

# **Future Bond Program Development**

**January 18, 2006**

# Objectives

- **Discuss the strategic approach to development of the 2006 Capital Bond Program** (slides 3 through 14)
- **Review the structure of recent bond programs and seek Council input on new/revised project categories** (slides 15 through 20)
- **Discuss current technical criteria/master plans used for priority ranking and seek Council input on recommended revisions** (slides 21 through 25)
- **Review schedule for development of the next program** (slides 26 through 30)
- **Discuss preliminary financial data** (slides 31 through 45)

# Strategic Approach to Program Development

- **The Needs Inventory is our comprehensive inventory of capital needs and was first developed in preparation for the 1995 Bond Program and has been used as the basis of the 1995, 1998, and 2003 Capital Bond Programs**
- **The inventory is continually updated based on input from citizens, Council, and others and provides a valuable foundation for capital bond program development**
- **Development of the 2003 Bond Program relied heavily on prioritization of needs in the different project categories**

## Strategic Approach to Program Development (cont.)

- When the 2003 Capital Bond Program (\$579M) was developed, the Needs Inventory was valued at \$6.4B
- An April 2005 comprehensive review of the Needs Inventory valued the City's capital needs at over **\$7.2 Billion**
- The Dallas City Council and public have created significant momentum in addressing the growing list of needs through commitment to the capital program

## Strategic Approach to Program Development (cont.)

- To maintain that momentum, development of the next capital bond program will utilize an approach that leverages the many departmental long-range plans, strategic plans, master plans, and other tools available
- With a Needs Inventory valued at over \$7B, even a large program needs strategic investment to effectively address a deteriorating infrastructure
- The Recommended 2006 Capital Bond Program will be a *strategic investment in the economic health and future of Dallas*

## Strategic Approach to Program Development (cont.)

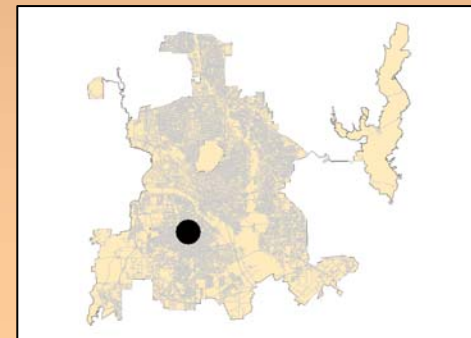
- Staff is working from a strategic framework to
  - **receive** and **process** input from citizens and other sources
  - **account for** how potential projects contribute to the City's strategic plan
  - **consult** with the City Attorney's Office to ensure project eligibility for General Obligation bond funding
  - **assemble** meaningful, priority-based programs/propositions that contribute to the goals and objectives of the community at-large
- Over the next four months, this strategic approach to program development will result in a **Recommended 2006 Capital Bond Program** that maintains and enhances the economic health and future of Dallas

# Strategic Approach to Program Development (cont.)

Examples of prior capital investments that have enhanced the health of the City



Coombs Creek at Ravinia Drive Flood Management Project at the beginning, middle, and end of construction



# Strategic Approach to Program Development (cont.)

Examples of prior capital investments that have enhanced the health of the City



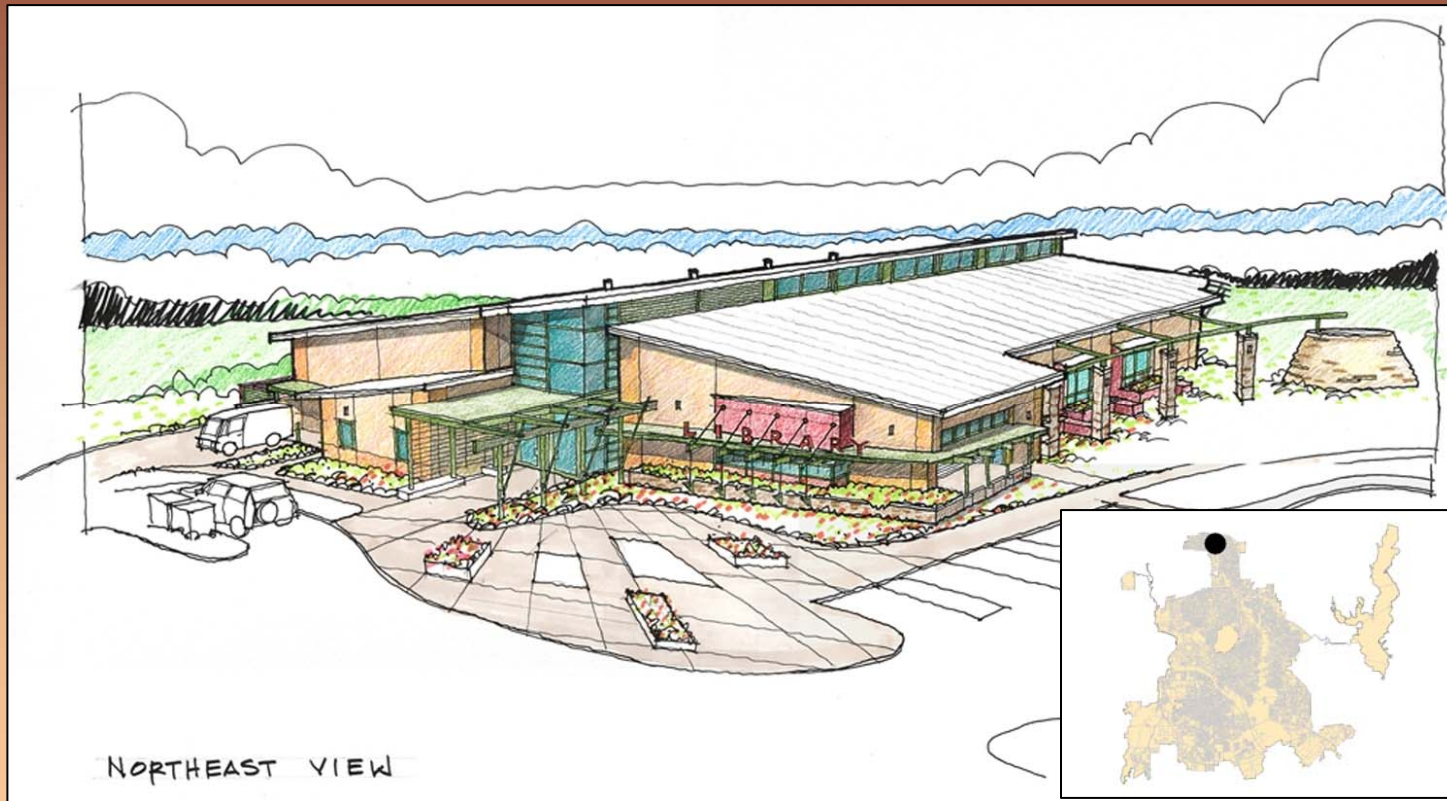
Bahama Beach –  
first urban waterpark  
in the country, opened  
May 2005





# Strategic Approach to Program Development (cont.)

Examples of prior capital investments that have enhanced the health of the City



Timberglen Branch Library – currently under construction, estimated completion November, 2006

# Strategic Approach to Program Development (cont.)

Examples of prior capital investments that have enhanced the health of the City

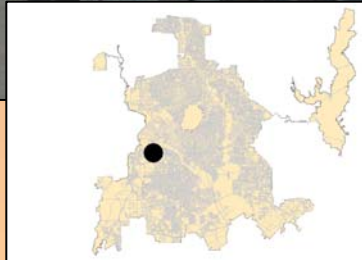
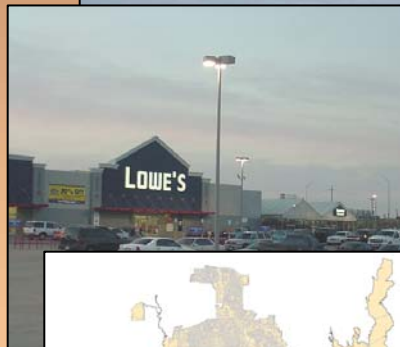
Katy Trail (left) and Kiest Valley Trail Overlook – literally enhancing the health of the City



# Strategic Approach to Program Development (cont.)

## Examples of prior capital investments that have enhanced the health of the City

A sample of the many businesses in Pinnacle Park that are enhancing the economic health and future of the City.



## **Strategic Approach to Program Development (cont.)**

- **The approach to development of the next capital bond program is designed to identify other geographic areas of opportunity to duplicate and/or exceed the results achieved in areas previously targeted for capital investment such as Pinnacle Park**
- **Based on target areas identified by the Economic Development Strategic Plan, the Draft Comprehensive Land Use Plan, Dallas Police Department crimes statistics, and Housing Department target areas, the 2006 Capital Bond Program seeks to enhance the health of the City**
- **Recently there was widespread media coverage of falling crime rates. DPD input in the next bond program is expected to result in continued crime reduction**

## **Strategic Approach to Program Development** (cont.)

- **Previous bond programs have addressed priority needs across the city with some added focus on targeted areas**
- **The proposed strategic approach will continue to address citywide needs from the Needs Inventory and add to this by increasing the focus on geographic areas that represent overlapping areas of opportunity**

# Strategic Approach to Program Development (cont.)



In summary, the strategic approach being used **begins with the over \$7B Needs Inventory** which includes ranking and prioritization using technical criteria, then **overlays geographic areas of opportunity** derived from strategic plans, OED/Housing/DPD target areas, public input, the council action plan, and others to result in enhanced rankings and prioritization of the project to be included in a Recommended 2006 Capital Bond Program that **strategically invests in the economic health and future of Dallas.**

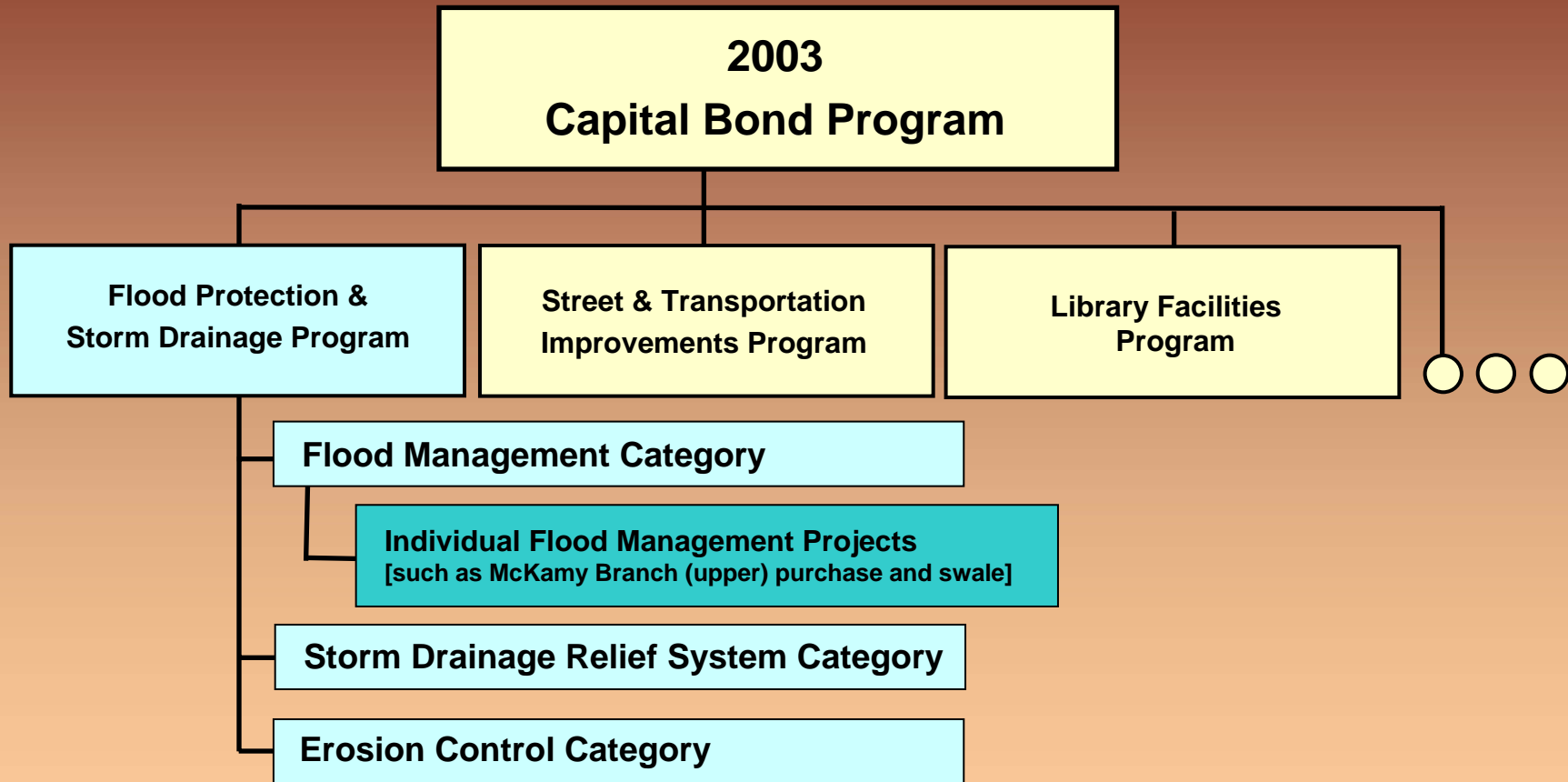
# Structure

The Needs Inventory is organized to facilitate Capital Bond Program development. Needed capital improvements are grouped into:

- **Programs (such as Flood Protection and Storm Drainage, Street and Transportation Improvements, Library Facilities, Major and City wide Park and Recreation Facilities) that address infrastructure system needs that have typically been proposed as individual propositions on the bond program ballot**
- **Project categories within the programs that include types of projects such as alleys, street resurfacing, sidewalks, playground replacement, etc.**
- **See Appendix A for a complete listing of the programs and categories included in the 2003 Capital Bond Program**

# Structure (cont.)

*For example....*



See Appendix A for a complete listing of the programs and categories included in the 2003 Capital Bond Program



## **Structure** (cont.)

### ***Suggested New Categories***

**In updating the Needs Inventory a number of new categories have been identified to address needs not funded in prior bond programs**

**The following are proposed new categories for the 2006 Capital Bond Program:**

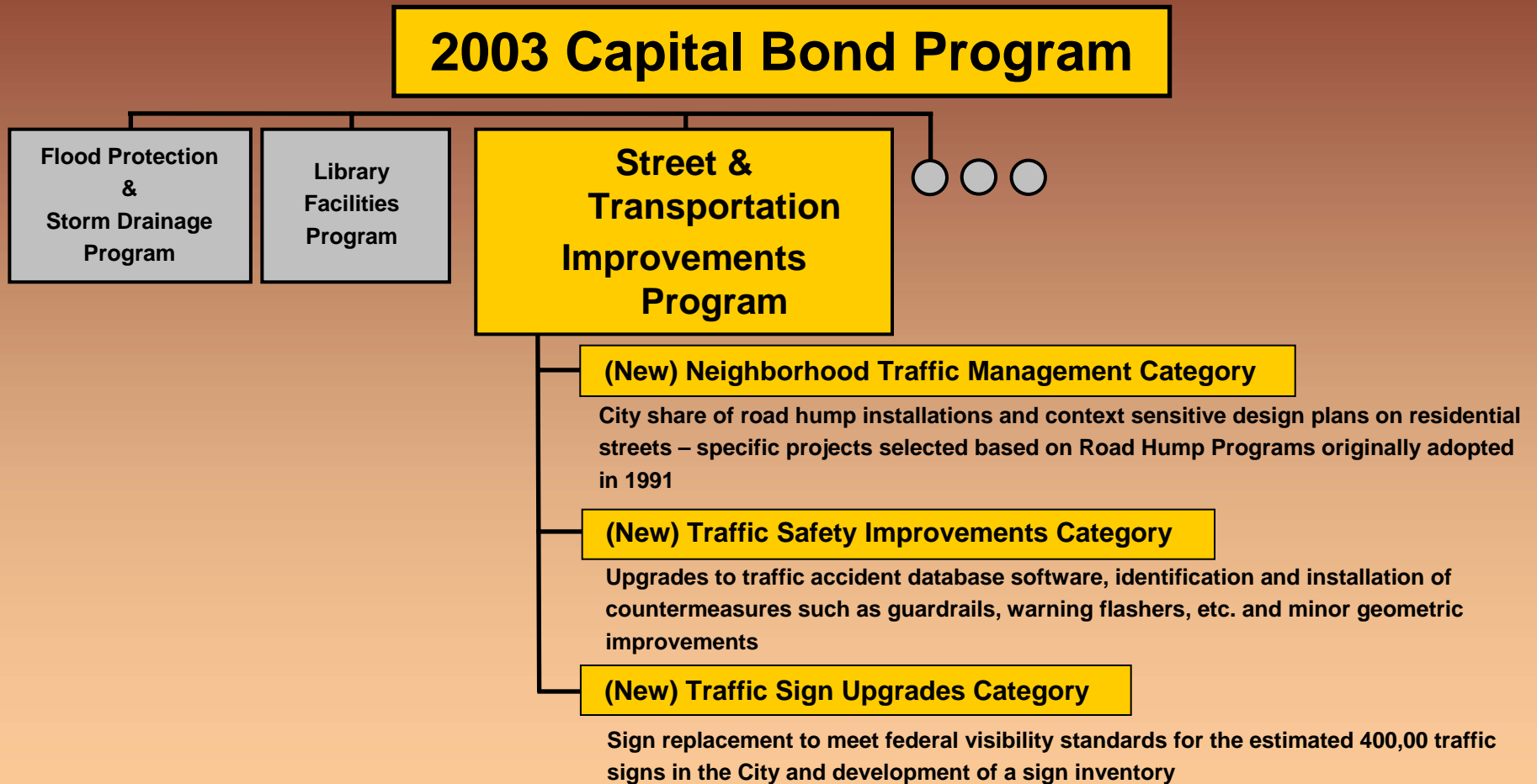
- Neighborhood Traffic Management**
- Traffic Safety Improvements**
- Traffic Sign Upgrades**
- Safety Sirens**

See Appendix A for a complete listing of the programs and categories included in the 2003 Capital Bond Program

*2006 Capital Bond Program: A Strategic Investment in the Economic Health and Future of Dallas*

# Structure (cont.)

## Suggested New Categories

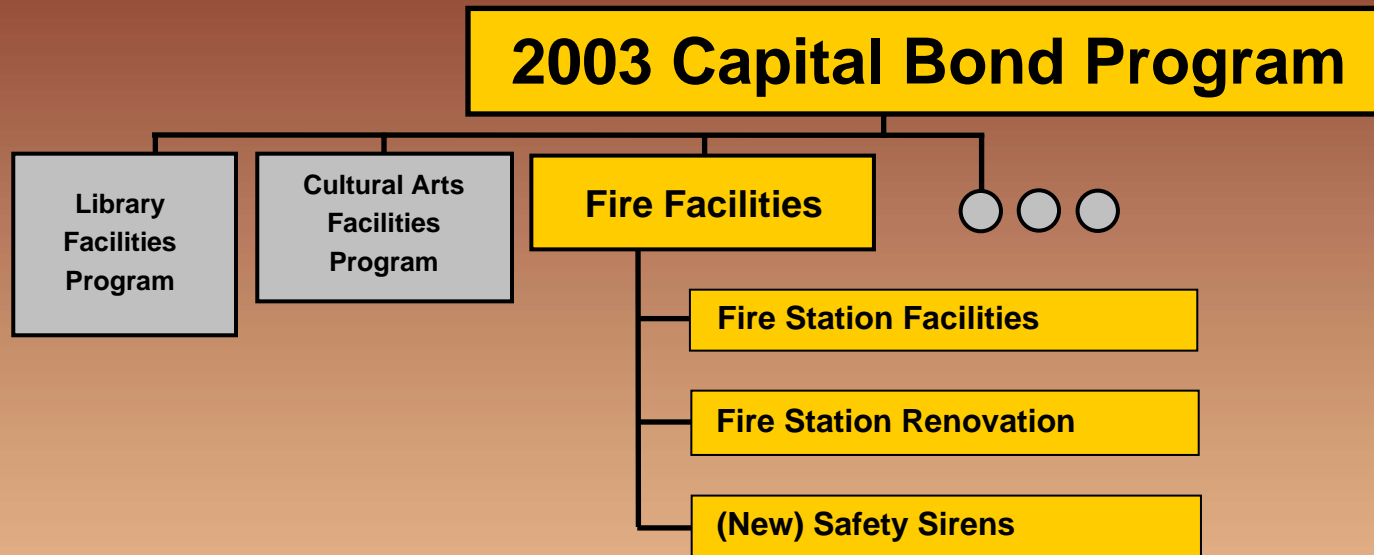


See Appendix A for a complete listing of the programs and categories included in the 2003 Capital Bond Program

*2006 Capital Bond Program: A Strategic Investment in the Economic Health and Future of Dallas*

# Structure (cont.)

## *Suggested New Categories*



Funds replacement and new siren installations

Emphasizes land area and population covered

Considers age and condition of existing sirens to be replaced

Accounts for facilities and venues in the vicinity to be covered (such as parks, Flood prone areas, schools, medical facilities, etc.)

See Appendix A for a complete listing of the programs and categories included in the 2003 Capital Bond Program

*2006 Capital Bond Program: A Strategic Investment in the Economic Health and Future of Dallas*

## Structure (cont.)

- In addition to the programs and categories of projects traditionally included in capital programs, staff is also identifying special emphasis initiatives for consideration
- In general, these initiatives are designed to position the City to take advantage of partnering opportunities to sustain and enhance the economic health and future of the Dallas
- Some examples include
  - Intermodal Facility Infrastructure
  - Cotton Bowl
  - Citywide Business Development and Retention
  - Expanded CBD Economic Development, and
  - Trinity Floodway Utility Transmission Line Relocation
  - Gateways and Corridors
- A briefing to discuss special emphasis initiatives and provide more information on the geographic areas of opportunity concept is scheduled for February 15th

## Technical Criteria / Master Plans

- The rankings of projects in the Needs Inventory are based on technical criteria previously briefed to Council for development of the 2003 and prior bond programs and/or master plans
- We are currently working from and updating the April 2005 edition of the Needs Inventory (less than a year old and available at [www.DallasCityHall.com](http://www.DallasCityHall.com))
- A series of briefings will begin next month to provide Council with updates to the Needs Inventory by program area building towards the overall Needs Inventory briefing in April
- ***A new edition will be available and presented to Council in April 2006***

## Technical Criteria / Master Plans (cont.)

**In general, the technical criteria consider the following factors:**

Safety

Demand/future demand

Function

Public input

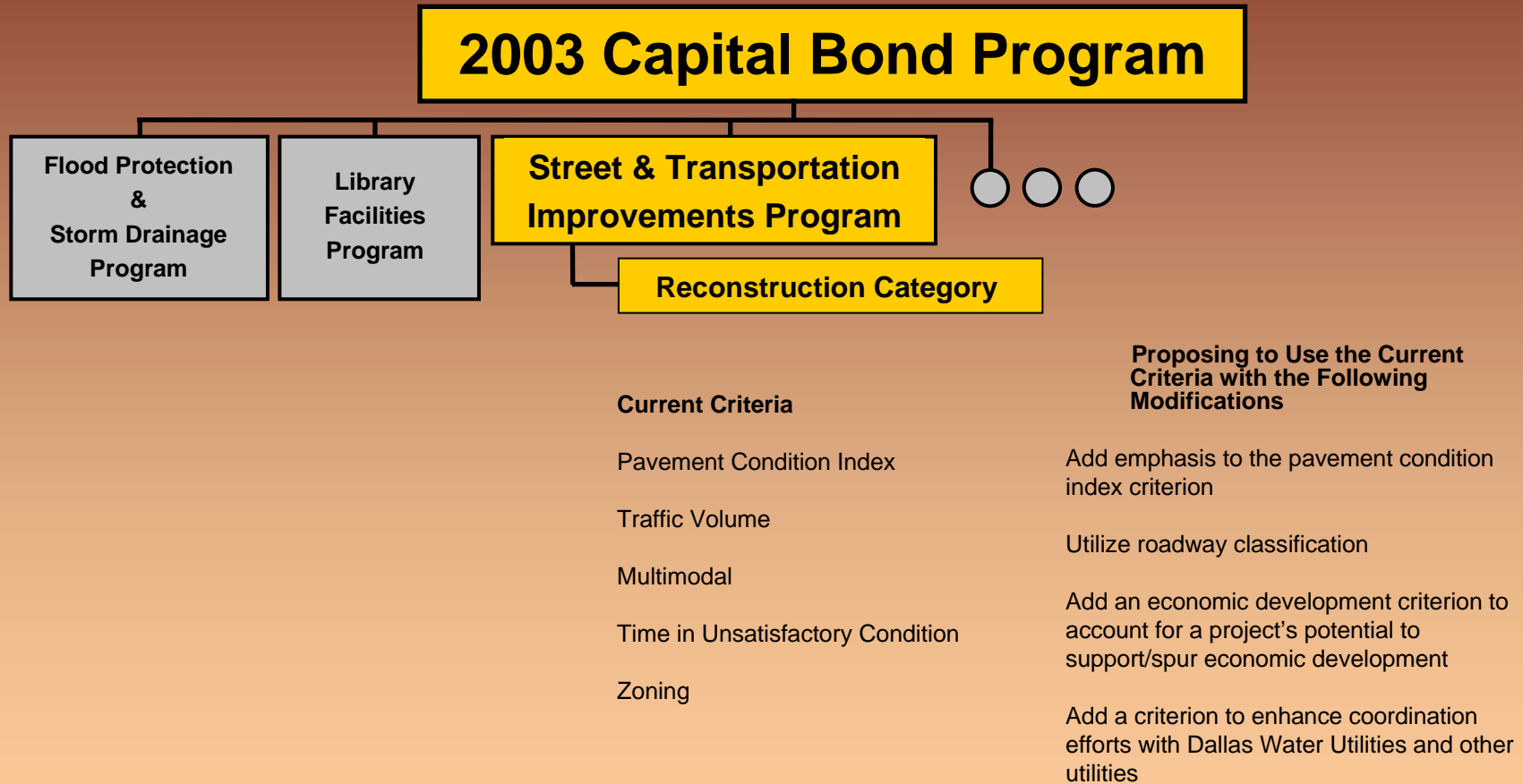
Economic development stimulus

Cost avoidance

- **Revisions are recommended for the following project categories:**
  - **Street Reconstruction**
  - **Street Resurfacing**
  - **Thoroughfare and Street Modification (Bottlenecks)**
- **Revisions were developed based on Council feedback and staff coordination and experience**
- **Previously developed criteria will be used to finalize the Needs Inventory except as noted on the following slides**

See Appendix B for a Listing of New/Revised Technical Criteria

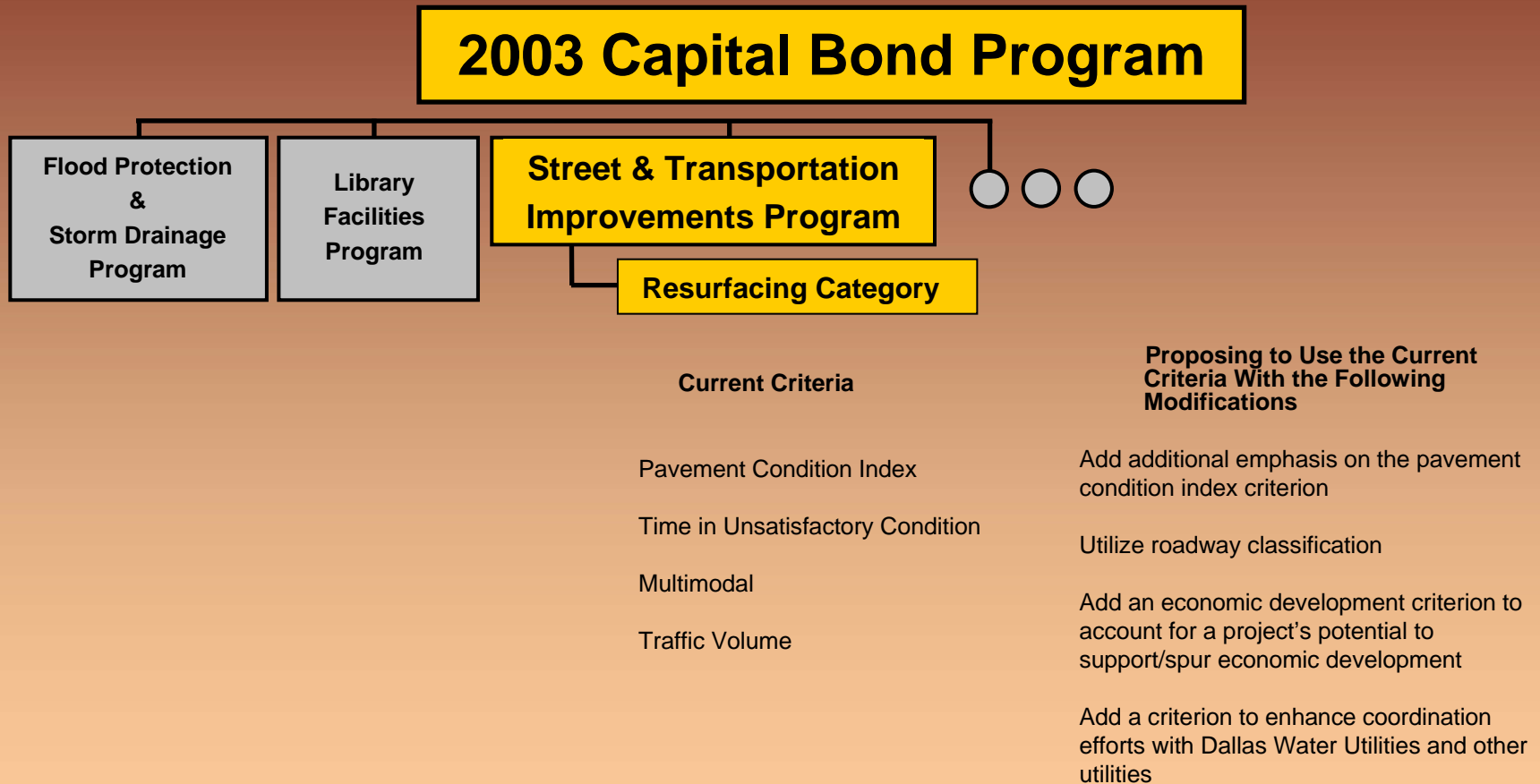
# Technical Criteria / Master Plans (cont.)



See Appendix A for a complete listing of the programs and categories included in the 2003 Capital Bond Program

*2006 Capital Bond Program: A Strategic Investment in the Economic Health and Future of Dallas*

# Technical Criteria / Master Plans (cont.)

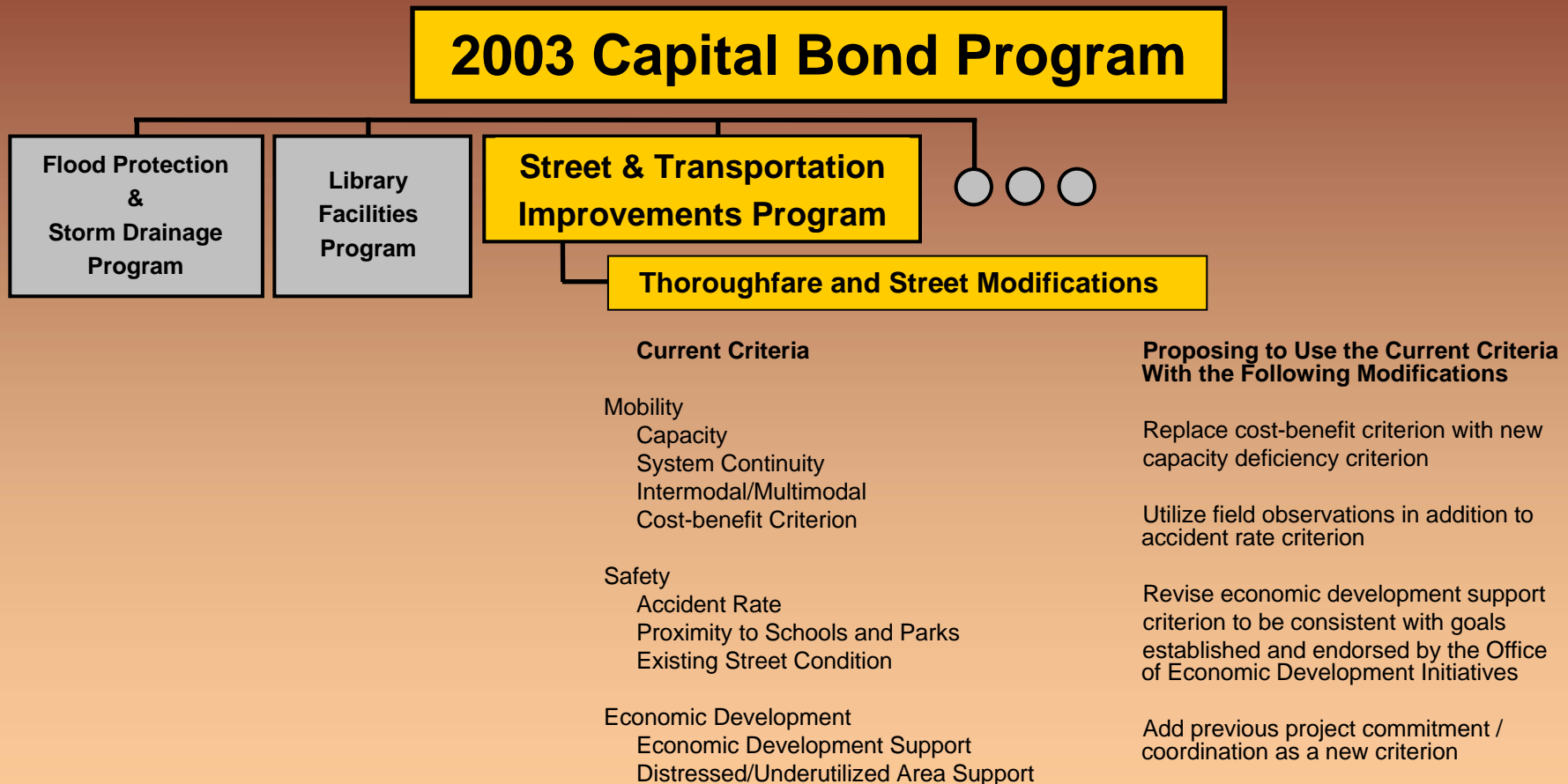


See Appendix A for a complete listing of the programs and categories included in the 2003 Capital Bond Program

*2006 Capital Bond Program: A Strategic Investment in the Economic Health and Future of Dallas*



# Technical Criteria / Master Plans (cont.)



See Appendix A for a complete listing of the programs and categories included in the 2003 Capital Bond Program

*2006 Capital Bond Program: A Strategic Investment in the Economic Health and Future of Dallas*

## Schedule

**Customer input is critical**

# Schedule (cont.)

## Phase One of the Public Involvement Process

(Presentation material and Public Input Forms will be provided in both English and Spanish)

- **Includes a series of public meetings across the city – staff worked with each Councilmember’s Office for input on dates and locations**
  - **Much like the '95, '98, and '03 Bond Programs, there is a structured exercise that we would like to use in order to gain consistent feedback from our customers during these meetings**
- **Includes the schedule of Town Hall Meetings shown on the following slide**
- **Provides important input for the development of upcoming Council and Council Committee briefings on program needs scheduled for February - April 2006 and the April 19<sup>th</sup> Needs Inventory briefing**
- **Includes deployment of a web-based tool for public input tomorrow**

# Schedule (cont.)

## Town Hall Meetings

| January 2006 |   |   |           |   |        |          |
|--------------|---|---|-----------|---|--------|----------|
| Sunday       | Monday  | Tuesday   | Wednesday | Thursday                                      | Friday | Saturday |
| 15           | 16  | 17  | 18        | 19  | 20     | 21       |
| 22           | 23  | 24<br>District 7  | 25        | 26<br>District 5<br>District 7<br>District 12 | 27     | 28       |
| 29           | 30<br>District 5<br>District 14<br>District 7<br>(District 11 & 12 joint) | 31<br>District 2<br>District 10<br>District 6<br>District 8 |           |   |        |          |

| February 2006 |   |   |  |  |        |          |
|---------------|---|---|--|--|--------|----------|
| Sunday        | Monday  | Tuesday   | Wednesday  | Thursday   | Friday | Saturday |
|               |   |   | 1<br>District 1<br>District 2<br>District 14<br>District 8 | 2  | 3      | 4        |
| 5             | 6<br>(District 1 & District 3)<br>District 9<br>District 12 | 7<br>District 3<br>District 8<br>District 4<br>District 6 | 8  | 9<br>(District 9 & District 14)<br>District 11<br>District 8 | 10     | 11       |
| 12            | 13<br>District 3<br>District 6<br>District 11               | 14  | 15<br>District 3   | 16<br>District 13 (tentative)                                | 17     | 18       |
| 19            | 20  | 21<br>District 4<br>District 13 (tentative)               | 22   | 23   | 24     | 25       |
| 26            | 27  | 28  |  |  |        |          |

# Capital Bond Program Schedule

*The following schedule is very aggressive and necessary to maintain the momentum of our general obligation bond efforts to address capital needs*

| Milestones   | Targeted Dates                |
|--|-------------------------------|
| Phase One of Public Involvement Process  | December 2005 - February 2006 |
| Council briefing on approach to development, structure, criteria, and preliminary financial data | <i>January 18, 2006</i>       |
| Council and Council Committee briefings on program needs (see following slide)                   | February – April 2006         |
| Publish Needs Inventory  | April 2006                    |
| <b>Council briefing on Needs Inventory</b>   | <b>April 19, 2006</b>         |
| Council Briefing on Recommended Program Including Additional Financial Data                      | May 17, 2006                  |
| Phase Two of Public Involvement / Town Hall Meetings   | May 17 – June 22, 2006        |
| <b>Public Hearing</b>  | <b>June 28, 2006</b>          |
| Additional Briefings on Recommended Program and Updated Financial Data (as necessary)            | June 21, and August 2, 2006   |
| <b>Call Election (90 days prior to election date)</b>  | <b>August 9, 2006</b>         |
| <b>2006 Capital Bond Program Election</b>  | <b>November 7, 2006</b>       |
| First Bond Sale (assuming passage)   | May 2007                      |

# Council and Committee Briefing Schedule

| Program / Category   | Committee  | Date              |
|--|--|-------------------|
| Police Facilities  | Public Safety & Homeland Security  | February 6, 2006  |
| Library Facilities   | Quality of Life  | February 13, 2006 |
| Special Emphasis Initiatives and Areas of Opportunity Briefing   | Full Council   | February 15, 2006 |
| Fire Station Facilities  | Public Safety & Homeland Security  | February 21, 2006 |
| City Service and Maintenance Facilities                          | Quality of Life  | February 27, 2006 |
| Cultural Facilities  | Quality of Life  | February 27, 2006 |
| Flood Protection and Storm Drainage                              | Transportation and Environment/Trinity Corridor  | February 27, 2006 |
| Infrastructure Improvements for Economic Development and Housing | Economic Development and Housing / Trinity Corridor  | March 6, 2006     |
| Park and Recreation Programs                                     | Quality of Life / Trinity Corridor   | March 27, 2006    |
| Street and Transportation Improvement                            | <p style="text-align: center;"><b>Full Council</b></p> <p>This program has typically represented a very large portions of the overall capital programs (47% in 2003, 49% in 1998 [excluding Trinity Corridor Projects], and 50% in 1995)</p> | April 12, 2006    |
| <b>Full Council Briefing on Complete Needs Inventory</b>         |  | April 19, 2006    |

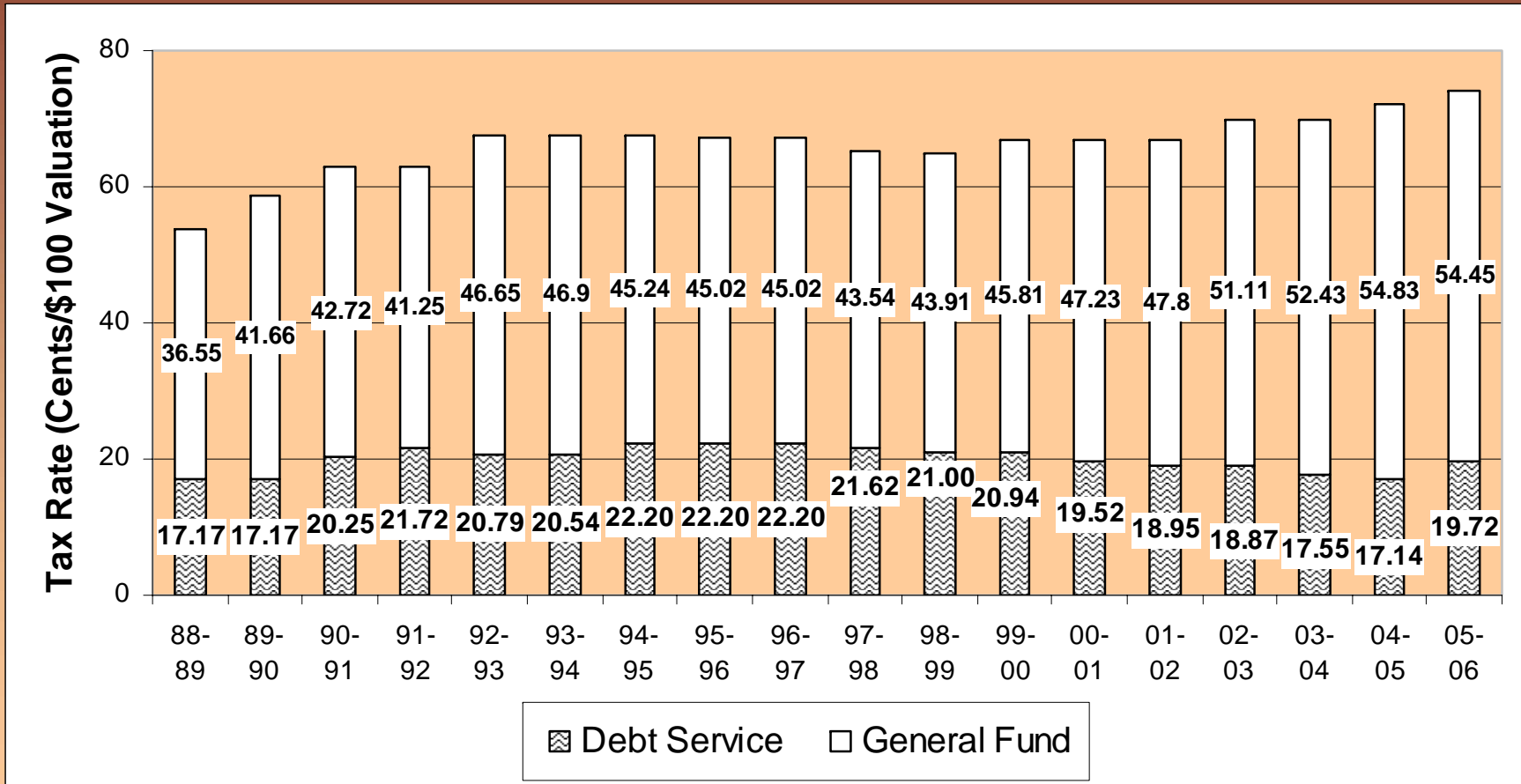
# Financial Data

## *Tax Rate*

- Ad valorem tax (74.17¢ per \$100 valuation) is the primary source of revenue used to pay for general obligation debt
- Current FY2005-06 tax rate
  - General Fund, 54.45¢ per \$100 valuation
  - Debt Service, 19.72¢ per \$100 valuation
- The debt service portion of the ad valorem tax rate is an indicator of investment in our infrastructure. The decline in the percent allocated to debt service indicates a reduction in the investment in infrastructure over time
- In FY1995-96, 33% of the the total tax rate was allocated to debt service and by FY2004-05, the debt service allocation had decreased to 24% of the total tax rate
- Infrastructure investment increased in the current fiscal year when the debt service increased to 27% of the total tax rate

# Financial Data (cont.)

## Tax Rate





# Financial Data (cont.)

## *Tax Base*

- Value of property tax base impacts future debt capacity
- Analysis of 21 year history of tax base growth (1984 to 2005)
  - Tax base has experienced twelve consecutive years of growth (1994 to 2005)
  - Average growth
    - 5 years 3.4% (2001-2005)
    - 10 years 5.4% (1996-2005)
    - 21 years 2.8% (1984-2005)

# Financial Data (cont.)

## *Tax Base*

- **Assume 2.8% annual tax base growth based on 21 year average**
  - **Considers a full economic cycle of decline (1980's) and rebound (1990's)**
  - **Building permit activity in excess of \$2 billion for the last 2 years indicates continued growth in the tax base in the new construction category; 40-60% greater than any previous years**
- **The 2.8% recommended growth rate assumption is conservative, recognizing that there will be other needs in future budgets.**

## **Financial Data** (cont.)

### ***Existing & Approved Debt***

- **\$1.327 billion in general-purpose debt outstanding as of September 30, 2005**
- **\$23.8m in general obligation bonds for the Homeless Facilities to be issued in May 2006 as authorized by voters in November 2005**
- **\$107.53m Trinity River Corridor bonds to be issued through FY 2007-08 as authorized by voters in May 1998**
- **\$138.825m general obligation bonds to be issued in November 2006 – final sale of 2003 Bond Program**
- **Financial Management Performance Criteria (FMPC) limits indebtedness to \$3.6 billion for FY05-06 – 4% of market value of 2005 certified tax roll**

## **Financial Data** (cont.)

### **Summary**

- **Forecast of 2.8% growth on future value of tax base is recommended**
- **Adjustment to Tax Rate may be necessary to invest in City's infrastructure needs**

## **Financial Data** (cont.)

# **Three Scenarios**

## Financial Data (cont.)

### *\$500 million Bond Program Option – Summary*

- With the following considerations:
  - 2.8% tax base growth rate
  - Issuance of the remaining 2003 Bond Program and the 1998 Trinity River bonds in November 2006
  - Issuance of the Homeless Assistance Center bonds in May 2006
  - \$500 million bond program
  
- Over the following six years, the tax rate is projected to increase by 1.06¢ from the current rate of 74.17¢ to 75.23¢

# Financial Data (cont.)

## \$500 million Bond Program Option

### Assumptions:

FY 2005-06 Tax Rate is 74.17¢ per \$100 valuation

2006 General Obligation Bond Program will be implemented over a 4 1/2-year period

Five issuances: May 2007, Nov 2007, Nov 2008, Nov 2009, Nov 2010

2.8% Tax Base Growth

| Fiscal Year  | 2003 Bond Program<br>(includes remainder of<br>1998 BP Trinity) |               | Homeless Facilities<br>\$23.8m |              | 2006 Bond Program<br>\$500 million |              | Total Projected<br>Tax Rate Impact |               |
|--------------|---|---------------|--------------------------------|--------------|------------------------------------|--------------|------------------------------------|---------------|
| FY06         |   | 74.17¢        | \$23.8m                        |              |                                    |              |                                    |               |
| FY07         | \$206.1m  | (0.15)¢       |                                | 0.40¢        | \$ 50.0m                           | 0.00¢        |                                    | 0.25 ¢        |
| FY08         | \$40.2m   | 0.99¢         |                                | (0.05)¢      | \$112.5m                           | 1.36¢        |                                    | 2.30 ¢        |
| FY09         |   | (1.14)¢       |                                | (0.03)¢      | \$112.5m                           | 1.51¢        |                                    | 0.34 ¢        |
| FY10         |   | (1.92)¢       |                                | 0.00¢        | \$112.5m                           | 1.42¢        |                                    | (0.50)¢       |
| FY11         |   | (2.37)¢       |                                | (0.03)¢      | \$112.5m                           | 1.33¢        |                                    | (1.07)¢       |
| FY12         |   | (0.94)¢       |                                | (0.02)¢      |                                    | 0.70¢        |                                    | (0.26)¢       |
| <b>Total</b> | <b>\$246.3 m</b>  | <b>68.64¢</b> | <b>\$23.8m</b>                 | <b>0.27¢</b> | <b>\$500.0 m</b>                   | <b>6.32¢</b> | <b>1.06¢</b>                       | <b>75.23¢</b> |

## Financial Data (cont.)

### *\$500 million Bond Program Option – Tax Bill Impact (\$150,000 home)*

| <u>Year</u>                        | <u>Homestead Exemption</u> | <u>Change</u>  | <u>HS and Over 65 Exemptions</u> | <u>Change</u> |
|------------------------------------|----------------------------|----------------|----------------------------------|---------------|
| FY 2005-06                         | \$890.04                   |                | \$415.35                         |               |
| FY 2006-07                         | \$893.04                   | \$3.00         | \$416.75                         | \$1.40        |
| FY 2007-08                         | \$920.64                   | 27.60          | \$429.63                         | 12.88         |
| FY 2008-09                         | \$924.72                   | 4.08           | \$431.54                         | 1.90          |
| FY 2009-10                         | \$918.72                   | (6.00)         | \$428.74                         | (2.80)        |
| FY 2010-11                         | \$905.88                   | (12.84)        | \$422.74                         | (5.99)        |
| FY 2011-12                         | \$902.76                   | <u>(3.12)</u>  | \$421.29                         | <u>(1.46)</u> |
| <b>Total Change Over Six Years</b> |                            | <b>\$12.72</b> |                                  | <b>\$5.94</b> |



## Financial Data (cont.)

### *\$1 Billion Bond Program Option - Summary*

- With the following considerations:
  - 2.8% tax base growth rate
  - Issuance of the remaining 2003 Bond Program and the 1998 Trinity River bonds in November 2006
  - Issuance of the Homeless Assistance Center bonds in May 2006
  - \$1 billion bond program
  
- Over the following six years, the tax rate is projected to increase by 7.38¢ from the current rate of 74.17¢ to 81.55¢

# Financial Data (cont.)

## \$1 Billion Bond Program Option

### Assumptions:

FY 2005-06 Tax Rate is 74.17¢ per \$100 valuation

2006 General Obligation Bond Program will be implemented over a 4 1/2-year period

Five issuances: May 2007, Nov 2007, Nov 2008, Nov 2009, Nov 2010

2.8% Tax Base Growth

| Fiscal Year  | 2003 Bond Program<br>(includes remainder of<br>1998 BP Trinity) |               | Homeless Facilities<br>\$23.8m |              | 2006 Bond Program<br>\$1 billion |               | Total Projected<br>Tax Rate Impact |               |
|--------------|---|---------------|--------------------------------|--------------|----------------------------------|---------------|------------------------------------|---------------|
| FY06         |   | 74.17¢        | \$23.8m                        |              |                                  |               |                                    |               |
| FY07         | \$206.1m  | (0.15)¢       |                                | 0.40¢        | \$100.0m                         | 0.00¢         |                                    | 0.25¢         |
| FY08         | \$40.2m   | 0.99¢         |                                | (0.05)¢      | \$225.0m                         | 2.72¢         |                                    | 3.66¢         |
| FY09         |   | (1.14)¢       |                                | (0.03)¢      | \$225.0m                         | 3.01¢         |                                    | 1.84¢         |
| FY10         |   | (1.92)¢       |                                | 0.00¢        | \$225.0m                         | 2.86¢         |                                    | 0.94¢         |
| FY11         |   | (2.37)¢       |                                | (0.03)¢      | \$225.0m                         | 2.66¢         |                                    | 0.26¢         |
| FY12         |   | (0.94)¢       |                                | (0.02)¢      |                                  | 1.39¢         |                                    | 0.43¢         |
| <b>Total</b> | <b>\$246.3 m</b>  | <b>71.22¢</b> | <b>\$23.8m</b>                 | <b>0.27¢</b> | <b>\$1.0b</b>                    | <b>12.64¢</b> | <b>7.38¢</b>                       | <b>81.55¢</b> |

# Financial Data (cont.)

## *\$1 Billion Bond Program Option – Tax Bill Impact (\$150,000 home)*

| <u>Year</u>                        | <u>Homestead Exemption</u> | <u>Change</u>  | <u>HS and Over 65 Exemptions</u> | <u>Change</u>  |
|------------------------------------|----------------------------|----------------|----------------------------------|----------------|
| FY 2005-06                         | \$890.04                   |                | \$415.35                         |                |
| FY 2006-07                         | \$893.04                   | \$3.00         | \$416.75                         | \$1.40         |
| FY 2007-08                         | \$936.96                   | 43.92          | \$437.25                         | 20.50          |
| FY 2008-09                         | \$959.04                   | 22.08          | \$447.55                         | 10.30          |
| FY 2009-10                         | \$970.32                   | 11.28          | \$452.82                         | 5.26           |
| FY 2010-11                         | \$973.44                   | 3.12           | \$454.27                         | 1.46           |
| FY 2011-12                         | \$978.60                   | 5.16           | \$456.68                         | 2.41           |
| <b>Total Change Over Six Years</b> |                            | <b>\$88.56</b> |                                  | <b>\$41.33</b> |

## Financial Data (cont.)

### *\$1.5 Billion Bond Program Option - Summary*

- With the following considerations:
  - 2.8% tax base growth rate
    - Issuance of the remaining 2003 Bond Program and the 1998 Trinity River bonds in November 2006
    - Issuance of the Homeless Assistance Center bonds in May 2006
    - \$1.5 billion bond program
- Over the following six years, the tax rate is projected to increase by 13.70¢ from the current rate of 74.17¢ to 87.87¢

# Financial Data (cont.)

## \$1.5 Billion Bond Program Option

### Assumptions:

FY 2005-06 Tax Rate is 74.17¢ per \$100 valuation

2006 General Obligation Bond Program will be implemented over a 4 1/2-year period

Five issuances: May 2007, Nov 2007, Nov 2008, Nov 2009, Nov 2010

2.8% Tax Base Growth

| Fiscal Year  | 2003 Bond Program<br>(includes remainder of<br>1998 BP Trinity) |               | Homeless Facilities<br>\$23.8m |              | 2006 Bond Program<br>\$1.5 billion |               | Total Projected<br>Tax Rate Impact |                                |
|--------------|---|---------------|--------------------------------|--------------|------------------------------------|---------------|------------------------------------|--------------------------------|
| FY06         |   | 74.17¢        | \$23.8m                        |              |                                    |               |                                    |                                |
| FY07         | \$206.1m  | (0.15)¢       |                                | 0.40¢        | \$150.0m                           | 0.00¢         |                                    | 0.25¢                          |
| FY08         | \$40.2m   | 0.99¢         |                                | (0.05)¢      | \$337.5m                           | 4.08¢         |                                    | 5.02¢                          |
| FY09         |   | (1.14)¢       |                                | (0.03)¢      | \$337.5m                           | 4.51¢         |                                    | 3.34¢                          |
| FY10         |   | (1.92)¢       |                                | 0.00¢        | \$337.5m                           | 4.30¢         |                                    | 2.38¢                          |
| FY11         |   | (2.37)¢       |                                | (0.03)¢      | \$337.5m                           | 3.98¢         |                                    | 1.58¢                          |
| FY12         |   | (0.94)¢       |                                | (0.02)¢      |                                    | 2.09¢         |                                    | 1.13¢                          |
| <b>Total</b> | <b>\$246.3 m</b>  | <b>71.22¢</b> | <b>\$23.8m</b>                 | <b>0.27¢</b> | <b>\$1.5b</b>                      | <b>18.96¢</b> |                                    | <b>13.70¢</b><br><b>87.87¢</b> |

# Financial Data (cont.)

## *\$1.5 Billion Bond Program Option – Tax Bill Impact (\$150,000 home)*

| <u>Year</u>                        | <u>Homestead Exemption</u> | <u>Change</u>   | <u>HS and Over 65 Exemptions</u> | <u>Change</u>  |
|------------------------------------|----------------------------|-----------------|----------------------------------|----------------|
| FY 2005-06                         | \$890.04                   |                 | \$415.35                         |                |
| FY 2006-07                         | \$893.04                   | \$3.00          | \$416.75                         | \$1.40         |
| FY 2007-08                         | \$953.28                   | 60.24           | \$444.86                         | 28.11          |
| FY 2008-09                         | \$993.36                   | 40.08           | \$463.57                         | 18.70          |
| FY 2009-10                         | \$1,021.92                 | 28.56           | \$476.90                         | 13.33          |
| FY 2010-11                         | \$1,040.88                 | 18.96           | \$485.74                         | 8.85           |
| FY 2011-12                         | \$1,054.44                 | 13.56           | \$492.07                         | 6.33           |
| <b>Total Change Over Six Years</b> |                            | <b>\$164.40</b> |                                  | <b>\$76.72</b> |

## Next Steps

- **Complete the town hall meetings to obtain public input**
- **Provide briefings on program needs scheduled for February – April, 2006 as described on slides 25**
- **Publish Needs Inventory April, 2006**
- **Council Briefing on Needs Inventory and Bonding Capacity April 19, 2006\***

**\* The Needs Inventory scheduled to be briefed on April 19, 2006, will be the foundation of the recommended program to be presented in May. Due to the aggressive timetable, staff will continue to work with Council to provide the information needed to facilitate decision making.**

# Appendix A

## Project Category Descriptions



## **STREET AND THOROUGHFARE IMPROVEMENTS**

These projects include transportation systems management, participation with other agencies for improvements to intersections, alternate modes, thoroughfares, street resurfacing, street petitions, street reconstruction, street lighting, streetscaping, sidewalks, thoroughfare improvements, alley petitions, alley reconstruction, and bridge repair and modification.

### **ALLEY PETITIONS**

Provides for engineering and construction of alley paving through petitions from the Property Owner Petition Program (POPP). Petitions must represent a two-thirds majority of the abutting property owners with 50% of the property frontage adjacent to unimproved alleys for a valid paving petition. Property owners are assessed for a portion of the cost.

### **ALLEY RECONSTRUCTION PROJECTS**

Provides for engineering and construction of alleys that have exceeded their structural life expectancy.

### **ALTERNATE MODE TRANSPORTATION TRAILS**

Provides funding for alternate transportation improvements such as separate bike routes, signage, or parking facilities with matching funds from other agencies.

### **BARRIER FREE RAMPS**

This category provides for the construction of new barrier-free ramps (BFRs) at street intersections where BFRs do not exist. Barrier-free-ramp projects are requested by the general public. The priority is given to walkways serving government offices and facilities, Health care facilities (hospitals, clinics, retirement facilities, etc.), bus stops and transportation centers (DART), Commercial Districts (private businesses offering goods and services to the public), Schools, followed by walkways serving residential areas.

### **BRIDGE REPAIR AND MODIFICATIONS**

Provides funding for bridges needing repair, construction and replacement.

### **I.T.S. ADAPTIVE SIGNAL TIMING**

Provides adaptive signal timing systems at freeway interchange ramps and arterials frequently affected by traffic diverting from the freeway. These systems measure the flow along the route and automatically down load signal timings that adapt to the increased traffic flow measurements.

### **I.T.S. CHANGEABLE TURN-LANE SIGNS**

Provides electronic signs displaying left lane turn only, right lane turn only, optional dual turn lanes or mandatory straight only movements will be placed over traffic lanes to designate the directional movement of each lane. These signs can be programmed to

change throughout the day to correspond to the percentage of vehicles turning or moving straight through the intersection; consequently reducing delays.

#### I.T.S. Roadside Cameras

Provides traffic engineers the ability to view traffic flow conditions and adjust traffic signal timings from the City Hall Traffic Management Center. As the signal timings are implemented, a real-time view of the effects of those changes is necessary for optimal results. Cameras also allow 911 dispatchers to determine the precise location of incident and dispatch appropriate emergency equipment.

#### INTERGOVERNMENTAL PARTNERSHIP PROJECTS

Provides for engineering and construction of various types of transportation projects that involve other governmental agencies. The project types included are: intersection improvements on existing intersections; thoroughfare widenings; new thoroughfares; thoroughfare reconstructions; bicycle and pedestrian trails; bridge rehabilitation; new bridges; freeway frontage roads; pedestrian related enhancements; and, participation on freeway widenings or reconstructions. This category allows major improvements to City facilities using matching funds from other governmental agencies including Collin and Dallas County, Dallas Area Rapid Transit, the North Texas Tollway Authority, and the Texas Department of Transportation.

#### PUBLIC/PRIVATE PARTNERSHIPS

Provides cost participation for street infrastructure improvements related to Public/Private Development.

#### SIDEWALK IMPROVEMENTS

Provides for engineering and construction of sidewalks at various locations. This program consists of two categories: *Citizen Safety Advisory Committee Recommendations* - Requested by local schools, PTA, or general public for school children or pedestrian safety. Citizen Safety Advisory Committee (CSAC) recommends the projects based on construction feasibility, traffic, and pedestrian counts. Property owners are assessed for a portion of the cost. *Sidewalk Replacement* - Requested by property owners for replacement of deteriorated sidewalks, drive approaches, curbs and gutters under the cost participation program. Property owners are assessed for a portion of the cost.

#### SIDEWALK PETITIONS

Provides for engineering and construction of sidewalks at various locations requested by property owners through the Property Owner Petition Program (POPP). Petitions must represent a two-thirds majority of abutting property owners with 50% of property frontage for a valid paving petition. Property owners are assessed for a portion of the cost.

#### **SIDEWALK SAFETY**

Provides for engineering and construction of sidewalks at various locations. Requested by local schools, PTA, or general public for school children or pedestrian safety. Citizen Safety Advisory Committee (CSAC) recommends the projects based on construction feasibility, traffic, and pedestrian counts. Property owners are assessed for a portion of the cost.

#### **STREET LIGHTING – CBD ROADWAY LIGHTING**

Provides for the installation of “shoe-box”-style streetlights in the Central Business District in accordance with the 1981 CBD Roadway Lighting Master Plan.

#### **STREET LIGHTING-ENHANCED FIXTURES**

Provides for the installation of 3 historic-style light fixtures in lieu of standard street light fixtures.

#### **STREET MODIFICATIONS AND BOTTLENECKS**

Provides improvements for turning movements, adding auxiliary turn lanes, or increasing storage capacity at designated intersections.

#### **STREET PETITIONS**

Provides for engineering and construction of street paving petition improvements requested by property owners through the Property Owner Petition Program (POPP). Petitions must represent a two-thirds majority of the abutting property owners with 50% of property frontage adjacent to unimproved streets for a valid paving petition. Property owners are assessed for a portion of the cost.

#### **STREET RECONSTRUCTION LOCAL STREETS**

Provides for engineering and construction of streets that have exceeded their structural life expectancy.

#### **STREET RECONSTRUCTION THOROUGHFARES**

Provides for engineering and construction of streets that have exceeded their structural life expectancy.

#### **STREET RESURFACING**

Provides for design and construction of streets, which need resurfacing. Resurfacing consists of removal of previous asphalt overlays, repairs to base pavement, curb, gutter, and sidewalks where needed and placement of new or recycled asphalt overlays and traffic markings, as necessary.

#### **STREETSCAPE/URBAN DESIGN**

Provides street and/or pedestrian enhancements including landscaping, streetscaping and/or lighting enhancements.

## THOROUGHFARES

Provides for improving substandard or over-burdened city thoroughfares to current city standards. Property owners are assessed for a portion of the cost.

## TRAFFIC DEVICES – ILLUMINATED CROSSWALKS

Provides for the installation of mid-block pedestrian crosswalks with illuminated pavement markers for increased pedestrian safety.

## TRAFFIC SIGNAL UPGRADES-CBD

Provides for the replacement of structurally deficient traffic signal hardware at intersections within the Central Business District. This category also provides for the development of software to operate a new generation of traffic signal control equipment that will improve traffic operations.

## TRAFFIC SIGNAL UPGRADES-CITYWIDE

Provides the replacement of structurally deficient traffic signal hardware at intersections throughout the City.

## WARRANTED SIGNALS, SCHOOL FLASHERS AND WHISTLE-BANNED RR CROSSINGS

Provides for the installation of new traffic signals and school flashers where warranted. This category also provides for the installation of supplemental safety measures required to implement a whistle ban.

### **NEW:**

- Neighborhood Traffic Management – This category provides annual funding for the City share of road hump installations and funds to implement approved context sensitive design plans on residential streets
- Traffic Safety Improvements – This category funds would include projects that support traffic safety improvement systems (such as upgrading the Police Department's traffic accident database software to automate the preparation of accident diagrams, to analyze these diagrams to determine locations with accident trends and high accident rates) and project level improvements such as identification and installation of countermeasures to improve safety (such as guardrails, warning flashers, traffic signs, traffic signal hardware or timing improvements, street lighting and minor geometric improvements).

- Traffic Sign Upgrades Citywide – This category funds capital replacement of over 500,000 traffic signs Citywide. Approximately 80% of these signs are over 20 years old and no longer meet national sign standards for visibility. Funds would be used to replace signs in a phased implementation strategy that focuses on school zones, traffic signals, arterials, and collector streets. Stop signs and street name blades on residential streets would also be replaced. Funds would also be used to purchase systems design and sign inventory software.

## **NEIGHBORHOOD AND COMMUNITY PARK, PLAYGROUND AND RECREATION FACILITIES**

Provides funding for playground replacement, site redevelopment, trail development, aquatic facilities, land acquisition, and historic restoration in over 175 park sites, to include Mini-parks, Neighborhood Parks, Community Parks, Metropolitan Parks, Special Use Areas and Linear Park/Linkages.

### **PLAYGROUND REPLACEMENT**

Provides for replacement playgrounds at fifty-three park sites throughout Dallas. These improvements may include new play equipment, safety surfacing, sidewalks, benches and landscaping.

### **PICNIC FACILITIES**

Provides for replacement picnic pavilions at twenty-four park sites throughout Dallas, as well as the replacement of picnic tables at numerous additional park sites.

### **SITE REDEVELOPMENT**

Provides for the redevelopment of existing park sites throughout Dallas. These improvements may include the renovation or replacement of parking lots, trails, tennis courts, basketball courts, athletic fields, and park furnishings.

### **TRAIL DEVELOPMENT**

Provides for the continued development of the citywide trail network at 6 locations throughout Dallas. This category also includes matching funds for future trail grants.

### **AQUATIC FACILITIES**

Provides new “spraygrounds” or water spray parks at two park sites in Dallas and infrastructure repairs at existing pool facilities.

### **LAND ACQUISITION**

Provides for the acquisition of land for future park sites, trails, and facilities in under-served areas of Dallas.

## HISTORIC RESTORATION

Provides for the restoration of historically significant park facilities throughout Dallas. These improvements may include historic WPA-era pavilions and structures, and historic landscape features at nine park sites throughout Dallas.

## LIBRARY FACILITIES

This program provides funding for site acquisition, design, construction and/or renovation of City branch library facilities and the Central Downtown Library.

### LIBRARY FACILITIES

Provides funding for library facilities, site acquisition, design and construction of eight new and replacement library branches. It also provides for design and renovation for the Central Downtown Library

#### **NEW:**

- Major Renovations – This category funds major renovation improvements for Library facilities

## FLOOD PROTECTION AND STORM DRAINAGE FACILITIES

### EROSION CONTROL

Provides for Erosion control projects for structures threatened by creek or channel bank erosion. Typical structures include streets, culverts, bridges, alleys and homes.

### FLOOD MANAGEMENT

Provides for projects primarily recommended in Flood Plain Management Studies of creeks and tributaries. The emphasis is on reduction of severe flood impact on bridges and neighborhoods bordering flood plain areas. Typical projects in this category would be bridge and culvert replacement, and voluntary purchase of flood prone properties and swale construction.

### STORM DRAINAGE RELIEF SYSTEM

Provides for additional drainage systems for developed areas currently served by drainage systems that have become inadequate after years of development. Typical upgrades include upgrade and/or extension of storm drain systems.

## **PLANNING AND DESIGNING A PERFORMING ARTS THEATER AND CONSTRUCTING RELATED SITE IMPROVEMENTS IN THE DOWNTOWN ARTS DISTRICT**

### **PERFORMING ARTS THEATER AND RELATED SITE IMPROVEMENTS**

Provides funding for planning and designing a performing arts theater and constructing related site improvements within the Downtown Arts District, including the acquisition of land, relocation of utilities, and infrastructure improvements.

## **CITY SERVICE AND MAINTENANCE FACILITIES**

This program provides funding for site acquisition, design, and construction of new or renovations to existing City Service and Maintenance Facilities.

### **CITY SERVICE AND MAINTENANCE FACILITIES**

Provides funding for environmental projects, and planning, designing, constructing, equipping, and furnishing a replacement Northwest Service Center and related facilities, including the acquisition of land.

#### ***NEW:***

- Major Renovations – This category funds major renovation improvements for City Service and Maintenance facilities

## **ANIMAL CONTROL FACILITIES**

### **ANIMAL CONTROL FACILITIES**

Provides funding for planning, designing, constructing, equipping and furnishing a 57,000 square foot replacement facility to be located at I30 and Westmoreland.

## **LAND ACQUISITION FOR THE DEVELOPMENT OF LOW AND MODERATE INCOME, OWNER-OCCUPIED, SINGLE FAMILY HOMES**

### **LAND ACQUISITION**

Provides funding for land acquisition for the development of low and moderate income, owner-occupied, single- family homes.

## **FLOOD PROTECTION AND STORM DRAINAGE FACILITIES FOR THE MCCOMMAS BLUFF LANDFILL**

Provides for planning, designing and constructing a levee and swale and related improvements for flood protection and storm drainage relief in connection with the McCommas Bluff Landfill, including the relocation of utilities and the acquisition of land and establishment of wetlands protection.

## **SPECIFIED STREET PROJECTS DESCRIBED IN THE ELECTION ORDINANCE**

These projects include participation with other agencies for improvements to LBJ Freeway, street resurfacing, street reconstruction, target neighborhood roadway improvements, streetscaping, thoroughfare improvements, and street, alley and drainage infrastructure improvements for low/moderate income housing with respect to the following street improvements. Note: The City represents and agrees with the voters that, if Proposition No. 1 passes and Proposition No. 10 fails, the city council will not issue general obligation bonds pursuant to its voted authority under Proposition No. 1 for the purpose of providing the permanent public improvements specified in Proposition No. 10.

### **INTERGOVERNMENTAL PARTNERSHIP PROJECTS**

Provides advance funding to the Texas Department of Transportation for engineering on the reconstruction and widening of LBJ Freeway (IH 635) from Luna Road to La Prada Drive. The City of Dallas is generally required to participate on various items for freeway reconstruction projects. This advance funding amount will be credited to the City of Dallas toward the City's estimated share of the total cost of the project, allow the State to begin engineering sooner than expected, and prevent a lapse in project development while the State secures its own funding.

### **STREET RECONSTRUCTION LOCAL STREETS**

Provides for engineering and construction of streets that have exceeded their structural life expectancy.

### **STREET RECONSTRUCTION THOROUGHFARES**

Provides for engineering and construction of streets that have exceeded their structural life expectancy.

### **STREET RESURFACING**

Provides for design and construction of streets, which need resurfacing. Resurfacing consists of removal of previous asphalt overlays, repairs to base pavement, curb, gutter, and sidewalks where needed and placement of new or recycled asphalt overlays and traffic markings, as necessary.

### **HOUSING INFRASTRUCTURE IMPROVEMENTS**



Provides street, alley and drainage infrastructure improvements for low to moderate income housing. Property owners may be assessed for a portion of the cost.

#### **STREETSCAPE / URBAN DESIGN**

Provides street and/or pedestrian enhancements including landscaping, streetscaping and/or lighting enhancements.

#### **TARGET NEIGHBORHOOD**

Provides for improving substandard residential streets to current City standards without requiring street petition. Property owners will be assessed for a portion of the cost.

#### **THOROUGHFARES**

Provides for improving substandard or over-burdened city thoroughfares to current city standards. Property owners will be assessed for a portion of the cost.

### **MAJOR AND CITYWIDE PARK AND RECREATION FACILITIES**

This program provides funding for major park facilities, athletic complexes, a regional aquatic center, renovations to existing facilities, land acquisition, downtown park development and support facilities located in Regional Parks, Metropolitan Parks, Linear Parks/Linkage and Special Use Areas.

#### **MAJOR PARK FACILITIES**

Provides for the continued restoration of the National Historic Landmark facilities at Fair Park (including the Phase 1 expansion of the Dallas Aquarium at Fair Park), ongoing improvements at the Dallas Zoo, ongoing development at the Dallas Arboretum, and the Phase 1 restoration of Dealey Plaza.

#### **ATHLETIC COMPLEXES**

Provides for the development of soccer complexes at Mountain Creek Lake Park and in the Elm Fork area of Dallas.

#### **ACQUATIC FACILITIES**

Provides for the development of the first regional Family Aquatic Center in Dallas.

#### **FACILITY RENOVATIONS**

Provides for structural renovations at Kleberg-Rylie Recreation Center and Bachman Therapeutic Center.

#### **LAND ACQUISITION**

Provides for the acquisition of land for future park sites, trails, and facilities in under-served areas of Dallas.

## DOWNTOWN PARK DEVELOPMENT

Provides matching funds for the acquisition and development of one or more park sites in downtown Dallas.

## SUPPORT FACILITIES

Provides for the development of a new park maintenance facility serving far north Dallas, as well as replacement facilities at two existing park service centers.

## **CULTURAL ARTS FACILITIES**

This program provides funding for site acquisition, design, construction and/or renovation of City Cultural Facilities .

### CULTURAL ARTS FACILITIES

Provides funding for planning, designing, constructing, renovating, equipping, and expanding cultural arts facilities, including acquisition of land.

#### **NEW:**

- Major Renovations – This category funds major renovation improvements for Cultural facilities

## **STREET, UTILITY AND OTHER INFRASTRUCTURE IMPROVEMENTS IN FURTHERANCE OF ECONOMIC AND BUSINESS DEVELOPMENT IN THE SOUTHERN AREA OF THE CITY**

Provides funds for permanent public improvements: planning, designing, constructing, improving, extending, and expanding public street, utility and other infrastructure facilities, including the acquisition of land, in furtherance of the city's economic development programs and the development of industrial, commercial and retail businesses in the Southern area of the city.

## **FIRE STATION FACILITIES**

This program provides funding for site acquisition, planning, design and construction of one new and four replacement fire stations.

### FIRE STATION FACILITIES

Provides funding for planning, designing, constructing, renovating, equipping, and expanding fire station facilities, including acquisition of land.

**NEW:**

- Safety Sirens – This category funds replacements and enhancements of the existing warning system, which is comprised of 94 civil defense outdoor sirens. These sirens are used exclusively to notify the public of eminent threats within the City of Dallas.
- Major Renovations – This category funds major renovation improvements for Fire-Rescue facilities

## **FARMERS MARKET IMPROVEMENTS**

This program provides funding for upgrades and improvements to the Farmers Market area.

### **FARMERS MARKET IMPROVEMENTS**

Provides design and renovations of Shed 2 to include air conditioning for year round retail activities. Also, includes upgrades to infrastructure and site elements in the Farmers Market area.

## **POLICE FACILITIES**

This program provides funding for the site acquisition, design, construction and/or renovation of Police Facilities.

### **POLICE FACILITIES**

Provides funding for planning, designing, constructing, renovating, equipping, and furnishing police substations, a police academy and related facilities, including acquisition of land.

**NEW:**

- Major Renovations – This category funds major renovation improvements for Police facilities

## **HOMELESS ASSISTANCE FACILITIES**

This program provides funding for the site acquisition, design and/or renovation of a Homeless Assistance Facility.

### **HOMELESS ASSISTANCE FACILITIES**

Provides funding for the site acquisition, design and/or renovation of a Homeless Assistance Facility to serve as an intake facility.

# Appendix B

## Technical Criteria

# Appendix C

## Master Plans

# Master Plans

- City Wide Facilities Master Plan
- Cultural Affairs Master Plan
- Farmers Market Economic Development Strategic Plan
- Fire Station Plan
- Various Flood Plain/Drainage Masterplans
- Homeless Shelter Master Plan
- Intelligent Transportation Program (I.T.S.) Master Plan
- Library Master Plan
- Union Station Renovation Master Plan

## Master Plans (cont.)

- White Rock Lake Park Master Plan
- Dallas Zoo – Long Range Strategic Plan Updates
- Aquatics Master Plan
- Dallas Arboretum Master Plan
- A Renaissance Plan
- Fair Park Comprehensive Development Plan
- Trinity Interpretive Center, Trinity Equestrian Center and Other Associated Components Feasibility Study and Master Plan
- Downtown Parks Master Plan
- Trail Network Master Plan
- Service and Maintenance Center Strategic Plan

# Appendix D

## Status of 1995, 1998, and 2003 Bond Programs



## Appendix D

|   | 1995 Program  | 1998 Program  | 2003 Program   |
|---|---------------|---------------|----------------|
| <b>Total Amount</b>                           | \$171,216,475 | \$297,500,000 | \$579,290,000  |
| <b>Total Issued to Date</b>                   | \$171,216,475 | \$297,500,000 | \$440,786,311  |
| <b>Total Remaining to be Issued</b>           | \$0           | \$0           | \$138,504,433  |
| <b>Total Awarded</b>                          | \$169,093,475 | \$289,952,000 | \$222,251,528  |
| <b>Total Issued - Remaining to be Awarded</b> | \$2,123,000   | \$7,548,000   | \$218,534,783* |

**\* Includes \$139M issued just two months ago**