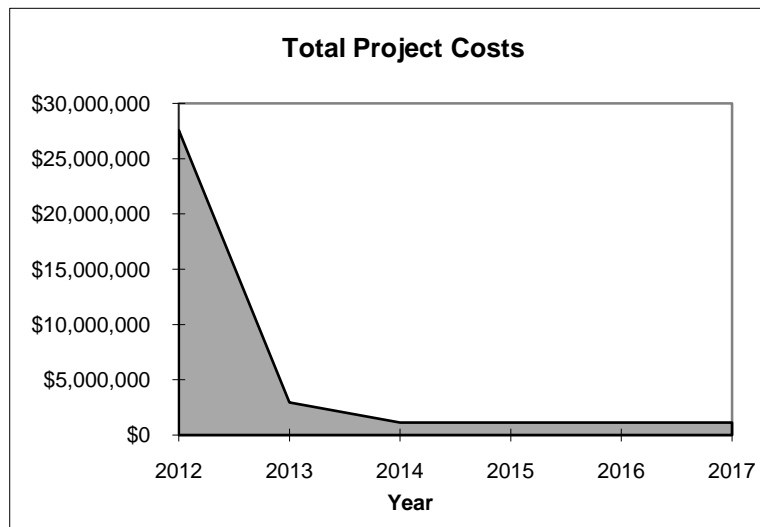


**2012
Capital Budget
Capital Improvement Program**

Agency Name: Planning and Community and Econ. Dev.

Agency Number: 21

| Project Name | Capital Budget | | Future Year Estimates | | | |
|---|---------------------|---------------------|-----------------------|---------------------|---------------------|---------------------|
| | 2012 | 2013 | 2014 | 2015 | 2016 | 2017 |
| 1 Municipal Art Fund | \$ 130,000 | \$ 30,000 | \$ 30,000 | \$ 30,000 | \$ 30,000 | \$ 30,000 |
| 2 TID 32 - Upper State St. Corridor | 3,480,000 | 270,000 | 300,000 | 300,000 | 300,000 | 300,000 |
| 3 TID 36 - Capitol Gateway Corridor | 5,700,000 | 200,000 | 200,000 | 200,000 | 200,000 | 200,000 |
| 4 TID 38 - Badger / Ann / Park St. | 340,000 | 0 | 0 | 0 | 0 | 0 |
| 5 TID 39 - Stoughton Rd. | 2,159,250 | 110,000 | 110,000 | 110,000 | 110,000 | 110,000 |
| 6 TID 40- Northside | 250,000 | 250,000 | 250,000 | 250,000 | 250,000 | 250,000 |
| 7 CDA Red. - Truax Area Master Plan | 1,040,000 | 240,000 | 240,000 | 240,000 | 240,000 | 240,000 |
| 8 Neighborhood Centers | 0 | 1,750,000 | 0 | 0 | 0 | 0 |
| 9 TID 43 - Royster Clark | 0 | 0 | 0 | 0 | 0 | 0 |
| 10 Microfiche Conversion | 140,000 | 0 | 0 | 0 | 0 | 0 |
| 11 Judge Doyle Square (Block 105) | 1,750,000 | 0 | 0 | 0 | 0 | 0 |
| 12 TID 42 - Wingra | 3,685,000 | 0 | 0 | 0 | 0 | 0 |
| 13 TID 41 - University / Whitney | 3,400,000 | 0 | 0 | 0 | 0 | 0 |
| 14 Transp. Master Plan for a Livable City | 500,000 | 100,000 | 0 | 0 | 0 | 0 |
| 15 CDA Redevelopment - Villager | 1,350,000 | 0 | 0 | 0 | 0 | 0 |
| 16 Madison Sustainability Commerce Ctr | 2,300,000 | 0 | 0 | 0 | 0 | 0 |
| 17 TID 37 - Union Corners | 1,350,000 | 0 | 0 | 0 | 0 | 0 |
| Total | \$27,574,250 | \$ 2,950,000 | \$ 1,130,000 | \$ 1,130,000 | \$ 1,130,000 | \$ 1,130,000 |

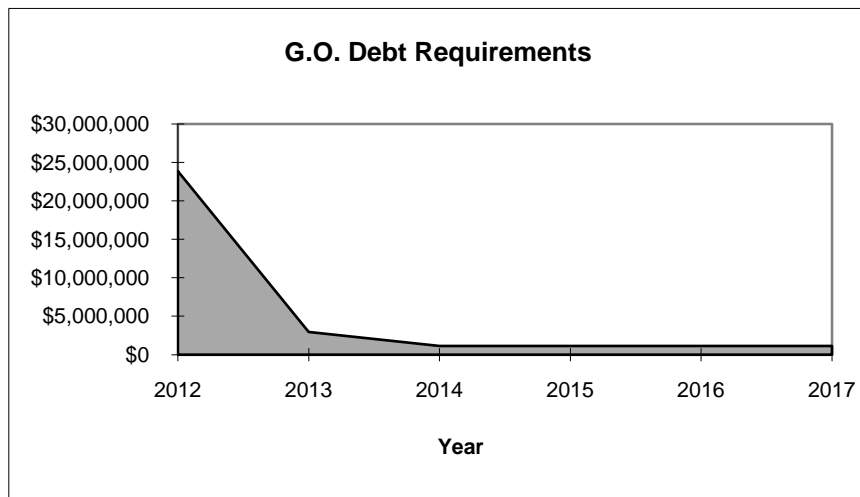


**2012
Capital Budget
Expenditure Categories and Funding Sources**

Agency Name: **Planning and Community and Econ. Dev.**

Agency Number: **21**

| All Projects | Capital Budget | Future Year Estimates | | | | |
|----------------------------|----------------------|-----------------------|---------------------|---------------------|---------------------|---------------------|
| | 2012 | 2013 | 2014 | 2015 | 2016 | 2017 |
| Expenditures: | | | | | | |
| Purchased Services | \$ 340,000 | \$ 0 | \$ 0 | \$ 0 | \$ 0 | \$ 0 |
| Materials & Supplies | 0 | 0 | 0 | 0 | 0 | 0 |
| Inter-Agency Charges | 0 | 0 | 0 | 0 | 0 | 0 |
| Loans | 12,730,000 | 270,000 | 300,000 | 300,000 | 300,000 | 300,000 |
| Professional Fees | 3,160,000 | 410,000 | 310,000 | 310,000 | 310,000 | 310,000 |
| Land & Land Improve | 3,325,000 | 120,000 | 120,000 | 120,000 | 120,000 | 120,000 |
| Building & Bldg Improve | 7,639,250 | 1,870,000 | 120,000 | 120,000 | 120,000 | 120,000 |
| Equipment and Vehicles | 0 | 0 | 0 | 0 | 0 | 0 |
| Other | 380,000 | 280,000 | 280,000 | 280,000 | 280,000 | 280,000 |
| Total Project Costs | \$ 27,574,250 | \$ 2,950,000 | \$ 1,130,000 | \$ 1,130,000 | \$ 1,130,000 | \$ 1,130,000 |
| Funding Sources: | | | | | | |
| Federal Sources | \$ 950,000 | \$ 0 | \$ 0 | \$ 0 | \$ 0 | \$ 0 |
| State Sources | 0 | 0 | 0 | 0 | 0 | 0 |
| Impact Fees | 0 | 0 | 0 | 0 | 0 | 0 |
| Private Contributions | 2,000,000 | 0 | 0 | 0 | 0 | 0 |
| Revenue Bonds | 0 | 0 | 0 | 0 | 0 | 0 |
| Special Assessments | 0 | 0 | 0 | 0 | 0 | 0 |
| TIF Cash | 400,000 | 0 | 0 | 0 | 0 | 0 |
| Carry-Forward Applied | 0 | 0 | 0 | 0 | 0 | 0 |
| Reserves Applied | 0 | 0 | 0 | 0 | 0 | 0 |
| Other | 375,000 | 0 | 0 | 0 | 0 | 0 |
| Total Other Sources | \$ 3,725,000 | \$ 0 | \$ 0 | \$ 0 | \$ 0 | \$ 0 |
| G.O. Debt | \$ 23,849,250 | \$ 2,950,000 | \$ 1,130,000 | \$ 1,130,000 | \$ 1,130,000 | \$ 1,130,000 |



Capital Budget

Planning and Community and Econ. Dev.

Municipal Art Fund

Project No. 1 Acct. No. 810427

GO \$ 55,000
Other 75,000
\$ 130,000

The Municipal Art Fund is a continuing program, integrating public art into public projects and the public realm. Expenditures and projects related to the commissioning and purchase of artwork are defined in the Public Art Framework and Field Guide for Madison, Wisconsin (adopted 2002). Projects include, for example: public art outside of the new Children's Museum, Northside and University Ave. neighborhood gateway features, Central Library, and other public art projects. Funds will be utilized for the City's Cultural Plan and related studies to implement the Framework Plan. Ten percent of the available funds are reserved for maintenance. \$25,000 of the General Obligation Debt is reauthorized from 2011. \$75,000 of other funding is from private contributions for a project near the Children's Museum.

TID 32 - Upper State St. Corridor

Project No. 2 Acct. No. 823201

GO \$ 3,480,000
Other 0
\$ 3,480,000

This TID was created to encourage commercial revitalization, building enhancement and public improvements in order to stimulate development in the 100-400 blocks of State Street. The boundaries were amended in 2008. The TID boundaries were amended again in 2011 to extend the TID to include an area defined by E. Johnson St. on the east, James Madison Park on the north and Lake Mendota on the west. \$3,300,000 is reauthorized from 2011 and is included for financial assistance for the expansion of the Edgewater Hotel. Consistent with the City's TIF policy, this amount reflects 50% of the expected increment generated by the project. \$180,000 is provided for Small Cap Loan funding. The General Obligation borrowing is debt that is TIF-eligible.

TID 36 - Capitol Gateway Corridor

Project No. 3 Acct. No. 823601

GO \$ 5,700,000
Other 0
\$ 5,700,000

This is a project to enhance economic and industrial growth within an area generally bounded by First Street, East Washington Avenue, and Blount and East Wilson Streets. \$5.5 million is provided for financial assistance for potential development of the former Don Miller properties. Council authorization will be required for a commitment of TIF funds to specific projects after applications are received. \$200,000 is provided for project management, for marketing and outreach efforts to assist in the retention and expansion of existing businesses, and to attract new businesses to the Capitol East District corridor. The General Obligation borrowing is debt that is TIF-eligible.

TID 38 - Badger / Ann / Park St.

Project No. 4 Acct. No. 823801

GO \$ 340,000
Other 0
\$ 340,000

This TID was created in 2008 as part of the revitalization of the South Park Street and Badger Road area. General goals include the elimination of blight and the stimulation of commercial and residential development. \$3,000,000 was included in 2009 for acquisition, demolition and relocation costs associated with land assemblage for a Senior Housing project.

During 2010, the land was successfully assembled, demolition was complete and construction of the first phase which includes fifty (50) very affordable apartments for seniors commenced. 2012 will fund acquisition of two additional parcels. These parcels will allow the continuation of the positive economic and housing trends in the neighborhood and will provide additional housing aimed at seniors. Additional senior housing will allow seniors from the neighborhood to age in place close to services that many use.

TID 39 - Stoughton Rd.Project No. **5** Acct. No. 823901

GO \$ 2,159,250
 Other 0
\$ 2,159,250

This TID was created to promote economic development within an area generally bounded by South Stoughton Road, Cottage Grove Road, Interstate 39/90 and the property line between Voges Road and the Beltline. 2012 funding includes \$60,000 for property maintenance and owners association fees in the BioAg Gateway, \$50,000 for marketing and BioLink project costs, and the reauthorization of \$2,049,250 from 2011 for the construction of the BioLink. In addition, the City may advance up to \$650,000 as a working capital loan from the General Fund to Madison Development Corporation (MDC) to facilitate payments to contractors during construction. This loan will be fully repaid by MDC upon completion of project construction.

TID 40- NorthsideProject No. **6** Acct. No. 824001

GO \$ 250,000
 Other 0
\$ 250,000

This TID was created in 2009 to encourage commercial revitalization, building enhancements and public improvements to stimulate economic development and eliminate blighting influences. The TID boundaries are generally defined on both sides of a corridor that runs from First St. along Sherman Ave., Northport Dr., Packers Ave. and Troy Dr. Future year funding is General Obligation debt that is TIF eligible and will be used for business assistance.

CDA Red. - Truax Area Master PlanProject No. **7** Acct. No. 810659

GO \$ 1,040,000
 Other 0
\$ 1,040,000

Capital Funding in 2012 will be used to examine and execute the next phase of the redevelopment strategy for three east side Public Housing sites. The first phase is underway and will complete the renovation of 71 existing public housing units at Truax Park. The redevelopment strategy will build upon the recommendations of Public Housing Residents, neighbors and the Long Range Planning Committee of the CDA and will take advantage of collaboration with neighborhood non-profits, Madison College and the East Madison Community Center. Alternative funding sources including federal programs such as Hope VI and Choice Neighborhoods will be pursued.

Neighborhood CentersProject No. **8** Acct. No. 810559

GO \$ 0
 Other 0
\$ 0

This project provides funding to conduct a needs assessment and preliminary space study for new community centers in Madison. The assessment and study will provide solid baseline information on the need for these centers, the location of any potential center(s) and the level of non-City support for moving the project(s) forward. The criteria to be considered include, but are not limited to: demonstrated need; capacity of existing facilities and projects; geographic diversity of existing centers; ability to fundraise; and comprehensiveness of the population served. The majority of the funds are to be used for construction. Funding in 2013 includes \$1,750,000 in General Obligation borrowing.

TID 43 - Royster ClarkProject No. **9** Acct. No. 824301

GO \$ 0
 Other 0
\$ 0

This potential TID has yet to be created but is potentially envisioned along Cottage Grove Road between Monona Drive and South Stoughton Road. If created, the project will focus on encouraging environmental remediation, commercial revitalization, housing, and building public and private improvements to stimulate economic development and eliminate blighting influences. No funding has been included in the Capital Improvement Program.

Microfiche ConversionProject No. **10** Acct. No. 0

GO \$ 140,000
 Other 0
\$ 140,000

This project provides funding to enable a mass conversion of microfiche documents to digital images. These records are used to determine the legality of properties and include records such as Building Permits, Mechanical Permits, Enforcement Actions, Conditional Uses, Variances, Site Plans, and other Building Inspection, Planning and Zoning documents. The scanned documents will be electronically stored in Docfinity and will be available for citizen access. In the current state, customers can only access the records electronically through the letter "F".

Judge Doyle Square (Block 105)Project No. **11** Acct. No. 810707

GO \$ 400,000
 Other 1,350,000
\$ 1,750,000

This master planning project will fund a multi-phase transit-oriented development planning process on a City-owned 1.2 acre site on Block 105 in Downtown Madison (currently the Government East parking ramp) - to be known as "Judge Doyle Square", and a larger 12-block area of Downtown, known as the Transit-Oriented Development Planning District (TOD Planning District). This project will involve the preparation of a development plan, architecture and preliminary engineering for Blocks 88 and 105, resulting in a plan for connections to a future intermodal convergence point and a mixed use redevelopment plan for the area. The Judge Doyle Square and TOD Planning District provides a unique opportunity for the integration and development of several blocks in downtown, presenting an innovative vision for revitalization of downtown Madison for years to come.

Planning for these blocks will include: a 1,435 stall underground parking ramp behind the Madison Municipal Building, under South Pinckney Street and under the current Government East Parking Ramp; an intermodal convergence point/facility - with intermodal connections that could include South Pinckney Street right-of-way in conjunction with any future passenger (high speed or commuter) railroad station, the potential for a 275-room hotel on the Madison Municipal Building block (Block 88), the feasibility evaluation of a Bicycle Center within the project, additional air rights development, including the potential for new City offices and additional commercial or residential development on the site, and a strong pedestrian connection among the new underground ramp, the new hotel, new above-grade land uses and other downtown destinations.

The General Obligation borrowing is reauthorized from 2011. Other funding includes a reauthorization of \$950,000 in Federal TIGER II grant funds, plus \$400,000 in available TID 25 proceeds.

TID 42 - WingraProject No. **12** Acct. No. 824201

GO \$ 3,685,000
 Other 0
\$ 3,685,000

This TID would be created to encourage commercial revitalization, housing development, building enhancements, and public improvements to stimulate economic development and eliminate blighting influences. The TID boundaries will generally be South Park Street, West Wingra Drive, and Fish Hatchery Road. \$2,300,000 of General Obligation borrowing is included for TIF assistance for the proposed Wingra Clinic project. \$1,385,000 is reauthorized G.O. borrowing for the purchase, holding costs, and demolition of the Truman Olson Army Reserve Center property. All funding is reimbursable through TIF proceeds, pending establishment of the TID.

TID 41 - University / Whitney Project No. **13** Acct. No. 824101

GO \$ 3,400,000
Other 0
\$ 3,400,000

This TID will be created in 2011 to encourage commercial revitalization, public improvements and to stimulate economic development and blight elimination. The TID boundary will generally be University Avenue, Whitney Way and Old Middleton Road. \$3.4 million is provided for financial assistance for potential development of the former Erdman properties. Council authorization will be required for a commitment of TIF funds to specific projects. The General Obligation borrowing is TIF-eligible.

Transp. Master Plan for a Livable City Project No. **14** Acct. No. 0

GO \$ 500,000
Other 0
\$ 500,000

The goal of this plan is to make Madison a more walkable, bikeable and livable city. This plan for a livable city will build on existing transportation (bike, pedestrian, auto and transit) and land use plans by integrating and harmonizing their recommendations, and making new recommendations where needed. It will cover the entire City, and include recommendations for implementation and funding. A major focus will be creating and/or strengthening walkable neighborhoods, both in new development and already developed areas. The plan will also focus on movement between neighborhoods and around the city, with an emphasis on creating transportation choices, especially bicycling and transit.

The Mayor will appoint a committee to be approved by the Common Council to guide the work of the consultant team (working with City agencies) and to develop recommendations for the Mayor and Common Council. Public outreach and participation will be a major component of the planning process. The capital funding request is \$500,000 for 2012 and \$100,000 for 2013, and will be used to hire an outside consultant(s) to perform the work.

CDA Redevelopment - Villager Project No. **15** Acct. No. 810578

GO \$ 1,350,000
Other 0
\$ 1,350,000

In 2012, \$1,350,000 will be used to cover costs associated with the Phase II south building demolition and site work, tenant improvements and leasing commissions for the relocation of Yue Wah and tenant improvements and leasing commissions for the remaining vacant commercial space at The Village on Park. The General Obligation Debt represents a reauthorization from 2011.

Madison Sustainability Commerce Ctr Project No. **16** Acct. No. 0

GO \$ 0
Other 2,300,000
\$ 2,300,000

The Madison Sustainability Commerce Center (MSCC) concept is a 50,000 – 75,000 square foot office, flex/tech, light industrial building to be housed within Madison's Capitol East District. The MSCC is envisioned to attract green/sustainability-oriented businesses, to include both established firms and new entrepreneurs. The facility will be built and operated by a yet unknown private entity. \$300,000 is for business planning, predevelopment, and design expenses made available to the City of Madison through a U.S. Department of Housing and Urban Development (HUD) grant the City received via the Capital Area Regional Planning Commission (CARPC). \$2,000,000 is for potential other private sources to use toward the construction of the MSCC.

TID 37 - Union Corners Project No. **17** Acct. No. 823701

GO \$ 1,350,000
Other 0
\$ 1,350,000

Funding of \$1,350,000 is included in the budget for potential projects in TID #37. However, Council authorization will be required for a commitment of TIF funds to specific projects after applications are received. These projects represent much needed economic development in this TID. The General Obligation funding is TIF eligible.

**2012
Capital Budget
Summary**

Agency Name: **Planning and Community and Econ. Dev.**

Agency Number: **21**

| Project Name | Agency Request | Executive | Executive | | |
|---|----------------------|----------------------|----------------------|---------------------|----------------------|
| | | | G.O. Debt | Other Funding | Total |
| 1 Municipal Art Fund | \$ 130,000 | \$ 130,000 | \$ 55,000 | \$ 75,000 | \$ 130,000 |
| 2 TID 32 - Upper State St. Corridor | 16,180,000 | 3,480,000 | 3,480,000 | 0 | 3,480,000 |
| 3 TID 36 - Capitol Gateway Corridor | 2,200,000 | 5,700,000 | 5,700,000 | 0 | 5,700,000 |
| 4 TID 38 - Badger / Ann / Park St. | 340,000 | 340,000 | 340,000 | 0 | 340,000 |
| 5 TID 39 - Stoughton Rd. | 2,159,250 | 2,159,250 | 2,159,250 | 0 | 2,159,250 |
| 6 TID 40- Northside | 250,000 | 250,000 | 250,000 | 0 | 250,000 |
| 7 CDA Red. - Truax Area Master Plan | 1,040,000 | 1,040,000 | 1,040,000 | 0 | 1,040,000 |
| 8 Neighborhood Centers | 0 | 0 | 0 | 0 | 0 |
| 9 TID 43 - Royster Clark | 0 | 0 | 0 | 0 | 0 |
| 10 Microfiche Conversion | 140,000 | 140,000 | 140,000 | 0 | 140,000 |
| 11 Judge Doyle Square (Block 105) | 1,750,000 | 1,750,000 | 400,000 | 1,350,000 | 1,750,000 |
| 12 TID 42 - Wingra | 0 | 3,685,000 | 3,685,000 | 0 | 3,685,000 |
| 13 TID 41 - University / Whitney | 0 | 3,400,000 | 3,400,000 | 0 | 3,400,000 |
| 14 Transp. Master Plan for a Livable City | 500,000 | 500,000 | 500,000 | 0 | 500,000 |
| 15 CDA Redevelopment - Villager | 1,850,000 | 1,350,000 | 1,350,000 | 0 | 1,350,000 |
| 16 Madison Sustainability Commerce Ctr | 0 | 2,300,000 | 0 | 2,300,000 | 2,300,000 |
| 17 TID 37 - Union Corners | 0 | 1,350,000 | 1,350,000 | 0 | 1,350,000 |
| Total | \$ 26,539,250 | \$ 27,574,250 | \$ 23,849,250 | \$ 3,725,000 | \$ 27,574,250 |