

MFP #1
February 24, 2010

MEMORANDUM

February 19, 2010

TO: Management and Fiscal Policy Committee
FROM: ^{CHS} Charles H. Sherer, Legislative Analyst
SUBJECT: Executive's Recommended FY11-16 Capital Improvements Program and the FY11 Capital Budget for selected projects (section 7 in the Executive's Recommended CIP)

Introduction General Government projects are in the following departments: General Services; Economic Development; Technology Services; and the Executive's Office has one project, for Technology Modernization. This memorandum includes projects in DGS only.

After reviewing the projects and discussing them with Executive staff, **Council staff recommends approval** of these projects as the Executive recommended.

7-2 401 Hungerford Drive Garage This was a new project in FY07-12 to rehabilitate this three story parking garage, which has "moderate to severe deterioration", based in a study completed in June 2005. The PDF states that design will be completed this spring (2010) and construction in FY10-11. The six year cost is estimated to be \$4.996 million, with \$2.480 million in FY11 and \$2.516 million in FY12, from County bonds.

7-3 Americans with Disabilities Act (ADA) Compliance On December 8, 2009, Executive staff briefed the Council in closed session on some compliance issues identified in the Project Civic Access review of County facilities by the Federal Department of Justice. This is a new project to correct those deficiencies, to assess facilities not included in that review, to correct any deficiencies found, and to develop policies and training to try to ensure that future County projects comply with ADA standards so that they do not need to be fixed later.

Total six year cost is \$20.0 million, with \$1.0 million to be spent in FY11 and amounts from \$2.5 million to \$4.5 million in FY12-16. The PDF notes that expenditures will continue indefinitely. The facilities proposed for corrections are shown in the “Other” block. The COB is proposed for correction in FY12. **Given the possibility of a new COB (see Montgomery County Government Complex below), would it make sense to move the COB corrections from FY12 to FY11 so that the disabled community will get more years of usage of the corrected facilities?**

Executive staff responded that *“If the Council Office Building is shifted to FY11, it would require shifting something else to FY12 in its place. The candidates for shifting with approximately equal cost estimates would be the HHS Center in Silver Spring and the shelter, both of which would be the most likely sites to have a high percentage of clients with disabilities. However, the COB is a lesser priority right now and it is better to fix the COB in FY12 and leave the FY11 and FY12 schedules as submitted on the Recommended PDF. Council staff agrees.*

7-4 Asbestos Abatement: County Government The project for asbestos abatement includes removal of damaged asbestos which is not associated with any other project, plus asbestos associated with minor renovations and Planned Lifecycle Asset Replacement (PLAR). Asbestos which is removed during major renovations is included in the renovation project, and asbestos which is removed during roof replacement is included in the roof replacement project. The PDF notes that buildings constructed before 1978 are most likely to have asbestos that needs to be abated. The County uses the MCPS asbestos removal team for some abatement.

The need for this project is explained in the section titled “Justification”. The County removes asbestos only when it must be removed for safety. The County does not tear down walls or ceilings to remove asbestos that does not pose any threat, since it is contained. However, if a wall or ceiling had to be torn down for some other reason, then any asbestos would have to be removed before other work could be done. For this reason, this project must have an annual appropriation.

Expenditures of \$100,000 per year are shown, the same as in prior years. The PDF notes that expenditures will continue indefinitely. Funding is from County bonds.

7-6 Elevator Modernization This project will modernize elevators based on a consultant’s studies in FY05 - 07, which were used to determine the priority order. The proposed schedule is in the “Other” block. Expenditures of \$1.0 million per year are shown. The PDF notes that expenditures will continue indefinitely. Funding is from County bonds.

7-7 Energy Conservation: County Government “This project provides for profitable energy conservation retrofits in County-owned buildings.” Expenditures of \$225,000 per year are shown, the same as in prior years. The PDF notes that expenditures will continue indefinitely. The “Annual Operating Budget Impact” on the PDF estimates that annual savings will be \$76,000, representing a 3-year payback of the annual cost of \$225,000. The PDF states that “The projects pay for themselves in a short time, generally one to ten years.”

7-8 Environmental Compliance: MCG To comply with Federal clean water laws, this was a new project in FY09-14 to design upgrade and replace storage facilities at DOT depots to provide covered storage for supplies and materials. A “structural covered area” is needed to prevent or at least to reduce contamination of stormwater runoff. In the FY11-16 CIP, the scope was expanded to include all County facilities where supplies and materials are stored outside, and to “address environmental compliance issues of underground storage tanks and the associated piping at County facilities”.

Expenditures of \$2.0 million per year are shown, from County bonds. Executive staff provided the following list of facilities and the proposed timing. Compliance activities will continue beyond FY16.

The current work plan is shown below:

Colesville Depot was given priority because of its location within a Special Protection Area Watershed.

FY09 Colesville Depot

Initiate the Planning, Design & permit of a Hazardous Materials Storage structure, (est. 30'x50'), Structural improvements to the existing bulk material storage area

FY10-11 Colesville Depot

Demolish the existing 2 Salt Domars. Plan, design, permit and construct new Salt Storage Barn, 160'x 75' Products Storage structure, 40'x 100' Covering for the existing Bulk Material Storage area 200'x60' (A domar is a conical-shaped structure (similar to a Hershey Kiss without the sharp point) used to hold salt.)

FY12 Poolesville Depot

Demolish the two existing Salt Domars. Plan, design, permit and construct a New Salt Storage Barn Bulk Material Storage 125'x 30' Products Storage Structure, 40'x 100'

FY13 Silver Spring Depot

Design, permit & construct a new Salt Storage Barn, 160'x 75' replacing the 2 existing domars. Bulk Material Storage 150'x 30'

FY14 Damascus Depot

Design, permit & construct a Product Storage Structure, 40'x 100' (replacing wooden sheds and sea containers)

Seven Locks Fleet

Upgrade the Waste Oil storage to provide secondary containment.

Bethesda Depot

Design, permit and construct a Products Storage structure 40'x 100' Structure to replace existing wooden shed and 2 sea containers. Add exterior doors to the existing Salt Barn.

Underground storage tank compliance will be addressed on an as needed basis. These tanks are utilized for fleet refueling and fluid product storage, emergency generator and heating oil fuel storage, and used oil & antifreeze storage.

This project is intended to be a level of effort project. Pollution prevention work will continue past FY16.

Council staff recommends adding a note to the PDF that expenditures will continue indefinitely, as in other similar projects (see Asbestos Abatement).
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7-9 EOB HVAC Renovation This is a new project to plan and design this renovation in FY13-15 at a cost of \$2.958 million. No expenditures are shown in FY11-12. Including equipment and installation costs, the estimated total cost is \$29 million. This estimate is in the narrative, not on the spending schedule, and will be updated after the design development phase. The system is now 30 years old, and an HVAC consultant noted that it is at the end of its useful life and is much more expensive to operate than new systems with new technology.

7-10 Facilities Site Selection: County Government This project analyzes sites for possible selection. It does not buy sites (the ALARF project buys sites, see below). In the past, Committee members have stressed the importance of keeping track of available land for sale, either public or private, of being aggressive in looking for sites, and of working with Planning Board staff who are knowledgeable about available land. This is important because land becomes scarcer as the County develops, so agencies need to ensure that they have the necessary land for new facilities. The County must select and buy sites while they are still available.

However, OMB staff noted that one difficulty in selecting and acquiring more sites is that many staff are involved, from the Regional Services Center, DGS, OMB, and the Department needing a site. These staff have many other responsibilities besides site selection, and they will have even less time for site selection as the County reduces its workforce.

In May 2006, the Council added the following language to the PDF, to encourage more aggressive acquisition: “To ensure that the County does not lose the opportunity to acquire sites for future projects, the Council encourages the Executive to acquire more sites and to acquire sites earlier than previously assumed. The Council also urges the County Executive to work with Maryland National Capital Park and Planning Commission staff to review future facility needs in master plans and department strategic plans to identify sites beyond those for projects in facility planning and the current CIP for acquisition.”

As part of round 2 of the FY10 budget savings plan, the Council approved a reduction of \$191,000, and no spending will occur in FY10.

Spending of \$5,000 is shown in FY11 and \$25,000 each year FY12-16. Expenditures will continue as long as the County needs sites for new facilities. Funding is from current revenue. The projects for which sites are to be selected are in the “Description” section.

Council staff recommends adding a note to the PDF that expenditures will continue indefinitely, as in other similar projects (see Asbestos Abatement).

7-11 Facility Planning: County Government As the name implies, this project provides facility planning for all County Government buildings, such as general government, police, fire, library, and recreation. On June 12, 2001, the Council endorsed the MFP Committee's recommendations on facility planning. The main issues this Committee discussed, which were included in the Council's approval of the MFP Committee's recommendations, were:

1. Generally, each project should be planned in the facility planning project before a new project is created. The Committee acknowledged that there will sometimes be a need to plan a project that was not listed in the facility planning project, especially with the 2-year CIP. Before being willing to approve such a project for design, the Committee believes the requesting Department would have to provide a strong justification for not following the normal process. For each exception, however, its PDF must explain why facility planning has not been completed before the project was created, and it must include text cautioning that design, site development, and construction costs may change significantly.

Each potential CIP project should be both listed in the facility planning project as a "candidate project" to be planned and then actually planned before the project becomes a separate project (sometimes referred to as a "stand alone" project). The project should be **listed** so the Council and the public will know it is at least proposed for planning. The project should actually be **planned** to ensure that it is feasible, that it will meet the needs, and that reasonably accurate cost estimates are developed.

2. All new projects must state when facility planning was completed and in which project it was funded (the facility planning project or a separate project).

FY10 In May 2009, the Council approved an amendment to decrease FY10 spending by \$230,000 (current revenues). As part of round 2 of the FY10 budget savings plan, the Council approved a reduction of \$550,000.

FY11-16 Spending of \$284,000 is shown in FY11 and \$325,000 each year after FY11. The PDF notes that expenditures will continue indefinitely. Funding is from current revenue. Projects already being planned or proposed to be planned are on page 7-12.

Germantown Library Reuse (not in the six year program) Two years ago, Executive staff explained that "The County Executive is re-evaluating use of this facility. Consequently, the project is on hold and will go to pending closeout status [saving \$4.5 - \$5.0 million in construction costs if not done]." No spending was shown in the six year period FY09-14.

Again this year, this project is “pending closeout”, but page 11-1 shows FY10 spending of \$290,000. **Why was this amount spent when the Executive decided two years ago not to continue this project?**

Executive staff explained that *“The money in the project is being used to complete a small scale renovation of the former Germantown Library space in the Upcounty Regional Services Center for the Gilchrist Center for Cultural Diversity and the Department of Economic Development’s Workforce Services. The small scale renovation includes fixes such as carpet replacement, painting, minor electrical fixes, telephone rewiring, etc. The \$292,000 in Estimated FY10 spending is to complete the renovation. No spending is assumed in the FY11-16 period.*

7-13 HVAC/Electrical Replacement: County Government This project and PLAR improve the quality of facilities, extend the life of facilities, presumably spend small amounts now instead of large amounts later, reduce the need for and the extent of modernizations, and reduce operating costs. Replacing HVAC equipment at the end of its useful life has two benefits: One benefit is energy savings, because new equipment is much more efficient than the old equipment, which may be 20 or more years old. A second benefit is reduced maintenance costs. Finally, equipment that is beyond repair must be replaced.

The PDF notes that the Department of General Services is responsible for the systems in 233 facilities. Spending is \$600,000 in FY11 and \$1.2 million each year FY12-16. Funding is from County Bonds. The PDF states that expenditures will continue indefinitely. Modest energy savings are shown, but savings is not the main purpose of this project.

7-14 Indoor Air Quality Improvements – Brookville Ride-On Bus Depot (in Silver Spring) The need for this project was identified more than 8 years ago and it first appeared in the CIP in FY03-08. The problem identified by a consultant is that diesel exhaust fumes from idling buses enter the buildings, and these buildings need “immediate relief from indoor air contamination from diesel exhaust fumes”. DOT staff adopted interim measures to protect the workers in these buildings until this project is completed.

The improvements are in two projects. The first project (#500303) was for building H and it was “substantially completed” in June 2008. The second project is project (#361102), which is for buildings D and E. Design will start in the fall of 2010 and will take 15 months. Design costs are shown as \$261,000 in FY11 and \$405,000 in FY12. Estimated total project cost of \$6.3 million is shown in the narrative but not in the spending schedule.

Council staff recommends adding the following statement to the narrative: “Air quality in building H was substantially completed in June 2008 in project #500303.”
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Council staff asked whether any more buildings at this depot need improvements, if so, which ones, and what are their plans for improvements? Executive staff responded that *A study of the air quality of all of the Brookville buildings has not been done. These buildings were selected based on*

(union) employee complaints and subsequent Indoor Air Quality testing verified that the complaints were valid.

7-15 Life Safety Systems: MCG This project will spend \$575,000 in FY11 and \$575,000 in FY12, and \$625,000 each year after that. It will add or replace such safety systems as fire alarms and sprinklers, based on a consultant's study in FY05, which was used to determine the priority order. Proposed projects in FY11-12 are shown in the "Other" block. Funding is from County bonds. The PDF notes that expenditures will continue indefinitely.

The narrative states that "Some facilities are 24-hour residential facilities". Executive staff explained that "*The residential facilities are our highest priority due to the 24 / 7 occupancy making them the most critical. DGS has heard that some existing facilities may be used as temporary shelters during the current economic and winter conditions; therefore, we will shift the scheduling to accommodate those needs for FY11 and FY12 if the conditions continue.*"

7-17 Montgomery County Government Complex (and the Government Core Facilities Optimization Study) In discussing the FY07-12 Capital Improvements Program, the Committee noted that the Facility Planning project for County Government included 30 plans, one of which was a plan called the "Government Core Facilities Optimization Study". The Committee stressed the need for a comprehensive plan for the Rockville Core and would like to see the schedule for preparing the plan and the proposed sequence for renovations and new space. The Committee recommended and the Council approved a separate PDF for this plan, because of its importance. The estimated cost was \$250,000, and this amount was deducted from the Facility Planning project.

The planning study was completed in December 2007. Executive staff briefed the Council several times in early 2008 on the results of the study. After the briefings, in a memorandum dated February 19, 2008, the Council President asked the Executive to send a new project to start design for renovated and new facilities in the core area to meet the County's need for space, including reducing the amount of space the County leases.

In a memorandum dated April 23, 2008, the Executive recommended this new project for the FY09-14 CIP. In May 2008 for the FY09-14 CIP, the Council agreed to:

1. Retain and approve the Judicial Center Annex as a separate project, at a projected cost of \$139.8 million, to design and build the Annex and to renovate the HVAC system and other components in the existing Judicial Center.
2. Approve a new project for the Montgomery County Government Complex (this project) to plan and design, to the end of the design development phase, the other three components identified in the Government Core Facilities Optimization Master Plan Study mentioned above:
 - a. A new Council Office Building adjacent to the EOB.
 - b. A 3-floor addition to the Council Office Building garage addition, for the new COB and for the Judicial Center Annex.

- c. A new pedestrian bridge across Jefferson Street to connect the existing COB garage and the new COB.

Advantages of a new COB

1. Building a new COB would presumably be less expensive than trying to renovate and modernize the existing COB.
2. The new COB would have modern systems and better insulation and would be less expensive to operate.
3. The new COB would have more space for existing employees who have been working in space that is smaller than space standards suggest, and would have space for projected growth in the number of employees to 2025.
4. The new COB would also have roughly 77,000 gross square feet of additional space for County Government employees in leased space, so lease costs would decrease, or, alternatively, could house another County agency, M-NCPPC, with the number of square feet to be determined.

The PDF showed \$4.614 million in design costs only, with \$2.770 million in FY09 and \$1.844 million in FY10. “Construction cost estimates will be determined during the design development phase.” The PDF notes that “Other components of the Government Core Plan including the Executive Office Building, Red Brick Courthouse, Grey Courthouse, Grey Courthouse Annex, and Jury Parking Lot may be added to this project in future years.”

FY10 In May 2009, the Council approved an amendment that extended design to FY11 by shifting \$1.0 million in spending from FY10 to FY11.

FY11-16 Spending of \$500,000 million is shown in FY11 and again in FY12 to complete design. Next year, the Executive could propose an amendment for construction. The costs for land, site improvement, and construction are not shown in the spending schedule nor in the narrative.

Executive staff provided the following estimated costs, **which Council staff suggests be added to the narrative, as for other projects.**

The total PDF costs for the three components are as follows (includes PDS, Construction, Land, Site Improvements & Other):

COB \$114,300,000 to 150,200,000. The range for the COB depends on whether a portion of the building is used solely for lease consolidation space or includes the relocation of other County agencies.

<i>COB Garage</i>	<i>\$33,450,000</i>
<i>Pedestrian Bridge</i>	<i>\$4,000,000</i>

[Range: \$152 million to \$188 million]

In addition, there would be the cost of land. Executive staff explained that *The County is currently in the negotiation/condemnation process.*

7-18 Montgomery County Radio Shop Relocation Linda McMillan provided the following explanation. On February 24, 2009, the Council approved this project, which will relocate the County Government Radio Shop from the County Service Park on Crabbs Branch Way to a county owned site on Seven Locks Road, as a part of its actions on the Smart Growth Initiative. Relocation of the radio shop is necessary to implement the Shady Grove Sector Plan.

The Executive's recommended FY11-16 PDF is generally consistent with the information provided to the Council last February when it approved the project. **As the project is a part of the Smart Growth Initiative that assumes revenues will be received from the development of the County Service Park, the source of funds for the \$7.920 million needed for design and construction of the new radio shop is Interim Financing.**

Council staff has requested responses to the following three questions.

1. The estimated cost of the project has increased by \$811,000. The information from last February (in a financing scenario – not the approved PDF) had the estimated cost at \$7.170 million. The PDF now shows an estimated cost of \$7.981 million. Please provide a brief explanation of why the cost increased.
2. What is included in the \$659,000 in the “other” category?
3. Please confirm that estimated occupancy is April of 2013. The expected occupancy last March was January 2013. The information in the FY11-16 recommended PDF indicates that this has moved to April 2013.

7-19 Planned Lifecycle Asset Replacement (PLAR): County Government This project replaces various interior and exterior components of facilities not replaced in other projects (see some examples below). Funding is from County bonds. Expenditures vary from \$450,000 per year to \$750,000 per year. The narrative states that “The County currently has a significant backlog of facility and site components that result from facility age and past deferrals of deficiencies.” The work schedule is based on consultant studies in FY05, FY06, and FY07 of 73 County facilities, which were only 30% of the total number of County facilities. The PDF states that expenditures will continue indefinitely.

Executive staff provided several examples of different types of PLAR projects that were recently completed.

Center for Domestic Violence 1) Replace floor covering - \$16,000, 2) Replace two commercial kitchens - \$60,000

Wheaton Library: Replace all plumbing fixtures - \$12,000

Bauer Drive Rec.: Replace exterior doors - \$4,000

COB Garage: Replace exterior doors - \$4,000

Waring Station Daycare – replace siding - \$25,000

EOB/JC repairs to concrete sidewalks - \$20,000

7-20 Red Brick Courthouse Structural Repairs The FY09-14 approved CIP included \$200,000 for planning these repairs. For FY10, the Executive recommended an amendment to add \$429,000 in funding for structural repairs to flooring systems on the first and second floors, which is phase 1. On May 21, 2009, the Council approved the amendment. Phase 2 will be a complete renovation of the rest of the interior and exterior. OMB provided the following additional detail.

“This project will fix a safety concern at the Red Brick Courthouse. Because of the structural integrity of the floor, certain areas of the first and second floor have been closed and are not accessible to the public (approximately 10-15% of the first and second floors are closed). Other parts of the first and second floors are occupied.

“The worst damaged areas contain the ADA access route for the building so part of the partially closed floor still has pedestrian access. If the floors are not fixed in FY10 and we wait until FY11, there is a possibility that the building will not be certified for occupancy.

“By fixing the floors now, the first and second floors can be used during the next fiscal year.”

Phase I will be completed in FY10. No spending is proposed in FY11. Design of phase II and will occur in FY12 (\$518,000), and FY13 (\$823,000), funded with bonds. Construction will follow design. The narrative states that the total estimated cost of phase II is \$14.7 million.

7-21 Resurfacing Parking Lots: County Government This project is for design and major rehabilitation of parking lots and associated drainage structures. Just like PLAR above, the work schedule is based on consultant studies in FY05, FY06, and FY07 of 73 County facilities, which was only 30% of the total number of County facilities. Expenditures will continue indefinitely, and the specific lots are listed by year, with the cautionary note that “Parking lots may be accelerated or delayed based on changing priorities and needs.”

Spending is \$525,000 per year in FY11-12 and \$650,000 per year in FY13-16, from County bonds.

7-22 Roof Replacement: County Government Spending varies between \$2.0 million and \$2.3 million per year, and will continue indefinitely, as the twin forces of precipitation and gravity wreak havoc on all horizontal surfaces. The replacement schedule is based on a survey conducted in FY05 and on inspections done by County staff. In addition to the periodic special surveys, County staff inspect roofs when they are on roofs for another purpose. Funding is from County bonds.

9-2 Advance Land Acquisition Revolving Fund (ALARF): County Government This Fund is used to buy land for public facilities which are in an approved master plan or in the approved Capital Improvements Program. The revolving portion of the Fund is \$7.762 million. Annual spending of \$4.0 million is shown, the same as in prior years. Eventually the specific project for which the land was bought will receive an appropriation for the cost of the land, the cost will shift from this Fund to

the specific project, and the specific project will reimburse the Fund (it revolves). Expenditures will continue indefinitely.

The Council added the following language to the “Other” block on the PDF: “To ensure that the County does not lose the opportunity to acquire sites for future projects, the Council encourages the Executive to acquire more sites and to acquire sites earlier than previously assumed. The Council also urges the County Executive to work with Maryland National Capital Park and Planning Commission staff to review future facility needs in master plans and department strategic plans to identify sites beyond those for projects in facility planning and the current CIP for acquisition. If more sites are acquired, the existing balance may not be sufficient, and the Council encourages the Executive to recommend a supplemental appropriation if necessary.”

Projects that have been planned but are not in the CIP for design Executive staff told Council staff that there are none.

County Offices and Improvements

PROGRAM DESCRIPTION AND OBJECTIVES

The Department of General Services (DGS) Capital Improvements Program supports the planning, design, construction, renovation, and replacement of facilities required by the operating departments of the County government. In addition, the program provides for the scheduled replacement of roofs, internal systems (such as air conditioning), and other components in all buildings owned by the County government.

In addition to general government projects directly under the supervision of DGS, the Department conducts site selection and design/construction coordination for facility-related projects required by other County departments, including Libraries, Recreation, Fire/Rescue, Police, Correction and Rehabilitation, and Environmental Protection. These projects make use of DGS design and construction management expertise and are discussed in sections of the CIP covering the specific programs of the other departments.

The DGS Capital Program continues to reflect an emphasis on systemic replacement programs. Significant expenditures include heating, ventilating, and air conditioning (HVAC) systems and, roof replacement as the two most expensive components of a building. Projects such as Energy Conservation: MCG are an investment in lower operating costs through improved and more efficient lighting and other energy-consuming systems.

In addition to systems replacement and improvement programs, DGS builds, repairs, and renovates structures used by County agencies. When operating departments propose renovations to their buildings (such as libraries or fire stations) for improved operational use, DGS also assesses the condition of the physical plant and building systems. Generally, if a decision is made to renovate a specific facility, all work will be included within the project. If less than a full-scale renovation is needed, then work required for roofs, HVAC, electrical systems, and modifications to comply with the Americans with Disabilities Act will be budgeted within the respective systemic projects.

The Technology Modernization project, administered by the County Executive's office, provides for the replacement, upgrade, and implementation of Information Technology (IT) initiatives that will ensure ongoing viability of key processes, replace outdated and vulnerable systems, and produce a high return in terms of customer service and accountability. Major new IT systems launched through this project are Enterprise Resource Planning (ERP), 311/Constituent Relationship Management (CRM), and related Business Process Review.

HIGHLIGHTS

- Add a new project to provide funding to ensure County buildings and facilities are in compliance with Title II of Americans with Disabilities Act (ADA).
- Provide funding for the design of the HVAC system at the Brookville Depot, Buildings D&E.
- Add design funding for Phase II of the Red Brick Courthouse Renovation.
- Add construction funding for the renovation of the parking garage at 401 Hungerford Drive (HHS building).
- Provide design funding for the HVAC system replacement in the Executive Office Building.
- Continue to replace aging County building roof systems, parking lots, HVAC and electrical systems, and elevator systems.

PROGRAM CONTACTS

Contact James Stiles of the Department of General Services at 240.777.6112 or Christopher Mullin of the Office of Management and Budget at 240.777.2772 for more information regarding the County Offices and Other Improvements capital budget.

CAPITAL PROGRAM REVIEW

The recommended FY11-16 CIP for DGS includes 21 capital projects totaling \$168.3 million. This represents a \$18.5 million, or 9.9 percent, decrease from the \$186.8 million included in the Amended FY09-14 program. The cost decrease is due primarily to the partial completion of projects such as Technology Modernization and the progress of other previously approved projects.

SMART GROWTH INITIATIVE

The FY11-16 Capital Improvements Program for this section also includes the following projects that are components of the County Executive's Smart Growth Initiative:

- MCPS Food Distribution Facility — No. 361111: This new project provides for the design and construction of a new, expanded facility on Snouffer School Road, on a site known as the Webb Tract.
- Montgomery County Radio Shop Relocation — No. 360902: This ongoing project provides for the relocation of the facility at 16551 Crabbs Branch Way to a site on Seven Locks Road.
- DLC Liquor Warehouse — No. 850900: This ongoing project provides for the consolidation of all Department of Liquor Control functions including all administrative functions, and liquor and wine, and packaged beer storage space at 200 Edison Park Drive.

401 Hungerford Drive Garage -- No. 500705

Category
Subcategory
Administering Agency
Planning Area

General Government
County Offices and Other Improvements
General Services
Rockville

Date Last Modified
Required Adequate Public Facility
Relocation Impact
Status

January 05, 2010
No
None.
Preliminary Design Stage

EXPENDITURE SCHEDULE (\$000)

Cost Element	Total	Thru FY09	Est. FY10	Total 6 Years	FY11	FY12	FY13	FY14	FY15	FY16	Beyond 6 Years
Planning, Design, and Supervision	827	3	409	415	317	98	0	0	0	0	0
Land	0	0	0	0	0	0	0	0	0	0	0
Site Improvements and Utilities	220	0	0	220	109	111	0	0	0	0	0
Construction	3,902	0	0	3,902	1,743	2,159	0	0	0	0	0
Other	459	0	0	459	311	148	0	0	0	0	0
Total	5,408	3	409	4,996	2,480	2,516	0	0	0	0	0

FUNDING SCHEDULE (\$000)

G.O. Bonds	5,408	3	409	4,996	2,480	2,516	0	0	0	0	0
Total	5,408	3	409	4,996	2,480	2,516	0	0	0	0	0

OPERATING BUDGET IMPACT (\$000)

Energy				-48	0	-5	-10	-11	-11	-11
Net Impact				-48	0	-5	-10	-11	-11	-11

DESCRIPTION

The project provides for the design and construction of the rehabilitation of the 401 Hungerford Drive parking garage. The concrete decks in the three story garage are experiencing moderate to severe deterioration. A study completed in June 2005 recommended the removal and replacement of the deteriorated concrete, removal and installation of new expansion joints, repair of the stair tower cracking, new lighting, seismic reinforcement, stormwater management improvements, application of a traffic bearing membrane, concrete sealer and improvements to the small parking lot.

ESTIMATED SCHEDULE

Design is underway and will be completed in Spring of FY10, followed by approximately four months for bidding with a construction period of about seventeen months.

COST CHANGE

The cost increase is due to the addition of construction funding.

JUSTIFICATION

The parking garage has been in service since 1986. The two upper decks of the garage and access ramps are in poor condition and have experienced moderate corrosion of the structural steel and related deterioration, spalling, and the ponding of water. As of March 2005, 17 percent of the top deck and 13 percent of the middle deck were delaminated or spalled. The structural slabs are in poor condition due to long term infiltration of water and road salts which continue to deteriorate the concrete and corrode the embedded steel reinforcement. There is significant deterioration of the ramp to level 3. The soffit is spalling in some areas due to the migration of water through the unsealed construction joints and cracks in the decks. The garage does not meet current code requirements for stormwater management or seismic events according to the "Existing Condition Appraisal Report" by Walker Parking Consultants, June 2005.

OTHER DISCLOSURES

- A pedestrian impact analysis has been completed for this project.

APPROPRIATION AND EXPENDITURE DATA		
Date First Appropriation	FY09	(\$000)
First Cost Estimate	FY11	5,408
Current Scope		
Last FY's Cost Estimate		732
Appropriation Request	FY11	4,630
Appropriation Request Est.	FY12	46
Supplemental Appropriation Request		0
Transfer		0
Cumulative Appropriation		732
Expenditures / Encumbrances		7
Unencumbered Balance		725
Partial Closeout Thru	FY08	0
New Partial Closeout	FY09	0
Total Partial Closeout		0

COORDINATION
 Department of General Services
 Department of Health and Human Services
 City of Rockville
 WSSC
 PEPCO
 WMATA



Americans with Disabilities Act (ADA): Compliance -- No. 361107

Category
Subcategory
Administering Agency
Planning Area

General Government
County Offices and Other Improvements
General Services
Countywide

Date Last Modified
Required Adequate Public Facility
Relocation Impact
Status

January 10, 2010
No
None.
On-going

EXPENDITURE SCHEDULE (\$000)

Cost Element	Total	Thru FY09	Est. FY10	Total 6 Years	FY11	FY12	FY13	FY14	FY15	FY16	Beyond 6 Years
Planning, Design, and Supervision	1,826	0	0	1,826	296	306	306	306	306	306	0
Land	0	0	0	0	0	0	0	0	0	0	0
Site Improvements and Utilities	0	0	0	0	0	0	0	0	0	0	0
Construction	18,174	0	0	18,174	704	2,194	3,194	3,694	4,194	4,194	0
Other	0	0	0	0	0	0	0	0	0	0	0
Total	20,000	0	0	20,000	1,000	2,500	3,500	4,000	4,500	4,500	*

FUNDING SCHEDULE (\$000)

Current Revenue: General	2,500	0	0	2,500	0	500	500	500	500	500	0
G.O. Bonds	17,500	0	0	17,500	1,000	2,000	3,000	3,500	4,000	4,000	0
Total	20,000	0	0	20,000	1,000	2,500	3,500	4,000	4,500	4,500	0

OPERATING BUDGET IMPACT (\$000)

Program-Staff				1,826	296	306	306	306	306	306	
Program-Other				560	40	60	100	120	120	120	
Net Impact				2,386	336	366	406	426	426	426	
WorkYears					6.0	6.0	6.0	6.0	6.0	6.0	

DESCRIPTION

This program provides for an on-going comprehensive effort to ensure that County buildings and other facilities are built and maintained in compliance with Title II of the Americans with Disabilities Act (ADA) and the ADA Accessibility Guidelines (ADAAG) standards. This program includes both the correction of deficiencies identified by the United States Department of Justice (DOJ) during its proactive Project Civic Access (PCA) assessment of 112 County facilities and an assessment by the County of all County government buildings and facilities not included in the PCA assessment and remediation of any deficiencies identified by that assessment. The program also includes policy development and advanced technical training for County architects and engineers to ensure that ADA compliance and accessibility are incorporated throughout the County's planning, design and construction process in order to ensure that all new County facilities are fully compliant with Title II and the ADAAG standards. Proposed new Title II requirements include revisions to the existing 1991 ADAAG and additional standards for facilities not addressed in the 1991 ADAAG including swimming pools, recreation facilities, and playgrounds. These new guidelines are in the proposed rulemaking process.

JUSTIFICATION

Montgomery County was selected by the DOJ for a Project Civic Access review in 2006. Project Civic Access is a proactive, ongoing initiative of the Disability Rights Section (DRS) of the DOJ Civil Rights Division to ensure ADA compliance in local and state governments throughout the Country. DOJ has completed reviews and signed settlement agreements with over 150 jurisdictions to date. DOJ has inspected approximately 112 County Government buildings and facilities. In addition, they have inspected polling places, ball fields, golf-courses, and local parks. Montgomery County received a draft settlement agreement from DOJ in March 2009 and is now negotiating a legally binding settlement agreement to address the findings, both those related to buildings and other facilities and those related to policies. This agreement will require the County to remediate any problems identified by DOJ within a negotiated timeline and to place assurances for self assessing and remediation for the future.

OTHER

The following County facilities are scheduled for ADA corrections:

FY11: Mid County Regional Services Center, Silver Spring Health Center, Damascus Senior and Children Centers, Silver Spring Regional Health Center, Up County Regional Services Center.

FY12: Executive Office Building, Council Office Building, District Courthouse, Dennis Avenue Health Center and Supply Building, Bethesda Library, Long Branch Library.

OTHER DISCLOSURES

- * Expenditures will continue indefinitely.

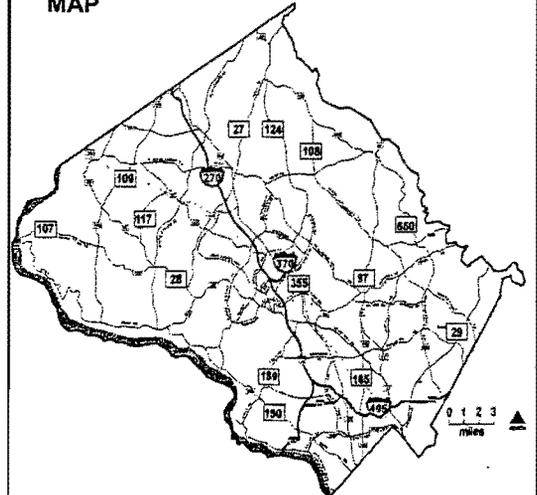
APPROPRIATION AND EXPENDITURE DATA

Date First Appropriation	FY11	(\$000)
First Cost Estimate	FY11	20,000
Current Scope		
Last FY's Cost Estimate		0
Appropriation Request	FY11	1,000
Appropriation Request Est.	FY12	2,500
Supplemental Appropriation Request		0
Transfer		0
Cumulative Appropriation		0
Expenditures / Encumbrances		0
Unencumbered Balance		0
Partial Closeout Thru	FY08	0
New Partial Closeout	FY09	0
Total Partial Closeout		0

COORDINATION

United States Department of Justice
Department of Health and Human Services
Department of Transportation
County Attorney's Office
Montgomery County Public Schools
Revenue Authority
Maryland-National Capital Park and Planning Commission
Department of General Services

MAP



Asbestos Abatement: MCG -- No. 508728

Category
Subcategory
Administering Agency
Planning Area

General Government
County Offices and Other Improvements
General Services
Countywide

Date Last Modified
Required Adequate Public Facility
Relocation Impact
Status

January 03, 2010
No
None.
On-going

EXPENDITURE SCHEDULE (\$000)

Cost Element	Total	Thru FY09	Est. FY10	Total 6 Years	FY11	FY12	FY13	FY14	FY15	FY16	Beyond 6 Years
Planning, Design, and Supervision	108	0	0	108	18	18	18	18	18	18	0
Land	0	0	0	0	0	0	0	0	0	0	0
Site Improvements and Utilities	155	0	155	0	0	0	0	0	0	0	0
Construction	492	0	0	492	82	82	82	82	82	82	0
Other	0	0	0	0	0	0	0	0	0	0	0
Total	755	0	155	600	100	100	100	100	100	100	*

FUNDING SCHEDULE (\$000)

G.O. Bonds	755	0	155	600	100	100	100	100	100	100	0
Total	755	0	155	600	100	100	100	100	100	100	0

DESCRIPTION

This project provides for the identification, management, control, and if required, removal of asbestos containing materials (ACM) from County facilities. Also included are costs associated with the removal of these materials, such as material replacement and facility repairs, when required. This project also provides for the removal of other environmental hazards such as lead based paint.

COST CHANGE

Cost increase is due to addition of FY15 & FY16 to this ongoing project.

JUSTIFICATION

Only asbestos containing materials which have become damaged, or may be disturbed during building renovation or demolition, must be removed or abated. If these materials are not removed, they may become friable, releasing asbestos fibers into the air. Inhaled asbestos fibers may cause health impairments, such as asbestosis, lung, and other types of cancers. Therefore, removing the asbestos containing materials prior to a renovation eliminates the release of asbestos fibers into the building ventilation system and inhalation of asbestos fibers by building occupants or renovation contractors. Neither contractors nor workers will perform renovations until asbestos is removed, because of the health risk to the workers and the associated liability risk to the contractors. Asbestos and other hazardous materials abatement is performed only by specialty contractors, donning protective clothing and respiratory protection. Asbestos abatement workers are also required to attend specialized training and follow decontamination procedures. The asbestos removal must be performed within an isolated airtight plastic containment vessel, under negative air pressure, as required by Federal and State regulation. Estimated project costs reflect these requirements and removal procedures. The primary targets of this project are County-owned facilities constructed prior to 1978. Bulk material samples and air samples are taken to verify that removal actions are in compliance with regulatory guidelines. Asbestos Abatement is currently also being included in stand-alone renovation projects and in the roof replacement project for County Government.

The asbestos survey of County facilities, conducted in FY88, is the basis of the current work program. Revisions to this work plan are made based on period ACM reinspection, in support of facility renovation, or in response to any unidentified ACM which may be encountered in the course of a maintenance activity.

OTHER DISCLOSURES

- * Expenditures will continue indefinitely.

APPROPRIATION AND EXPENDITURE DATA	COORDINATION	MAP												
<table border="1"> <tr> <td>Date First Appropriation</td> <td>FY96</td> <td>(\$000)</td> </tr> <tr> <td>First Cost Estimate</td> <td>FY11</td> <td>755</td> </tr> <tr> <td>Current Scope</td> <td></td> <td></td> </tr> <tr> <td>Last FY's Cost Estimate</td> <td></td> <td>656</td> </tr> </table>	Date First Appropriation	FY96	(\$000)	First Cost Estimate	FY11	755	Current Scope			Last FY's Cost Estimate		656	<p>Department of General Services PLAR: Planned Lifecycle Asset Replacement</p>	
Date First Appropriation	FY96	(\$000)												
First Cost Estimate	FY11	755												
Current Scope														
Last FY's Cost Estimate		656												
<table border="1"> <tr> <td>Appropriation Request</td> <td>FY11</td> <td>100</td> </tr> <tr> <td>Appropriation Request Est.</td> <td>FY12</td> <td>100</td> </tr> <tr> <td>Supplemental Appropriation Request</td> <td></td> <td>0</td> </tr> <tr> <td>Transfer</td> <td></td> <td>0</td> </tr> </table>	Appropriation Request	FY11	100	Appropriation Request Est.	FY12	100	Supplemental Appropriation Request		0	Transfer		0		
Appropriation Request	FY11	100												
Appropriation Request Est.	FY12	100												
Supplemental Appropriation Request		0												
Transfer		0												
<table border="1"> <tr> <td>Cumulative Appropriation</td> <td></td> <td>155</td> </tr> <tr> <td>Expenditures / Encumbrances</td> <td></td> <td>141</td> </tr> <tr> <td>Unencumbered Balance</td> <td></td> <td>14</td> </tr> </table>	Cumulative Appropriation		155	Expenditures / Encumbrances		141	Unencumbered Balance		14					
Cumulative Appropriation		155												
Expenditures / Encumbrances		141												
Unencumbered Balance		14												
<table border="1"> <tr> <td>Partial Closeout Thru</td> <td>FY08</td> <td>6,737</td> </tr> <tr> <td>New Partial Closeout</td> <td>FY09</td> <td>101</td> </tr> <tr> <td>Total Partial Closeout</td> <td></td> <td>6,838</td> </tr> </table>	Partial Closeout Thru	FY08	6,737	New Partial Closeout	FY09	101	Total Partial Closeout		6,838					
Partial Closeout Thru	FY08	6,737												
New Partial Closeout	FY09	101												
Total Partial Closeout		6,838												

Elevator Modernization -- No. 509923

Category
Subcategory
Administering Agency
Planning Area

General Government
County Offices and Other Improvements
General Services
Countywide

Date Last Modified
Required Adequate Public Facility
Relocation Impact
Status

January 10, 2010
No
None.
On-going

EXPENDITURE SCHEDULE (\$000)

Cost Element	Total	Thru FY09	Est. FY10	Total 6 Years	FY11	FY12	FY13	FY14	FY15	FY16	Beyond 6 Years
Planning, Design, and Supervision	1,811	911	0	900	150	150	150	150	150	150	0
Land	0	0	0	0	0	0	0	0	0	0	0
Site Improvements and Utilities	107	107	0	0	0	0	0	0	0	0	0
Construction	9,665	3,558	1,007	5,100	850	850	850	850	850	850	0
Other	71	71	0	0	0	0	0	0	0	0	0
Total	11,654	4,647	1,007	6,000	1,000	1,000	1,000	1,000	1,000	1,000	*

FUNDING SCHEDULE (\$000)

G.O. Bonds	11,654	4,647	1,007	6,000	1,000	1,000	1,000	1,000	1,000	1,000	0
Total	11,654	4,647	1,007	6,000	1,000	1,000	1,000	1,000	1,000	1,000	0

OPERATING BUDGET IMPACT (\$000)

Maintenance				-120	-10	-14	-18	-22	-26	-30
Energy				-60	-5	-7	-9	-11	-13	-15
Net Impact				-180	-15	-21	-27	-33	-39	-45

DESCRIPTION

This project provides for the orderly replacement/renovation of aging and outdated elevator systems in County-owned buildings. This project also includes periodic condition assessments of elevator systems in County buildings.

COST CHANGE

Cost increase is due to the addition of FY15 and FY16 to this ongoing project, which is offset by other adjustments due to fiscal capacity.

JUSTIFICATION

Many elevator systems in County buildings are inefficient, outdated, and beyond economic repair. The useful life of heavy use equipment (hoist, machine motor generation set, governor, controls, car safety devices, door operator, rails, air conditioning pump units, car buffers, and door hardware, etc.) has been exhausted. The existing maintenance program is only capable of keeping the elevator operational. In some cases, spare parts are not readily available in the market, resulting in increased shut down time, greater energy consumption, and higher maintenance costs. Renovation/replacement of aging and outdated elevator systems improves reliability, energy conservation, safety, and code compliance.

Facility condition assessments of 73 County facilities, completed by a consultant in FY05, FY06, and FY07, have been used to prioritize the six-year program. "The Third Report of the Infrastructure Maintenance Task Force (March 2008)," identified an annual level of effort for elevator modernization based on a 25-year lifespan.

OTHER

Scheduled elevator modernizations:

FY11 Mid-County Regional Services Center, Bethesda Police Station, Fire Station #10
FY12 Silver Spring Bus Maintenance Building, Silver Spring Health Center, Red Brick Courthouse

OTHER DISCLOSURES

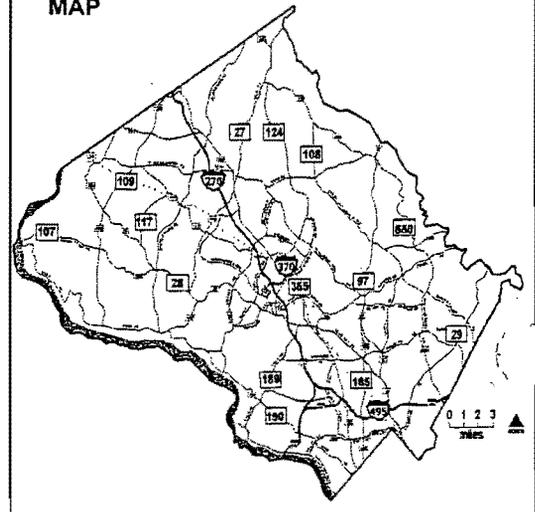
- * Expenditures will continue indefinitely.

APPROPRIATION AND EXPENDITURE DATA		
Date First Appropriation	FY99	(\$000)
First Cost Estimate		
Current Scope	FY11	11,654
Last FY's Cost Estimate		10,554
Appropriation Request	FY11	100
Appropriation Request Est.	FY12	1,000
Supplemental Appropriation Request		0
Transfer		0
Cumulative Appropriation		6,554
Expenditures / Encumbrances		5,054
Unencumbered Balance		1,500
Partial Closeout Thru	FY08	0
New Partial Closeout	FY09	0
Total Partial Closeout		0

COORDINATION

Departments affected by Elevator Modernization projects
Department of General Services

MAP



Energy Conservation: MCG -- No. 507834

Category
Subcategory
Administering Agency
Planning Area

General Government
County Offices and Other Improvements
General Services
Countywide

Date Last Modified
Required Adequate Public Facility
Relocation Impact
Status

January 09, 2010
No
None.
On-going

EXPENDITURE SCHEDULE (\$000)

Cost Element	Total	Thru FY09	Est. FY10	Total 6 Years	FY11	FY12	FY13	FY14	FY15	FY16	Beyond 6 Years
Planning, Design, and Supervision	363	0	28	335	85	50	50	50	50	50	0
Land	0	0	0	0	0	0	0	0	0	0	0
Site Improvements and Utilities	0	0	0	0	0	0	0	0	0	0	0
Construction	1,305	0	290	1,015	140	175	175	175	175	175	0
Other	0	0	0	0	0	0	0	0	0	0	0
Total	1,668	0	318	1,350	225	225	225	225	225	225	*

FUNDING SCHEDULE (\$000)

Current Revenue: General	4	0	4	0	0	0	0	0	0	0	0
G.O. Bonds	1,664	0	314	1,350	225	225	225	225	225	225	0
Total	1,668	0	318	1,350	225	225	225	225	225	225	0

OPERATING BUDGET IMPACT (\$000)

Maintenance				-49	-4	-9	-9	-9	-9	-9	-9
Energy				-382	-47	-67	-67	-67	-67	-67	-67
Net Impact				-431	-51	-76	-76	-76	-76	-76	

DESCRIPTION

This program provides for profitable energy conservation retrofits in County-owned buildings. Retrofits to lighting systems, building envelopes, heating and cooling controls, and boiler efficiency upgrades are provided through this project. A central Energy Management and Control System (EMS) has been installed to monitor major buildings. Energy audits have been conducted to identify and prioritize energy conservation projects throughout the 105 largest buildings. Advanced energy-saving technologies are introduced into County facilities as they become economical and reliable. Retrofits are performed during off hours and do not disrupt services at affected buildings. For new construction and renovation projects, energy design guidance is provided to contractors, and energy budgets are developed and enforced. Utility costs for County facilities are monitored in a computer database.

COST CHANGE

Cost increase is due to the addition of FY15 and FY16 to this ongoing project, which is offset by other adjustments due to fiscal capacity.

JUSTIFICATION

This program is part of the County's cost-containment program. The projects pay for themselves in a short time, generally one to ten years. The County then continues to benefit for many years through lower utility costs. The program is environmentally responsible in reducing the need for utility power plants and decreasing greenhouse gas emissions. The project fulfills the County's voluntary commitment to reduce energy use in all its buildings under the EPA Energy Star Buildings Program. The project is necessary to fulfill the mandate of Montgomery County Code Section 8-14A, Building Energy Design Standards. Improvements in lighting and HVAC controls also improve employee comfort and productivity. Major retrofits of these energy technologies will be made at all County facilities not presently scheduled for renovation. Future maintenance costs are also reduced.

OTHER

Scheduled Upgrades:
FY11 Bethesda Library, Montgomery Aquatic Center, Damascus Library
FY12 Up County Regional Services Center

OTHER DISCLOSURES

- * Expenditures will continue indefinitely.

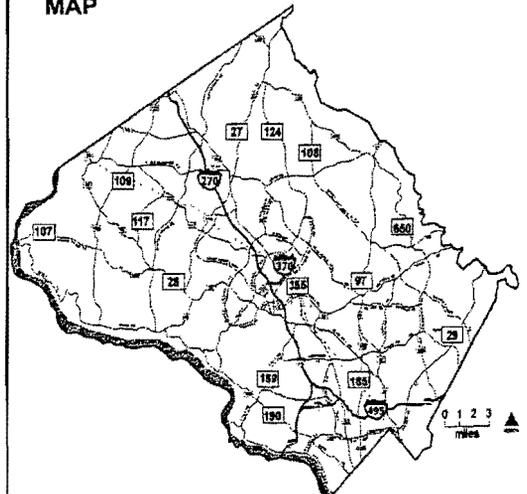
APPROPRIATION AND EXPENDITURE DATA

Date First Appropriation	FY78	(\$000)
First Cost Estimate		
Current Scope	FY11	1,668
Last FY's Cost Estimate		1,487
Appropriation Request	FY11	0
Appropriation Request Est.	FY12	225
Supplemental Appropriation Request		0
Transfer		0
Cumulative Appropriation		543
Expenditures / Encumbrances		146
Unencumbered Balance		397
Partial Closeout Thru	FY08	9,975
New Partial Closeout	FY09	44
Total Partial Closeout		10,019

COORDINATION

Energy Conservation Work Program - Energy Star Upgrades
Department of General Services
Department of Environmental Protection

MAP



Environmental Compliance: MCG -- No. 500918

Category
Subcategory
Administering Agency
Planning Area

General Government
County Offices and Other Improvements
General Services
Countywide

Date Last Modified
Required Adequate Public Facility
Relocation Impact
Status

January 06, 2010
No
None.
On-going

EXPENDITURE SCHEDULE (\$000)

Cost Element	Total	Thru FY09	Est. FY10	Total 6 Years	FY11	FY12	FY13	FY14	FY15	FY16	Beyond 6 Years
Planning, Design, and Supervision	1,730	1	229	1,500	250	250	250	250	250	250	0
Land	0	0	0	0	0	0	0	0	0	0	0
Site Improvements and Utilities	0	0	0	0	0	0	0	0	0	0	0
Construction	12,530	0	2,030	10,500	1,750	1,750	1,750	1,750	1,750	1,750	0
Other	0	0	0	0	0	0	0	0	0	0	0
Total	14,260	1	2,259	12,000	2,000	2,000	2,000	2,000	2,000	2,000	0

FUNDING SCHEDULE (\$000)

G.O. Bonds	Total	Thru FY09	Est. FY10	Total 6 Years	FY11	FY12	FY13	FY14	FY15	FY16	Beyond 6 Years
G.O. Bonds	14,130	1	2,129	12,000	2,000	2,000	2,000	2,000	2,000	2,000	0
Water Quality Protection Charge	130	0	130	0	0	0	0	0	0	0	0
Total	14,260	1	2,259	12,000	2,000	2,000	2,000	2,000	2,000	2,000	0

DESCRIPTION

This project develops and implements plans for the prevention of pollution, the abatement and containment of potential pollution sources at county facilities - including the Department of Transportation, the Department of General Services Depots and maintenance shops - as well as other county facilities and offices. This project provides for the design and construction of structural covered areas to ensure appropriate storage of hazardous materials and potential pollution sources at County Depots. Work will also include replacement of the salt bams at County Depots and addressing environmental compliance issues of Underground Storage Tanks (UST's) and associated piping at County facilities.

ESTIMATED SCHEDULE

FY10-11 Colesville Depot, FY12 Poolesville Depot, FY13 Silver Spring Depot, FY14 Damascus Depot

COST CHANGE

This project has increased in scope to address additional environmental compliance issues of UST's and associated piping at county facilities. Funding for FY15 and FY16 has also been added.

JUSTIFICATION

This project is supported by the Pollution Prevention Plan (P2) for County facilities and the Storm Water Pollution Prevention Plans (SWPPP) for County facilities to comply with aspects of the Federal Clean Water Act National Pollutant Discharge Elimination System (NPDES) Notice of Intent (NOI). This project also has been enlarged in scope and leveled in effort to comply with permit requirements. Each of the County maintenance facilities must implement appropriate pollution prevention techniques to reduce contamination of storm water runoff. Covered areas are required under the NPDES for all hazardous products and liquid drums that are stored outside, to avoid the potential of drum deterioration, leakage and/or runoff contamination. Structural improvements of covered areas and Salt Barn structures are scheduled at the Colesville Depot, Poolesville Depot, Silver Spring Depot and Damascus Depot. This project also includes efforts to address environmental compliance issues of UST's and associated piping at County facilities.

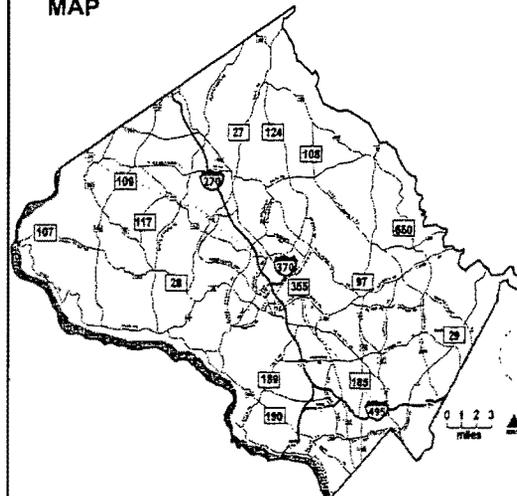
APPROPRIATION AND EXPENDITURE DATA

Date First Appropriation	FY09	(\$000)
First Cost Estimate		
Current Scope	FY11	14,260
Last FY's Cost Estimate		7,035
Appropriation Request	FY11	2,000
Appropriation Request Est.	FY12	2,000
Supplemental Appropriation Request		0
Transfer		0
Cumulative Appropriation		2,260
Expenditures / Encumbrances		354
Unencumbered Balance		1,906
Partial Closeout Thru	FY08	0
New Partial Closeout	FY09	0
Total Partial Closeout		0

COORDINATION

Department of General Services
Department of Transportation
Department of Permitting Services
Department of Environmental Protection
Maryland Department of the Environment

MAP



EOB HVAC Renovation -- No. 361103

Category
Subcategory
Administering Agency
Planning Area

General Government
County Offices and Other Improvements
General Services
Rockville

Date Last Modified
Required Adequate Public Facility
Relocation Impact
Status

January 09, 2010
No
None.
Planning Stage

EXPENDITURE SCHEDULE (\$000)

Cost Element	Total	Thru FY09	Est. FY10	Total 6 Years	FY11	FY12	FY13	FY14	FY15	FY16	Beyond 6 Years
Planning, Design, and Supervision	2,958	0	0	2,958	0	0	207	1,321	1,430	0	0
Land	0	0	0	0	0	0	0	0	0	0	0
Site Improvements and Utilities	0	0	0	0	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0	0	0	0	0
Total	2,958	0	0	2,958	0	0	207	1,321	1,430	0	0

FUNDING SCHEDULE (\$000)

G.O. Bonds	2,958	0	0	2,958	0	0	207	1,321	1,430	0	0
Total	2,958	0	0	2,958	0	0	207	1,321	1,430	0	0

DESCRIPTION

This project provides for planning and design of the Executive Office Building (EOB) HVAC renovation. The EOB is located at 101 Monroe Street, Rockville, Maryland.

ESTIMATED SCHEDULE

The design phase will commence during the Spring of 2013 and is estimated to last twenty months.

JUSTIFICATION

The EOB was built in 1979, and its HVAC system is over 30 years old. In 2006, the Department of General Services hired a consultant (URS Inc.) to conduct a condition assessment study to identify the condition of the HVAC system. The outcome of this study indicated that all equipment and components have reached the end of their economic life expectancy. Moreover, the existing all electric heating system is highly inefficient and is costly to operate. The consultant study recommended that the entire HVAC system be redesigned with state-of-the-art-technology, highly efficient equipment, and be replaced in its entirety.

OTHER

A condition assessment study on HVAC system was completed in March, 2006.

FISCAL NOTE

The funding in this project is expected to provide the costs for planning and design of the HVAC renovations in the EOB. Total cost of the project is estimated to be \$29 million. The estimate will be updated upon completion of the design development phase.

OTHER DISCLOSURES

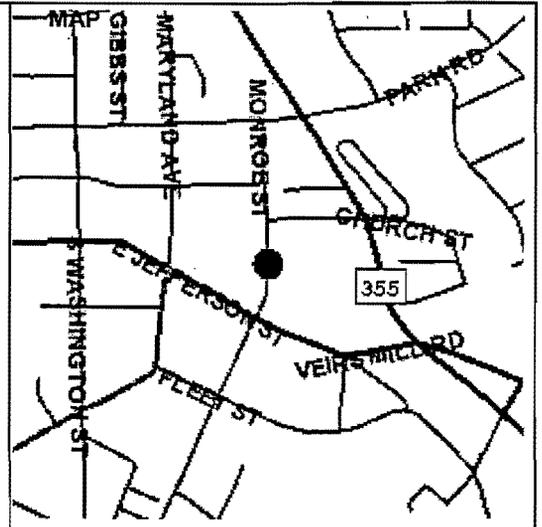
- A pedestrian impact analysis will be performed during design or is in progress.

APPROPRIATION AND EXPENDITURE DATA

Date First Appropriation	FY11	(\$000)
First Cost Estimate	FY11	2,958
Current Scope		
Last FY's Cost Estimate		0
Appropriation Request	FY11	0
Appropriation Request Est.	FY12	0
Supplemental Appropriation Request		0
Transfer		0
Cumulative Appropriation		0
Expenditures / Encumbrances		0
Unencumbered Balance		0
Partial Closeout Thru	FY08	0
New Partial Closeout	FY09	0
Total Partial Closeout		0

COORDINATION

Department of General Services
City of Rockville
Offices of the County Executive
Department of Technology Services
Department of Finance
Montgomery County Fire and Rescue Service
Department of Human Resources
Office of Management and Budget
Department of Transportation
Washington Gas
WSSC
PEPCO



Facilities Site Selection: MCG -- No. 500152

Category
Subcategory
Administering Agency
Planning Area

General Government
County Offices and Other Improvements
General Services
Countywide

Date Last Modified
Required Adequate Public Facility
Relocation Impact
Status

January 11, 2010
No
None.
On-going

EXPENDITURE SCHEDULE (\$000)

Cost Element	Total	Thru FY09	Est. FY10	Total 6 Years	FY11	FY12	FY13	FY14	FY15	FY16	Beyond 6 Years
Planning, Design, and Supervision	267	137	0	130	5	25	25	25	25	25	0
Land	99	99	0	0	0	0	0	0	0	0	0
Site Improvements and Utilities	0	0	0	0	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0	0	0	0	0
Other	3	3	0	0	0	0	0	0	0	0	0
Total	369	239	0	130	5	25	25	25	25	25	0

FUNDING SCHEDULE (\$000)

Current Revenue: General	369	239	0	130	5	25	25	25	25	25	0
Total	369	239	0	130	5	25	25	25	25	25	0

DESCRIPTION

This project provides for site selection analysis for the following candidate projects: Glenmont Fire Station #18 Replacement, 2nd District Police Station, Clarksburg and Damascus Community Recreation and Aquatic Center, Shady Grove Library, Land for Facility Reforestation and other site selection activities such as appraisals, geotechnical services, environmental studies, and surveys.

Other sites that could be considered candidates for site selection analysis are: Shady Grove Fire Station, East County Fire Station #37, Centralized Fire and Rescue Apparatus Maintenance Facility, Laytonsville Fire Station, Strategic Static (Fire) Water Facilities, 7th District Police Station, 4th District Police Station, Wheaton Library, West County Outdoor Pool, Kensington Community Recreation Center, Gilchrist Center for Cultural Diversity, and North Bethesda Community Recreation Center.

COST CHANGE

Addition of FY15 and FY16 to this ongoing project offset by other adjustments to fiscal capacity.

OTHER

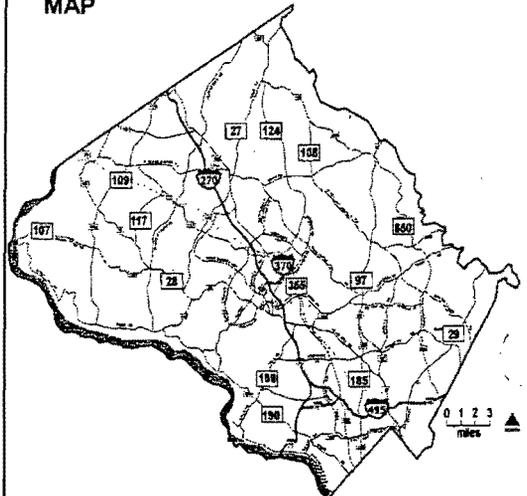
These funds will be used for site selection only. No land will be purchased without notice to the County Council that must include the reasons why the proposed site is appropriate for the specific project being planned, including the expected size of the facility and how the site is responsive to community needs. Any land acquisition will be funded initially through ALARF: MCG, then reimbursed by a future appropriation from the specific project. The County Council's Management and Fiscal Policy Committee intends to review the current processes for facility planning and site selection and may decide in future years that site selection should not continue to be a separate project. To ensure that the County does not lose the opportunity to acquire sites for future projects, the Council encourages the Executive to acquire more sites and to acquire sites earlier than previously assumed. The Council also urges the County Executive to work with the Maryland-National Capital Park and Planning Commission staff to review future facility needs in master plans and department strategic plans to identify sites beyond those for projects in facility planning and the current CIP for acquisition.

APPROPRIATION AND EXPENDITURE DATA		
Date First Appropriation	FY01	(\$000)
First Cost Estimate		
Current Scope	FY11	369
Last FY's Cost Estimate		530
Appropriation Request	FY11	-186
Appropriation Request Est.	FY12	25
Supplemental Appropriation Request		0
Transfer		0
Cumulative Appropriation		430
Expenditures / Encumbrances		246
Unencumbered Balance		184
Partial Closeout Thru	FY08	0
New Partial Closeout	FY09	0
Total Partial Closeout		0

COORDINATION

Department of Police
Department of Public Libraries
Department of General Services
Department of Recreation
Department of Fire/Rescue services
Department of Transportation
Maryland-National Capital Park and Planning Commission
Office of Management and Budget
Regional Services Centers

MAP



Facility Planning: MCG -- No. 508768

Category
Subcategory
Administering Agency
Planning Area

General Government
County Offices and Other Improvements
General Services
Countywide

Date Last Modified
Required Adequate Public Facility
Relocation Impact
Status

January 10, 2010
No
None.
On-going

EXPENDITURE SCHEDULE (\$000)

Cost Element	Total	Thru FY09	Est. FY10	Total 6 Years	FY11	FY12	FY13	FY14	FY15	FY16	Beyond 6 Years
Planning, Design, and Supervision	8,951	6,547	495	1,909	284	325	325	325	325	325	0
Land	86	86	0	0	0	0	0	0	0	0	0
Site Improvements and Utilities	7	7	0	0	0	0	0	0	0	0	0
Construction	52	52	0	0	0	0	0	0	0	0	0
Other	204	204	0	0	0	0	0	0	0	0	0
Total	9,300	6,896	495	1,909	284	325	325	325	325	325	*

FUNDING SCHEDULE (\$000)

Current Revenue: General	8,655	6,651	95	1,909	284	325	325	325	325	325	0
G.O. Bonds	625	225	400	0	0	0	0	0	0	0	0
Solid Waste Disposal Fund	20	20	0	0	0	0	0	0	0	0	0
Total	9,300	6,896	495	1,909	284	325	325	325	325	325	0

DESCRIPTION

This project provides for general government facility planning studies for a variety of projects under consideration in the CIP. In addition, facility planning serves as a transition stage for a project between the master plan or conceptual stage and its inclusion as a stand-alone project in the CIP. Prior to the establishment of a stand-alone project, Montgomery County develops a Program of Requirements (POR) that outlines the general and specific features required on the project. Selected projects range in type including: new buildings, renovation of existing buildings, stormwater management, and recycling centers. Facility planning is a decision making process that includes the determination of the purpose of, and need for, a candidate project, a rigorous investigation of non-County sources of funding, and, in some cases, an estimate of the cost of the design and an estimated range of the cost of construction of the project. Facility planning represents planning and preliminary design and develops a POR in advance of full programming of a project in the CIP. Depending upon the results of a facility planning determination of purpose and need, a project may or may not proceed to design and construction. For a full description of the facility planning process, see the CIP Planning Section in Volume I.

COST CHANGE

Addition of FY15 and FY16 to this ongoing project offset by other adjustments due to fiscal capacity.

JUSTIFICATION

Facility planning costs for all projects which ultimately become stand-alone projects are included here. These costs will not be reflected in the resulting individual project.

OTHER

The study proposals under this program are developed in conjunction with program departments, the Department of General Services, the Office of Management and Budget (OMB), and consultants to ensure accurate program requirements. Planning studies underway or to be completed in FY11 or FY12 are listed on the next page. This list includes projects that will potentially be considered for inclusion as stand alone projects in the FY13-18 CIP. Other projects not listed may be planned under urgent situations.

FISCAL NOTE

\$400,000 for facility planning for a new PSTA to be located at the Webb Tract, as part of the County's Smart Growth Initiative, has been transferred from the PSTA Academic Building Complex, Project No. 479909, to this project.

OTHER DISCLOSURES

- * Expenditures will continue indefinitely.

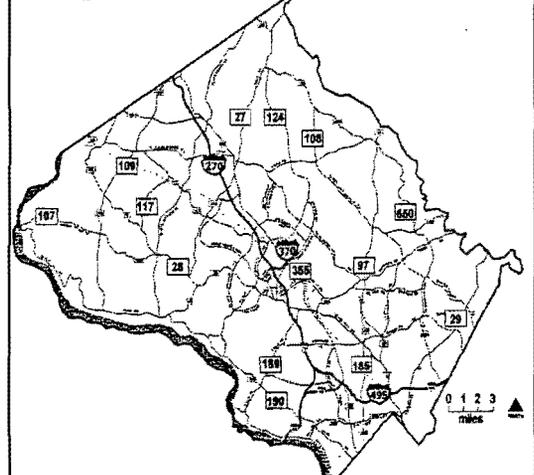
APPROPRIATION AND EXPENDITURE DATA

Date First Appropriation	FY87	(\$000)
First Cost Estimate	FY11	9,300
Current Scope		
Last FY's Cost Estimate		9,241
Appropriation Request	FY11	-266
Appropriation Request Est.	FY12	325
Supplemental Appropriation Request		0
Transfer		0
Cumulative Appropriation		7,941
Expenditures / Encumbrances		7,318
Unencumbered Balance		623
Partial Closeout Thru	FY08	0
New Partial Closeout	FY09	0
Total Partial Closeout		0

COORDINATION

Department of Environmental Protection
Department of General Services
Department of Correction and Rehabilitation
Department of Fire and Rescue Services
Department of Police
Department of Health and Human Services
Department of Recreation
Department of Public Libraries
Circuit Court
Office of Management and Budget
Commission on People with Disabilities
Montgomery County Pedestrian Safety
Advisory Committee

MAP



Facility Planning: MCG No. 508768

Planning Studies underway or candidate projects to be completed during FY11 and FY12

Centralized Fire Apparatus Maintenance Facility
East County Fire Station # 7
Fire Stations Facility Assessment Study
Special Operations and Traffic Division Equipment and Vehicle Storage
Supply and Evidence Facility
2nd District Police Station
Shady Grove Library
Wheaton Library
Comprehensive Facilities and Master Plan 2010-2030
Clarksburg and Damascus Community Recreation and Aquatic Center
Department of Correction Rehabilitation Master Confinement Study
Poolesville Depot Improvements
Damascus Depot Improvements
8818 Georgia Ave Renovation
1301A Piccard Drive
Progress Place Relocation
Grey Courthouse Planning

Indoor Air Quality Improvement -- No. 361102

Category
Subcategory
Administering Agency
Planning Area

General Government
County Offices and Other Improvements
General Services
Silver Spring

Date Last Modified
Required Adequate Public Facility
Relocation Impact
Status

January 09, 2010
No
None.
Planning Stage

EXPENDITURE SCHEDULE (\$000)

Cost Element	Total	Thru FY09	Est. FY10	Total 6 Years	FY11	FY12	FY13	FY14	FY15	FY16	Beyond 6 Years
Planning, Design, and Supervision	666	0	0	666	261	405	0	0	0	0	0
Land	0	0	0	0	0	0	0	0	0	0	0
Site Improvements and Utilities	0	0	0	0	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0	0	0	0	0
Total	666	0	0	666	261	405	0	0	0	0	0

FUNDING SCHEDULE (\$000)

G.O. Bonds	666	0	0	666	261	405	0	0	0	0	0
Total	666	0	0	666	261	405	0	0	0	0	0

DESCRIPTION

This project provides funding for re-design and replacing the HVAC systems and other miscellaneous building (architectural) modifications in order to improve the indoor air quality (IAQ) at the Brookville Ride-On Bus Depot, Buildings D & E, which is located at 8710 Brookville Road, Silver Spring, Maryland.

ESTIMATED SCHEDULE

The design phase will commence during Fall of 2010 and is estimated to last fifteen months.

JUSTIFICATION

The existing HVAC systems are at the end of their service life and do not provide adequate ventilation to meet current American Society of Heating, Refrigerating and Air-Conditioning Engineers standards. The National Institute for Occupational Safety and Health recommends controlling diesel exposure at the lowest possible level. In August 2009, a consultant prepared an IAQ survey, inspection, and IAQ testing.

FISCAL NOTE

Total project cost is estimated to be \$6.3 million.

OTHER DISCLOSURES

- A pedestrian impact analysis will be performed during design or is in progress.

APPROPRIATION AND EXPENDITURE DATA	COORDINATION	MAP
Date First Appropriation FY11 (\$000)	Department of Permitting Services	
First Cost Estimate FY11 666	Department of General Services	
Current Scope	Department of Technology Services	
Last FY's Cost Estimate 0	Division of Fleet Management Services	
Appropriation Request FY11 501	WSSC	
Appropriation Request Est. FY12 165	PEPCO	
Supplemental Appropriation Request 0		
Transfer 0		
Cumulative Appropriation 0		
Expenditures / Encumbrances 0		
Unencumbered Balance 0		
Partial Closeout Thru FY08 0		
New Partial Closeout FY09 0		
Total Partial Closeout 0		

HVAC/Elec Replacement: MCG -- No. 508941

Category
Subcategory
Administering Agency
Planning Area

General Government
County Offices and Other Improvements
General Services
Countywide

Date Last Modified
Required Adequate Public Facility
Relocation Impact
Status

January 11, 2010
No
None.
On-going

EXPENDITURE SCHEDULE (\$000)

Cost Element	Total	Thru FY09	Est. FY10	Total 6 Years	FY11	FY12	FY13	FY14	FY15	FY16	Beyond 6 Years
Planning, Design, and Supervision	1,406	0	506	900	150	150	150	150	150	150	0
Land	0	0	0	0	0	0	0	0	0	0	0
Site Improvements and Utilities	0	0	0	0	0	0	0	0	0	0	0
Construction	7,182	0	1,482	5,700	450	1,050	1,050	1,050	1,050	1,050	0
Other	0	0	0	0	0	0	0	0	0	0	0
Total	8,588	0	1,988	6,600	600	1,200	1,200	1,200	1,200	1,200	*

FUNDING SCHEDULE (\$000)

G.O. Bonds	8,588	0	1,988	6,600	600	1,200	1,200	1,200	1,200	1,200	0
Total	8,588	0	1,988	6,600	600	1,200	1,200	1,200	1,200	1,200	0

OPERATING BUDGET IMPACT (\$000)

Energy				-291	-21	-30	-42	-54	-66	-78
Net Impact				-291	-21	-30	-42	-54	-66	-78

DESCRIPTION

This project provides for the orderly replacement/renovation of outdated HVAC and electrical systems in County buildings. The Department of General Services currently oversees, monitors and provides services for operation of the mechanical, electrical and fire protection systems of 233 County facilities with approximately 6.1 million square feet of occupied space. The project requires periodic condition assessments and renovation of the HVAC, plumbing, electrical, and control systems and equipment; overhauling the air distribution systems; electrical service upgrades; and emergency generator replacements.

COST CHANGE

Cost increase is due to the addition of FY15 and FY16 to this ongoing project, which is offset by other adjustments due to fiscal capacity.

JUSTIFICATION

Many HVAC, plumbing and electrical systems in County-owned buildings are outdated and well beyond economical repair, particularly in buildings which have not been renovated in many years. In the life of the buildings, the HVAC, plumbing and electrical systems require major renovation or replacement at least once every 25 years. These renovations will not only significantly extend the life of the County buildings, but convert the old mechanical/electrical systems to state-of-the-art energy efficient systems and improve indoor air quality as well. Consequently, it conserves energy and saves resources. The Department of General Services surveyed several buildings and found that HVAC, plumbing and electrical systems require renovation and/or equipment replacement. The criteria for selecting the County facilities for systems renovation or replacement include: mechanical/electrical systems degradation, high maintenance costs, high energy consumption, current code compliance, indoor air quality, and major change of the functional use of the building.

Occupational Safety and Health Administration (OSHA) has issued proposed rules for providing quality of indoor air in the work place (OSHA 29 CFR parts 1910, 1915, and 1926). The rules require indoor air quality (IAQ) compliance plans to be implemented. The results of a facility condition assessment of 73 County facilities completed by a consultant in FY05, FY06 and FY07 have been used to prioritize the six-year program. The March 2008, "Report of the Infrastructure Maintenance Task Force," identified an annual level of effort for HVAC/electrical replacement based on a 25-year life span.

OTHER

Scheduled HVAC/Electrical Replacements:

FY11 Strathmore Concert Hall Humidification System

FY12 Bauer Drive Community Center, Longwood Community Center, Wilkins Ave. Shelter, Martin Luther King Swim Center, Chevy Chase Library, McDonald Knowlts Daycare Center, Margaret Schweinhaut Senior Center

OTHER DISCLOSURES

- * Expenditures will continue indefinitely.

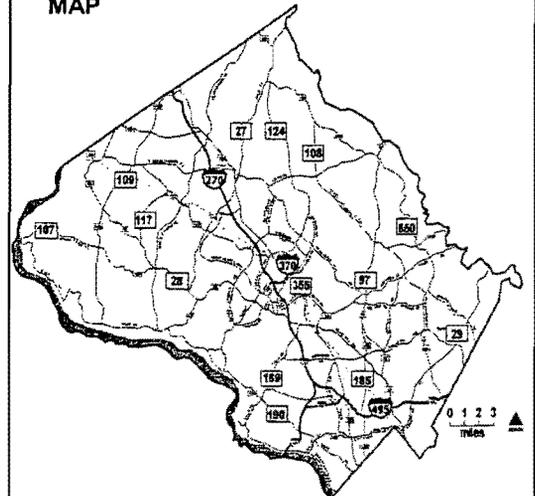
APPROPRIATION AND EXPENDITURE DATA

Date First Appropriation	FY96	(\$000)
First Cost Estimate	FY11	8,558
Current Scope		8,289
Last FY's Cost Estimate		0
Transfer		0
Appropriation Request	FY11	600
Appropriation Request Est.	FY12	1,200
Supplemental Appropriation Request		0
Cumulative Appropriation		1,988
Expenditures / Encumbrances		1,308
Unencumbered Balance		680
Partial Closeout Thru	FY08	16,732
New Partial Closeout	FY09	701
Total Partial Closeout		17,433

COORDINATION

Department of General Services
User Agencies

MAP



Life Safety Systems: MCG -- No. 509970

Category
Subcategory
Administering Agency
Planning Area

General Government
County Offices and Other Improvements
General Services
Countywide

Date Last Modified
Required Adequate Public Facility
Relocation Impact
Status

January 09, 2010
No
None.
On-going

EXPENDITURE SCHEDULE (\$000)

Cost Element	Total	Thru FY09	Est. FY10	Total 6 Years	FY11	FY12	FY13	FY14	FY15	FY16	Beyond 6 Years
Planning, Design, and Supervision	855	388	47	420	70	70	70	70	70	70	0
Land	0	0	0	0	0	0	0	0	0	0	0
Site Improvements and Utilities	0	0	0	0	0	0	0	0	0	0	0
Construction	4,752	980	542	3,230	505	505	555	555	555	555	0
Other	581	581	0	0	0	0	0	0	0	0	0
Total	6,188	1,949	589	3,650	575	575	625	625	625	625	*

FUNDING SCHEDULE (\$000)

G.O. Bonds	6,188	1,949	589	3,650	575	575	625	625	625	625	0
Total	6,188	1,949	589	3,650	575	575	625	625	625	625	0

OPERATING BUDGET IMPACT (\$000)

Maintenance				-147	-11	-16	-21	-27	-33	-39
Net Impact				-147	-11	-16	-21	-27	-33	-39

DESCRIPTION

This project provides funding for installation of modern life safety systems to protect the County's facilities and to protect buildings in the event of fire emergencies. Implementation of this project will help to minimize the dangers to life from fire, including smoke and fumes. The scope of the project encompasses fire alarms with voice addressable capabilities, sprinklers for fire suppression, fire and smoke detection, and smoke control systems.

COST CHANGE

Cost increase is due to the addition of FY15 and FY16 to this ongoing project, which is offset by other adjustments due to fiscal capacity.

JUSTIFICATION

Numerous existing facilities are in need of modern, basic life safety systems. In many older facilities, there are no fire alarms or sprinklers. Some facilities are 24-hour residential facilities. In case of fire, there could be a significant potential exposure to loss of life and property. Most of the facilities do not meet codes and have outdated fire alarm systems for which spare parts are no longer available and which can no longer be kept in reliable operation. Many of these County facilities were built years ago, and thus, were grandfathered under the fire code since the occupancy category has not changed. The outdated systems need to be replaced and upgraded to provide improved protection to County employees and County properties.

Facility condition assessments of 73 County facilities, completed by a consultant in FY05, FY06 and FY07, have been used to structure and prioritize the six-year program. "The Third Report of the Infrastructure Maintenance Task Force (March 2008)," identified an annual level of effort for life safety systems based on a 25-year lifespan.

OTHER

Scheduled replacements:

FY11 Executive Office Building Garage Fire Sprinkler Systems

FY12 Clara Barton Community Center Fire Alarm System, Bauer Drive Recreation Center Fire Alarm System, Bethesda Police Station Fire Alarm System

OTHER DISCLOSURES

- * Expenditures will continue indefinitely.

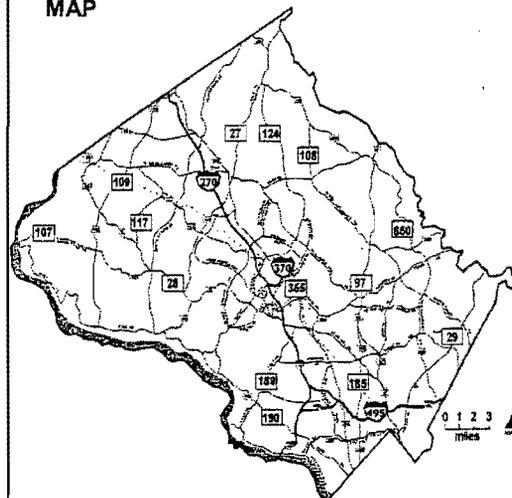
APPROPRIATION AND EXPENDITURE DATA

Date First Appropriation	FY99	(\$000)
First Cost Estimate		
Current Scope	FY11	6,188
Last FY's Cost Estimate		5,513
Appropriation Request	FY11	0
Appropriation Request Est.	FY12	575
Supplemental Appropriation Request		0
Transfer		0
Cumulative Appropriation		3,113
Expenditures / Encumbrances		2,541
Unencumbered Balance		572
Partial Closeout Thru	FY08	0
New Partial Closeout	FY09	0
Total Partial Closeout		0

COORDINATION

Departments affected by Life Safety Systems projects
Department of General Services

MAP



Montgomery County Government Complex -- No. 360901

Category
Subcategory
Administering Agency
Planning Area

General Government
County Offices and Other Improvements
General Services
Rockville

Date Last Modified
Required Adequate Public Facility
Relocation Impact
Status

January 10, 2010
No
None.
Preliminary Design Stage

EXPENDITURE SCHEDULE (\$000)

Cost Element	Total	Thru FY09	Est. FY10	Total 6 Years	FY11	FY12	FY13	FY14	FY15	FY16	Beyond 6 Years
Planning, Design, and Supervision	4,614	463	3,151	1,000	500	500	0	0	0	0	0
Land	0	0	0	0	0	0	0	0	0	0	0
Site Improvements and Utilities	0	0	0	0	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0	0	0	0	0
Total	4,614	463	3,151	1,000	500	500	0	0	0	0	0

FUNDING SCHEDULE (\$000)

G.O. Bonds	4,614	463	3,151	1,000	500	500	0	0	0	0	0
Total	4,614	463	3,151	1,000	500	500	0	0	0	0	0

DESCRIPTION

This project provides for the planning and design, to the end of the design development phase, of three components identified in the Government Core Facilities Optimization Master Plan Study: the new Council Office Building (COB), the COB garage addition, and a new pedestrian bridge. The Judicial Center Annex and Judicial Center renovation included in the Government Core Plan are being provided through CIP Project No. 100300, Judicial Center Annex. Other components of the Government Core Facilities Optimization Master Plan Study include the Executive Office Building, Red Brick Courthouse, Grey Courthouse, Grey Courthouse Annex, and Jury Parking Lot may be added to this project in future years.

The existing COB will be replaced by a new building that will be located adjacent to the Executive Office Building. The new COB will accommodate the existing COB occupants, projected COB occupant growth to year 2025, and approximately 77,000 gross square feet of additional space. The additional space will be used for consolidation of County departments currently located in leased facilities or the feasibility of relocating other County agencies will also be considered. The existing COB garage will be expanded by three floors to accommodate the parking requirements for the Judicial Center Annex and the new COB. The pedestrian bridge will cross Jefferson Street to connect the COB garage and the new COB, increasing pedestrian safety.

JUSTIFICATION

The Government Core Facilities Optimization Master Plan Study (funded under CIP Project No. 500721) analyzed short and long-term growth needs, speed and ease of implementation, cost effectiveness, creation of a suitable government complex, as well as improvement of government services and accessibility. The Government Core Facilities Optimization Master Plan Study recommended construction of a new COB, COB garage addition, and a Judicial Center Annex to meet the year 2025 growth requirements.

The Executive Office Building, COB, and COB garage are aged and in need of either renovation or major system replacement. There is also a need for space to consolidate government functions and provide future growth. Replacement and renovation of these facilities requires comprehensive planning and phasing.

Plans and Studies: Government Core Optimization Master Plan Study (February 2008, Matrix Settles/Staubach).

FISCAL NOTE

Shift \$500k in FY11 funding and expenditures to FY12. Construction cost estimates will be determined during the design development phase.

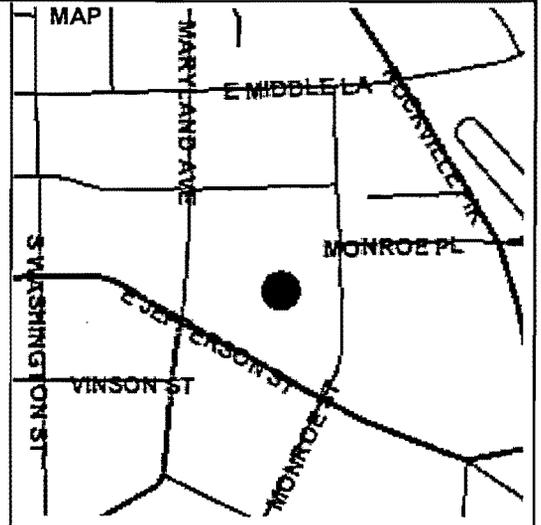
OTHER DISCLOSURES

- A pedestrian impact analysis has been completed for this project.
- Land acquisition will be funded initially through ALARF, and then reimbursed by a future appropriation from this project. The total cost of this project will increase when land expenditures are programmed.

APPROPRIATION AND EXPENDITURE DATA		
Date First Appropriation	FY09	(\$000)
First Cost Estimate		
Current Scope	FY09	4,614
Last FY's Cost Estimate		4,614
Appropriation Request	FY11	0
Appropriation Request Est.	FY12	0
Supplemental Appropriation Request		0
Transfer		0
Cumulative Appropriation		4,614
Expenditures / Encumbrances		2,581
Unencumbered Balance		2,033
Partial Closeout Thru	FY08	0
New Partial Closeout	FY09	0
Total Partial Closeout		0

COORDINATION

- County Council
- Office of Legislative Oversight
- Office of the People's Counsel
- Merit System Protection Board
- Office of Zoning and Administrative Hearings
- Board of Appeals
- Department of Technology Services
- Department of Housing and Community Affairs
- Office of Consumer Protection
- Ethics Commission
- Department of Police
- Department of General Services
- City of Rockville
- Maryland State Highway Administration



Montgomery County Radio Shop Relocation -- No. 360902

Category
Subcategory
Administering Agency
Planning Area

General Government
County Offices and Other Improvements
General Services
Rockville

Date Last Modified
Required Adequate Public Facility
Relocation Impact
Status

January 08, 2010
No
None.
Planning Stage

EXPENDITURE SCHEDULE (\$000)

Cost Element	Total	Thru FY09	Est. FY10	Total 6 Years	FY11	FY12	FY13	FY14	FY15	FY16	Beyond 6 Years
Planning, Design, and Supervision	1,328	31	30	1,267	503	502	262	0	0	0	0
Land	0	0	0	0	0	0	0	0	0	0	0
Site Improvements and Utilities	911	0	0	911	0	296	615	0	0	0	0
Construction	5,103	0	0	5,103	0	1,265	3,838	0	0	0	0
Other	639	0	0	639	0	0	639	0	0	0	0
Total	7,981	31	30	7,920	503	2,063	5,354	0	0	0	0

FUNDING SCHEDULE (\$000)

G.O. Bonds	61	31	30	0	0	0	0	0	0	0	0
Interim Finance	7,920	0	0	7,920	503	2,063	5,354	0	0	0	0
Total	7,981	31	30	7,920	503	2,063	5,354	0	0	0	0

OPERATING BUDGET IMPACT (\$000)

Maintenance				377	0	0	29	116	116	116
Energy				254	0	0	20	78	78	78
Net Impact				631	0	0	49	194	194	194

DESCRIPTION

This project is part of the Smart Growth Initiative program and provides for the relocation of the Montgomery County Radio Shop currently located at 16551 Crabbs Branch Way in the Shady Grove Sector, to a county-owned site on Seven Locks Road. The Montgomery County Radio Repair Shop provides radio installation and repair services for the Police, Fire and Rescue, and Transportation departments throughout Montgomery County.

ESTIMATED SCHEDULE

The design phase will commence during the fall of 2010 and is expected to last thirteen months, followed by approximately six months for bidding, with a construction period of approximately thirteen months.

COST CHANGE

Project cost has increased by \$7.9 million due to the addition of full design and construction costs to the project.

JUSTIFICATION

In order to implement the County's Shady Grove Sector Plan which would capitalize on the existing investment in mass transit by creating a transit-oriented development community, the County Service Park must be relocated. Relocation of the facilities at the County Service Park will enable the County to realize both the transit-oriented development intended for the area and address unmet needs.

The County is faced with aging facilities that require extensive investment of funds to meet our needs. With the age of some of the facilities, the extent of the required investment must be weighed against the long-term ability of the facilities to satisfy current and future County needs.

Plans and studies for this project include: M-NCPPC Shady Grove Sector Plan, approved by the Montgomery County Council, January 2006, adopted by the M-NCPPC, March 15, 2006; "Montgomery County Property Use Study Updated Briefing to County Council," April 29, 2008 (based on Staubach Reports); "Montgomery County Smart Growth Initiative Update to County Council," September 23, 2008.

OTHER DISCLOSURES

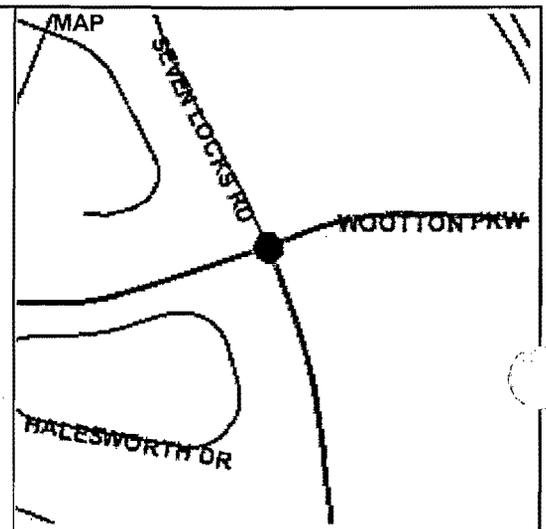
- A pedestrian impact analysis will be performed during design or is in progress.

APPROPRIATION AND EXPENDITURE DATA

Date First Appropriation	FY09	(\$000)
First Cost Estimate		
Current Scope	FY11	7,981
Last FY's Cost Estimate		61
Appropriation Request	FY11	7,274
Appropriation Request Est.	FY12	646
Supplemental Appropriation Request		0
Transfer		0
Cumulative Appropriation		61
Expenditures / Encumbrances		41
Unencumbered Balance		20
Partial Closeout Thru	FY08	0
New Partial Closeout	FY09	0
Total Partial Closeout		0

COORDINATION

Department of General Services
Department of Transportation
Maryland-National Capital Park and Planning Commission
Department of Permitting Services
Department of Finance
Department of Technology Services
Office of Management and Budget
Washington Suburban Sanitary Commission
City of Rockville
PEPCO
Washington Gas
Bethesda Regional Services Center



Montgomery County Radio Shop Relocation -- No. 360902

Category	General Government	Date Last Modified	February 25, 2009
Subcategory	County Offices and Other Improvements	Required Adequate Public Facility	No
Administering Agency	General Services	Relocation Impact	None.
Planning Area	Countywide	Status	Planning Stage

EXPENDITURE SCHEDULE (\$000)

Cost Element	Total	Thru FY07	Est. FY08	Total 6 Years	FY09	FY10	FY11	FY12	FY13	FY14	Beyond 6 Years
Planning, Design, and Supervision	61	0	0	61	61	0	0	0	0	0	0
Land	0	0	0	0	0	0	0	0	0	0	0
Site Improvements and Utilities	0	0	0	0	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0	0	0	0	0
Total	61	0	0	61	61	0	0	0	0	0	0

FUNDING SCHEDULE (\$000)

G.O. Bonds	61	0	0	61	61	0	0	0	0	0	0
Total	61	0	0	61	61	0	0	0	0	0	0

DESCRIPTION

This project is part of the Smart Growth Initiative program and provides for the relocation of the Montgomery County Radio Shop on Crabbs Branch Way to County property located on Seven Locks Road..

Planning for additional projects which form part of the comprehensive Smart Growth Initiative are included in the following project description forms:

- 470905 - Public Safety Training Campus
- 470906 - Public Safety Headquarters
- 850900 - DLC Liquor Warehouse
- 500933 - Equipment Maintenance and Operations Center (EMOC)
- 360900 - MCPS Food Distribution Facility
- 360903 - MCPS Bus Depot and Maintenance Relocation
- 098709 - M-NCPPC Shady Grove Maintenance Facility Relocation

JUSTIFICATION

In order to implement the County's Shady Grove Sector Plan which would capitalize on the existing investment in mass transit by creating a transit-oriented development community, the County Service Park must be relocated. Relocation of the facilities at the County Service Park will enable the County to realize both the transit oriented development intended for the area and address unmet needs.

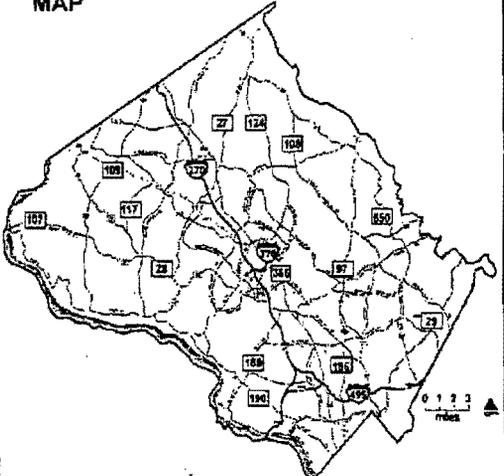
The County is faced with aging facilities that require extensive investment of funds to meet our needs. With the age of some of the facilities, the extent of the required investment must be weighed against the long-term ability of the facilities to satisfy current and future County needs.

Plans and studies for this project include: M-NCPPC Shady Grove Sector Plan, approved by the Montgomery County Council, January 2006, adopted by the M-NCPPC, March 15, 2006; "Montgomery County Property Use Study Updated Briefing to County Council", April 29, 2008 (based on Staubach Reports); "Montgomery County Smart Growth Initiative Update to County Council", September 23, 2008.

OTHER

The project provides for only the planning phase. Final construction costs will be determined during the design development phase. A pedestrian impact analysis will be performed during the design of each project.

Overall the Smart Growth Initiative will be cost neutral.

APPROPRIATION AND EXPENDITURE DATA	COORDINATION	MAP																																																			
<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td>Date First Appropriation</td> <td>FY09</td> <td style="text-align: right;">(\$000)</td> </tr> <tr> <td>First Cost Estimate</td> <td>FY08</td> <td style="text-align: right;">61</td> </tr> <tr> <td>Current Scope</td> <td></td> <td></td> </tr> <tr> <td>Last FY's Cost Estimate</td> <td></td> <td style="text-align: right;">0</td> </tr> <tr> <td colspan="3"> </td> </tr> <tr> <td>Appropriation Request</td> <td>FY09</td> <td style="text-align: right;">61</td> </tr> <tr> <td>Appropriation Request Est.</td> <td>FY10</td> <td style="text-align: right;">0</td> </tr> <tr> <td>Supplemental Appropriation Request</td> <td></td> <td style="text-align: right;">0</td> </tr> <tr> <td>Transfer</td> <td></td> <td style="text-align: right;">0</td> </tr> <tr> <td colspan="3"> </td> </tr> <tr> <td>Cumulative Appropriation</td> <td></td> <td style="text-align: right;">0</td> </tr> <tr> <td>Expenditures / Encumbrances</td> <td></td> <td style="text-align: right;">0</td> </tr> <tr> <td>Unencumbered Balance</td> <td></td> <td style="text-align: right;">0</td> </tr> <tr> <td colspan="3"> </td> </tr> <tr> <td>Partial Closeout Thru</td> <td>FY08</td> <td style="text-align: right;">0</td> </tr> <tr> <td>New Partial Closeout</td> <td>FY07</td> <td style="text-align: right;">0</td> </tr> <tr> <td>Total Partial Closeout</td> <td></td> <td style="text-align: right;">0</td> </tr> </table>	Date First Appropriation	FY09	(\$000)	First Cost Estimate	FY08	61	Current Scope			Last FY's Cost Estimate		0				Appropriation Request	FY09	61	Appropriation Request Est.	FY10	0	Supplemental Appropriation Request		0	Transfer		0				Cumulative Appropriation		0	Expenditures / Encumbrances		0	Unencumbered Balance		0				Partial Closeout Thru	FY08	0	New Partial Closeout	FY07	0	Total Partial Closeout		0	<p>COORDINATION</p> <ul style="list-style-type: none"> Department of General Services Department of Transportation Department of Liquor Control Department of Police Montgomery County Fire and Rescue Service Montgomery County Public Schools Maryland-National Capital Park and Planning Commission Department of Permitting Services Department of Finance Department of Technology Services Office of Management and Budget Washington Suburban Sanitary Commission 	
Date First Appropriation	FY09	(\$000)																																																			
First Cost Estimate	FY08	61																																																			
Current Scope																																																					
Last FY's Cost Estimate		0																																																			
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Cumulative Appropriation		0																																																			
Expenditures / Encumbrances		0																																																			
Unencumbered Balance		0																																																			
Partial Closeout Thru	FY08	0																																																			
New Partial Closeout	FY07	0																																																			
Total Partial Closeout		0																																																			

7-18, from Feb 2009

Planned Lifecycle Asset Replacement: MCG -- No. 509514

Category
Subcategory
Administering Agency
Planning Area

General Government
County Offices and Other Improvements
General Services
Countywide

Date Last Modified
Required Adequate Public Facility
Relocation Impact
Status

January 11, 2010
No
None.
On-going

EXPENDITURE SCHEDULE (\$000)

Cost Element	Total	Thru FY09	Est. FY10	Total 6 Years	FY11	FY12	FY13	FY14	FY15	FY16	Beyond 6 Years
Planning, Design, and Supervision	332	0	9	323	35	52	56	60	60	60	0
Land	0	0	0	0	0	0	0	0	0	0	0
Site Improvements and Utilities	0	0	0	0	0	0	0	0	0	0	0
Construction	4,683	0	856	3,827	415	698	644	690	690	690	0
Other	0	0	0	0	0	0	0	0	0	0	0
Total	5,015	0	865	4,150	450	750	700	750	750	750	*

FUNDING SCHEDULE (\$000)

Current Revenue: General	15	0	15	0	0	0	0	0	0	0	0
G.O. Bonds	5,000	0	850	4,150	450	750	700	750	750	750	0
Total	5,015	0	865	4,150	450	750	700	750	750	750	0

DESCRIPTION

This project provides for a comprehensive lifecycle replacement program to protect the County's investment in facilities and to sustain efficient and reliable facility operation. The project is targeted at slowing the deterioration of key facility and site components based on an inventory of their age and condition. The project includes: mechanical/plumbing equipment; lighting system replacement not covered under the Energy Conservation CIP program; building structural and exterior envelope refurbishment; and reconstruction of sidewalks and curbs adjacent to County facilities. The scope of this project parallels approved CIP projects of Montgomery County Public Schools, Montgomery College, and the Maryland-National Capital Park and Planning Commission.

COST CHANGE

Cost increase is due to the addition of FY15 and FY16 to this ongoing project. Also, \$100,000 is included in FY11 and FY12 for the refurbishment of the Wheaton Library.

JUSTIFICATION

The County currently has a significant backlog of facility and site components that result from facility age and past deferrals of deficiencies. Various components are outdated, inefficient, and costly to repair. The replacement of components significantly extends the useful life of County facilities. In FY05, FY06 and FY07, the Department of Public Works and Transportation engaged a consultant to conduct a comprehensive facility condition assessment survey of 73 County facilities, or approximately 30 percent of the County's facility inventory. Based upon the age and condition of each component and industry-accepted component lifetimes, a priority listing of component replacement was developed.

The results of the facility condition assessment of 73 County facilities have been used to prioritize the six-year program.

OTHER

PLAR replacements are scheduled to take place at the following County facilities in FY11 and FY12: Little Falls Library, Wheaton Library, and Holiday Park Senior Center.

OTHER DISCLOSURES

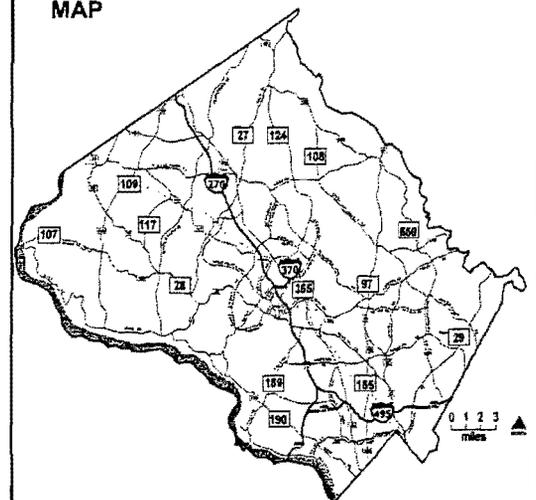
- * Expenditures will continue indefinitely.

APPROPRIATION AND EXPENDITURE DATA		
Date First Appropriation	FY95	(\$000)
First Cost Estimate		
Current Scope	FY11	5,015
Last FY's Cost Estimate		3,715
Appropriation Request	FY11	450
Appropriation Request Est.	FY12	750
Supplemental Appropriation Request		0
Transfer		0
Cumulative Appropriation		865
Expenditures / Encumbrances		665
Unencumbered Balance		200
Partial Closeout Thru	FY08	8,214
New Partial Closeout	FY09	150
Total Partial Closeout		8,364

COORDINATION

Asbestos Abatement: MCG
Department of General Services
Energy Conservation: MCG
Facility Planning: MCG
HVAC/Electrical Replacement: MCG
Roof Replacement: MCG
Department of Recreation

MAP



Red Brick Courthouse Structural Repairs -- No. 500727

Category
Subcategory
Administering Agency
Planning Area

General Government
County Offices and Other Improvements
General Services
Rockville

Date Last Modified
Required Adequate Public Facility
Relocation Impact
Status

January 09, 2010
No
None.
Final Design Stage

EXPENDITURE SCHEDULE (\$000)

Cost Element	Total	Thru FY09	Est. FY10	Total 6 Years	FY11	FY12	FY13	FY14	FY15	FY16	Beyond 6 Years
Planning, Design, and Supervision	1,541	134	66	1,341	0	518	823	0	0	0	0
Land	0	0	0	0	0	0	0	0	0	0	0
Site Improvements and Utilities	0	0	0	0	0	0	0	0	0	0	0
Construction	418	0	418	0	0	0	0	0	0	0	0
Other	11	0	11	0	0	0	0	0	0	0	0
Total	1,970	134	495	1,341	0	518	823	0	0	0	0

FUNDING SCHEDULE (\$000)

G.O. Bonds	1,970	134	495	1,341	0	518	823	0	0	0	0
Total	1,970	134	495	1,341	0	518	823	0	0	0	0

DESCRIPTION

Phase I of this project provides for the rehabilitation of the flooring system in the Red Brick Courthouse at 29 Courthouse Square in Rockville. The structural integrity of the flooring system has been weakened by modifications made over the years to accommodate various electrical, mechanical, and plumbing systems. Phase II will provide for a historic rehabilitation of the courthouse, to accommodate programmatic functions and requirements of current users and to preserve the building exterior and interior. Work will include the replacement of major building systems, modifications to make the facility compliant with the requirements for the Americans with Disabilities Act, and repair and replacement of the building exterior, both masonry and roofing. All work will have to be performed in compliance with requirements and oversight of the Maryland Historical Society and per existing County regulation and easements.

ESTIMATED SCHEDULE

Design for Phase II of the project will commence during the Fall of 2011 and is estimated to last fifteen months.

COST CHANGE

Increase in cost is due to addition of Phase II design.

JUSTIFICATION

For Phase I, a structural engineer determined that some areas of the terra cotta arch and beam flooring system have been compromised by modifications that have been made for various electrical, mechanical, and plumbing systems. Access to certain areas on the first and second floors will be restricted until the problem is resolved.

Phase II is the historic renovation of the building, which dates back to the 1800's. In 1995, the courthouse had a small renovation to upgrade the HVAC and to provide an elevator. Currently, the slate roofing is deteriorating, as is the copper metal roofing on the steeple, (both of which have reached the end of service life). The masonry joints need to be tuck-pointed on the exterior walls and parapets. This deterioration has allowed moisture infiltration, which has damaged the building, with repair efforts slowing but not stopping the problems. Along with accessibility issues, the HVAC plumbing, and electrical systems are at the end of useful life. The fire prevention systems require redesign and installation to provide for better safe guards to prevent potential loss of the historic wood structure.

OTHER

This facility has been designated as historical structure. A pedestrian impact analysis is in process and will be completed during the Phase II design.

FISCAL NOTE

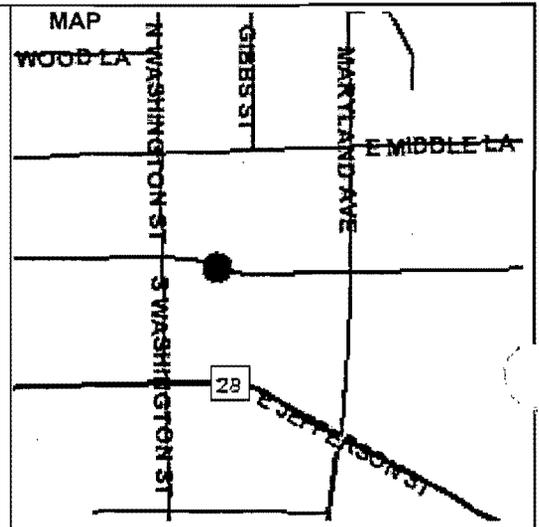
The total estimated cost of Phase II of the project is \$14.7 million. The estimate will be updated upon completion of the design development phase.

OTHER DISCLOSURES

- A pedestrian impact analysis will be performed during design or is in progress.

APPROPRIATION AND EXPENDITURE DATA		
Date First Appropriation	FY07	(\$000)
First Cost Estimate	FY11	1,970
Current Scope		
Last FY's Cost Estimate		629
Appropriation Request	FY11	0
Appropriation Request Est.	FY12	1,341
Supplemental Appropriation Request		0
Transfer		0
Cumulative Appropriation		629
Expenditures / Encumbrances		179
Unencumbered Balance		450
Partial Closeout Thru	FY08	0
New Partial Closeout	FY09	0
Total Partial Closeout		0

COORDINATION
 Department of General Services
 Circuit Court
 Department of Technology Services
 City of Rockville
 Montgomery County Sheriff
 Department of Human Resources
 Peerless Rockville
 Montgomery County Historic Society



Resurfacing Parking Lots: MCG -- No. 509914

Category
Subcategory
Administering Agency
Planning Area

General Government
County Offices and Other Improvements
General Services
Countywide

Date Last Modified
Required Adequate Public Facility
Relocation Impact
Status

January 11, 2010
No
None.
On-going

EXPENDITURE SCHEDULE (\$000)

Cost Element	Total	Thru FY09	Est. FY10	Total 6 Years	FY11	FY12	FY13	FY14	FY15	FY16	Beyond 6 Years
Planning, Design, and Supervision	481	301	0	180	30	30	30	30	30	30	0
Land	0	0	0	0	0	0	0	0	0	0	0
Site Improvements and Utilities	65	65	0	0	0	0	0	0	0	0	0
Construction	6,959	2,867	622	3,470	495	495	620	620	620	620	0
Other	50	50	0	0	0	0	0	0	0	0	0
Total	7,555	3,283	622	3,650	525	525	650	650	650	650	*

FUNDING SCHEDULE (\$000)

Department of Liquor Control Fund	157	92	65	0	0	0	0	0	0	0	0
G.O. Bonds	7,398	3,191	557	3,650	525	525	650	650	650	650	0
Total	7,555	3,283	622	3,650	525	525	650	650	650	650	0

DESCRIPTION

This project provides for the design and major rehabilitation of existing asphalt parking lots and associated drainage structures. Work includes milling and re-paving, full depth reconstruction of failed areas, and re-establishing positive drainage.

COST CHANGE

Cost increase due the addition of FY15 and FY16 to this ongoing project.

JUSTIFICATION

The age and condition of paved surfaces (primarily parking lots) at County facilities creates the need for this project. The deterioration of bituminous pavement occurs because of: bitumen evaporation; infiltration of moisture; exposure to the environment; and disintegration due to salt and other compounds used during the winter. The maintenance and repair of paved surfaces is managed through the County's facilities maintenance program. A facility planning approach to major repair and resurfacing of paved surfaces has: established a validated inventory of paved surfaces requiring major work; allowed for systematic planning and execution to eliminate the inventory of major work; and begun to arrest the continuing deterioration of paved surfaces, preventing more costly total reconstruction. This project implements an annual major repair and resurfacing program for paved surfaces as they reach the end of their useful life.

The results of facility condition assessments for 73 County facilities, completed by a consultant in FY05, FY06 and 07, have been used to prioritize the six year program. "The Third Report of the Infrastructure Maintenance Task Force (March 2008)," identified an annual level of effort for parking lot resurfacing based on an average 20 year life for parking lots.

OTHER

Parking lots may be accelerated or delayed based on changing priorities and needs.

*Parking lots scheduled for resurfacing:

FY11 Long Branch Recreation Center, Halfway House for Women, Martin Luther King Daycare Center

FY12 Detox Intermediate Care, 4th District Police Station, Potomac Community Center, Leland Community Center

OTHER DISCLOSURES

- A pedestrian impact analysis will be performed during design or is in progress.
- * Expenditures will continue indefinitely.

APPROPRIATION AND EXPENDITURE DATA	COORDINATION	MAP												
<table border="1"> <tr> <td>Date First Appropriation</td> <td>FY99</td> <td>(\$000)</td> </tr> <tr> <td>First Cost Estimate</td> <td>FY11</td> <td>7,555</td> </tr> <tr> <td>Current Scope</td> <td></td> <td></td> </tr> <tr> <td>Last FY's Cost Estimate</td> <td></td> <td>6,255</td> </tr> </table>	Date First Appropriation	FY99	(\$000)	First Cost Estimate	FY11	7,555	Current Scope			Last FY's Cost Estimate		6,255	<p>Department of General Services Departments affected by resurfacing projects</p>	
Date First Appropriation	FY99	(\$000)												
First Cost Estimate	FY11	7,555												
Current Scope														
Last FY's Cost Estimate		6,255												
<table border="1"> <tr> <td>Appropriation Request</td> <td>FY11</td> <td>525</td> </tr> <tr> <td>Appropriation Request Est.</td> <td>FY12</td> <td>525</td> </tr> <tr> <td>Supplemental Appropriation Request</td> <td></td> <td>0</td> </tr> <tr> <td>Transfer</td> <td></td> <td>0</td> </tr> </table>	Appropriation Request	FY11	525	Appropriation Request Est.	FY12	525	Supplemental Appropriation Request		0	Transfer		0		
Appropriation Request	FY11	525												
Appropriation Request Est.	FY12	525												
Supplemental Appropriation Request		0												
Transfer		0												
<table border="1"> <tr> <td>Cumulative Appropriation</td> <td></td> <td>3,905</td> </tr> <tr> <td>Expenditures / Encumbrances</td> <td></td> <td>3,882</td> </tr> <tr> <td>Unencumbered Balance</td> <td></td> <td>23</td> </tr> </table>	Cumulative Appropriation		3,905	Expenditures / Encumbrances		3,882	Unencumbered Balance		23					
Cumulative Appropriation		3,905												
Expenditures / Encumbrances		3,882												
Unencumbered Balance		23												
<table border="1"> <tr> <td>Partial Closeout Thru</td> <td>FY08</td> <td>0</td> </tr> <tr> <td>New Partial Closeout</td> <td>FY09</td> <td>0</td> </tr> <tr> <td>Total Partial Closeout</td> <td></td> <td>0</td> </tr> </table>	Partial Closeout Thru	FY08	0	New Partial Closeout	FY09	0	Total Partial Closeout		0					
Partial Closeout Thru	FY08	0												
New Partial Closeout	FY09	0												
Total Partial Closeout		0												

Recommended

Roof Replacement: MCG -- No. 508331

Category
Subcategory
Administering Agency
Planning Area

General Government
County Offices and Other Improvements
General Services
Countywide

Date Last Modified
Required Adequate Public Facility
Relocation Impact
Status

January 10, 2010
No
None.
On-going

EXPENDITURE SCHEDULE (\$000)

Cost Element	Total	Thru FY09	Est. FY10	Total 6 Years	FY11	FY12	FY13	FY14	FY15	FY16	Beyond 6 Years
Planning, Design, and Supervision	2,536	0	96	2,440	340	340	440	440	440	440	0
Land	0	0	0	0	0	0	0	0	0	0	0
Site Improvements and Utilities	0	0	0	0	0	0	0	0	0	0	0
Construction	12,460	0	1,820	10,640	1,660	1,660	1,860	1,860	1,800	1,800	0
Other	0	0	0	0	0	0	0	0	0	0	0
Total	14,996	0	1,916	13,080	2,000	2,000	2,300	2,300	2,240	2,240	*

FUNDING SCHEDULE (\$000)

G.O. Bonds	14,996	0	1,916	13,080	2,000	2,000	2,300	2,300	2,240	2,240	0
Total	14,996	0	1,916	13,080	2,000	2,000	2,300	2,300	2,240	2,240	0

DESCRIPTION

This project provides for major roof replacement of County buildings. A survey of County-maintained roofs, completed in FY05, provided a systematic roof repair and replacement plan that is now the basis of project implementation.

COST CHANGE

Cost increase is due to the addition of FY15 and FY16 to this ongoing project, which is offset by other adjustments due to fiscal capacity.

JUSTIFICATION

The age of many County buildings creates the need for this project. Factors determining the need for replacement include poor condition, age, long-term utilization, and probability of continued repairs. The consultant's survey, completed in FY05, identified roofs that have reached the end of their useful service life and require replacement. Based on the results of the survey, a program has been developed to systematically replace deteriorated roofs. The project consists of an annual replacement schedule for those roofs which have reached the end of their useful service life. Asbestos abatement is an important component of the roof replacement effort, and will be performed when required.

The roof replacements covered under this program are prioritized based upon a consultant's survey completed in FY05 and an in-house priority schedule. Information generated in that condition survey will be the basis for future roof replacement projects. "The Third Report of the Infrastructure Maintenance Task Force (March 2008)" identified an annual level of effort for roof replacement based on an average 20-year life for roof systems.

OTHER

Buildings may be accelerated or delayed based on changing priorities and needs.

Scheduled roof replacements:

FY11 Wheaton Neighborhood Recreation Center, Gaithersburg Depot, 1283 Seven Locks Road

FY12 Montgomery Aquatics Center, Bethesda Depot

OTHER DISCLOSURES

- * Expenditures will continue indefinitely.

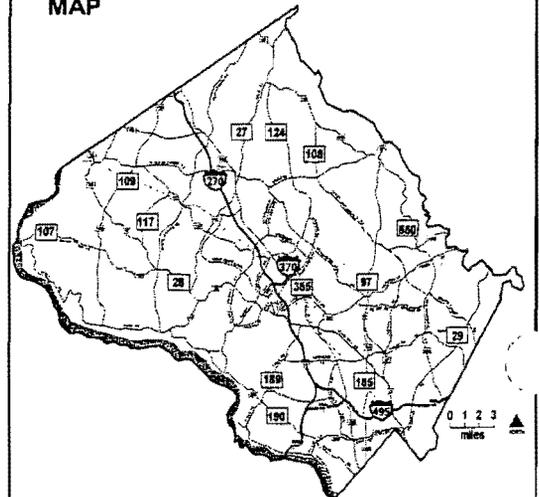
APPROPRIATION AND EXPENDITURE DATA

Date First Appropriation	FY96	(\$000)
First Cost Estimate	FY11	14,996
Current Scope		
Last FY's Cost Estimate		13,852
Appropriation Request	FY11	0
Appropriation Request Est.	FY12	2,000
Supplemental Appropriation Request		0
Transfer		0
Cumulative Appropriation		3,916
Expenditures / Encumbrances		568
Unencumbered Balance		3,348
Partial Closeout Thru	FY08	18,062
New Partial Closeout	FY09	1,336
Total Partial Closeout		19,398

COORDINATION

Department of General Services
Tenants of selected buildings

MAP



Other General Government

ADVANCE LAND ACQUISITION REVOLVING FUND

The Advance Land Acquisition Revolving Fund (ALARF) was established to support the implementation of capital project and facility programs in the county. Acquisition of land in advance of actual construction saves money in the face of rising land prices and enables suitable locations for facilities to be secured before development eliminates choice and forces acceptance of a less accessible or desirable site. ALARF-MCG is used to purchase land for various public facilities which are either approved in the capital program or which appear in adopted area master plans.

DEPARTMENT OF GENERAL SERVICES – FLEET MANAGEMENT SERVICES

The mission of the Department of General Services – Fleet Management Services (Motor Pool Internal Service Fund) is to plan for, acquire, maintain, and dispose of the County's fleet of motor vehicles, buses, heavy equipment, and other vehicular equipment in support of the transportation and service delivery needs of all County departments.

HIGHLIGHTS

- Begins County-wide enterprise fuel management program with the Fire and Rescue Service.

CAPITAL PROGRAM REVIEW

The Recommended FY11-16 Capital Improvements Program (CIP) for the Department of General Services – Fleet Management Services contains one new project, Fuel Management totaling \$2.5 million, funded with Short-Term Financing.

PROGRAM CONTACTS

Contact Christopher Mullin of the Office of Management and Budget at 240.777.2772 for more information regarding this department's capital budget.

ALARF: MCG -- No. 316222

Category
Subcategory
Administering Agency
Planning Area

General Government
Other General Government
Management and Budget
Countywide

Date Last Modified
Required Adequate Public Facility
Relocation Impact
Status

January 07, 2010
No
None
On-going

EXPENDITURE SCHEDULE (\$000)

Cost Element	Total	Thru FY09	Est. FY10	Total 6 Years	FY11	FY12	FY13	FY14	FY15	FY16	Beyond 6 Years
Planning, Design, and Supervision	0	0	0	0	0	0	0	0	0	0	0
Land	31,762	3,876	3,886	24,000	4,000	4,000	4,000	4,000	4,000	4,000	0
Site Improvements and Utilities	0	0	0	0	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0	0	0	0	0
Total	31,762	3,876	3,886	24,000	4,000	4,000	4,000	4,000	4,000	4,000	*

FUNDING SCHEDULE (\$000)

Revolving Fund - G.O. Bonds	31,762	3,876	3,886	24,000	4,000	4,000	4,000	4,000	4,000	4,000	0
Total	31,762	3,876	3,886	24,000	4,000	4,000	4,000	4,000	4,000	4,000	0

DESCRIPTION

The Advance Land Acquisition Revolving Fund [ALARF] was established to support the implementation of capital project and facility programs in the County. Acquisition of land in advance of actual construction saves money in the face of rising land prices and enables suitable locations for libraries, fire stations, and similar facilities to be secured before development eliminates choice and forces acceptance of a less accessible or desirable site. The revolving fund works in the following way: the unencumbered revolving appropriation balance in the fund is used to purchase land for various public facilities which are either approved in the capital program or which appear in adopted area master plans. Later, the fund is reimbursed by appropriations to the specific facility project accounts; then, the associated expenditures are transferred from the ALARF project to the facility project, thereby freeing up the appropriation for future expenditures. The reimbursement is desirable for accounting purposes in order to make the cost of the site clearly a part of the total cost of a specific project. Reimbursement also maintains the balance in the revolving fund. A number of such reimbursements are scheduled in this capital program. Cost estimates are not given for possible acquisitions since any estimates would be speculative. Immediately prior to initiating acquisition proceedings on any site, independent professional appraisals are prepared. When projected land costs appear to be considerably greater than anticipated, consultation with the County Council is useful. In the event the County Executive proceeds with advance land acquisition in years before those shown on project description forms, consultation with Council would be useful. The cumulative appropriation is the amount of the revolving fund, as well as certain special appropriations to this project as described below. Costs shown for prior years include the land acquisition reimbursable to the fund and other charges incurred in site selection, such as appraisal, legal costs, and other required actions. Also displayed are expenditures associated with special appropriations, not to be reimbursed. The nonreimbursable amounts are considered sunk costs. Expenditures portrayed above in FY11-16 are for fiscal planning purposes only and represent land acquisition not shown on applicable individual CIP project description forms in order to preserve confidentiality of estimates and negotiations with landowners. ALARF acquisitions are typically reimbursed by appropriations from projects with various revenue sources.

OTHER

Expenditures to buy land using ALARF appropriations made after October 5, 1998, must be reimbursed to the Fund. If the County does not intend to reimburse the Fund, then the land cannot be purchased from the Fund's appropriation and must be purchased in a separate project. This restriction does not apply to land already purchased. To ensure that the County does not lose the opportunity to acquire sites for future projects, the Council encourages the Executive to acquire more sites and to acquire sites earlier than previously assumed. The Council also urges the County Executive to work with Maryland-National Capital Park and Planning Commission staff to review future facility needs in master plans and department strategic plans to identify sites beyond those for projects in facility planning and the current CIP for acquisition. If more sites are acquired, the existing balance may not be sufficient, and the Council encourages the Executive to recommend a supplemental appropriation if necessary.

FISCAL NOTE

Expenditures and resources for Silver Spring ALARF (as part of the Silver Spring Redevelopment Project) previously shown here have been closed out.

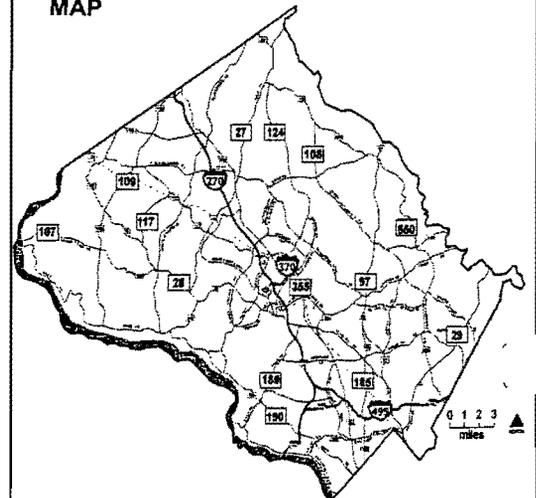
OTHER DISCLOSURES

- * Expenditures will continue indefinitely.

APPROPRIATION AND EXPENDITURE DATA		
Date First Appropriation	FY62	(\$000)
First Cost Estimate		
Current Scope	FY88	28,341
Last FY's Cost Estimate		31,762
Appropriation Request	FY11	0
Appropriation Request Est.	FY12	0
Supplemental Appropriation Request		0
Transfer		0
Cumulative Appropriation		7,762
Expenditures / Encumbrances		3,342
Unencumbered Balance		4,420
Partial Closeout Thru	FY08	234
New Partial Closeout	FY09	0
Total Partial Closeout		234

COORDINATION
Department of General Services
Other Departments
Office of Management and Budget
Department of Finance

MAP



Expenditure Detail by Category, Sub-Category, and Project (\$000s)

General Government

Project	Total	Thru FY09	Est. FY10	6 Year Total	FY11	FY12	FY13	FY14	FY15	FY16	Beyond 6-yrs.	Approp.
<i>County Offices and Other Improvements</i>												
500705 401 Hungerford Drive Garage	5,408	3	409	4,996	2,480	2,516	0	0	0	0	0	4,630
361107 Americans with Disabilities Act (ADA): Compliance	20,000	0	0	20,000	1,000	2,500	3,500	4,000	4,500	4,500	0	1,000
508728 Asbestos Abatement: MCG	755	0	155	600	100	100	100	100	100	100	0	100
*010100 Council Office Building Renovations	4,632	3,789	843	0	0	0	0	0	0	0	0	0
*500726 Data Center Rehabilitation	3,360	1,289	2,071	0	0	0	0	0	0	0	0	0
850900 DLC Liquor Warehouse	53,119	33,469	356	19,294	6,672	12,622	0	0	0	0	0	0
509923 Elevator Modernization	11,654	4,647	1,007	6,000	1,000	1,000	1,000	1,000	1,000	1,000	0	100
507834 Energy Conservation: MCG	1,668	0	318	1,350	225	225	225	225	225	225	0	0
500918 Environmental Compliance: MCG	14,260	1	2,259	12,000	2,000	2,000	2,000	2,000	2,000	2,000	0	2,000
*500706 EOB & JC Emergency Power System Upgrade	2,451	1,055	1,396	0	0	0	0	0	0	0	0	0
361103 EOB HVAC Renovation	2,958	0	0	2,958	0	0	207	1,321	1,430	0	0	0
500152 Facilities Site Selection: MCG	369	239	0	130	5	25	25	25	25	25	0	-186
508768 Facility Planning: MCG	9,300	6,896	495	1,909	284	325	325	325	325	325	0	-266
*500710 Germantown Library Reuse	515	225	290	0	0	0	0	0	0	0	0	0
*500926 Germantown Transit Center Improvements	271	0	271	0	0	0	0	0	0	0	0	0
*500004 Glen Echo Park	22,212	21,854	358	0	0	0	0	0	0	0	0	0
*500721 Government Core Facilities Study	250	245	5	0	0	0	0	0	0	0	0	0
508941 HVAC/Elec Replacement: MCG	8,588	0	1,988	6,600	600	1,200	1,200	1,200	1,200	1,200	0	600
361102 Indoor Air Quality Improvement	666	0	0	666	261	405	0	0	0	0	0	501
*500303 Indoor Air Quality Improvements- Brookville Depot	1,982	1,669	313	0	0	0	0	0	0	0	0	0
*500716 Indoor Air Quality Improvements-EMOC	1,698	194	1,504	0	0	0	0	0	0	0	0	0
509970 Life Safety Systems: MCG	6,188	1,949	589	3,650	575	575	625	625	625	625	0	0
*360903 MCPS Bus Depot and Maintenance Relocation	150	0	150	0	0	0	0	0	0	0	0	0
361111 MCPS Food Distribution Facility Relocation	29,179	0	0	29,179	3,781	18,827	6,571	0	0	0	0	27,229
*500122 Moneysworth Farm Reuse	1,252	1,211	41	0	0	0	0	0	0	0	0	0
360901 Montgomery County Government Complex	4,614	463	3,151	1,000	500	500	0	0	0	0	0	0
360902 Montgomery County Radio Shop Relocation	7,981	31	30	7,920	503	2,063	5,354	0	0	0	0	7,274
*509915 Multi-Agency Driver Training Facility	7,142	7,155	-13	0	0	0	0	0	0	0	0	0

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* Pending Close Out or Close Out

Expenditure Detail by Category, Sub-Category, and Project (\$000s)

General Government

Project	Total	Thru FY09	Est. FY10	6 Year Total	FY11	FY12	FY13	FY14	FY15	FY16	Beyond 6-yrs.	Approp.
509514 Planned Lifecycle Asset Replacement: MCG	5,015	0	865	4,150	450	750	700	750	750	750	0	450
500727 Red Brick Courthouse Structural Repairs	1,970	134	495	1,341	0	518	823	0	0	0	0	0
509914 Resurfacing Parking Lots: MCG	7,555	3,283	622	3,650	525	525	650	650	650	650	0	525
508331 Roof Replacement: MCG	14,996	0	1,916	13,080	2,000	2,000	2,300	2,300	2,240	2,240	0	0
*509904 Strathmore Hall Arts Center	95,625	95,594	31	0	0	0	0	0	0	0	0	0
150701 Technology Modernization -- MCG	80,209	19,745	32,659	27,805	17,095	10,710	0	0	0	0	0	11,462
*850500 Temperature Controlled Liquor Warehouse	776	776	0	0	0	0	0	0	0	0	0	0
Sub-Category Total	428,768	205,916	54,574	168,278	40,056	59,386	25,605	14,521	15,070	13,640	0	55,419
Economic Development												
*780701 Germantown Business Incubator	5,200	5,200	0	0	0	0	0	0	0	0	0	0
*789057 Life Sciences and Technology Centers	2,275	2,020	255	0	0	0	0	0	0	0	0	-80
150700 Long Branch Town Center Redevelopment	300	0	0	300	0	0	300	0	0	0	0	0
*159920 Round House Theatre	5,045	4,482	563	0	0	0	0	0	0	0	0	0
*159921 Silver Spring Civic Building	14,004	3,756	10,248	0	0	0	0	0	0	0	0	0
159281 Silver Spring Redevelopment Pgm	46,613	34,544	11,625	444	444	0	0	0	0	0	0	444
*159516 Silver Theatre	24,524	24,360	164	0	0	0	0	0	0	0	0	0
150401 Wheaton Redevelopment Program	13,191	4,092	1,880	7,219	797	2,161	2,719	1,542	0	0	0	797
Sub-Category Total	111,152	78,454	24,735	7,963	1,241	2,161	3,019	1,542	0	0	0	1,161
Other General Government												
316222 ALARF: MCG	31,762	3,876	3,886	24,000	4,000	4,000	4,000	4,000	4,000	4,000	0	0
361112 Fuel Management	2,487	0	0	2,487	1,362	1,125	0	0	0	0	0	1,362
Sub-Category Total	34,249	3,876	3,886	26,487	5,362	5,125	4,000	4,000	4,000	4,000	0	1,362
Technology Investment Fund												
*320400 ERP Requirements Study	0	0	0	0	0	0	0	0	0	0	0	0
*329684 Performance Improvement-Tax System	1,277	1,252	25	0	0	0	0	0	0	0	0	0
*319486 Technology Investment Grant Fund	0	0	0	0	0	0	0	0	0	0	0	0
*319485 Technology Investment Loan Fund	0	0	0	0	0	0	0	0	0	0	0	0
Sub-Category Total	1,277	1,252	25	0	0	0	0	0	0	0	0	0
Technology Services												
*340301 AECC-Alternate Emergency Communications Center	1,936	1,936	0	0	0	0	0	0	0	0	0	0
509651 Fibernet	50,413	34,475	2,017	13,921	2,012	2,706	4,378	2,375	1,225	1,225	0	2,012
340200 Integrated Justice Information System	15,667	7,814	5,053	2,800	500	2,300	0	0	0	0	0	0

* Pending Close Out or Close Out