpet and paint in conference rooms and repairs to the parking lot.

Justification:

To improve the interior/exterior of the Conference Center to increase the marketability of events to be held.

Project Forecast

Year	Total Expense	Total Revenue	Difference
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Project Details 2019

Account	Description	Prior Years	2019	2020 - 23	Future Years	Total Amount
Revenue						
	Cash - Greenbrier TIF	2,183,608				2,183,608
	G.O. Debt - Greenbrier TIF	754,870				754,870
Total Revenue		2,938,478				2,938,478
Expense						
	Design & Engineering	250,000				250,000
	Construction	2,688,478				2,688,478
Total Expense		2,938,478				2,938,478
Obligated to Date:						2,418,018
						82.29 %

Related Projects

Operating Budget Impact

Budget Year	Exp (Rev)	FTE Impact
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Project Summary

Fully Funded

Project Number: **13-120**
 Project Title: **Greenbrier Center District Improvements (GB TIF)**
 Asset Type:
 Division: **Economic Development Capital Projects**
 Project Type: **New Facility** Budget Year: **2019**
 Year Identified: **2008**
 Start Date: Project Status: **Fully Funded**
 Est. Completion Date: Region:

Description:

This project will provide for safety improvements for vehicle and pedestrian traffic, including the acquisition of easements for the construction of turn lanes, sidewalks, parking garage, pedestrian signals, and the acquisition of shuttle or trolley buses.

Justification:

Improvements are part of the Greenbrier TIF District Master Plan as described in the Capital Improvements Roadmap. The improvements also address recommendations in the Greenbrier Pedestrian Safety Study.

Comments:

In the FY 2014-18 CIP, this project was segmented into this main project # 13-120 and a sub-project # 13-121 "Battlefield Blvd./ Volvo Pkwy. Improvements". For FY 2014, \$681,402 was transferred from this main project # 13-120 to the sub-project # 13-121.

In the FY 2015-19 CIP, this project was segmented into a second sub-project # 13-122 "Greenbrier Streetscape Lighting". For FY 2015, \$1,451,197 was transferred from this main project # 13-120 to the second sub-project # 13-122. On August 24, 2017, an additional \$88,630 was transferred from this main project to sub-project # 13-122 to complete the streetscape lighting work.

Project Forecast

Year	Total Expense	Total Revenue	Difference
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Project Details 2019

Account	Description	Prior Years	2019	2020 - 23	Future Years	Total Amount
Revenue						
	G.O. Debt - Greenbrier TIF	5,797,199				5,797,199
Total Revenue		5,797,199				5,797,199
Expense						
	Construction	1,534,517				1,534,517
	Land Acquisition	4,210,010				4,210,010
	Other	52,672				52,672
Total Expense		5,797,199				5,797,199
Obligated to Date:						4,332,982
						74.74 %

Related Projects

Operating Budget Impact

Budget Year	Exp (Rev)	FTE Impact
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Project Summary

Fully Funded

Project Number: **20-100**
 Project Title: **Greenbrier Commercial District Pedestrian Safety Improvements - Design & Construction (GB TIF)**
 Asset Type:
 Division: **Economic Development Capital Projects**
 Project Type: **New Facility** Budget Year: **2019**
 Year Identified: **2006**
 Start Date: Project Status: **Fully Funded**
 Est. Completion Date: Region:

Description:

This project will provide for the design and construction of pedestrian walkways, paths, crosswalks, signs, and associated infrastructure in the Greenbrier Commercial District.

Justification:

To fund improvements to the Greenbrier Commercial District in accordance with the Greenbrier TIF District Plan and to secure Greenbrier's competitive advantage in the region as a destination and major tax revenue generator.

Project Forecast

Year	Total Expense	Total Revenue	Difference
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Project Details 2019

Account	Description	Prior Years	2019	2020 - 23	Future Years	Total Amount
Revenue						
	Cash - Greenbrier TIF	1,310,238				1,310,238
Total Revenue		1,310,238				1,310,238
Expense						
	Design & Engineering	250,000				250,000
	Construction	1,060,238				1,060,238
Total Expense		1,310,238				1,310,238
Obligated to Date:						80,920
						6.18 %

Related Projects

Operating Budget Impact

Budget Year	Exp (Rev)	FTE Impact
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Project Summary

Fully Funded

Project Number: **13-122**
 Project Title: **Greenbrier Streetscape Lighting (GB TIF)**
 Asset Type:
 Division: **Economic Development Capital Projects**
 Project Type: **Renovation or Rehabilitation** Budget Year: **2019**
 Year Identified: **2015**
 Start Date: Project Status: **Fully Funded**
 Est. Completion Date: Region:

Description:

This project will provide for streetscape lighting improvements in the City's Greenbrier area.

Justification:

The improvements are part of the Greenbrier TIF District Master Plan as described in the Capital Improvement Roadmap. The improvements also address recommendations in the Greenbrier Pedestrian Safety Study.

Comments:

In the FY 2015-19 CIP, this project was added as a sub-project of project # 13-120 "Greenbrier Center District Improvements". For FY 2015, \$1,451,197 was transferred from the main project #13-120 to this sub-project # 13-122. On August 24, 2017, an additional \$88,630 was transferred from the main project # 31-120 to this sub-project # 13-122 to complete the streetscape lighting work.

Project Forecast

Year	Total Expense	Total Revenue	Difference
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Project Details 2019

Account	Description	Prior Years	2019	2020 - 23	Future Years	Total Amount
Revenue						
	G.O. Debt - Greenbrier TIF	1,539,827				1,539,827
Total Revenue		1,539,827				1,539,827
Expense						
	Construction	1,327,463				1,327,463
	Other	212,364				212,364
Total Expense		1,539,827				1,539,827
Obligated to Date:						1,499,937
						97.41 %

Related Projects

Operating Budget Impact

Budget Year	Exp (Rev)	FTE Impact
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Project Summary

Fully Funded

Project Number: **09-110**
 Project Title: **Greenbrier Way-finding Signage (GB TIF)**
 Asset Type:
 Division: **Economic Development Capital Projects**
 Project Type: **New Facility** Budget Year: **2019**
 Year Identified: **2007**
 Start Date: Project Status: **Fully Funded**
 Est. Completion Date: Region:

Description:

Design and install custom way-finding signage in the Greenbrier TIF district. This project includes removal of existing signs.

Justification:

This project will develop a themed signage package that is part of efforts to brand and market the Greenbrier TIF District as a desirable, residential, and commercial/business location.

Project Forecast

Year	Total Expense	Total Revenue	Difference
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Project Details 2019

Account	Description	Prior Years	2019	2020 - 23	Future Years	Total Amount
Revenue						
	Cash - Greenbrier TIF		236,411			236,411
Total Revenue			236,411			236,411
Expense						
	Design & Engineering		15,000			15,000
	Construction		125,000			125,000
	Other		96,411			96,411
Total Expense			236,411			236,411
Obligated to Date:						81,976
						34.68 %

Related Projects

Operating Budget Impact

Budget Year	Exp (Rev)	FTE Impact
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Project Summary

Fully Funded

Project Number: **03-220**
 Project Title: **Public Infrastructure & Utility Improvements - Dollar Tree Development (GB TIF)**
 Asset Type:
 Division: **Economic Development Capital Projects**
 Project Type: Addition or Expansion Budget Year: 2019
 Year Identified: 2018
 Start Date: 7/1/2017 Project Status: Fully Funded
 Est. Completion Date: 7/30/2020 Region:

Description:

This project will provide for improvements to public infrastructure and public utilities at the Dollar Tree development in the Greenbrier district. The City has agreed to provide certain improvements on and around Volvo Parkway to allow for successful commercial and residential development.

Justification:

Under the tentative terms that have been agreed upon, the City will provide funding for intersection improvements along Volvo Parkway between Battlefield Boulevard and Progressive Drive, on Executive Drive, and on Crossways Boulevard (estimated \$3.65 million). The City will also fund \$6.55 million towards public roads, utilities, and streetscapes that will be constructed north of Volvo Parkway.

Comments:

This project will be cash funded by the Greenbrier TIF. The project work is expected to begin during FY 2018, and the first phase of the development is expected to be completed by FY 2020.

Project Forecast

Year	Total Expense	Total Revenue	Difference
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Project Details 2019

Account	Description	Prior Years	2019	2020 - 23	Future Years	Total Amount
Revenue						
	Cash - Greenbrier TIF	10,200,000				10,200,000
Total Revenue		10,200,000				10,200,000
Expense						
	Design & Engineering	1,000,000				1,000,000
	Construction	9,000,000				9,000,000
	Other	200,000				200,000
Total Expense		10,200,000				10,200,000
Obligated to Date:						0
						0.00 %

Related Projects

Operating Budget Impact

Budget Year	Exp (Rev)	FTE Impact
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Project Summary

Fully Funded

Project Number: **22-120**
 Project Title: **South Norfolk - Johnson Park Improvements**
 Asset Type:
 Division: **Economic Development Capital Projects**
 Project Type: **Renovation or Rehabilitation** Budget Year: **2019**
 Year Identified: **2008**
 Start Date: **9/1/2008** Project Status: **Fully Funded**
 Est. Completion Date: **6/30/2021** Region:

Description:

Replacement, upgrade, and improvements to facilities at Johnson Park.

Justification:

This project will provide amenities that are usually found in community parks located in thriving communities. The improvements are essential to redevelopment efforts along the Poindexter Corridor.

Comments:

This project was cash funded by the South Norfolk TIF in FY 2010.

Project Forecast

Year	Total Expense	Total Revenue	Difference
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Project Details 2019

Account	Description	Prior Years	2019	2020 - 23	Future Years	Total Amount
Revenue						
	Cash - South Norfolk TIF	550,000				550,000
Total Revenue		550,000				550,000
Expense						
	Construction	550,000				550,000
Total Expense		550,000				550,000
Obligated to Date:						410,364
						74.61 %

Related Projects

Operating Budget Impact

Budget Year	Exp (Rev)	FTE Impact
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Project Summary

Fully Funded

Project Number: **48-200**
 Project Title: **South Norfolk Municipal Facility Development Strategy**
 Asset Type:
 Division: **Economic Development Capital Projects**
 Project Type: Study Budget Year: 2019
 Year Identified: 2016 Project Status: Fully Funded
 Start Date: 3/9/2016 Region:
 Est. Completion Date: 12/30/2019

Description:

This project will study the feasibility of municipal facilities in South Norfolk in the vicinity of the Poindexter/Liberty Street corridor. It will also create a coordinated development strategy for the facilities. This project will be co-managed by the Planning and Public Works departments.

Justification:

In recognition of the emerging needs for facility renewal within existing facilities, the purpose of this study is to evaluate current and future facility needs and determine if efficiencies and opportunities may be achieved through alternative solutions.

Comments:

On September 26, 2017, City Council approved an amendment to the FY 2018 Capital Budget to appropriate an additional \$132,000 from the South Norfolk Tax Increment Financing District (TIF) fund balance to complete the 2nd and 3rd phases of this study.

On February 9, 2016, City Council approved an amendment to the FY 2016 Capital Budget to add this project and appropriate \$125,000 from the South Norfolk TIF fund balance to complete the 1st phase of this study.

Project Forecast

Year	Total Expense	Total Revenue	Difference
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Project Details 2019

Account	Description	Prior Years	2019	2020 - 23	Future Years	Total Amount
Revenue						
	Cash - South Norfolk TIF	257,000				257,000
Total Revenue		257,000				257,000
Expense						
	Design & Engineering	257,000				257,000
Total Expense		257,000				257,000
Obligated to Date:						247,699
						96.38 %

Related Projects

Operating Budget Impact

Budget Year	Exp (Rev)	FTE Impact
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