

**CAPITAL IMPROVEMENT PROGRAM**  
**City of Missoula CIP Project Request Form FY 2014-2018**

<b>Program Category:</b>	<b>Project Title:</b>	<b>12 Project #</b>	<b>13 Project #</b>	<b>14 Project #</b>
Parks, Recreation and Open Space	Aquatics - Cyclic maintenance and continued revenue generation		PR-01	PR-01

**Description and justification of project and funding sources:**

Priority Order for Projects: See project list for estimated costs and other projects to be funded in future years. The projects listed as part of the facility maintenance program represent the expected lifespan of key facility equipment or attributes whose cost to replace or maintain is such that it is outside the regular operating budget. Items on this list may be repeated at intervals due to expected wear and tear and weather aging. Items on this list may exceed expected lifespan with continued maintenance and care. The capital projects listed as part of the upgrade program represent opportunities to expand programming and revenue generation at the facilities. These projects are very important in maintaining excitement and the facilities' viability as attractive places for Missoula's citizens to recreate and maintain their fitness objectives.

**FY 14 projects** - Replace pool edge mats for Log attraction at Splash - originals are torn and are vital for safety of people playing on the logs. Replace floating logs - will freshen a popular attraction and replace existing logs which are cracked and worn due to sun and chlorine exposure; Install an update DVR security system. The current system is 6 years old and need replacing. Purchase and install UV System on Pond at Splash; replace pipe supports and valve handles in the 50 m surge pit; upgrade Security cameras at Currents.

<b>Is this equipment prioritized on an equipment replacement schedule?</b>	<b>Yes</b>	<b>No</b>	<b>NA</b>
			x

**Are there any site requirements:**

REVENUE	How is this project going to be funded:							Funded in Prior Years
	Funding Source	Accounting Code	FY14	FY15	FY16	FY17	FY18	
	Aquatics Enterprise Fund	5711	74,000	77,000	30,500		78,000	207,000
	Lease or GF dept Service					850,000		
			74,000	77,000	30,500	850,000	78,000	207,000

  

EXPENSE	How is this project going to be spent:							Spent in Prior Years
	Budgeted Funds	Accounting Code	FY14	FY15	FY16	FY17	FY18	
A. Land Cost								
B. Construction Cost						850,000		
C. Contingencies (10% of B)								
D. Design & Engineering (15% of B)								
E. Percent for Art (1% of B)								
F. Equipment Costs			74,000		20,500		78,000	
G. Other			-	77,000	10,000			
			74,000	77,000	30,500	850,000	78,000	-

OPERATING BUDGET COSTS	Does this project have any additional impact on the operating budget:							Spent in Prior Years
	Expense Object	Accounting Code	FY14	FY15	FY16	FY17	FY18	
Personnel								
Supplies								
Purchased Services			500					
Fixed Charges								
Capital Outlay								
Debt Service								
			500	-	-	-	-	-

FY 14 - UV system increase electrical,. The other projects are replacements/upgrades for currently operating systems

<b>Responsible Person:</b>	<b>Responsible Department:</b>	<b>Date Submitted to Finance</b>	<b>Today's Date and Time</b>	<b>Preparer's Initials</b>	<b>Total Score</b>
Eric Seagrave	Parks & Recreation		4/10/2013 16:27	KM	49

## CAPITAL IMPROVEMENT PROGRAM

### Project Rating

(See C.I.P. Instructions For Explanation of Criteria)

Program Category:	Project Title:				13 Project #
Parks, Recreation and Open Space	Aquatics - Cyclic maintenance and continued revenue generation				PR-01
Qualitative Analysis		Yes	No	Comments	
1. Is the project necessary to meet federal, state, or local legal requirements? This criterion includes projects mandated by Court Order to meet requirements of law or other requirements. Of special concern is that the project be accessible to the handicapped.		<input type="checkbox"/>	<input checked="" type="checkbox"/>		
2. Is the project necessary to fulfill a contractual requirement? This criterion includes Federal or State grants which require local participation. Indicate the Grant name and number in the comment column.		<input type="checkbox"/>	<input checked="" type="checkbox"/>		
3. Is this project urgently required? Will delay result in curtailment of an essential service? This statement should be checked "Yes" only if an emergency is clearly indicated; otherwise, answer "No". If "Yes", be sure to give full justification.		<input type="checkbox"/>	<input checked="" type="checkbox"/>		
4. Does the project provide for and/or improve public health and/or public safety? This criterion should be answered "No" unless public health and/or safety can be shown to be an urgent or critical factor.		<input type="checkbox"/>	<input checked="" type="checkbox"/>		
Quantitative Analysis	Raw Score Range	Comments		Weight	Total Score
5. Does the project result in maximum benefit to the community from the investment dollar?	(0-3) 3	Listed items extend the life of equipment and facility infrastructure. Upgraded security for facilities while not in use, and while in use provides visual accounting for patron behavior, and encourages appropriate cash handling by employees. At Splash, tiling the floor adds increased sanitation, decreasing possible shut down due to a cryptosporidium outbreak, and increases the flooring life while decreasing maintenance costs.		5	15
6. Does the project require speedy implementation in order to assure its maximum effectiveness?	(0-3) 2	Cyclic maintenance of infrastructure extends the life of infrastructure and reduces operational costs.		4	8
7. Does the project conserve energy, cultural or natural resources, or reduce pollution?	(0-3) 2	Many of the items will reduce the consumption of energy and pollutants.		3	6
8. Does the project improve or expand upon essential City services where such services are recognized and accepted as being necessary and effective?	(0-2) 2	Being as efficient as possible while still providing a level of security in the quality of recreational water is generally recognized as necessary. Based on broad citizen support and investment it is necessary we commit to cyclic and routine maintenance while also continuing to invest in effective revenue generation amenities.		4	8
9. Does the project specifically relate to the City's strategic planning priorities or other plans?	(0-3) 3	City Strategic Goal - Harmonious Environment and Quality of Life for Citizens Business plan (Proforma) for aquatics facilities.		4	12
<b>Total Score</b>					<b>49</b>

14 Project #	Project Title:	
PR-01	Aquatics - Cyclic	
Date	Author	Notes
FY 12 (Revised)	E. Seagrave	Tile at Splash locker room is crucial due to floors current condition - in 2008 installed tile at Currents. The tile greatly increases sanitation (less bacteria growth or transmittal of disease), is more attractive (cleaner appearance = revenue) and safe (low slip) Cost benefit analysis: Tile decreases daily and seasonal maintenance. The current applied flooring has lasted for 5 seasons. A tile flooring can often last for 20 or more years. Installing tile will spare the cost of refinishing the current flooring 5 times during a 20 year time period. Improved sanitation and appearance will result in more repeat visits to the facility. Payback for this project would be 10 years, possibly sooner.
FY 13	E. Seagrave	The purchase and installation of a Concession Truck for use primarily at Splash will enable the facility to make additional revenue through food sales. The original Pro Forma plan called for the inclusion of a grill at Splash for hamburger sales. Due to construction and code issues, the grill idea was removed from the plans during construction. The value of the product remains and a grill will allow the facility to host more afterhours rentals, provide more dinner sales. A mobile unit could be used after hours and on the shoulder seasons for special events. The current menu is primarily a lunch menu. A grill in the concessions building will also require the installation of a sizable fan and cooling system for the area. <b>Cost Benefit:</b> Cost benefit analysis has determine the profitability margin with the addition of a grill to be approximately \$160,000 of additional sales per season. Payback on this investment would be realized in one years time. Also, see additional reach on tab Concession Truck Research.

FY 13	E. Seagrave	The slide tubes at Splash Montana and Currents are aging. They are made up of conjoined sections and the gaps where the sections meet are filled and sanded smooth for a nice ride. As the plastic is exposed to continued chlorinated water, the plastic becomes softened and is susceptible to damage from various clothing items such as the rivets that are popular on today's swim apparel. Rivets cause scrapes and runnels that can be felt on the skin of riders. As the tubes are exposed to cooling and heating cycles, and the ground supporting the structures settles, the joints move and create ridges that can also be felt by riders. The end result is reduced number of repeated trips down the slides, thus taking away from the desire to return to the facility for continued recreational fitness opportunities. Repair to the slides will require travel expenses for individuals with re-finishing experience so it will be a cost savings to have slides at both facilities done at one time. <b>****Cost Benefit:</b> Splash revenue has averaged \$530,000 annually over the past 3 years. Attendance has averaged 90,000 for each year. Average visitor spends about \$6 per visit, including food, merchandise. An increase of just 900 visits each year (a tenth of a percent of the average total) would pay off the investment in 2 years. The slides are a critical component to the revenue formula.
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Date	Author	Notes
FY 14	E. Seagrave	In FY 11 the UV Systems was installed at Currents on the pool water circulation line. As a direct result of the installation, the water quality at the pools has made maintenance easier. The combined chlorine (Chloramines) readings max at .4 ppm since the installation, whereas in previous years the readings were at .8 to 1.0 ppm by this time of year (March 2011). This indicates the facility has fewer chloramines particles in the air, and patrons and staff are inhaling fewer fumes from the pool water sanitation process. The unit also provides a greater security against the possible introduction of cryptosporidium into the water. The request for spending an additional \$40,000 to install a similar system on the Pond at Splash is directly related to the increased security a UV system provides against the possible introduction of cryptosporidium into the water from an affected individual. A cryptosporidium outbreak (defined by the Montana Dept of Health as 2 confirmed cases) could lead to the health department close down of the pools and even installation of a UV system prior to re-opening). As the 50m pool and the River have fewer fecal release incidents (zero to date since the opening of the pools as opposed to 10 to 15 per season in the Pond) at this time we are not requesting funding to install a unit on those bodies of water.
FY 14	E. Seagrave	The log walk is a very popular attraction at Splash. Children and adults are challenged to keep their balance as they walk across the logs. There is the possibility of a slip and fall and collision with the pool edge, we have removable mats to cushion the impact No lasting or serious injury reported. These mats tore last year and have been held together by the ingenuity of staff to ensure continued safety for log walkers. This amount is the replacement cost for replacing 4 mats.
FY 14	E. Seagrave	As stated above the log walk is a very popular. The logs are made of a cushion substance and have existed for 6 seasons in full sun and chlorine and are now worn, cracked, and pitted. Need to replace the logs with either new logs or a similar balance attraction such as a lily-pad or turtles. <b>Cost Benefit: This will help to retain revenue at Splash and freshen a popular attraction</b>

FY 14	E. Seagrave	The surge pit is a part of the 50m pool. The material in the pit must be able to handle the immersion. Currently there are metal brackets that are installed to support the 8 inch plastic pipe that are made of non-resistant metals. We are investigating alternative sealants or treatments for these bracket. If no other cost effective option presents itself we will need to replace these brackets. The installation of a float valve assembly that will close the main drain valve as the number of swimmers in the pool increase will contribute to increased skimming of the pool from the top of the water, where the grease and other contaminants that swimmers bring into the water resides. This will improve water clarity even during busy times. Cost Benefit: Maintaining the water clarity will result in more extended stays each day. Extended stays mean more opportunity for food and beverage sales at the Cafe.
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FY 15	E. Seagrave	Replace Splash security NVR with or comparable to the Vision Hybrid Network Video Recorder (NVR). System to provide integration and recording for both analog and IP video surveillance cameras so we don't have to upgrade cameras.
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Date	Author	Notes
FY15	E. Seagrave	Bus or Van - Lease, Grant, or Partnership Program. Provides for a place holder with cost benefit analysis still needing to be done. Parking at Splash Montana is troublesome on the busy days. Neighbors are upset with the number of cars parked in front of their houses, and the trash that accompanies this parking. Also, the number of children crossing the street to get to their parked car or walking through the parking lot, which extends well beyond the confines of the facility and still is not enough, increases the possibility of a collision. With gas prices being predicted to climb back and in an effort to reduce greenhouse gas emissions, staff would like to explore the option to offer a bus ride to the pool. A short bus or van would benefit the entire recreation department by picking children up at neighborhood parks and schools and transporting to the programs. During the fall, winter, and spring the vehicle would be used to pick up senior citizens from assisted living facilities. This provides an opportunity during the cold season for easy and economical ride to Currents for a soak in the spa, participation in Pilates or Water Aerobics, and general socialization in a positive and safe environment. Currently the number of requests for this service is not great enough to interest Mountain line, but we believe this program is the type where utilization will increase once the service is provided. Staff will be exploring options with partnerships with business to lease or fund a bus or van.

Date	Author	Notes
FY 15	E. Seagrave	Concessions Food and Beverage Specific Point of Sale system purchase: The existing software used at the concessions is a smaller component of the software currently used and functions minimally for the needs of a growing concessions operation. We want to purchase a separate system that is designed with the intent of being used in food service. This system would serve to manage the order from the initial entry to the preparation and correct dispersal of the product. Inventory would also be maintained with this system, and we could increase customer service with fewer lost orders and better management of equipment such as ovens, mixers. <b>Cost Benefit:</b> Current system involves hand written notes and contributes to occasional lost orders. An improved food and beverage Point of Sale system would be paperless and would manage the order to achieve better customer service, thus more revenue through satisfied customers and decreased loss through comped meals to achieve customer satisfaction.

FY 15	E. Seagrave	The current locker set up at Splash Montana and Currents is functional, consisting of unlocked units which patrons can utilize to store their gear as they are swimming. This system is secure if the patron brings their own lock or purchases one from our merchandise sales. Currently the locks are sold at cost, to encourage patrons to lock their items up to prevent stealing. Many customers do not use a lock and the result is the loss of personal items. Another issue is people who use the locker without a lock and limits the availability of a locker. The installation of a several banks of lockers which come with a built in locking system at a cost of a quarter each time you use the lock. This will increase security and decrease the amount an individual has to pay to purchase a lock. <b>Cost Benefit:</b> The lockers make a small amount of revenue which would cover the cost of maintaining the lockers and may contribute to revenue generation. We would rent the existing banks of lockers to individuals for the season increasing revenue generation. Payback would likely occur after 7 to 10 years of operation.
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**Aquatics - Cyclic maintenance and Revenue Generation FY 2013 - FY 2024**

Capital Improvement Project		Maintenance Items		Total Both
<b>Facility Projected Cost FY 13-FY 24</b>				
FY 13 Starting Balance Reserve Fund:	\$ 119,000.00	Maintenance 493 Account Budget	\$ 20,000.00	
FY 13 Expenditures	\$105,000	FY 13 Expenditures	\$ -	
FY 13 Ending Balance Reserve Fund	\$14,000	FY 13 Balance	\$ 20,000.00	
Total Capital Projects FY 13-FY 24	\$1,504,000	Total Maintenance Projects FY 13-FY 24	\$428,590	
Avg/Capital/12 Years	\$125,333	Avg/Maintenance/12 years	\$ 35,716	
		Current Maintenance Budget @ \$20K * 12	\$ 240,000	
		Diff	(\$188,590)	
		Proposed Maintenance Budget @ 35K * 12	\$ 420,000	
		Diff	(\$ 8,590)	
Total Capital/Maintenance/Avg/12 years		\$ 161,049		
<b>SCHEDULE FOR CAPITAL IMPROVEMENTS AND MAINTENANCE FY 13-FY 24</b>				
<b>FY 13</b>				
Splash	<input type="checkbox"/> Grill /Trailer at Splash MT	\$ 85,000		
	increase revenue return rate on food service			
Splash	<input type="checkbox"/> Install tile in family & men's locker rooms	\$ 20,000		
		\$ 105,000		\$105,000
<b>FY14</b>				
Splash	<input type="checkbox"/> UV System for Pond	\$ 39,000		
Currents	<input type="checkbox"/> Upgrade Cameras	\$ 5,000		
Splash	<input type="checkbox"/> Replace logs with lily pads or turtles	\$ 12,000		
		\$ 44,000		\$74,000
<b>FY15</b>				
Currents	<input type="checkbox"/> Coin Operated Locker System	\$ 17,000		
Splash	<input type="checkbox"/> Coin Operated Locker System	\$ 17,000		
Splash	<input type="checkbox"/> Concessions Food & Beverage Specific Point of S	\$ 18,000		
Both Pools	<input type="checkbox"/> Bus or Van - Lease or Partnership	\$ 25,000		
		\$ 77,000		\$77,000
<b>FY16</b>				
Splash	<input type="checkbox"/> Buildings - Interior paint job	\$ 6,000		
Splash	<input type="checkbox"/> Concessions Oven Replacement	\$ 6,000		
Splash	<input type="checkbox"/> Replace 2 Chemical Controllers	\$ 8,000		
Splash	<input type="checkbox"/> Bear Slide Resurface smooth ride and repaint	\$ 2,500		
Splash	<input type="checkbox"/> Shade Structure - Replace -covers	\$ 8,000		
		\$30,500		\$30,500
<b>Capital Improvement Project</b>				
Done/w actual cost			Maintenance & Revenue Generating Items	
	Projected Cost	Actual Cost	Done/w actual cost	Projected Cost
<b>FY17</b>				
Splash	<input type="checkbox"/> New water feature: Install 4 lane speed slide	\$ 850,000		\$ -
	NOTE: GF Financing -Revenue offset			\$850,000
<b>FY18</b>				
Currents	<input type="checkbox"/> New Outside Spa: On Sun deck	\$ 25,000		
		\$ 25,000		\$78,000
<b>FY19</b>				
Splash	<input type="checkbox"/> Pool Liner for 50m	\$ 80,000		
Splash	<input type="checkbox"/> Buildings Outside wall paint job	\$ 15,000		
		\$ 95,000		\$95,000
<b>Capital Improvement Project</b>				
Done/w actual cost			Maintenance & Revenue Generating Items	
	Projected Cost	Actual Cost	Done/w actual cost	Projected Cost
<b>FY20</b>				
Currents	<input type="checkbox"/> New water play feature: pump, motor, pipe syst	\$ 250,000		\$ -
				\$250,000
<b>FY21</b>				
Currents	<input type="checkbox"/> Locker Room Wall Repaint	\$ 5,000		
Splash	<input type="checkbox"/> Pool Resurface - Pond & River	\$ 80,000		
		\$ 85,000		\$85,000
<b>FY22</b>				
Currents	<input type="checkbox"/> Pool Resurface - Pools & Spa	\$ 65,000		
				\$65,000
<b>FY23</b>				
Splash	<input type="checkbox"/> Buildings Re-roof	\$ 45,000		
Splash	<input type="checkbox"/> Concessions Freezer Replacement	\$ 18,000		
		\$ 63,000		\$63,000
<b>FY24</b>				
Splash	<input type="checkbox"/> Pool Blanket Replacement	\$ 25,000		
				\$25,000
<b>MOTOR Replacement Schedule</b>				
Splash	\$1,200/year over 9 years	\$ 14,040	\$ 14,040	
Splash	\$4,500 per motor = 9 motors	\$ 52,650	\$ 52,650	
	Every 9 years or motors (1.3)			
Currents	\$1,200/year over 6 years	\$ 14,400	\$ 14,400	
Currents	\$4,500 per motor = 6 motors	\$ 54,000	\$ 54,000	
	Every 6 years or motors (2)			
<b>Total Capital</b>	<b>\$1,504,000</b>		<b>Total Maintenance</b>	<b>\$ 428,590</b>
				<b>\$1,932,590</b>