



ADAMS COUNTY

BOARD OF COUNTY COMMISSIONERS

Eva J. Henry - District #1
Charles "Chaz" Tedesco - District #2
Emma Pinter - District #3
Steve O'Dorisio - District #4
Mary Hodge - District #5

**STUDY SESSION AGENDA
TUESDAY
May 21, 2019**

ALL TIMES LISTED ON THIS AGENDA ARE SUBJECT TO CHANGE

10:30 A.M.	ATTENDEE(S):	Mike Holub / Sean Braden / Nicci Beauprez
	ITEM:	Land and Asset Management Update
11:00 A.M.	ATTENDEE(S):	Nancy Duncan
	ITEM:	2020 Budget Kickoff
11:30 A.M.	ATTENDEE(S):	Kristin Sullivan / Brian Staley / Rene Valdez
	ITEM:	2019 First Quarter CIP and Bridge Maintenance Projects Update
12:30 P.M.	ATTENDEE(S):	Raymond Gonzales
	ITEM:	Administrative Item Review / Commissioners Communication
1:00 P.M.	ATTENDEE(S):	Heidi Miller
	ITEM:	Executive Session Pursuant to C.R.S. 24-6-402(4)(b) for the Purpose of Receiving Legal Advice Regarding Noise Litigation

(AND SUCH OTHER MATTERS OF PUBLIC BUSINESS WHICH MAY ARISE)

AGENDA IS SUBJECT TO CHANGE



STUDY SESSION AGENDA ITEM

DATE:	May 21, 2019
SUBJECT:	Land & Asset Update
FROM:	Nicci Beauprez, Land & Asset Coordinator
AGENCY/DEPARTMENT:	Facilities & Fleet Management
ATTENDEES:	Greg Baca – GIS, Seán Braden – Facilities & Fleet Management
PURPOSE OF ITEM:	Update on Centralized Land & Asset Management
STAFF RECOMMENDATION:	Informational only

BACKGROUND:

Update on Centralized Land & Asset Management. Intend to review progress and cover the standards development which improves asset management and streamlines county processes.

AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:

County Manager's office, ITi

ATTACHED DOCUMENTS:

Presentation

FISCAL IMPACT:

Please check if there is no fiscal impact . If there is fiscal impact, please fully complete the section below.

Fund:

Cost Center:

	Object Account	Subledger	Amount
Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
Total Revenues:			<u>0</u>

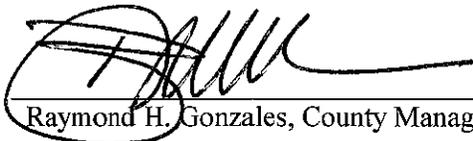
	Object Account	Subledger	Amount
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
Total Expenditures:			<u>0</u>

New FTEs requested: YES NO

Future Amendment Needed: YES NO

Additional Note:

APPROVAL SIGNATURES:



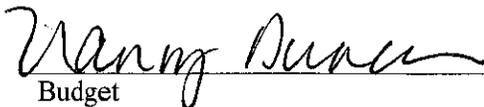
Raymond H. Gonzales, County Manager

Alisha Reis, Deputy County Manager

Bryan Ostler, Deputy County Manager

Chris Kline, Deputy County Manager

APPROVAL OF FISCAL IMPACT:



Manny Sanchez
Budget



Centralized Land & Asset Management

STUDY SESSION UPDATE 5/21/2019

Overview

- CENTRALIZING A COMMON VOICE FOR OWNERSHIP
- ACQUISITION & DISPOSITION
- LEASING

Organizational Reference

Board of County Commissioner's
County Manager's Office
[Ownership Authority]

Parks: Open Space
& Conservation
Easements

Facilities & Fleet Management
[Designated Ownership Advocate]

Public Works:
Right-of-Way &
Drainage

Land & Asset Coordinator
[Centralized Point of Contact]

[Sampling of Stakeholders]

External: Ad Com, Citizens,
Community Reach Center, Oil &
Gas Industry, Real Estate
Professionals, Tri-County, Unison

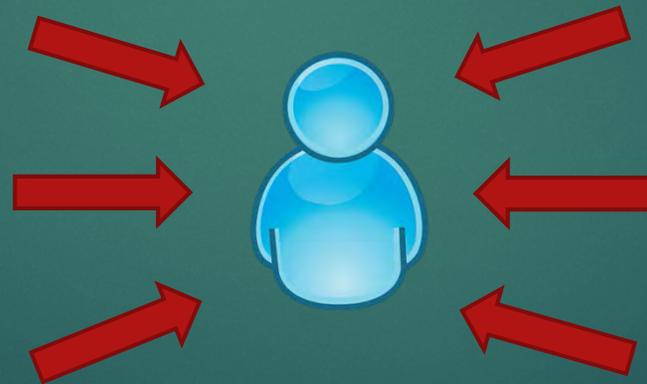
Internal: Staff – Facilities,
Human Services, Parks & Open
Space, Public Works

Special Area:
CASP, Head Start,
Trustee

Elected: Assessor,
BOCC, Clerk & Recorder,
Coroner, Sherriff's Office,
Treasurer

CENTRALIZING A COMMON VOICE FOR OWNERSHIP

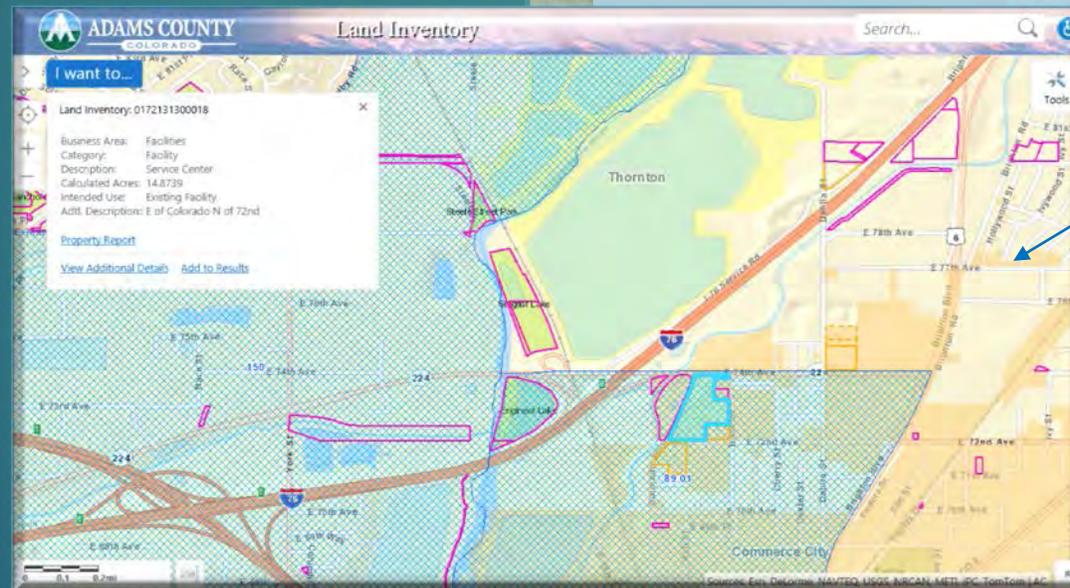
Provides a central point of contact for inquiries regarding real estate and oil & gas assets owned by the county who's sole focus is to represent the Owner's side of conversation.



OPERATIONAL FUNCTIONS:

- ▶ Collect and Identify
- ▶ Collaborate intra-county
- ▶ Develop standards

The screenshot shows the myAdams website interface. At the top left is the myAdams logo with the tagline 'employeeConnections'. Below the logo is a navigation bar with links for 'myAdams', 'Document Center', 'Job Tools', 'People & Culture', and 'Workplace Services'. A breadcrumb trail reads 'myAdams > RecordsSearch'. A blue sidebar on the left contains links for 'Employee News Archive', 'Recent', and 'ACMainCalendar'. On the right, there is a text box stating 'Comments on the county web map are always welcome. Click here to submit your comments to ITiGIS.' Below this are two map options: 'Basic Web Map' and 'Land Inventory Web Map', each with a small thumbnail image.



Basic web map delivers a basic map to easily find the most requested information. link to maximize county efficiency, is to a single Basic web map, internally and externally. This also mobile friendly and can be used outside the county on mobile devices.

This mapping application provides a set of data layers and tools to locate and view Adams County's principal land holdings, and related information. link

Common Ownership Voice - Internal Partners and Outreach

- ▶ Proven efficiencies.
- ▶ Others reaching out.
- ▶ Finance on board faster.
- ▶ Landmen becoming more responsive.
- ▶ Citizens bringing awareness to lost assets.

Dispositions

Closed:

- ▶ 5855 Pecos St
- ▶ Brighton 20 acres
- ▶ HSB
- ▶ CFC

On the Horizon:

- ▶ 65th PL
- ▶ 19th & Bridge St
- ▶ AdCom – Detox Center
- ▶ Adolf's Garage

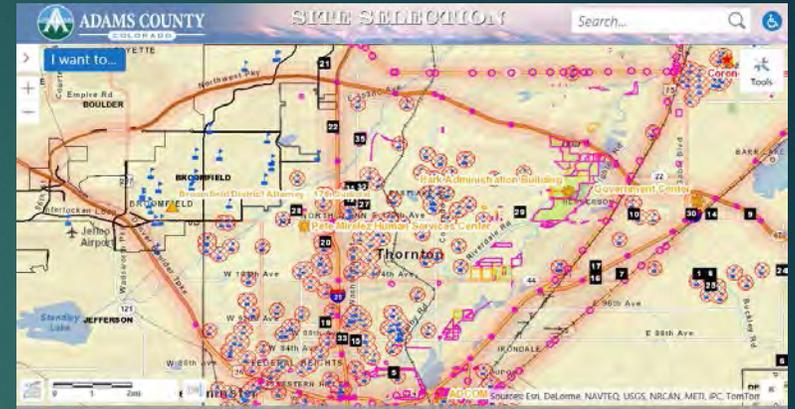
Acquisitions

Requested:

- ▶ 17 Parcels

Using Innovation:

- ▶ Future Growth Dependent
- ▶ Facts factored
- ▶ Innovation through GIS



Leasing – Real Estate

- ▶ Renewals:
6
\$538,000 (annual base)
- ▶ Portfolio:
11 known
\$729,000 (annual base)

Leasing – Farm Lands

- ▶ New standards
- ▶ New marketing efforts
- ▶ Over the past year:
 - Renewed: 2
 - Out to Bid: 1
 - Apr. \$45,000 ann. base
- ▶ Portfolio: Unknown



Leasing – Oil & Gas

- ▶ Risks – The Time Bomb.
- ▶ Rolled out standard form lease.
- ▶ Sometimes leads to Surface Use conversation.
- ▶ Working on GIS layer for support.



Land Management

- ▶ Pipeline Easement
- ▶ Re-Platting
- ▶ Utility Easements
- ▶ ROW transfer, cross-collaboration
- ▶ Todd Creek IGA negotiations & Easements
- ▶ MWRD negotiations.

Visual:



Questions





STUDY SESSION AGENDA ITEM

DATE:	May 21, 2019
SUBJECT:	2020 Budget Development Kickoff
FROM:	Nancy Duncan, Budget & Performance Management Director
AGENCY/DEPARTMENT:	Budget & Performance Management Department
ATTENDEES:	Budget & Performance Management Department
PURPOSE OF ITEM:	To begin discussion regarding 2020 Budget Development with the Board of County Commissioners
STAFF RECOMMENDATION:	Informational Only

BACKGROUND:

Budget Development begins each year in May. This meeting is to present information to the Board of County Commissioners to begin that process. The Budget Team will be presenting dates and preliminary information for the 2020 Budget Process.

AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:

Budget & Performance Measurement Department

ATTACHED DOCUMENTS:

2020 Budget Development Kick Off PowerPoint Presentation

FISCAL IMPACT:

Please check if there is no fiscal impact . If there is fiscal impact, please fully complete the section below.

Fund:

Cost Center:

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Current Budgeted Revenue:			
Additional Revenue not included in Current Budget:			
Total Revenues:			

	Object Account	Subledger	Amount
Current Budgeted Operating Expenditure:			
Add'l Operating Expenditure not included in Current Budget:			
Current Budgeted Capital Expenditure:			
Add'l Capital Expenditure not included in Current Budget:			
Total Expenditures:			

New FTEs requested: YES NO

Future Amendment Needed: YES NO

Additional Note:

Informational Only

APPROVAL SIGNATURES:



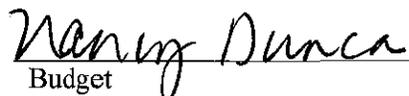
Raymond H. Gonzales, County Manager

Alisha Reis, Deputy County Manager

Bryan Ostler, Deputy County Manager

Chris Kline, Deputy County Manager

APPROVAL OF FISCAL IMPACT:

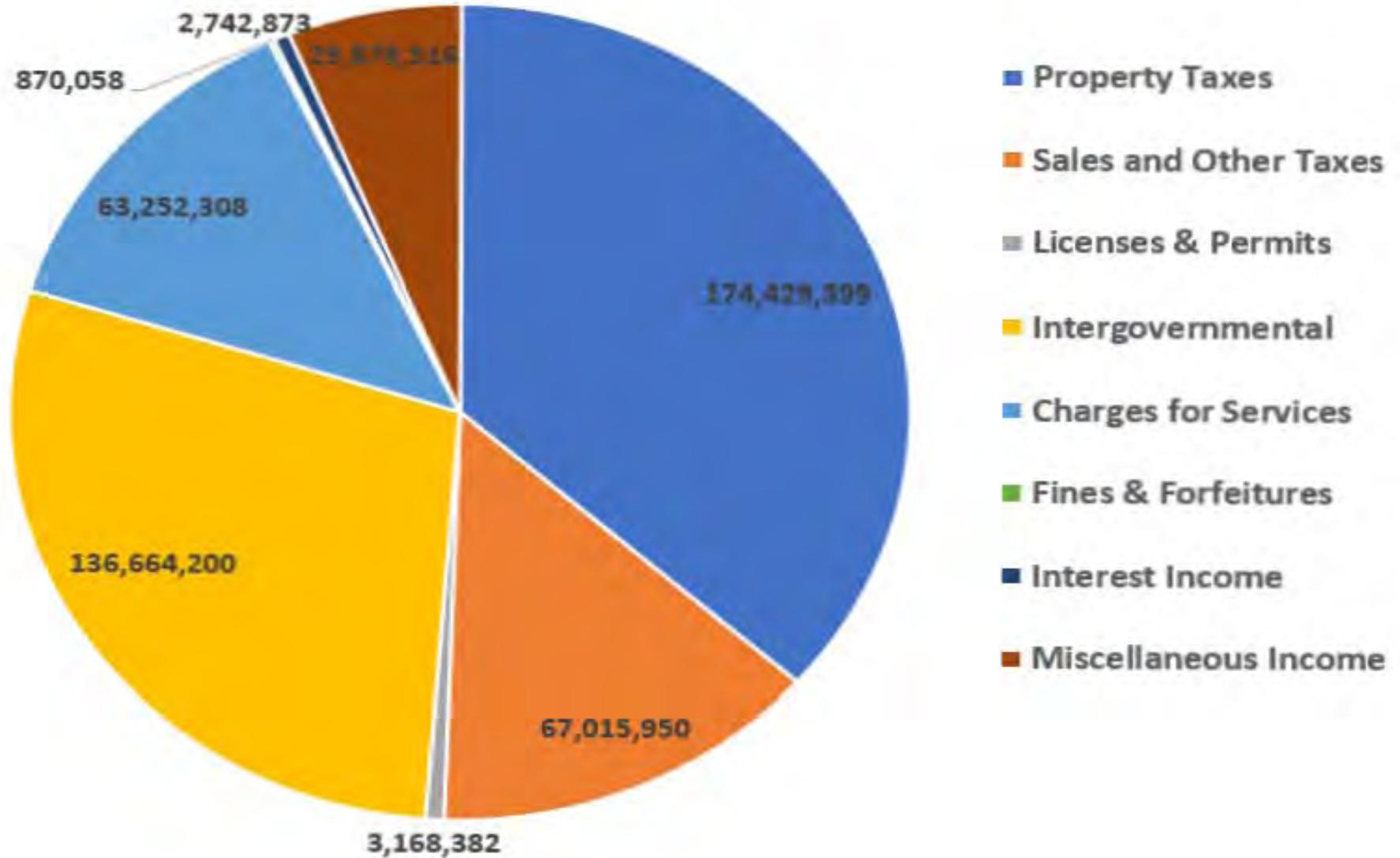


Budget

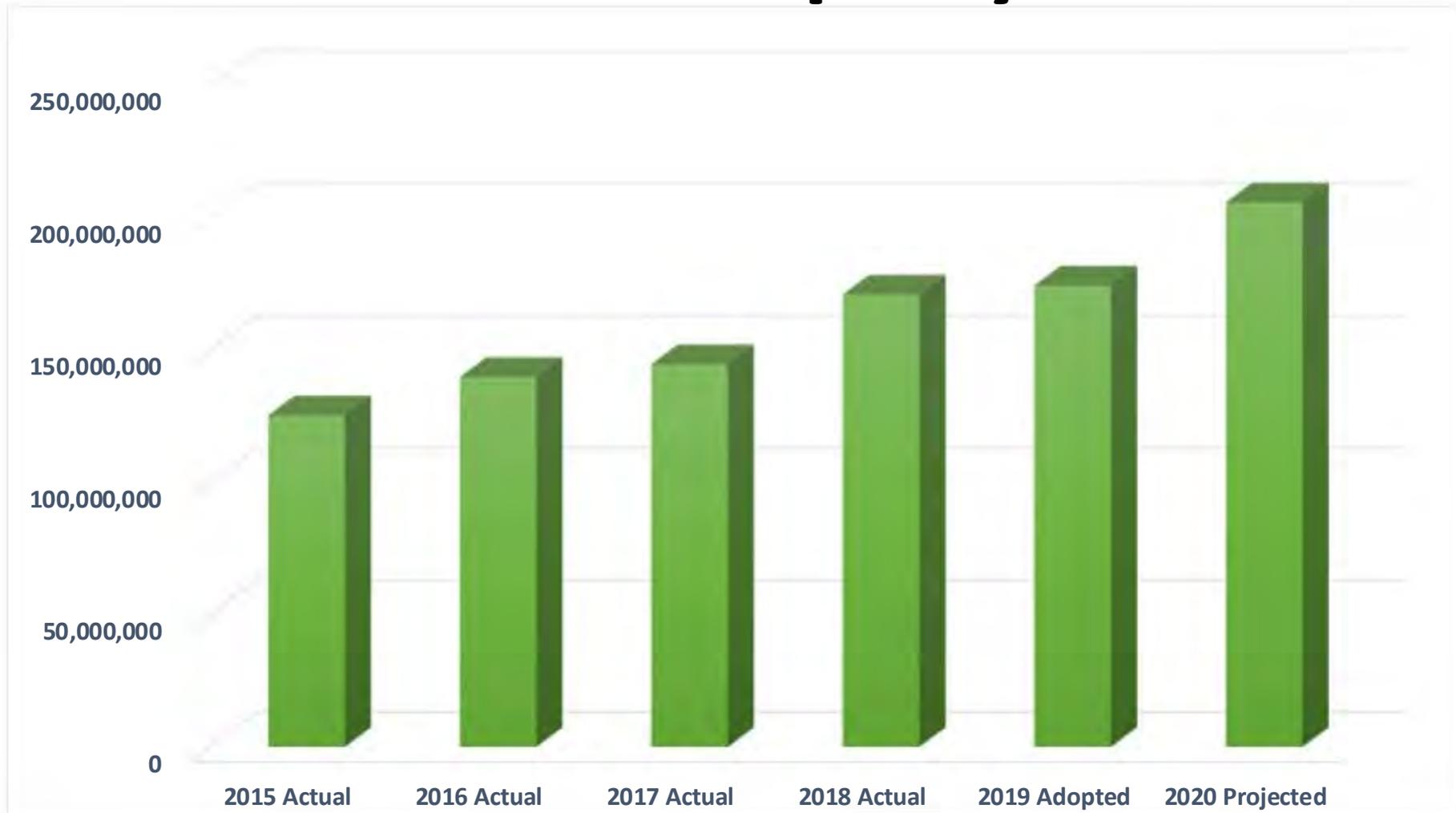
**2020 Budget Development Kick Off
BoCC Study Session
May 21, 2019**



A Look at 2019 Adopted Revenues

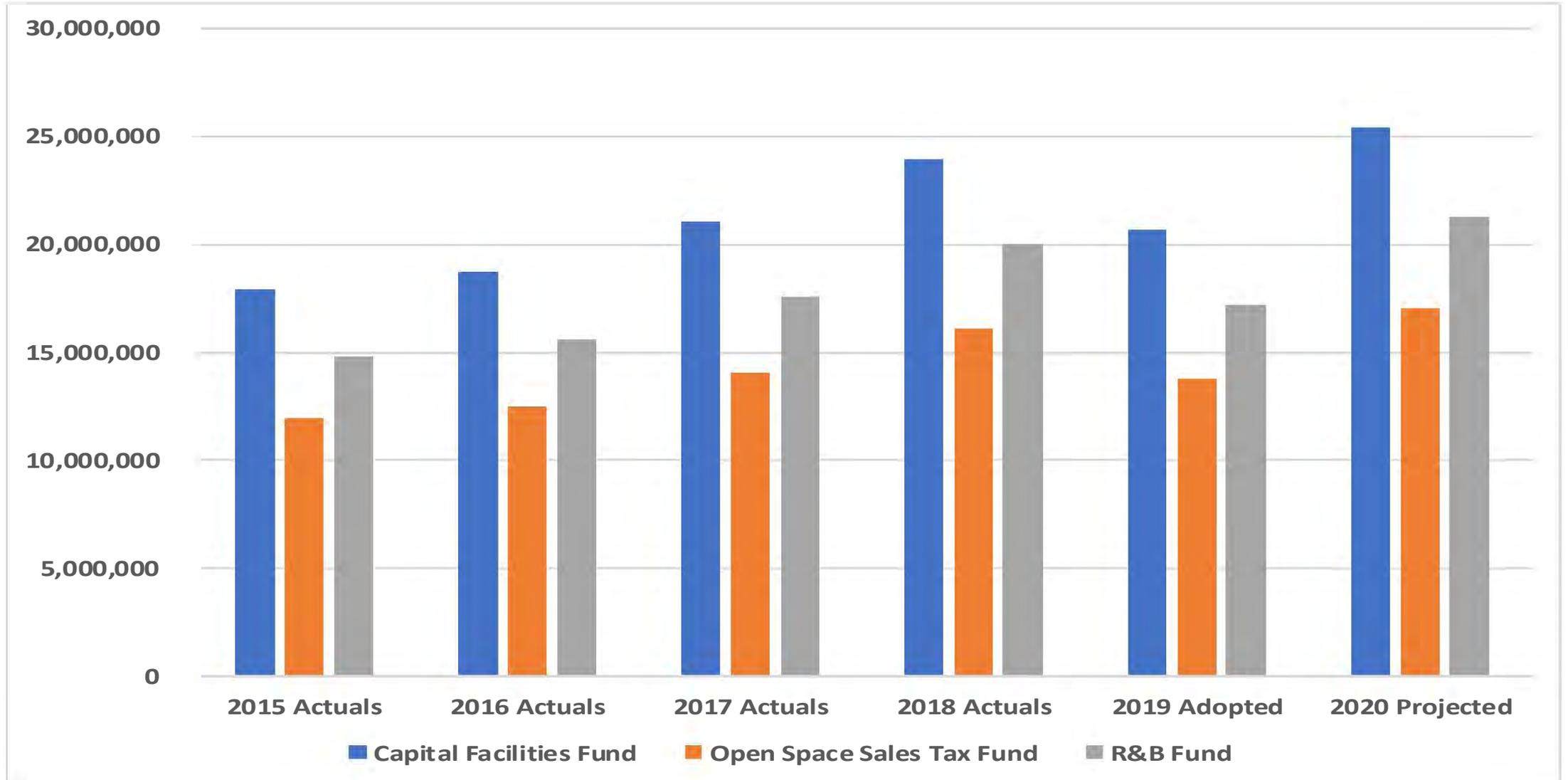


2015-2020 Property Taxes



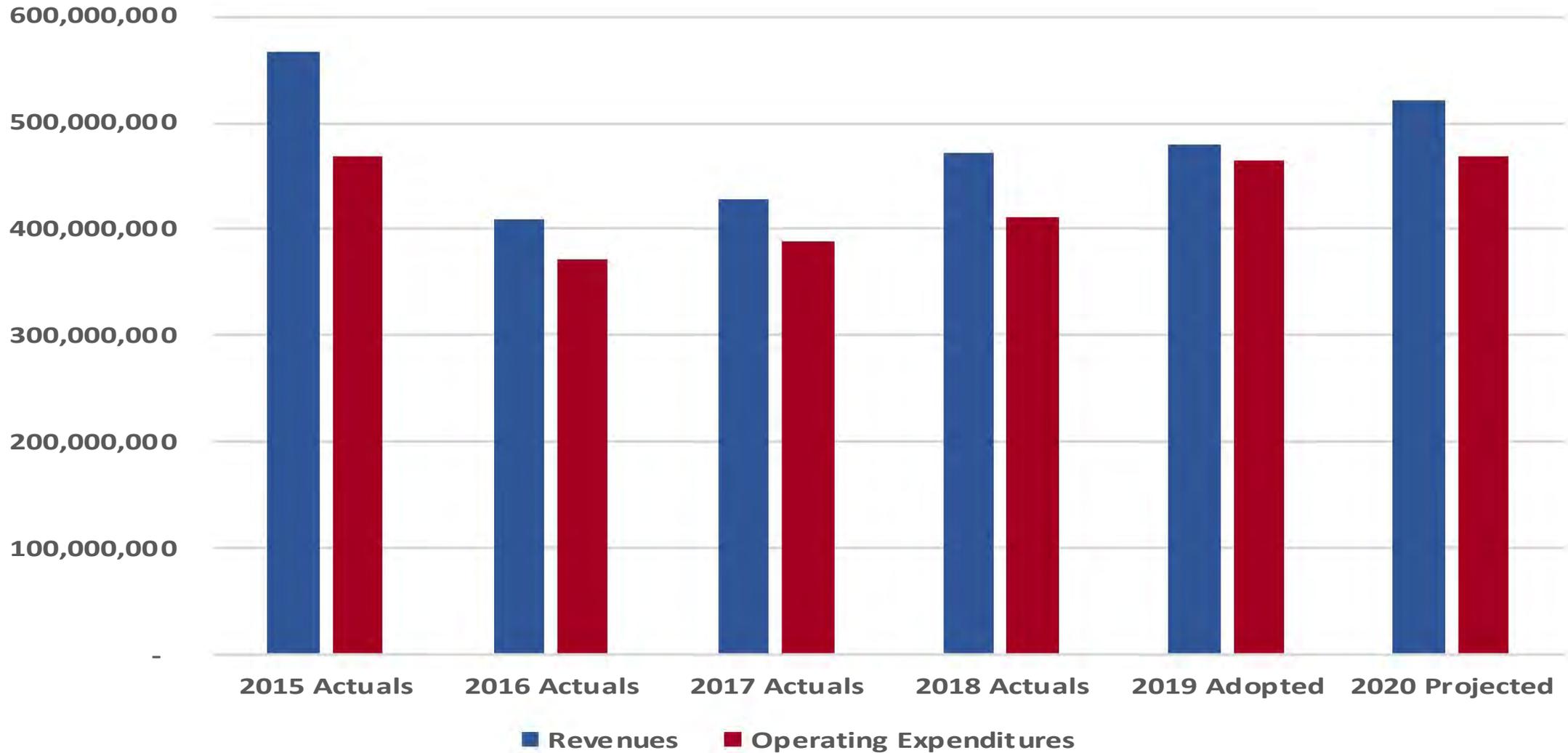
2015-2020 Sales Taxes by Fund

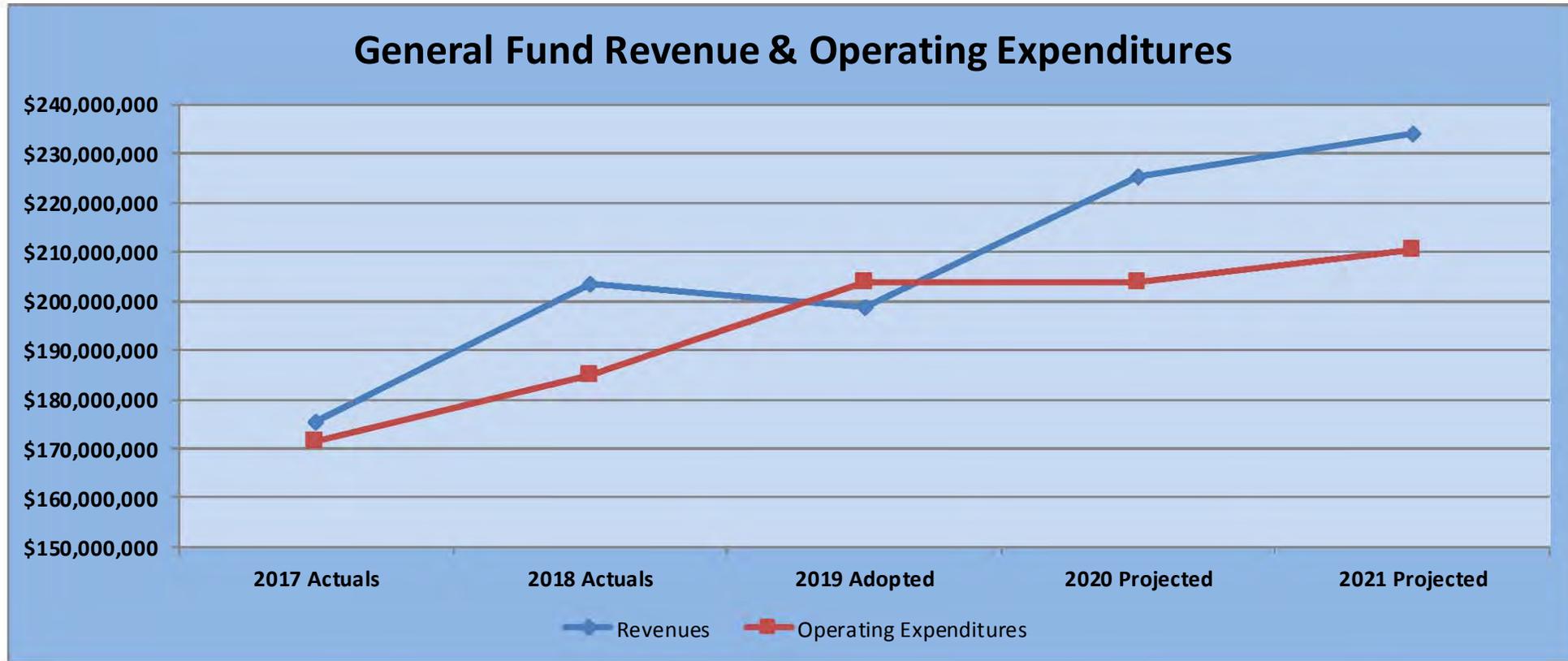
(does not include Marijuana Sales Tax)



2015-2020 Revenues and Operating Expenditures

2015 Includes COP Funding

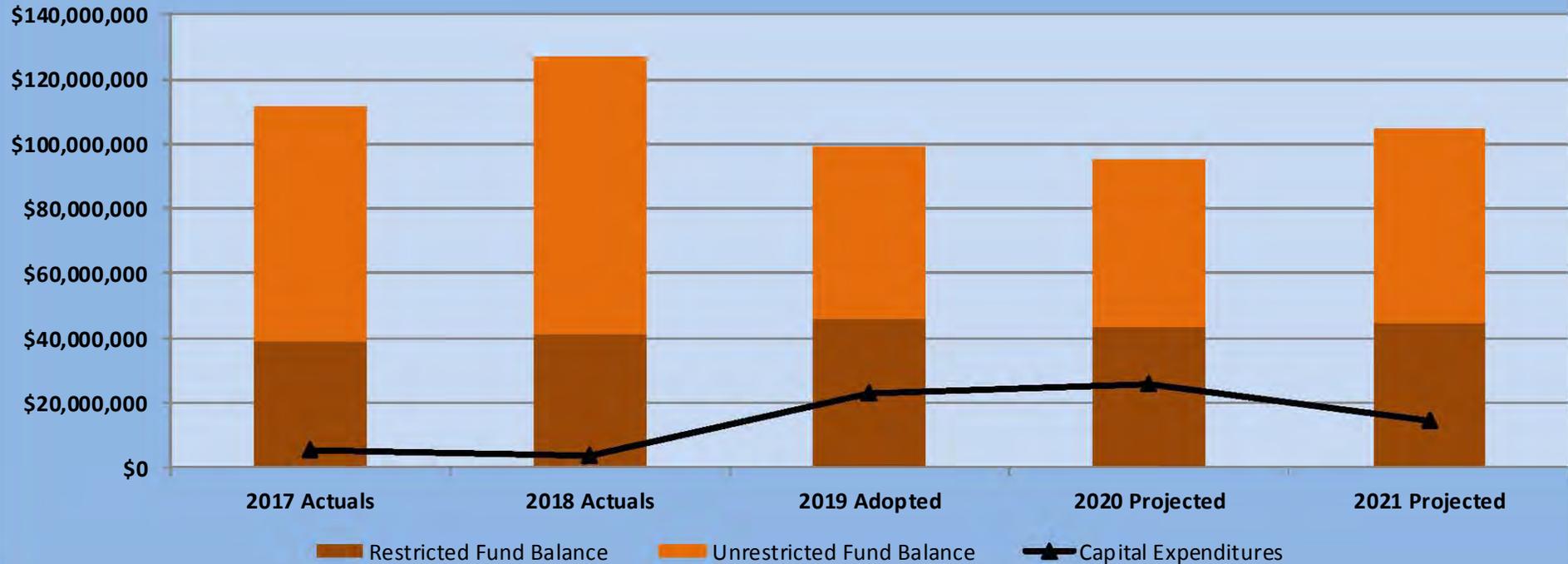




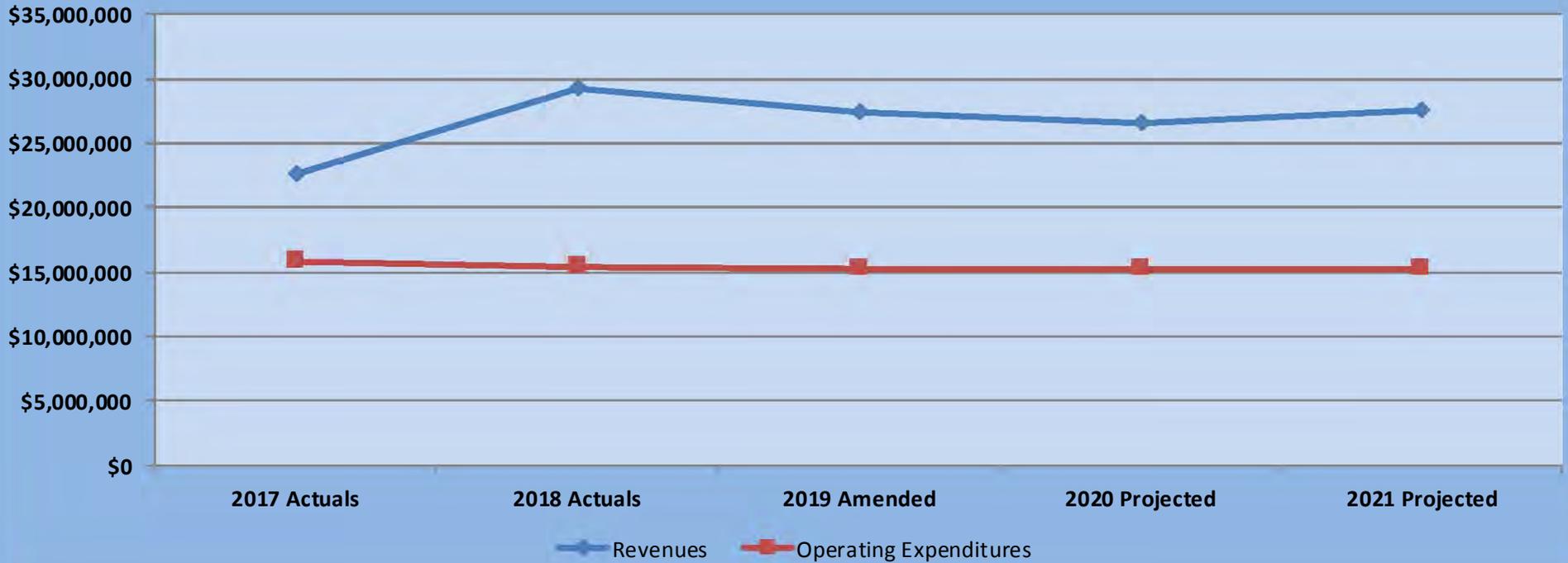
Gap	<u>2017</u>	<u>2018</u>	<u>2019</u>	<u>2020</u>	<u>2021</u>
	\$3,841,553	\$18,571,286	(\$5,102,114)	\$21,564,836	\$23,921,564

The 2019 Adopted Budget includes \$7.9M in one time maintenance projects. GF Fund Balance policy allows use of Fund Balance for this purpose.

General Fund Restricted / Unrestricted Fund Balance and Capital

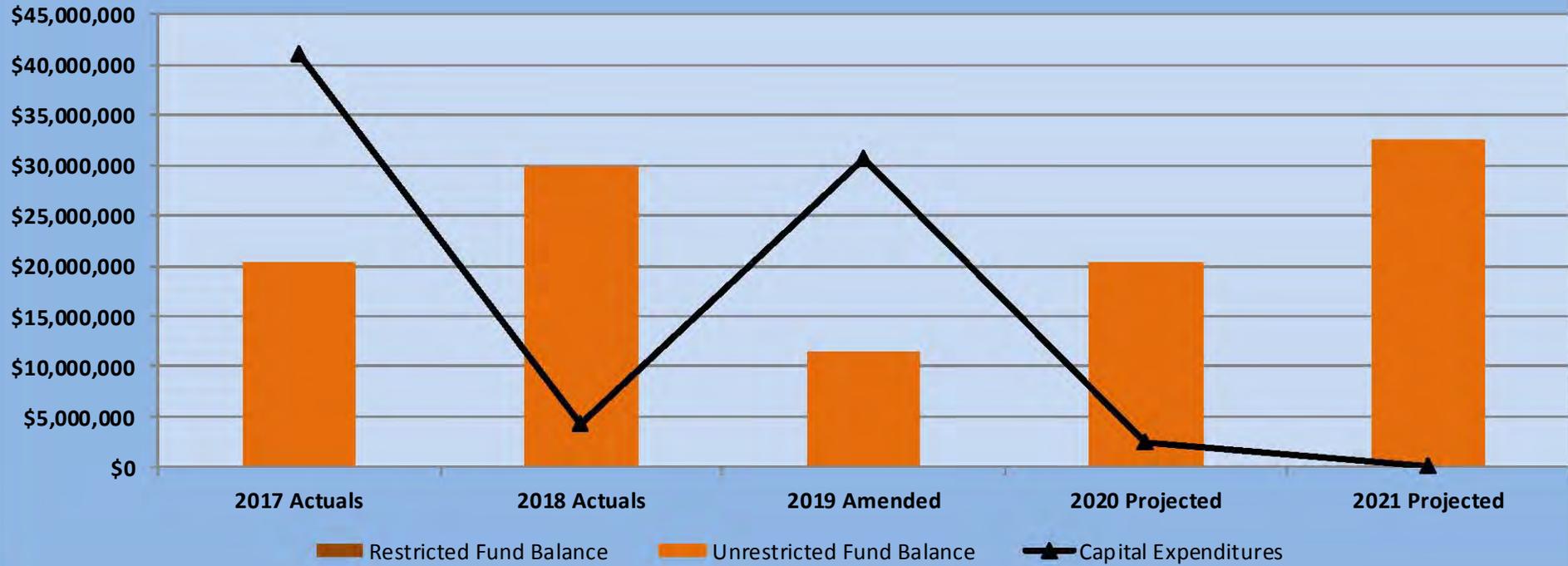


Capital Facilities Revenue & Operating Expenditures

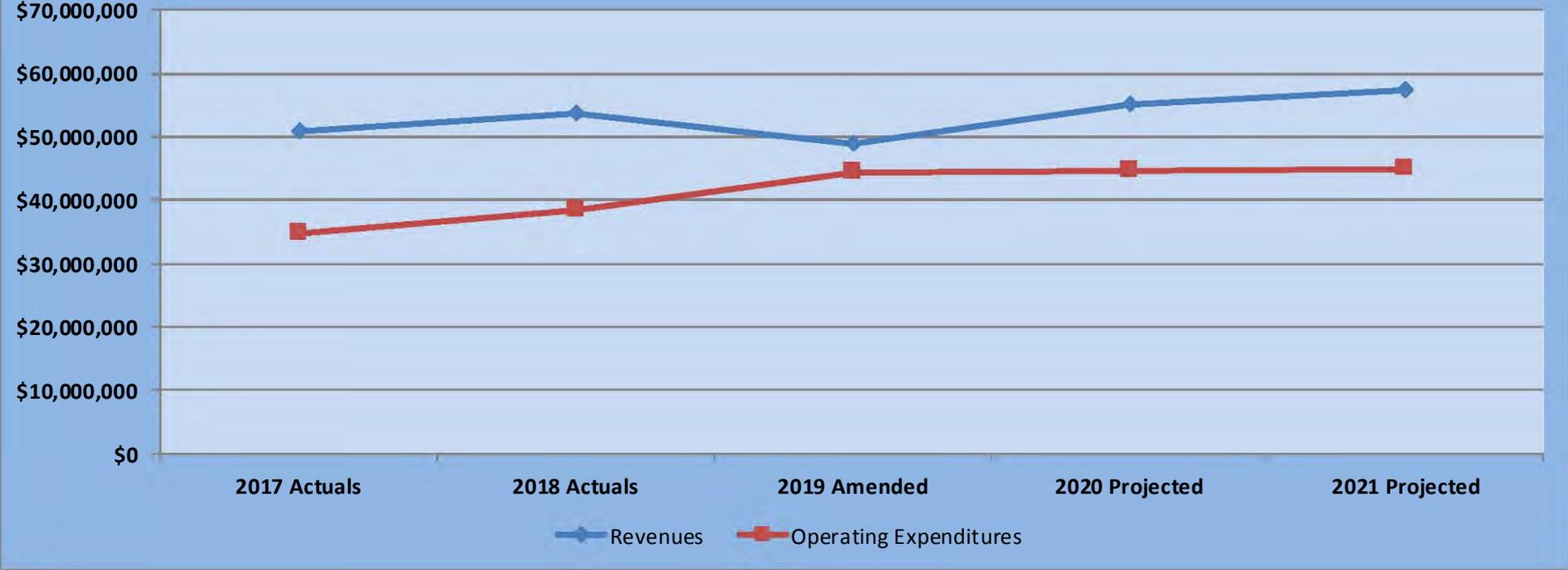


Gap	<u>2017</u>	<u>2018</u>	<u>2019</u>	<u>2020</u>	<u>2021</u>
	\$6,710,280	\$13,798,454	\$12,179,228	\$11,367,645	\$12,382,636

Capital Facilities Restricted / Unrestricted Fund Balance and Capital

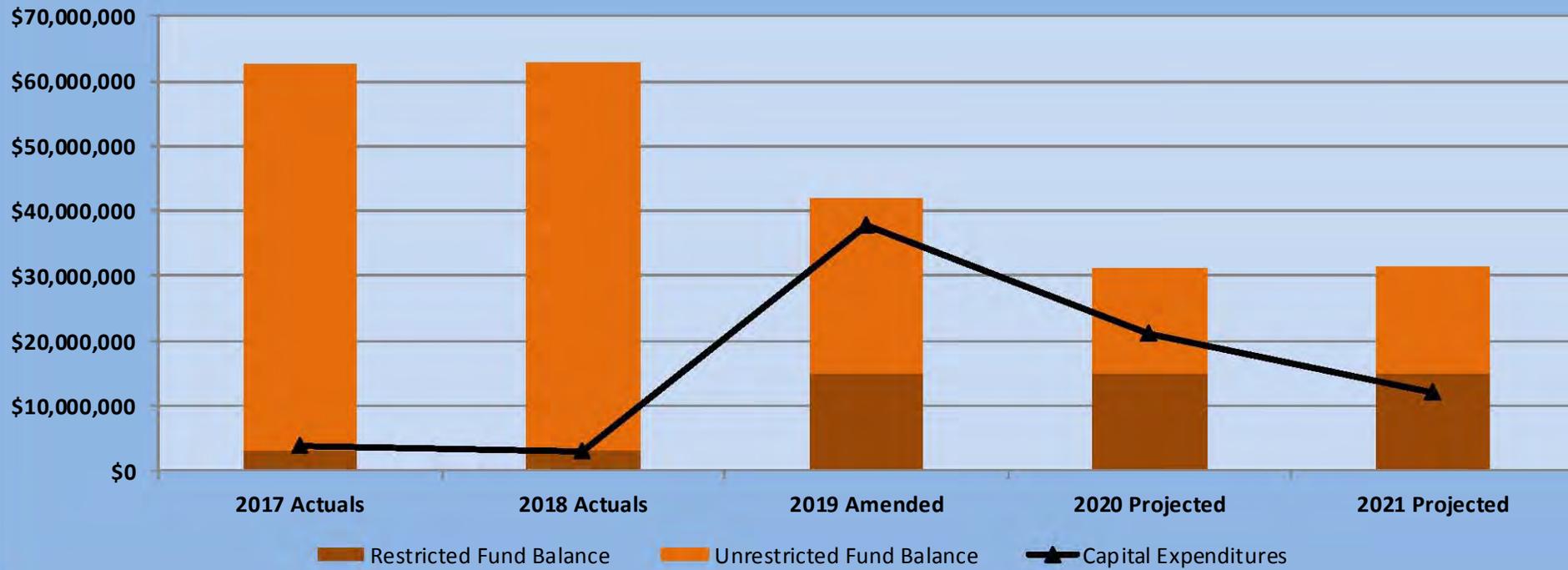


Road & Bridge Revenue & Operating Expenditures

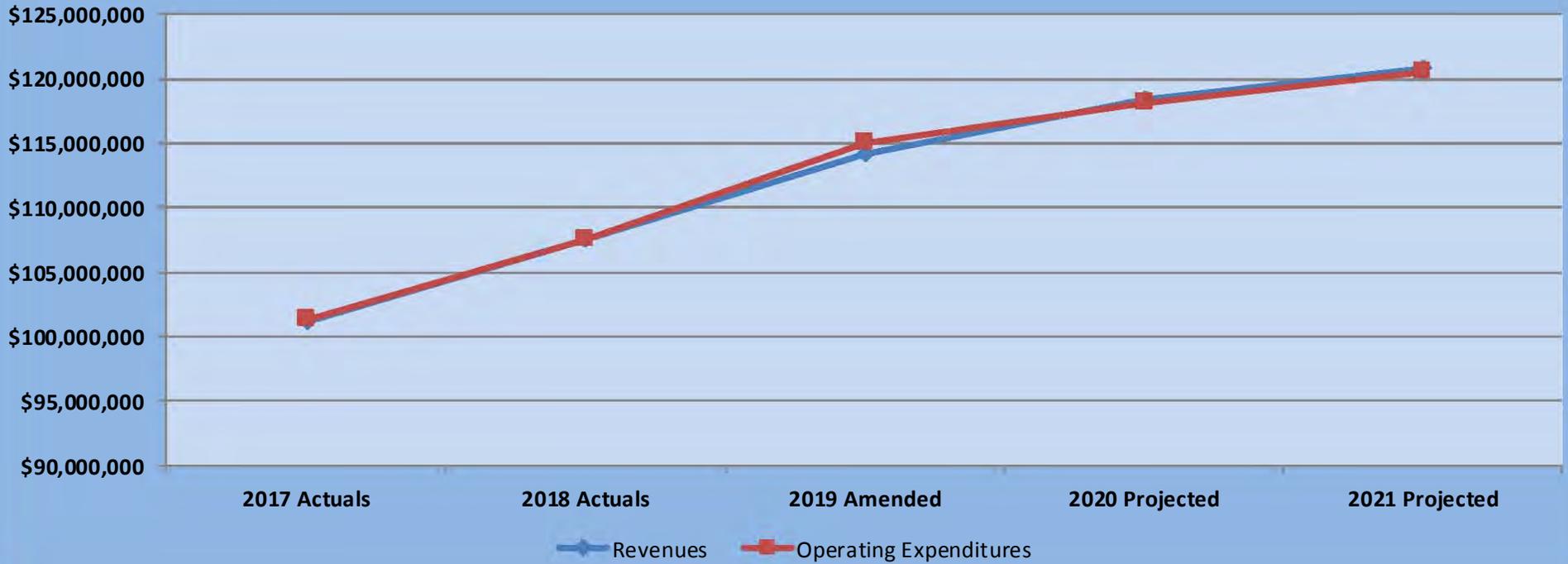


Gap	<u>2017</u>	<u>2018</u>	<u>2019</u>	<u>2020</u>	<u>2021</u>
	\$15,967,436	\$15,212,189	\$4,625,734	\$10,479,085	\$12,297,414

Road & Bridge Restricted / Unrestricted Fund Balance and Capital



Social Services Revenue & Operating Expenditures



Gap

2017
-\$111,619

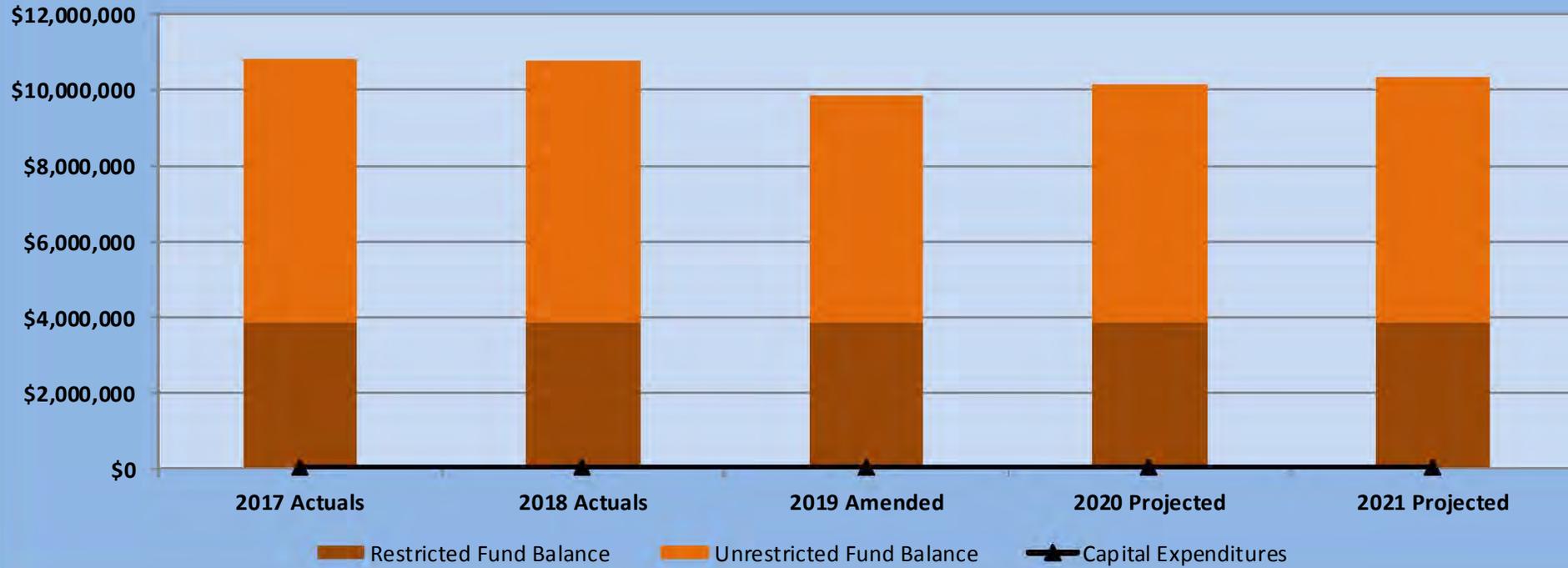
2018
-\$40,175

2019
-\$928,697

2020
\$284,709

2021
\$223,194

Social Services Restricted / Unrestricted Fund Balance and Capital



Next Steps

- May 20 – Budget Module is Opened for Budget Entry
- July 12 – Operating and Capital Budgets Due
- August – Department & Elected Official Meetings with the Budget Team
- Early October – Review of County Manager’s Proposed Budget with Elected Officials, Department Directors, and Budget Team
- October 15 – Presentation of County Manager’s 2020 Proposed Budget in Public Hearing
- November – Meetings with BoCC and Budget Team
- December 3 – First Reading of 2020 Proposed Budget in Public Hearing
- December 10 – Second Reading of 2020 Proposed Budget and Adoption of 2020 Adams County Budget
- December 10 – Certification of Mill Levies





STUDY SESSION AGENDA ITEM

DATE: May 21, 2019
SUBJECT: 2019 First Quarter Update Capital Improvement Program (CIP) and Bridge Maintenance Projects
FROM: Kristin Sullivan, Director of Public Works
AGENCY/DEPARTMENT: Public Works
ATTENDEES: Kristin Sullivan, Brian Staley, Rene Valdez
PURPOSE OF ITEM: Provide an overview and update of the 2019 first quarter CIP and Bridge Maintenance Projects
STAFF RECOMMENDATION: Information

BACKGROUND:

This study session will provide an overview and update of the 2019 First Quarter CIP and Bridge Maintenance Projects for Adams County Public Works.

AGENCIES, DEPARTMENTS OR OTHER OFFICES INVOLVED:

Public Works

ATTACHED DOCUMENTS:

PowerPoint

FISCAL IMPACT:

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Add'l Capital Expenditure not included in Current Budget:			
Total Expenditures:			

New FTEs requested: YES NO

Future Amendment Needed: YES NO

Additional Note:

APPROVAL SIGNATURES:



Raymond H. Gonzales, County Manager

Alisha Reis, Deputy County Manager

Bryan Ostler, Deputy County Manager

Chris Kline, Deputy County Manager

APPROVAL OF FISCAL IMPACT:

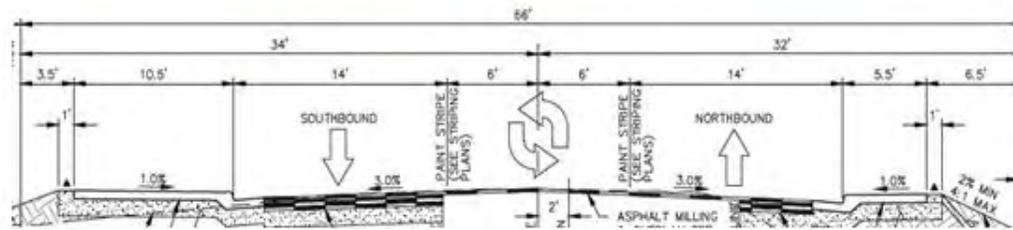

Budget

LOWELL BLVD PROJECT



ADAMS COUNTY
COLORADO

PUBLIC WORKS



Typical Section

SCOPE

Lowell Blvd. from Clear Creek to 62nd Avenue. Widen for center turn lanes, add curb, gutter, and sidewalk on both sides of street.

PROJECT COST

\$3,200,000

SCHEDULE

Engineering Design.....Completed
ROW Acquisition.....2019
Construction.....2019

2019 1st QUARTER UPDATE

Project is under construction.

CONTACT PUBLIC WORKS

720.523.6875

publicworks@adcogov.org

W. 66TH AVENUE PROJECT



ADAMS COUNTY
COLORADO

PUBLIC WORKS



SCOPE

The project is on W. 66th Ave., west of Broadway with a total length of approximately 1,540 feet. Improving existing roadway pavement strength and drainage infrastructure to enhance public safety. Project will consist of design and construction components.

PROJECT COST

\$600,000

SCHEDULE

Engineering Design..... Completed
Construction..... 2019

2019 1st QUARTER UPDATE

Under construction.

CONTACT PUBLIC WORKS

720.523.6875

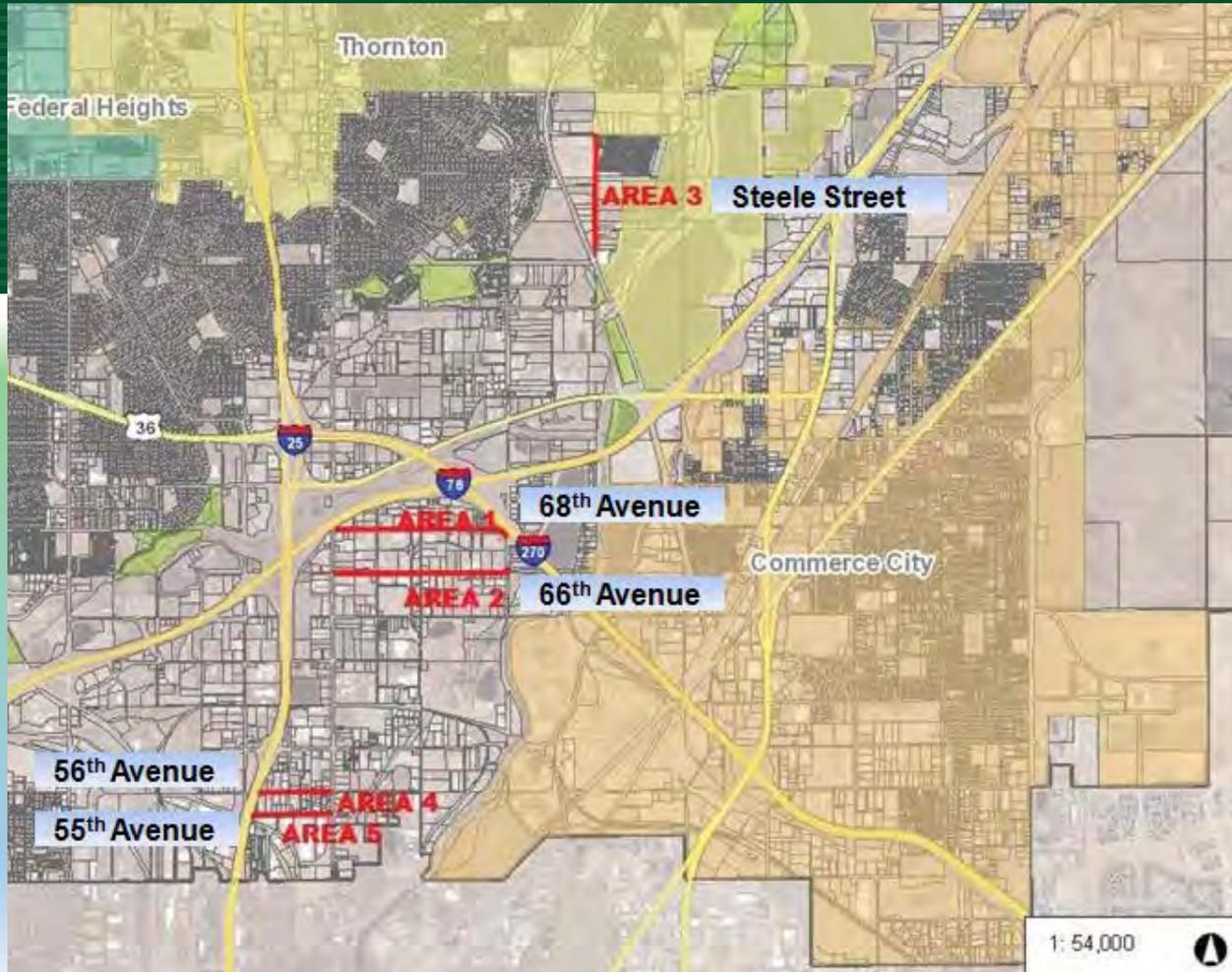
publicworks@adcogov.org

ADA FIVE AREAS PROJECT



ADAMS COUNTY
COLORADO

PUBLIC WORKS



SCOPE

Americans with Disabilities Act improvements (curb, gutter, and sidewalks) in the following areas:

- Area 1: E. 68th Ave. - Washington St. to York St.
- Area 2: E. 66th Ave. - Washington St. to York St.
- Area 3: Steele St. - Niver Creek Tr. to E. 86th Ave.
- Area 4: E. 56th Ave. - Lincoln St. to Washington St.
- Area 5: E. 55th Ave. - Lincoln St. to Washington St.

PROJECT COST

Areas 1-4: \$5,360,000
Area 5: \$680,000

SCHEDULE (Areas 1-4)

Engineering Design.....	2019
ROW Acquisition.....	2019/2020
Construction.....	2020/2021

SCHEDULE (Area 5)

Construction.....	2019
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CONTACT PUBLIC WORKS

720.523.6875
publicworks@adcogov.org

WELBY RD. & E. 88TH AVE. INTERSECTION IMPROVEMENTS



PUBLIC WORKS



SCOPE

Intersection improvements to Welby Road and E. 88th Avenue, including traffic signals and ADA compliant curb ramps.

PROJECT COST

\$800,000

SCHEDULE

Construction..... 2019

2019 1st QUARTER UPDATE

The project is currently under construction.

CONTACT PUBLIC WORKS

720.523.6875

publicworks@adcogov.org

YORK STREET PHASE I



ADAMS COUNTY
COLORADO

PUBLIC WORKS



SCOPE

York Street from Hwy. 224 to 78th Ave. Widen to four lanes, add curb, gutter and sidewalk, bike lanes, and a pedestrian underpass (Hwy. 224).

PROJECT COST

\$6,500,000

SCHEDULE

Engineering Design.....95% complete
ROW Acquisition.....2018/2019
Construction.....2019

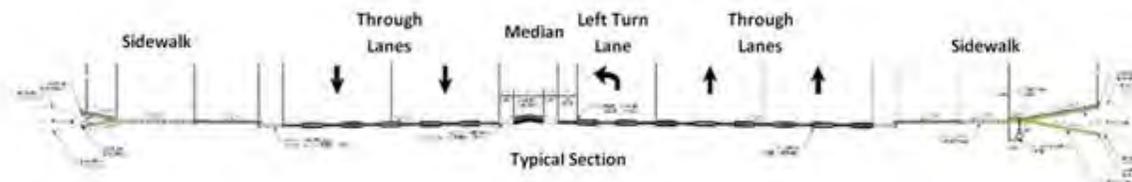
2019 1st QUARTER UPDATE

ROW acquisition is 98% complete. Utility relocation underway. Working on IGA with CDOT and water and sanitation district.

CONTACT PUBLIC WORKS

720.523.6875

publicworks@adco.gov



YORK STREET PHASE II (E. 78TH AVE. TO E. 88TH AVE.)



PUBLIC WORKS



SCOPE

The overall objective of this project is to improve roadway capacity, safety, mobility, pedestrian access facilities, multi-use trail, drainage system, structure replacement or modification, and median/landscaping amenity and street lighting.

PROJECT COST

\$14,500,000

SCHEDULE

Engineering Design..... 2018/2019
ROW Acquisition..... 2019/2020
Construction..... 2020/2021

2019 1st QUARTER UPDATE

Project design is approximately 65% complete. Second public meeting was held on March 20.

CONTACT PUBLIC WORKS

720.523.6875
publicworks@adcogov.org

YORK STREET PHASE III (E. 58TH AVE. TO SH 224)



PUBLIC WORKS



SCOPE

York St. from E. 58th Ave. to State Highway 224. The project is for roadway widening, including sidewalks, curbs, and gutters. Project to include design of roadway improvements, structure replacement or modifications, and construction of those improvements. Coordination with Union Pacific Railroad for railroad bridge replacement. Floodplain impacts.

SCHEDULE

Engineering Design.....	2019/2020
ROW Acquisition.....	2020/2021
Construction.....	2021/2022

CONTACT PUBLIC WORKS

720.523.6875
publicworks@adcogov.org

STEELE STREET PROJECT



ADAMS COUNTY
COLORADO

PUBLIC WORKS



SCOPE

Extension of Steele Street north of 86th Avenue to 88th Avenue.

PROJECT COST

\$1,700,000

SCHEDULE

Engineering Design..... 2019
ROW Acquisition..... 2020
Construction..... 2020/2021

2019 1st QUARTER UPDATE

Engineering design is 30% complete.
ROW acquisition is 10% complete.
Construction in 2020.

CONTACT PUBLIC WORKS

720.523.6875

publicworks@adcogov.org

DAHLIA STREET PROJECT



ADAMS COUNTY
COLORADO

PUBLIC WORKS



Major Collector (Urban)

SCOPE

Dahlia Street from 74th Avenue to 78th Avenue. Install new curb, gutter and sidewalk, turn lanes, and bike lanes. Add storm trunk line to Dahlia Pond.

PROJECT COST

\$9,000,000

SCHEDULE

Engineering Design.....2018
ROW Acquisition.....2019
Construction.....2020/2021

2019 1st QUARTER UPDATE

Design is approximately 75% complete. UDFCD and CDOT contributed funding to this project.

CONTACT PUBLIC WORKS

720.523.6875

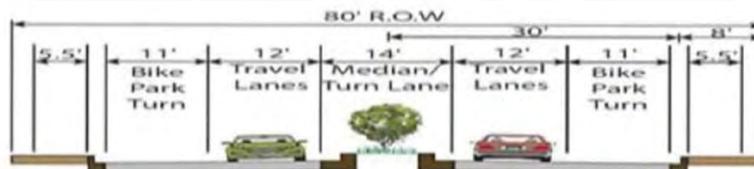
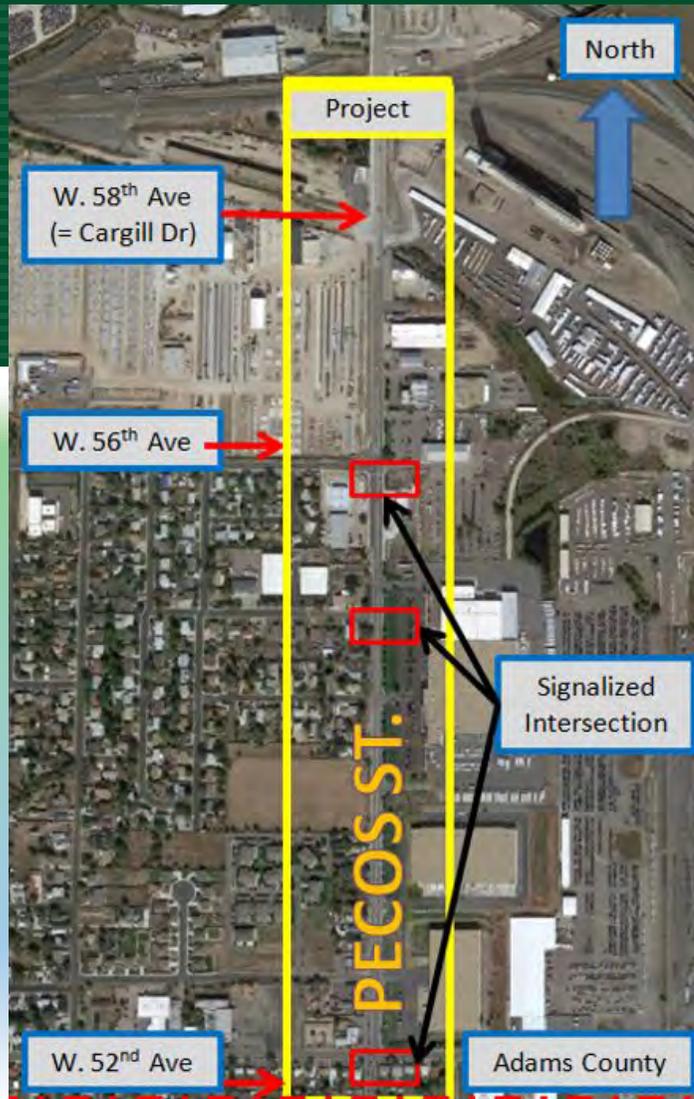
publicworks@adcogov.org

PECOS STREET PROJECT



ADAMS COUNTY
COLORADO

PUBLIC WORKS



Major Collector (Urban)

SCOPE

Pecos St. from W. 52nd Ave. to W. 58th Ave. Install new curb, gutter and sidewalk, turn lanes, and bike lanes.

PROJECT COST

\$8,000,000

SCHEDULE

Engineering Design.....	2019
ROW Acquisition.....	2020
Construction.....	2021

2019 1st QUARTER UPDATE

Contract awarded, kick off meeting occurred. Design field survey and utility research has commenced.

CONTACT PUBLIC WORKS

720.523.6875

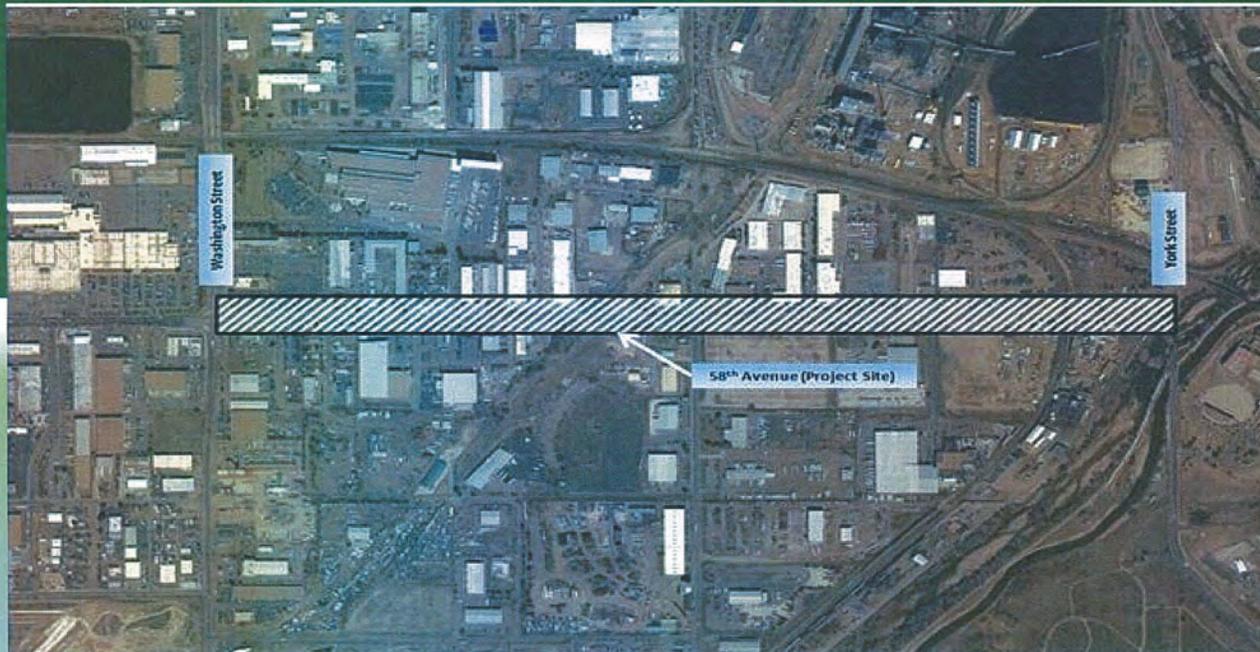
publicworks@adcogov.org

58TH AVENUE PROJECT



ADAMS COUNTY
COLORADO

PUBLIC WORKS



SCOPE

58th Avenue from Washington Street to York Street. Widen to four lanes, add curb, gutter, sidewalk, and bike lanes.

PROJECT COST

\$8,000,000

SCHEDULE

Engineering Design.....Mid 2019
ROW Acquisition.....Mid 2019
Construction.....2019/2020

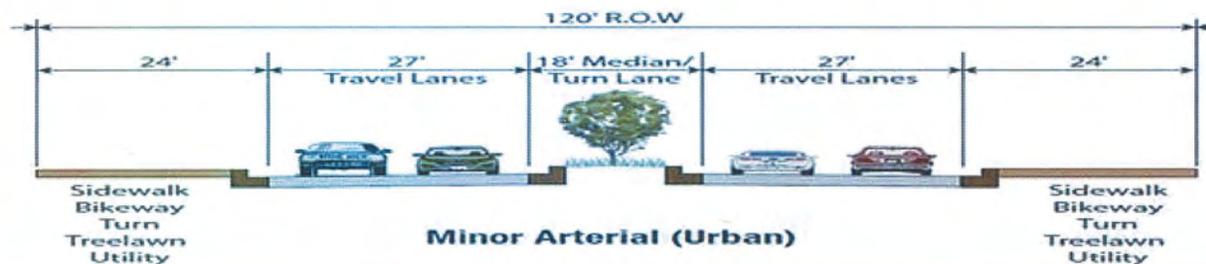
2019 1st QUARTER UPDATE

Started utility relocation design. Negotiations with Denver Rock Island Railroad. Drainage decisions have been finalized.

CONTACT PUBLIC WORKS

720.523.6875

publicworks@adcogov.org



REHABILITATION OF 88TH AVE. BRIDGE (WEST OF MANILLA RD.)



ADAMS COUNTY
COLORADO

PUBLIC WORKS



SCOPE

Rehabilitation of the existing bridge to address critical structural problems, including replace the deck system, replace both exterior steel girders, remove corrosion and repaint all structure steel, and repair channel erosion.

PROJECT COST

\$1,236,000

SCHEDULE

Engineering Design..... Completed
Construction..... 2019

PROJECT STATUS

Project is currently being advertised for contractor bids. Construction is expected to begin in June 2019 and be completed by December 2019.

CONTACT PUBLIC WORKS

720.523.6875

publicworks@adcogov.org

96TH AVE. BRIDGE OVER BIJOU CREEK



PUBLIC WORKS



SCOPE

Rehabilitation of the existing bridge to address critical structural problems, including abutment and wingwall repairs, girder bearing system repairs, pier concrete repairs, raising the approach roadways above flood water elevations, deck and curb concrete repairs, expansion joint repairs, asphalt overlay replacement, and bridge rail and guardrail upgrades.

PROJECT COST

Phase 1: \$1,150,000
Phase 2: \$1,100,000
Total: \$2,250,000

SCHEDULE

Engineering Design..... Completed
Phase 1 Construction 2019
Phase 2 Construction..... 2020

PROJECT STATUS

Phase 1 will be advertised for contractor bids in April 2019. Construction is expected to begin by July 2019 and be completed by December 2019. Phase 2 is expected to be constructed in 2020.

CONTACT PUBLIC WORKS

720.523.6875
publicworks@adco.gov