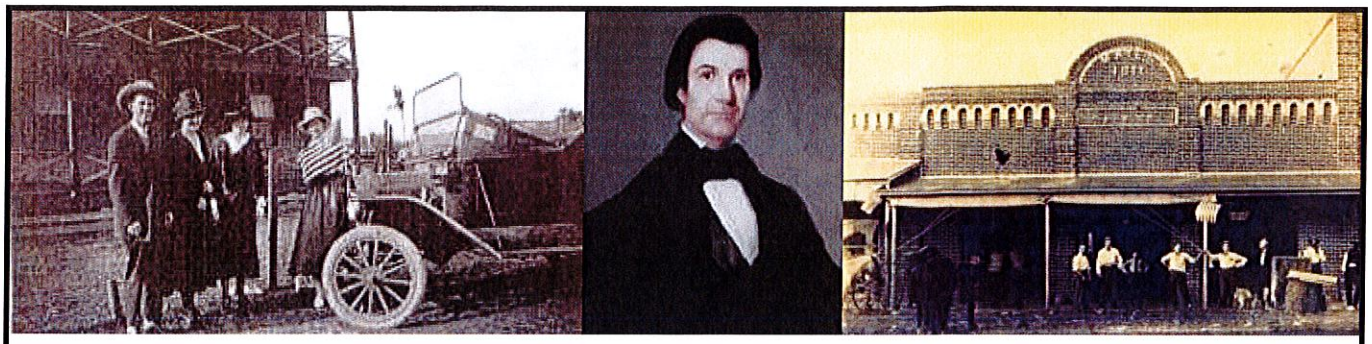


CITY OF FULSHEAR

FY 2021-2025

CAPITAL IMPROVEMENT PLAN

RECEIVED
CITY OF FULSHEAR
MAY 29 2020
CITY SECRETARY OFFICE

DRAFT DOCUMENT &
PRELIMINARY DETAIL
MAY 31, 2020

5 Year Capital Improvements Plan

City of Fulshear, Texas

5/31/2020 - DRAFT

Frequently Asked Questions…

- **What is a Capital Improvement Program?**

A Capital Improvement Program (CIP) is a road map that provides direction and guidance for the city. This road map helps City staff & City Council carefully plan and manage the purchase, construction, replacement, addition, or major repair of public facilities and equipment. This is typically done over a rolling 5-year period.

- **What are the benefits of using a CIP?**

Knowing projects and funding sources in advance helps with the planning and scheduling of funding along with the efforts needed to plan, design, and construct the projects. The CIP also helps distribute costs more equitably, promotes efficiency through organized planning efforts, and helps align projects with the City's overarching goals. The first year of the CIP is typically utilized as a basis for the Capital Budget portion of the City's overall Annual Budget process.

- **What is the difference between a CIP project and, for example, purchasing office supplies?**

CIP projects are long-term in nature and are usually financed over a period of time. Typically, a CIP project has a dollar amount over $50,000 and results in infrastructure planning or construction that has a long-term impact. Office supplies, on the other hand, would not be considered a CIP project because they are not very expensive, are used quickly, and can be absorbed into the operating budget.

- **Is the City committed to completing all the projects in the CIP as they are currently planned?**

The CIP is the City's best estimate for what and when projects will be completed and their respective costs—but it is important to remember that it is just a plan. The CIP can adjust to internal and external factors to allow City leaders to make changes as conditions demand. It is not uncommon for a project timetable and/or budget to be modified even after it has been added to the CIP. The FY 21-25 Draft CIP does not assume any changes in policy regarding the previously adopted FY20-24 CIP. Specific policy and allocation decisions will be made during the annual budget process.

- **What are examples of CIP projects?**

Many of the things you see each day in around town are typically part of a CIP. The CIP includes street construction projects, water treatment plants, wastewater facilities, park improvements, and other public building & infrastructure construction projects.

- **How are projects in the Capital Improvement Program paid for?**

Generally, there are several sources of funding for capital improvements – bond proceeds, existing fund balance, operating funds, grants, and various other taxes & fees that can be dedicated to these projects. If a project's original budget is no longer adequate, a City has several options when a project costs more than anticipated. Those options can include value engineering (scope reduction), diverting funds from delayed or canceled projects, using budgeted authority from projects completed under budget, using savings in operational budgets, along with the City Council-approved use of City reserve funds.

5 Year Capital Improvements Plan

City of Fulshear, Texas

5/31/2020 - DRAFT

Information about the CIP Planning Process & Components

Common Motivators for CIP Decision-Making
• **Urgent Needs**
- Pending infrastructure failure or legal mandates
• **Capital Renewal/Asset Management**
- Rehab and/or replacement of infrastructure
• **Service Demands**
- Address growing population/expanded land use
• **Planning Priorities**
- Implementation of Planning Goals & Objectives
• **Policy Priorities**
- Implementation of Council Policy Directives

Government Finance Officers Association (GFOA) Best Practices for Capital Planning & Budgeting
• Multi-Year Planning
• Capital Planning Policies
• Master Plans Linked/Considered
• Environmentally Responsible Approach
• Communicate CIP Strategies
• Consider Impacts to the Operating Budget
• Include Technology Needs
• Structured Monitoring and Reporting
• Utilize Long-Term Financial Planning

Basic Considerations for a Typical CIP Development & Implementation Process
• Needs usually outweigh available funding
• Implementation of programs can overlap
• Balance capital renewal, new capacity, & other priorities
• It is a multi-year effort w/ long-term funding (e.g. debt)
• The City's Operating & Capital Budgets are intertwined
• Consider Impacts to the Operating Budget
• Partnerships leverage resources for better outcomes
• Structured Monitoring and Reporting
• Engaging stakeholders is key to success

City of Fulshear CIP Project Categories
• **Drainage**
- Improvements Related to the Drainage System
• **Streets & Traffic**
- Projects for streets, sidewalks, & traffic assets
• **Water**
- Improvements to the Water System
• **Wastewater**
- Improvements to the Wastewater System
• **Facilities, Parks, & Technology**
- Identified improvements for these City assets

The Capital Improvement Planning Cycle
• **Identify Capital Needs**
- Policy/Planning Priorities, Public Input, Other Needs
• **Draft Five-year CIP Plan**
- Structure & Costs - land/row acq,design,construction
• **Annual Capital Budget Adoption**
- Explore funding options, impact to Operating Budget
• **CIP Project and Program Implementation**
- Oversee design, bid, and construction processes
• **Review Lessons Learned and Any New Information**
- Consider improvements to planning & implementation

City of Fulshear CIP Funding Categories
• **Fund Balance**
- Use of remaining balances after expenses & reserve reqs.
• **Operating Funds**
- Dedicated operating budget funds for CIP activities
• **Proceeds by Program Bonds, Impact/Cap Recovery Fees**
- Funding: Approved Bond Issuance(s); Dev Fees/ESFCs
• **Undetermined**
- Funding has not currently been identified
• **Other Funding Options (may be used for Undetermined)**
- Grants, Developer Participation, EDC, & Other Financing

Note: ESFC = Equivalent Single Family Connection

CITY OF FULSHEAR

FY 2021 - 2025
CAPITAL IMPROVEMENT PLAN
DEVELOPMENT

PRELIMINARY
DETAIL SHEETS

Draft Update: 5/31/2020

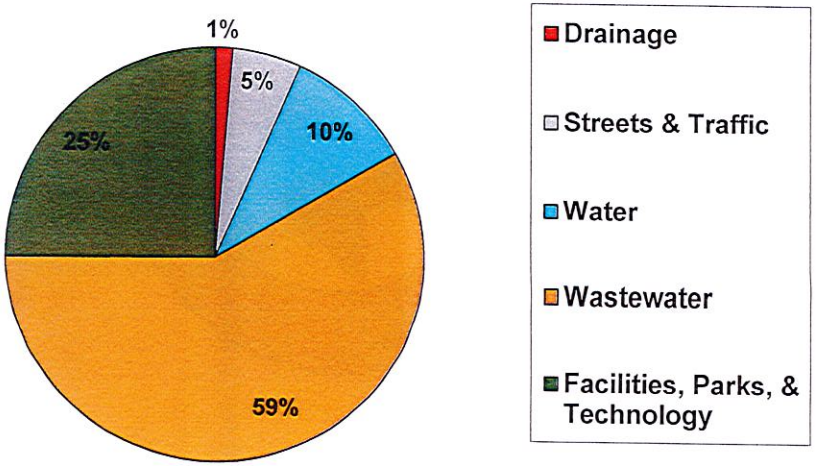
TOTAL PROJECT SUMMARY
5-Year Capital Improvement Plan
City of Fulshear, Texas
May 31, 2020

Please Note: All figures below are estimates as of 2019 and are in 2019 dollars not adjusted for inflation.

PROJECT CATEGORY	FY21	FY22	FY23	FY24	FY25	Beyond FY25	TOTAL
Drainage	$ 1,145,000	$ 1,340,000	$ 700,000	$ 100,000	$ 100,000	$ -	$ 3,385,000
Streets & Traffic	$ 1,291,500	$ 1,855,712	$ 1,555,712	$ 1,630,712	$ 1,480,712	$ 5,771,059	$ 13,585,407
Water	$ 1,090,770	$ 5,619,230	$ 8,063,500	$ 1,109,075	$ 4,592,350	$ 4,803,275	$ 25,278,200
Wastewater	$ 3,541,300	$ 3,080,220	$ 10,137,280	$ 22,739,625	$ 11,494,988	$ 98,258,288	$ 149,251,700
Facilities, Parks, & Technology	$ 975,000	$ 635,000	$ 2,125,000	$ 11,725,000	$ 17,650,000	$ 31,000,000	$ 64,110,000
TOTALS	**$ 8,043,570**	**$ 12,530,162**	**$ 22,581,492**	**$ 37,304,412**	**$ 35,318,050**	**$ 139,832,622**	**$ 255,610,307**

FUNDING SUMMARY	
Oper. Funds/CIP Fund Bal	$ 19,631,651
Regional Parks	$ 1,712,500
County Assistance District	$ 1,053,000
Utility Funds	$ 102,059,730
CCR Utility Capital Projects	$ 533,750
EDC A&B Requests	$ 6,754,739
TBD Facility Bonds	$ 60,800,000
TBD Utility Bonds	$ 50,888,500
TBD Mobility Bonds	$ -
Undetermined	$ 10,170,000
Impact Fees	$ 2,431,270
TOTAL	$ 256,035,140

Project Breakout by Type



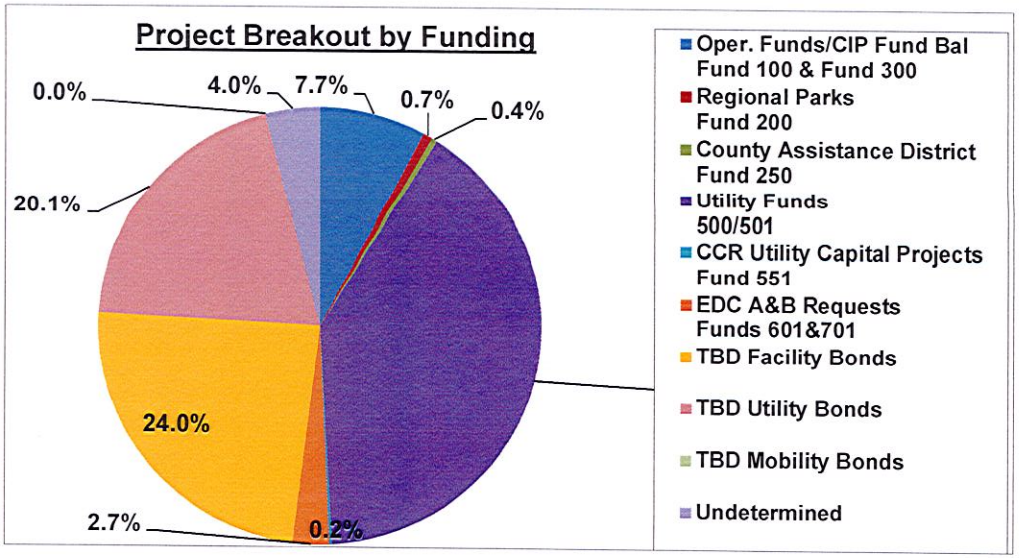
TOTAL FUNDING SUMMARY
5-Year Capital Improvement Plan
City of Fulshear, Texas
May 31, 2020

Please Note: **All figures below are estimates as of 2019 and are in 2019 dollars not adjusted for inflation.**

FUNDING SOURCES	FY21	FY22	FY23	FY24	FY25	Beyond FY25	TOTAL
Oper. Funds/CIP Fund Bal	$2,409,000	$2,714,856	$14,377,756	$469,856	$344,856	-$684,673	$19,631,651
Regional Parks	$212,500	$300,000	$300,000	$300,000	$300,000	$300,000	$1,712,500
County Assistance District	$175,500	$175,500	$175,500	$175,500	$175,500	$175,500	$1,053,000
Utility Funds	$2,220,300	$1,879,430	$1,320,000	$1,320,000	$1,320,000	$94,000,000	$102,059,730
CCR Utility Capital Projects	$533,750	$0	$0	$0	$0	$0	$533,750
EDC A&B Requests	$658,250	$640,356	$640,356	$490,356	$490,356	$3,835,065	$6,754,739
TBD Facility Bonds	$0	$0	$1,600,000	$11,200,000	$17,000,000	$31,000,000	$60,800,000
TBD Utility Bonds	$0	$1,623,020	$3,167,880	$22,348,700	$14,687,338	$9,061,563	$50,888,500
TBD Mobility Bonds	$0	$0	$0	$0	$0	$0	$0
Impact Fees	$1,834,270	$597,000	$0	$0	$0	$0	$2,431,270
Undetermined	$0	$4,600,000	$1,000,000	$1,000,000	$1,000,000	$2,570,000	$10,170,000
TOTALS	**$8,043,570**	**$12,530,162**	**$22,581,492**	**$37,304,412**	**$35,318,050**	**$140,257,455**	**$256,035,140**

PROJECT SUMMARY		
Drainage	$	3,385,000
Streets & Traffic	$	13,585,407
Water	$	25,278,200
Wastewater	$	149,251,700
Facilities, Parks, & Technology	$	64,110,000
TOTAL	**$**	**255,610,307**

Please Note:
Undetermined funding assumes future needs currently assumed as operating funds/fund balances. Sources may include existing fund balances, operational funds, developer participation, EDC participation, etc.



CITY OF FULSHEAR

FY 2021 - 2025
CAPITAL IMPROVEMENT PLAN
DEVELOPMENT

PRELIMINARY
DETAIL SHEETS

Draft Update: 5/31/2020

DRAINAGE
5-Year Capital Improvement Plan
City of Fulshear, Texas
5/31/2020 - DRAFT

Project Summary

Project Code	Project Name	Funding Source	Description
D18A	Drainage Master Planning	Oper. Funds/ CIP Fund Bal.	This project represents an ongoing effort to identify a Citywide approach to drainage as well as specific requirements and needs for different drainage areas in the City. FY21 will update current Master Drainage Plans and expand upon drainage needs in the City's southern jurisdiction to include both the current City limits and ETJ. We will work with the county, large area land owners and developers to come up with an approach to identify drainage priorities now and at future build out.
D18B	Drainage Management Program	Oper. Funds/ CIP Fund Bal.	This is an annual heavy maintenance program that will identify specific improvements to the Drainage System. FY21 will include maintenance of existing channels, outfalls and roadside ditches where needed to maintain the flowlines and drainage flows.
D18C	Drainage System Maintenance Equipment	Oper. Funds/ CIP Fund Bal.	This project will be used to acquire heavy equipment necessary for drainage maintenance needs around the City. A Gradall is expected to be considered for purchase in FY 22.
D20A	Downtown West Side Storm Sewer Project	Oper. Funds/ CIP Fund Bal.	Per Project A in the FY19 Downtown Drainage Study findings, this will establish a new drainage outfall in the West portion of the downtown area (5th Street & Wallis Street) to provide for proper drainage flows to the existing drainage way. This addresses the drainage issues on the west side of FM 359 by providing capacity for the 2-year design storm and minimizes the need for on-site detention per current standards and the findings of the Livable Center Study. This project is anticipated to begin in FY21.
D20B	Downtown East Side Storm Sewer Project(s)	Oper. Funds/ CIP Fund Bal.	Per Project B in the FY19 Downtown Drainage Study findings, this work will establish a new storm sewer system in the East portion of the downtown area to provide for proper drainage flows to the existing drainage way. This also allows for the City to abandon storm sewer lines currently run underneath existing structures on private property. This effort will also include portions of Project D as noted in the FY19 Downtown Drainage Study findings. This includes working with area land owners and developers to widen and improve the Fulshear Lake tributary. Phase 1 is expected to begin in FY20 (design), with construction in FY 21 followed by future phases as needed. *(FY20 EDC allocated @ $200k)*
D20C	Downtown West Side Ditch Improvements	Oper. Funds/ CIP Fund Bal.	Per Project C in the FY19 Downtown Drainage Study findings, this effort will address drainage issues on the west side of FM 359 by regrading the roadside ditches along Harris Street and Wallis Street along with adding needed storm sewer lines for that area to flow north to proposed infrastructure and south to existing infrastructure. This project is expected to begin in F22. (estimated EDC request - $200k)
D20D	Development of MS4 Stormwater Program	Oper. Funds/ CIP Fund Bal.	This project will provided for the creation of the City's required MS4 stormwater system permit.
D20E	Lea/Penn Area Drainage Improvements	Oper. Funds/ CIP Fund Bal.	This project will implement a $415k GLO grant received to reset, the flowlines within the roadside drainage ditches, reset/replace culverts where necessary and related items in this area. This is primarily along the streets of Lea, Penn, Oak, and Terry. This project should reduce impacts to mobility and the potential for structural flooding. An additional component of this project ($135k) involves improvements to a drainage outfall in this area. Design began in FY 20, construction to follow in FY 21. (Federal Funds will reimburse this project up to a maximum of $415,000)

Please Note: All figures below are estimates as of 2020 and are in 2020 dollars not adjusted for inflation.
Undetermined funding sources may include existing fund balances, operational funds, developer participation, EDC participation, etc.

Project Code	Prior Year Funding	FY21	FY22	FY23	FY24	FY25	Beyond FY25	TOTALS
D18A	$ 87,406	$ 75,000	$ 75,000	$ -	$ -	$ -	$ -	$ 237,406
D18B	$ 139,036	$ 100,000	$ 100,000	$ 100,000	$ 100,000	$ 100,000	$ -	$ 639,036
D18C	$ -	$ -	$ 600,000	$ 600,000	$ -	$ -	$ -	$ 1,200,000
D20A	$ -	$ 820,000	$ -	$ -	$ -	$ -	$ -	$ 820,000
D20B	$ 1,000,000	$ 100,000	$ 100,000	$ -	$ -	$ -	$ -	$ 1,200,000
D20C	$ -	$ -	$ 465,000	$ -	$ -	$ -	$ -	$ 465,000
D20D	$ 50,000	$ -	$ -	$ -	$ -	$ -	$ -	$ 50,000
D20E	$ 500,000	$ 50,000	$ -	$ -	$ -	$ -	$ -	$ 550,000
TOTALS	**$ 1,776,442**	**$ 1,145,000**	**$ 1,340,000**	**$ 700,000**	**$ 100,000**	**$ 100,000**	**$ -**	**$ 5,161,442**

City of Fulshear

2021 - 2025 Capital Improvement Program

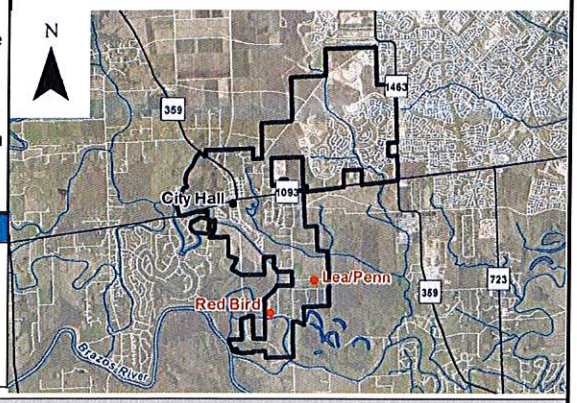
Drainage

Project Name:	Drainage Master Planning		
Project Number:	D18A	**Fiscal Year:**	2021

Detailed Project Description:

This project represents an ongoing effort to identify a Citywide approach to drainage as well as specific requirements and needs for different drainage areas in the City. FY21 will update current Master Drainage Plans and expand upon drainage needs in the City's southern jurisdiction to include both the current City limits and ETJ. We will work with the county, large area land owners and developers to come up with an approach to identify drainage priorities now and at future build out.

Vicinity Map



Detailed Project Drivers:

Drainage is an ever present concern to the community. City staff need an overall Master Drainage Plan with recommendations for any improvements needed as the City develops/grows to its potential.

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	Phase I - Southern Drainage Review/Report	1	LS	$ 150,000		$ 150,000
2	Detailed Item #2 Description	1	LS	$ -		$ -
3	Detailed Item #3 Description	1	LS	$ -		$ -
4	Detailed Item #4 Description	1	LS	$ -		$ -
5	Detailed Item #5 Description	1	LS	$ -		$ -
				SUBTOTAL:		**$ 150,000**
		Contingency				$ -
				SUBTOTAL:		**$ 150,000**
		Eng./Survey				$ -
				SUBTOTAL:		**$ 150,000**
				Estimated Project Total:		**$ 150,000**

	Prior Years Allocation	FY Project Allocation					
Project Costs Allocation		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Preliminary Engineering	$ 75,000	$ 75,000	$ 75,000				$ 225,000
Land/Right of Way							$ -
Design/Surveying							$ -
Construction							$ -
Equipment and Furniture							$ -
Contingency							$ -
Total Costs	**$ 75,000**	**$ 75,000**	**$ 75,000**	**$ -**	**$ -**	**$ -**	**$ 225,000**

	Prior Year Funding	FY Projected Funding Source					
Funding Sources		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Utility Bonds							
Operating Funds	$ 75,000	$ 75,000	$ 75,000				$ 225,000
Connections Fees							
Impact Fees							
EDC							
Total Sources	**$ 75,000**	**$ 75,000**	**$ 75,000**	**$ -**	**$ -**	**$ -**	**$ 225,000**

Notes: Fund 100

City of Fulshear

2021 - 2025 Capital Improvement Program

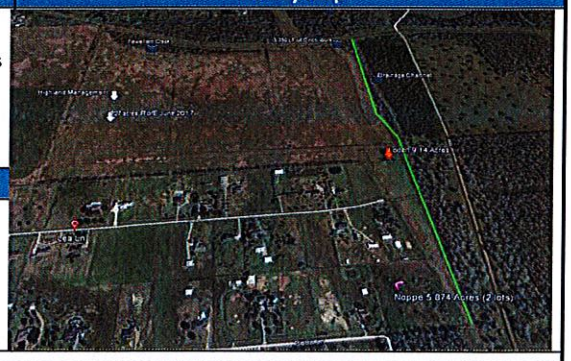
Drainage

Project Name:	Drainage Management Program		
Project Number:	D18B	**Fiscal Year:**	2021

Detailed Project Description:

This is an annual heavy maintenance program that will identify specific improvements to the Drainage System. FY21 will include maintenance of existing channels, outfalls and roadside ditches where needed to maintain the flowlines and drainage flows.

Vicinity Map



Detailed Project Drivers:

Regular maintenance activities are necessary to provide for positive flows within roadside ditches and open channels.

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	Lower Bois D'Arc area roadside ditches	1	LS	$ 50,000		$ 50,000
2	Downtown roadside ditches	1	LS	$ 30,000		$ 30,000
3	Open Channel maintenance	1	LS	$ 20,000		$ 20,000
				SUBTOTAL:		**$ 100,000**
		Contingency		30%		
				SUBTOTAL:		**$ 100,000**
		Eng./Survey		20%		
				SUBTOTAL:		**$ 100,000**
				Estimated Project Total:		**$ 100,000**

			Prior Years Allocation	FY Project Allocation					
Project Costs Allocation				**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Preliminary Engineering									
Land/Right of Way									
Design/Surveying									
Construction			$ 200,000	$ 100,000					
Equipment and Furniture									
Contingency									
Total Costs			**$ 200,000**	**$ 100,000**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 300,000**
			Prior Year Funding	**FY Projected Funding Source**					
Funding Sources				**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Utility Bonds									
Operating Funds			$ 164,000	$ 100,000					
Connections Fees									
Impact Fees									
EDC									
Total Sources			**$ 164,000**	**$ 100,000**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**

Notes: Fund 100

City of Fulshear

2021 - 2025 Capital Improvement Program

Drainage

Project Name:	Drainage System Maintenance Equipment		
Project Number:	D18C	**Fiscal Year:**	2021

Detailed Project Description:

This project will be used to acquire heavy equipment necessary for drainage maintenance needs around the City. A Gradall is expected to be considered for purchase in FY 22.

Vicinity Map

Detailed Project Drivers:

Lack of equipment on hand to do work in house. Fort Bend County schedules drive the amount of work that is able to be done each year.

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	Gradall	1	LS	$ 600,000		$ 600,000
2		1	LS			$ -
3		1	LS	$ -		$ -
4		1	LS	$ -		$ -
5		1	LS	$ -		$ -
				SUBTOTAL:		**$ 600,000**
		Contingency		30%		
				SUBTOTAL:		**$ 600,000**
		Eng./Survey		20%		
				SUBTOTAL:		**$ 600,000**
				Estimated Project Total:		**$ 600,000**

	Prior Years Allocation	FY Project Allocation					
Project Costs Allocation		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Preliminary Engineering							
Land/Right of Way							
Design/Surveying							
Construction	$ -	$ -	$ 600,000	$ 600,000			$ 1,200,000
Equipment and Furniture							
Contingency							
Total Costs	**$ -**	**$ -**	**$ 600,000**	**$ 600,000**	**$ -**	**$ -**	**$ 1,200,000**

	Prior Year Funding	FY Projected Funding Source					
Funding Sources		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Utility Bonds							
Operating Funds	$ -	$ -	$ 600,000	$ 600,000			
Connections Fees							
Impact Fees							
EDC							
Total Sources	**$ -**	**$ -**	**$ 600,000**	**$ 600,000**	**$ -**	**$ -**	**$ -**

Notes: Fund 100

City of Fulshear

2021 - 2025 Capital Improvement Program

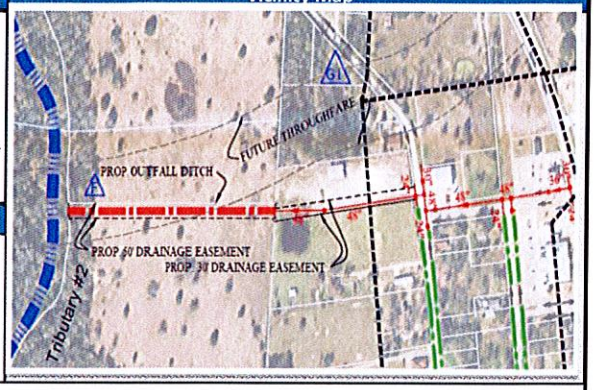
Drainage

Project Name:	Downtown West Side Storm Sewer Project		
Project Number:	D20A	**Fiscal Year:**	2021

Detailed Project Description:

Per Project A in the FY19 Downtown Drainage Study findings, this will establish a new drainage outfall in the West portion of the downtown area (5th Street & Wallis Street) to provide for proper drainage flows to the existing drainage way. This addresses the drainage issues on the west side of FM 359 by providing capacity for the 2-year design storm and minimizes the need for on-site detention per current standards and the findings of the Livable Center Study. This project is anticipated to begin in FY21.

Vicinity Map



Detailed Project Drivers:

Facilitation of growth & development in downtown areas; provide for mitigation of detention on smaller parcels.

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	Paving and Drainage Improvements	1	LS	$ 706,000		$ 706,000
2		1	LS			$ -
3		1	LS	$ -		$ -
4		1	LS	$ -		$ -
5		1	LS	$ -		$ -
				SUBTOTAL:		**$ 706,000**
		Contingency				
				SUBTOTAL:		**$ 706,000**
		Eng./Survey				$ 114,000
				SUBTOTAL:		**$ 820,000**
				Estimated Project Total:		**$ 820,000**

	Prior Years Allocation	FY Project Allocation					
Project Costs Allocation		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Preliminary Engineering							
Land/Right of Way		$ 6,000					$ 6,000
Design/Surveying		$ 108,000					$ 108,000
Construction	$ -	$ 706,000	$ -	$ -			$ 706,000
Equipment and Furniture							
Contingency							
Total Costs	**$ -**	**$ 820,000**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 820,000**

	Prior Year Funding	FY Projected Funding Source					
Funding Sources		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Utility Bonds							
Operating Funds	$ -	$ 620,000	$	$			
Connections Fees							
Impact Fees							
EDC		$ 200,000					
Total Sources	**$ -**	**$ 820,000**	**$**	**$**	**$ -**	**$ -**	**$ -**

Notes: Fund 100 = Oper Funds

City of Fulshear

2021 - 2025 Capital Improvement Program

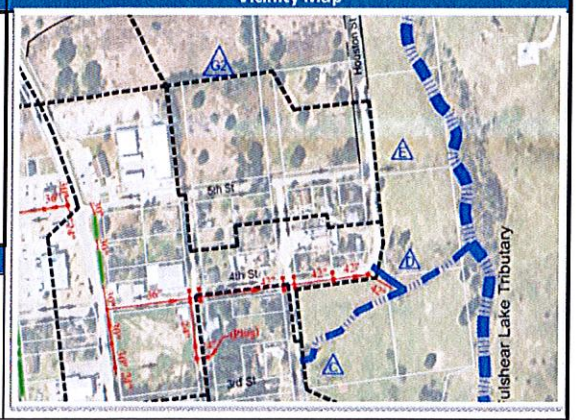
Drainage

Project Name:	Downtown East Side Storm Sewer Project(s)		
Project Number:	D20B	**Fiscal Year:**	2021

Detailed Project Description:

Per Project B in the FY19 Downtown Drainage Study findings, this work will establish a new storm sewer system in the East portion of the downtown area to provide for proper drainage flows to the existing drainage way. This also allows for the City to abandon storm sewer lines currently run underneath existing structures on private property. This effort will also include portions of Project D as noted in the FY19 Downtown Drainage Study findings. This includes working with area land owners and developers to widen and improve the Fulshear Lake tributary. Phase 1 is expected to begin in FY20 (design), with construction in FY 21 followed by future phases as needed. (*FY20 EDC allocated @ $200k)*

Vicinity Map



Detailed Project Drivers:

Facilitation of growth & development in downtown areas; provide for mitigation of detention on smaller parcels.

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	Paving and Drainage Improvements	1	LS	$ 1,200,900		$ 893,500
2	Geotechnical	1	LS	$ 6,500		$ 100,000
				SUBTOTAL:		**$ 993,500**
		Contingency				
				SUBTOTAL:		**$ 993,500**
		Eng./Survey				$ 200,000
				SUBTOTAL:		**$ 1,193,500**
				Estimated Project Total:		**$ 1,193,500**

	Prior Years Allocation	FY Project Allocation					
Project Costs Allocation		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Preliminary Engineering							
Land/Right of Way		$ 100,000					$ 100,000
Design/Surveying	$ 200,000						$ 200,000
Construction	$ 800,000	$ -	$ 100,000	$ -			$ 900,000
Equipment and Furniture							
Contingency							
Total Costs	**$ 1,000,000**	**$ 100,000**	**$ 100,000**	**$ -**	**$ -**	**$ -**	**$ 1,200,000**
	Prior Year Funding	**FY Projected Funding Source**					
Funding Sources		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Utility Bonds							
Operating Funds	$ 800,000	$ 100,000	$ 100,000	$ -			$ 1,000,000
Connections Fees							$ -
Impact Fees							$ -
EDC	$ 200,000						$ 200,000
Total Sources	**$ 1,000,000**	**$ 100,000**	**$ 100,000**	**$ -**	**$ -**	**$ -**	**$ 1,200,000**

Notes: Fund 100 = Oper Funds

City of Fulshear

2021 - 2025 Capital Improvement Program

Drainage

Project Name:	Lea/Penn Area Drainage Improvements		
Project Number:	D20E	**Fiscal Year:**	2021

Detailed Project Description:

This project will implement a $415k GLO grant received to reset, the flowlines within the roadside drainage ditches, reset/replace culverts where necessary and related items in this area. This is primarily along the streets of Lea, Penn, Oak, and Terry. This project should reduce impacts to mobility and the potential for structural flooding. An additional component of this project ($135k) involves improvements to a drainage outfall in this area. Design began in FY 20, construction to follow in FY 21. (Federal Funds will reimburse this project up to a maximum of $415,000)

Vicinity Map

Detailed Project Drivers:

Roadside ditches and culvert crossings need flowlines reset; area street flooding in heavy rainfall events.

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	Improvements	1	LS	$ 550,000		$ 550,000
						$ -
				SUBTOTAL:		**$ 550,000**
				SUBTOTAL:		**$ 550,000**
						$ -
				SUBTOTAL:		**$ 550,000**
				Estimated Project Total:		**$ 550,000**

	Prior Years Allocation	FY Project Allocation					
Project Costs Allocation		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Preliminary Engineering	$ 33,000						
Land/Right of Way		$ -					$ -
Design/Surveying	$ 50,000						$ 50,000
Construction	$ 417,000	$ 50,000	$ -	$ -			$ 467,000
Equipment and Furniture							
Contingency							
Total Costs	**$ 500,000**	**$ 50,000**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 550,000**

	Prior Year Funding	FY Projected Funding Source					
Funding Sources		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Utility Bonds							
Operating Funds	$ 85,000	$ 50,000	$ -	$ -			$ 135,000
Connections Fees							$ -
Impact Fees							$ -
EDC	$ -						$ -
Grant/Other	$ 415,000						$ 415,000
Total Sources	**$ 500,000**	**$ 50,000**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 550,000**

Notes: Fund 100 = Oper Funds

STREETS & TRAFFIC
5-Year Capital Improvement Plan
City of Fulshear, Texas
5/31/2020 - DRAFT

Project Summary

Project Code	Project Name	Funding Source	Description
ST18A	Pavement Management Program	Oper. Funds/ CIP Fund Bal.	This is an annual heavy maintenance program that will identify specific improvements for the Street and Traffic Systems.
ST18B	Street System Maintenance Equipment	Oper. Funds/ CIP Fund Bal.	This project will be used to acquire heavy equipment necessary for street and traffic maintenance needs around the City. Expect to consider purchase of an asphalt trailer in FY 22.
ST19A	Biennial Roadway Evaluation	Oper. Funds/ CIP Fund Bal.	An assessment of the City's roadway network will be conducted every 2-3 years to track trends in the condition of the streets in the City's Roadway System. The next assessment is scheduled for FY21.
ST20A	Citywide Traffic Control Improvements	Oper. Funds/ CIP Fund Bal.	This program will provide for traffic studies, design and implementation of necessary improvements. FY21 will include an evaluation of existing major corridor conditions to identify necessary traffic control improvements; implementation of pavement markings; striping and signs
ST20B	*Huggins Drive Road Participation Project	Oper. Funds/ CIP Fund Bal./ CAD Fund/ EDC Requests	This project will track the City's participation in this regional road project with Fort Bend County. The ROW acquisitions, any utility oversizing/conflicts and sidewalks for Huggins Rd. improvements will be funded by this project. The current estimated ROW acquisition costs are approximately $1.2M; construction costs = $1.3M. **(CURRENT City Participations Cost ESTIMATE $2.5M for 7 years at 3.51% interest)** The budget for FY20 included $200k- EDC and $325k in funds from Gen Oper, CIP, & CAD funds. The FY 21 budget assumes $200k from EDCs and $325k from Gen Oper CIP & CAD funds)
ST20C	Texas Heritage Parkway Participation Project	Oper. Funds/ CIP Fund Bal./ EDC Requests	For the Texas Heritage Parkway project, this item will track payments (25 year payback at 2.75% interest) made to the County (ILA) for the City's portion of the costs. Construction is slated for FY 20 (managed by the THPID) For FY21, the initial payment is estimated to be $380,000. Of that amount, $182,250 was allocated by EDC boards in FY 20; FY21 requests = $7,750 to the EDCs)
ST20D	FM 1093 Widening Cost Participation	Oper. Funds/ CIP Fund Bal./ CAD Fund/ EDC Requests	Cost sharing for FM 1093 Widening Project - Primarily for Utility Relocations & New Lines (W/WW Master Plan) This assumes financing by Ft. Bend County over7 years at 3.51%). Other funding options will continue to be explored. In FY20, requests w EDC boards allocated $175,000. First payment to the County is expected to be made n September 2020. FY 21 thru FY26 budgets will include the yearly payment to pay off the loan by the County.
ST20E	Redbird Lane Improvements Project	Oper. Funds/ CIP Fund Bal.	This project will be used to rehabilitate the existing roadway and provide for intersection improvements to minimize the effects of extreme flooding. This project will not address mobility issues during a major storm event, but should improve the area during more frequent minor events. FY 20/FY 21 will begin the preliminary Engineering phase to determine the best solution to address the mobility concerns/issues. Construction expected in late FY 21.
ST20F	Wallis Street Phase I Extension	Oper. Funds/ CIP Fund Bal.	Within the existing footprint, an asphalt extension will be constructed to FM 1093.
ST20G	Major Thoroughfare Plan Update	Oper. Funds/ CIP Fund Bal.	This project updates the City's Major Thoroughfare Plan in line with recent planning efforts.

Please Note: All figures below are estimates as of 2019 and are in 2019 dollars not adjusted for inflation.
Undetermined funding sources may include existing fund balances, operational funds, developer participation, EDC participation, etc.

Project Code	Prior Years Funding	FY21	FY22	FY23	FY24	FY25	Beyond FY25	TOTALS
ST18A	$ 401,629	$ 100,000	$ 400,000	$ 400,000	$ 400,000	$400,000	$ -	$ 2,101,629
ST18B	$ -	$ -	$ 100,000	$ 100,000	$ 200,000	$200,000	$ -	$ 600,000
ST19A	$ 100,000	$ -	$ -	$ 50,000	$ -	$75,000	$ -	$ 225,000
ST20A	$ 100,000	$ 350,000	$ 350,000	$ -	$ 350,000	$0	$ -	$ 1,150,000
ST20B	$ 536,037	$ 525,000	$ 525,000	$ 525,000	$ 200,000	$ 200,000	$ -	$ 2,511,037
ST20C	$ 365,000	$ 15,500	$ 379,712	$ 379,712	$ 379,712	$ 379,712	$ 5,694,892	$ 7,594,240
ST20D	$ 400,000	$ 101,000	$ 101,000	$ 101,000	$ 101,000	$101,000	$ 76,167	$ 981,167
ST20E	$ 500,000	$ 100,000	$ -	$ -	$ -		$ -	$ 600,000
ST20F	$ 250,000	$ 100,000	$ -	$ -	$ -		$ -	$ 350,000
ST20G	$ 75,000	$ -	$ -	$ -	$ -	$125,000	$ -	$ 200,000
TOTALS	**$ 2,727,666**	**$ 1,291,500**	**$ 1,855,712**	**$ 1,555,712**	**$ 1,630,712**	**$ 1,480,712**	**$ 5,771,059**	**$ 16,313,073**

City of Fulshear

2021 - 2025 Capital Improvement Program

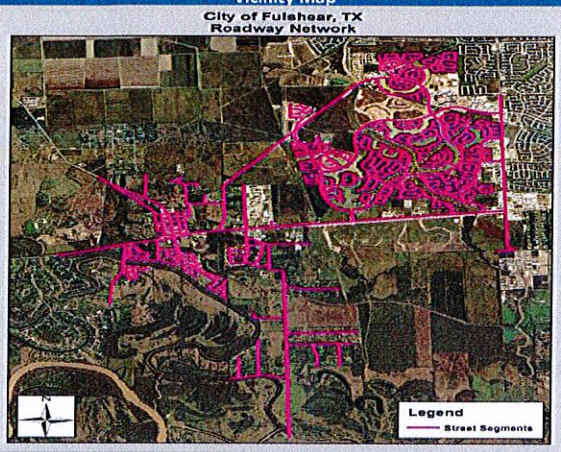
Streets & Traffic

Project Name:	Pavement Management Program		
Project Number:	ST18A	**Fiscal Year:**	2021

Detailed Project Description:

This is an annual heavy maintenance program that will identify specific improvements for the Street and Traffic Systems.

Vicinity Map



Detailed Project Drivers:

Level of acceptable pavement conditions for citywide roadways; level of service for traffic control devices

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	Asphalt and Concrete Rehab/Reconstruction	1	LS	$ 100,000		$ 100,000
						$ -
				SUBTOTAL:		**$ 100,000**
				SUBTOTAL:		**$ 100,000**
						$ -
				SUBTOTAL:		**$ 100,000**
				Estimated Project Total:		**$ 100,000**

	Prior Years Allocation	**FY Project Allocation**					
Project Costs Allocation		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Preliminary Engineering							
Land/Right of Way							
Design/Surveying							
Construction	$ 401,629	$ 100,000	$ -	$ -			$ 501,629
Equipment and Furniture							
Contingency							
Total Costs	**$ 401,629**	**$ 100,000**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 501,629**
	Prior Year Funding	**FY Projected Funding Source**					
Funding Sources		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Utility Bonds							
Operating Funds	$ 401,629	$ 100,000	$ 400,000	$ 400,000	$ 400,000	$ 400,000	$ 2,101,629
Connections Fees							$ -
Impact Fees							$ -
EDC							$ -
Grant/Other							$ -
Total Sources	**$ 401,629**	**$ 100,000**	**$ 400,000**	**$ 400,000**	**$ 400,000**	**$ 400,000**	**$ 2,101,629**

Notes: Fund 100 = Oper Funds

City of Fulshear

2021 - 2025 Capital Improvement Program

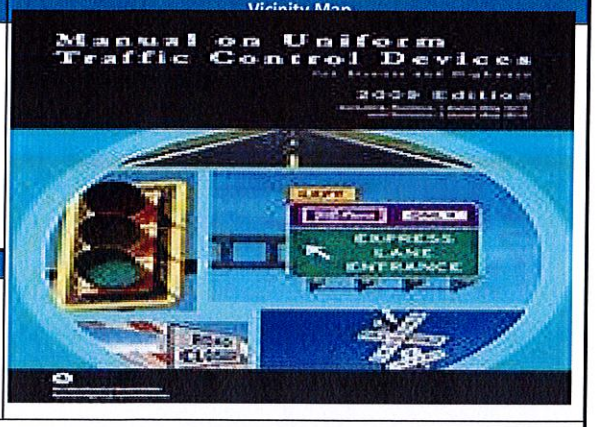
Streets & Traffic

Project Name:	Citywide Traffic Control Improvements		
Project Number:	ST20A	**Fiscal Year:**	2021

Detailed Project Description:

This program will provide for traffic studies, design and implementation of necessary improvements. FY21 will include an evaluation of existing major corridor conditions to identify necessary traffic control improvements; implementation of pavement markings; striping and signs

Vicinity Map



Detailed Project Drivers:

Growth in population; traffic pattern changes; new development; new schools; compliance with Texas Manual of Uniform Traffic Control Devices.

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	Traffic Corridor Improvements; Traffic Signal Design	1	LS	$ 350,000		$ 350,000
2		1	LS	$ -		$ -
3		1	LS	$ -		$ -
4		1	LS	$ -		$ -
5		1	LS	$ -		$ -
						$ -
				SUBTOTAL:		**$ 350,000**
				SUBTOTAL:		**$ 350,000**
						$ -
				SUBTOTAL:		**$ 350,000**
				Estimated Project Total:		**$ 350,000**

	Prior Years Allocation	FY Project Allocation					
Project Costs Allocation		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Preliminary Engineering							
Land/Right of Way							
Design/Surveying	$ 100,000	$ 75,000					$ 175,000
Construction		$ 275,000	$ -	$ -			$ 275,000
Equipment and Furniture							
Contingency							
Total Costs	**$ 100,000**	**$ 350,000**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 450,000**

	Prior Year Funding	FY Projected Funding Source					
Funding Sources		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Utility Bonds							
Operating Funds	$ 100,000	$ 350,000	$ 350,000	$ -	$ 350,000	$ -	$ 1,150,000
Connections Fees							$ -
Impact Fees							$ -
EDC							$ -
Grant/Other							$ -
Total Sources	**$ 100,000**	**$ 350,000**	**$ 350,000**	**$ -**	**$ 350,000**	**$ -**	**$ 1,150,000**

Notes: Fund 100 = Oper Funds

City of Fulshear

2021 - 2025 Capital Improvement Program

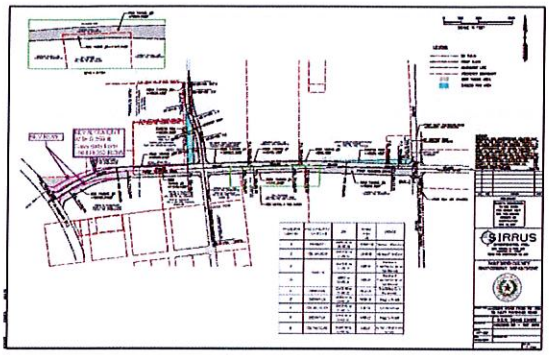
Streets & Traffic

Project Name:	*Huggins Drive Road Participation Project		
Project Number:	ST20B	**Fiscal Year:**	2021

Detailed Project Description:

This project will track the City's participation in this regional road project with Fort Bend County. The ROW acquisitions, any utility oversizing/conflicts and sidewalks for Huggins Rd. improvements will be funded by this project. The current estimated ROW acquisition costs are approximately $1.2M; construction costs = $1.3M. (CURRENT City Participations Cost ESTIMATE $2.5M for 7 years at 3.51% interest) The budget for FY20 included $200k- EDC and $325k in funds from Gen Oper, CIP, & CAD funds. The FY 21 budget assumes $200k from EDCs and $325k from Gen Oper CIP & CAD funds)

Vicinity Map



Detailed Project Drivers:

2013 County Mobility Bond Program with City Participation to provide an east west corridor for mobility.

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	ROW Acquisition	1	LS	$ 1,200,000		$ 1,200,000
2	Construciton Improvements	1	LS	$ 1,300,000		$ 1,300,000
						$ -
				SUBTOTAL:		**$ 2,500,000**
				SUBTOTAL:		**$ 2,500,000**
						$ -
				SUBTOTAL:		**$ 2,500,000**
				Estimated Project Total:		**$ 2,500,000**

	Prior Years Allocation	FY Project Allocation					
Project Costs Allocation		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Preliminary Engineering							
Land/Right of Way	$ 536,037	$ 153,545					$ 689,582
Design/Surveying							$ -
Construction		$ 371,455	$ 525,000	$ 525,000	$ 200,000	$ 200,000	$ 1,821,455
Equipment and Furniture							
Contingency							
Total Costs	**$ 536,037**	**$ 525,000**	**$ 525,000**	**$ 525,000**	**$ 200,000**	**$ 200,000**	**$ 2,511,037**

	Prior Year Funding	FY Projected Funding Source					
Funding Sources		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Utility Bonds							
Operating Funds	$ 336,037	$ 200,000	$ 200,000	$ 200,000	$ 100,000	$ 100,000	$ 1,136,037
Connections Fees							$ -
Impact Fees							$ -
EDC	$ 200,000	$ 200,000	$ 200,000	$ 200,000	$ 100,000	$ 100,000	$ 1,000,000
Grant/Other		$ 125,000	$ 125,000	$ 125,000			$ 375,000
Total Sources	**$ 536,037**	**$ 525,000**	**$ 525,000**	**$ 525,000**	**$ 525,000**	**$ 200,000**	**$ 2,511,037**

Notes: Fund 100 = Oper Funds

City of Fulshear

2021 - 2025 Capital Improvement Program

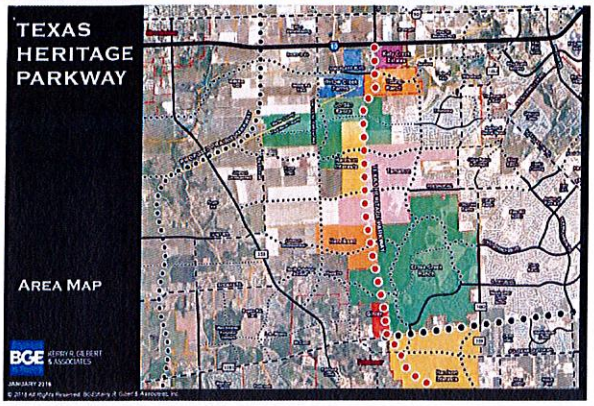
Streets & Traffic

Project Name:	Texas Heritage Parkway Participation Project		
Project Number:	ST20C	**Fiscal Year:**	2021

Detailed Project Description:

For the Texas Heritage Parkway project, this item will track payments (25 year payback at 2.75% interest) made to the County (ILA) for the City's portion of the costs. Construction is slated for FY 20 (managed by the THPID) For FY21, the initial payment is estimated to be $380,000. Of that amount, $182,250 was allocated by EDC boards in FY 20; FY21 requests = $7,750 to the EDCs)

Vicinity Map



Detailed Project Drivers:

County Mobility Bond Program with City Participation to provide a north south major thoroughfare corridor between I10 and FM 1093

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	Roadway Participation Costs	1	LS	$ 7,594,240		$ 7,594,240
						$ -
				SUBTOTAL:		$ 7,594,240
				SUBTOTAL:		$ 7,594,240
						$ -
				SUBTOTAL:		$ 7,594,240
				Estimated Project Total:		$ 7,594,240

	Prior Years Allocation	FY Project Allocation					
Project Costs Allocation		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Preliminary Engineering							
Land/Right of Way							
Design/Surveying							
Construction	$ 365,000	$ 15,500	$ 37,912	$ 379,712	$ 379,712	$ 379,712	$ 1,557,548
Equipment and Furniture							
Contingency							
Total Costs	**$ 365,000**	**$ 15,500**	**$ 37,912**	**$ 379,712**	**$ 379,712**	**$ 379,712**	**$ 1,557,548**

	Prior Year Funding	FY Projected Funding Source					
Funding Sources		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Utility Bonds							
Operating Funds	$ 182,250	$ 7,750	$ 189,856	$ 189,856	$ 189,856	$ 189,856	$ 949,424
Connections Fees							$ -
Impact Fees							$ -
EDC	$ 182,250	$ 7,750	$ 189,856	$ 189,856	$ 189,856	$ 189,856	$ 949,424
Grant/Other							$ -
Total Sources	**$ 364,500**	**$ 15,500**	**$ 379,712**	**$ 379,712**	**$ 379,712**	**$ 379,712**	**$ 1,898,848**

Notes: Fund 100 = Oper Funds

City of Fulshear

2021 - 2025 Capital Improvement Program

Streets & Traffic

Project Name:	FM 1093 Widening Cost Participation		
Project Number:	ST20D	**Fiscal Year:**	2021

Detailed Project Description:

Cost sharing for FM 1093 Widening Project - Primarily for Utility Relocations & New Lines (W/WW Master Plan) This assumes financing by Ft. Bend County over7 years at 3.51%). Other funding options will continue to be explored. In FY20, requests w EDC boards allocated $175,000. First payment to the County is expected to be made n September 2020. FY 21 thru FY26 budgets will include the yearly payment to pay off the loan by the County.

Vicinity Map

Detailed Project Drivers:

County Mobility Bond Program with City Participation to provide a east west major thoroughfare corridor improvement between Cross Creek Ranch Blvd and James Ln

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	Roadway Participation Costs	1	LS	$ 981,167		$ 981,167
2		1	LS			$ -
3		1	LS	$ -		$ -
4		1	LS	$ -		$ -
5		1	LS	$ -		$ -
						$ -
				SUBTOTAL:		**$ 981,167**
				SUBTOTAL:		**$ 981,167**
						$ -
				SUBTOTAL:		**$ 981,167**
				Estimated Project Total:		**$ 981,167**

	Prior Years Allocation	FY Project Allocation					
Project Costs Allocation		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Preliminary Engineering							
Land/Right of Way							
Design/Surveying							
Construction	$ 400,000	$ 101,000	$ 101,000	$ 101,000	$ 101,000	$ 101,000	$ 905,000
Equipment and Furniture							
Contingency							
Total Costs	**$ 400,000**	**$ 101,000**	**$ 101,000**	**$ 101,000**	**$ 101,000**	**$ 101,000**	**$ 905,000**

	Prior Year Funding	FY Projected Funding Source					
Funding Sources		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Utility Bonds							
Operating Funds	$ 225,000						$ 225,000
Connections Fees							$ -
Impact Fees							$ -
EDC	$ 175,000	$ 50,500	$ 50,500	$ 50,500	$ 50,500	$ 50,500	$ 427,500
Grant/Other CAD		$ 50,500	$ 50,500	$ 50,500	$ 50,500	$ 50,500	$ 252,500
Total Sources	**$ 400,000**	**$ 101,000**	**$ 101,000**	**$ 101,000**	**$ 101,000**	**$ 101,000**	**$ 905,000**

Notes: Fund 100 = Oper Funds

City of Fulshear

2021 - 2025 Capital Improvement Program

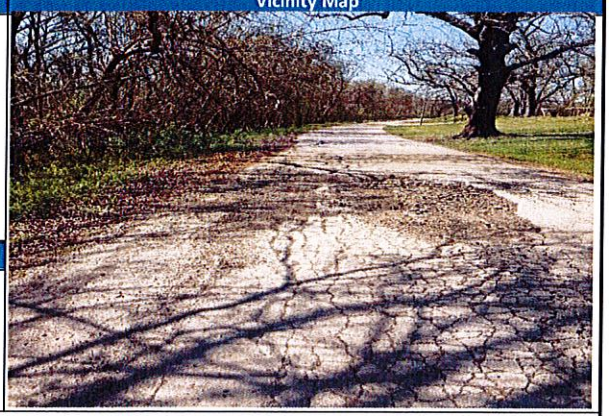
Streets & Traffic

Project Name:	Redbird Lane Improvements Project		
Project Number:	ST20E	**Fiscal Year:**	2021

Detailed Project Description:

This project will be used to rehabilitate the existing roadway and provide for intersection improvements to minimize the effects of extreme flooding. This project will not address mobility issues during a major storm event, but should improve the area during more frequent minor events. FY 20/FY 21 will begin the preliminary Engineering phase to determine the best solution to address the mobility concerns/issues. Construction expected in late FY 21.

Vicinity Map



Detailed Project Drivers:

Redbird Ln flooding during heavy rainfall; pavement condition is poor

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	Roadway Improvements to Redbird Ln and Intersections	1	LS	$ 600,000		$ 600,000
						$ -
				SUBTOTAL:		$ 600,000
				SUBTOTAL:		$ 600,000
						$ -
				SUBTOTAL:		$ 600,000
				Estimated Project Total:		$ 600,000

	Prior Years Allocation	FY Project Allocation					
Project Costs Allocation		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Preliminary Engineering	$ 40,000						$ 40,000
Land/Right of Way							$ -
Design/Surveying	$ 80,000						$ 80,000
Construction	$ 380,000	$ 100,000					$ 480,000
Equipment and Furniture							
Contingency							
Total Costs	$ 500,000	$ 100,000	$ -	$ -	$ -	$ -	$ 600,000

	Prior Year Funding	FY Projected Funding Source					
Funding Sources		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Utility Bonds							
Operating Funds	$ 500,000	$ 100,000					$ 600,000
Connections Fees							$ -
Impact Fees							$ -
EDC							
Grant/Other CAD							
Total Sources	$ 500,000	$ 100,000	$ -	$ -	$ -	$ -	$ 600,000

Notes: Fund 100 = Oper Funds

City of Fulshear

2021 - 2025 Capital Improvement Program

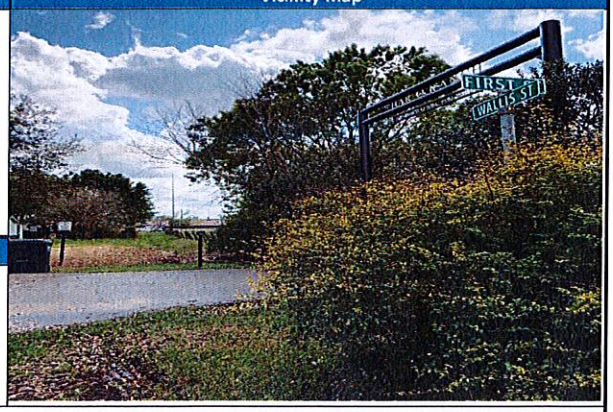
Streets & Traffic

Project Name:	Wallis Street Phase I Extension		
Project Number:	ST20F	**Fiscal Year:**	2021

Detailed Project Description:

Within the existing footprint, an asphalt extension will be constructed to FM 1093.

Vicinity Map



Detailed Project Drivers:

Mobility; prep for one-way pair southbound on Wallis to accommodate the Livable Center's Study Implementation

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	Extension of Wallis St 1st St to FM 1093	1	LS	$ 350,000		$ 350,000
						$ -
				SUBTOTAL:		**$ 350,000**
				SUBTOTAL:		**$ 350,000**
						$ -
				SUBTOTAL:		**$ 350,000**
				Estimated Project Total:		**$ 350,000**

	Prior Years Allocation	FY Project Allocation					
Project Costs Allocation		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Preliminary Engineering							$ -
Land/Right of Way							$ -
Design/Surveying	$ 70,000						$ 70,000
Construction	$ 180,000	$ 100,000					$ 280,000
Equipment and Furniture							
Contingency							
Total Costs	**$ 250,000**	**$ 100,000**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 350,000**

	Prior Year Funding	FY Projected Funding Source					
Funding Sources		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Utility Bonds							
Operating Funds	$ 250,000	$ 100,000					$ 350,000
Connections Fees							$ -
Impact Fees							$ -
EDC							
Grant/Other CAD							
Total Sources	**$ 250,000**	**$ 100,000**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 350,000**

Notes: Fund 100 = Oper Funds

WATER
5-Year Capital Improvement Plan
City of Fulshear, Texas
5/31/2020 - DRAFT

Project Summary

Project Code & Name		Funding Source	Description
W18A	Water System Management Program	Oper. Funds/Fund Bal. Utility Funds	This is an annual heavy maintenance program that will identify specific improvements for the Water System.
W18B	Water System Maintenance Equipment	Oper. Funds/Fund Bal. Utility Funds	This project will be used to acquire heavy equipment necessary for water system maintenance needs around the City.
W18C	Water Master Plan (Years 1-5) Project 1	Utility Funds/TBD Utility Bonds	16-inch Huggins Transmission Line FY20 implementation will depend on progress made on the Fort Bend County Huggins Drive Extension Project.
W18D	Water Master Plan (Years 1-5) Project 3	Utility Funds/TBD Utility Bonds	16-inch Katy-Fulshear Rd Transmission Line based on timing estimates for the Fort Bend County Katy-Fulshear Widening Project, this project should begin in FY21 or beyond.
W18F	- Water Master Plan (Years 1-5) Project 4	Utility Funds/TBD Utility Bonds	16-inch Katy-Fulshear/McKinnon Rd Transmission Line
W18H	Water Master Plan (Years 1-5) Project 5	Utility Oper Funds (incl Cap Rec & Impact Fees)	1.0 MG South Elevated Storage Tank FY20 work will include beginning of design.
W18J	Water Master Plan (Years 1-5) Project 6	Impact Fees/TBD Utility Bonds	12-inch West Fulshear and James Ln Transmission Line Loop
W18K	Water Master Plan (Years 1-5) Project 2	Utility Oper Funds (incl Cap Rec & Impact Fees)/ EDC Requests	12/16-inch FM 359/North Fulshear Transmission Line-Phase 1 *Assumes $100,000 EDC Requests*
W20A	CCR Water Plant #1 System	CCR Capital Reserves Fund	FY20 project will include rehabilitation of water plant piping and related appurtenances. In addition, this project will provide for upgrades to the existing SCADA system.
W21A	Water Wastewater Master Plan Update	Utility Oper Funds (incl Cap Rec & Impact Fees)	Project will update the Master Plan approved in 2017 to reflect the needs for the projected development utilizing the PASA updates in FY 20.
W21B	Water Master Plan (Years 1-5)	Utility Oper Funds (incl Cap Rec & Impact Fees)	FY 21 Project will include design of the City of Fulshear's Water Plant No. 2 (west Fulshear area)
W21C	Water Master Plan (Years 1-5)	Utility Oper Funds (incl Cap Rec & Impact Fees)	This project consists of the construction of an extension of the existing 12-inch water line along FM 359 across FM 359 near Wallis Rd. to serve additional customers.
W21D	AMI Tower Improvements COF/CCR	Utility Oper Funds & CCR Reserve Funds	FY 21 Project will included design and construction of4 additional towers within the City of Fulshear and CCR water systems. Improvements will provide additional data coverage for automated water meter readings.

Please Note: All figures below are estimates as of 2019 and are in 2019 dollars not adjusted for inflation.
ıd balances, operational funds, developer participation, EDC participation, etc.

Project Code	Prior Years funding	FY21	FY22	FY23	FY24	FY25	Beyond FY25	TOTALS
W18A	$ 86,838	$ 75,000	$ 100,000	$ 100,000	$ 100,000	$ 100,000	$ -	$ 561,838
W18B	$ 200,000	$ -	$ 150,000	$ 100,000	$ 100,000	$ 100,000	$ -	$ 650,000
W18C	$ -	$ -	$ 200,000	$ 200,000	$ 200,000	$ 200,000	$ 604,700	$ 1,404,700
W18D	$ -	$ -	$ -	$ -	$ -	$ 740,925	$ 4,198,575	$ 4,939,500
W18F	$ -	$ -	$ -	$ -	$ 609,075	$ 3,451,425		$ 4,060,500
W18H	$ 100,000	$ 290,000	$ 2,600,000	$ -	$ -	$ -	$ -	$ 2,990,000
W18J		$ 233,500	$ 1,189,800	$ -	$ -	$ -	$ -	$ 1,423,300
W18K	$ 800,000	$ -	$ -	$ -	$ -	$ -	$ -	$ 800,000
W20A	$ 400,000	$ -	$ -	$ -	$ -	$ -	$ -	$ 400,000
W21A	$ -	$ 75,000	$ -	$ -	$ 100,000	$ -	$ -	$ 175,000
W21B	$ -	$ 153,270	$ 1,379,430	$ 7,663,500	$ -	$ -	$ -	$ 9,196,200
W21C	$ -	$ 126,500	$ -	$ -	$ -	$ -	$ -	$ 126,500
W21D	$ -	$ 137,500	$ -	$ -	$ -	$ -	$ -	$ 137,500
TOTALS	**$ 1,586,838**	**$ 1,090,770**	**$ 5,619,230**	**$ 8,063,500**	**$ 1,109,075**	**$ 4,592,350**	**$ 4,803,275**	**$ 26,865,038**

City of Fulshear

2021 - 2025 Capital Improvement Program

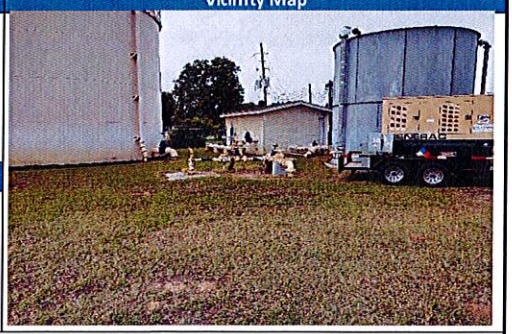
Water

Project Name:	W18A Water System Management Program		
Project Number:	W18A	**Fiscal Year:**	2021

Detailed Project Description:

This is a heavy maintenance program that will identify specific improvements for the water system.

Vicinity Map



Detailed Project Drivers:

Maintenance is needed on fire hydrants and City of Fulshear Water Plant 1 needs to be repainted as per Chapter 290 Rules and Regulations set by TCEQ.

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	Blast/Paint Fire Hydrants by color code	200	EA	$ 50.00		$ 10,000
2	Blast/Paint piping at CoF Water Plant 1	1	EA	$ 65,000		$ 65,000
				SUBTOTAL:		**$ 75,000**
		Contingency		0%		$ -
				SUBTOTAL:		**$ 75,000**
		Eng./Survey		0%		$ -
				SUBTOTAL:		**$ 75,000**
				Estimated Project Total:		**$ 75,000**

	Prior Years Allocation	FY Project Allocation					
Project Costs Allocation		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Preliminary Engineering							
Land/Right of Way							
Design/Surveying							
Construction	$ 86,838	$ 75,000	$ 100,000	$ 100,000	$ 100,000	$ 100,000	$ 561,838
Equipment and Material							
Contingency							
Total Costs	**$ 86,838**	**$ 75,000**	**$ 100,000**	**$ 100,000**	**$ 100,000**	**$ 100,000**	**$ 561,838**

	Prior Year Funding	FY Projected Funding Source					
Funding Sources		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Utility Bonds							
CCR Capital Reserves							
Operating Fund	$ 86,838	$ 75,000	$ 100,000	$ 100,000	$ 100,000	$ 100,000	$ 561,838
Connections Fees							
Impact Fees							
EDC							
Total Sources	**$ 86,838**	**$ 75,000**	**$ 100,000**	**$ 100,000**	**$ 100,000**	**$ 100,000**	**$ 561,838**

Notes: Oper Fund = Fund 500; possible that a portion of the funding could be used for work done for the CCR Capital Reserves

City of Fulshear

2021 - 2025 Capital Improvement Program

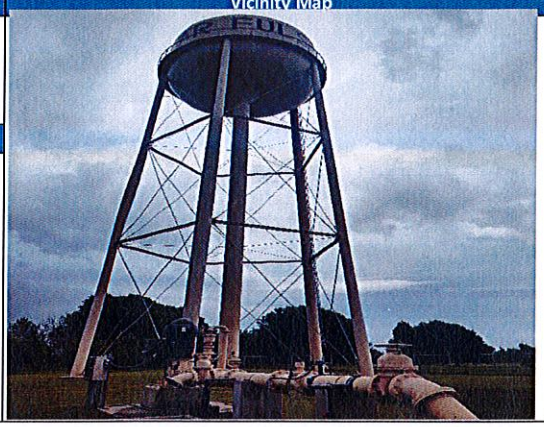
Water

Project Name:	Water Master Plan 1.0 MG South Elevated Storage Tank		
Project Number:	W18H	**Fiscal Year:**	2021

Detailed Project Description:

This project includes the construction of a 1.0 MG elevated storage tank at an approximate location to be determined during engineering design.

Vicinity Map



Detailed Project Drivers:

This project will serve growth in the city and provide elevated storage capacity to meet TCEQ requirement of 100 gallons per connection.

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	1.0 MG Elevated Storage Tank	1	LS	$ 2,000,000		$ 2,000,000
				SUBTOTAL:		**$ 2,000,000**
		Contingency		30%		$ 600,000
				SUBTOTAL:		**$ 2,600,000**
		Eng./Survey		15%		$ 390,000
				SUBTOTAL:		**$ 2,990,000**
				Estimated Project Total:		**$ 2,990,000**

FY Projected Allocation

Project Costs Allocation	Prior Years Allocation	FY2021	FY2022	FY2023	FY2024	FY 2025	Total Project Costs
Land/Right of Way							
Preliminary Engineering							
Design/Surveying	$ 100,000	$ 290,000					$ 390,000
Construction			$ 2,600,000				$ 2,600,000
Equipment and Furniture							$ -
Contingency							$ -
Total Costs	**$ 100,000**	**$ 290,000**	**$ 2,600,000**				**$ 2,990,000**

FY Projected Funding Sources

Funding Sources	Prior Years Funding	FY2021	FY2022	FY2023	FY2024	FY 2025	Total Project Funding
Utility Bonds			$ 2,600,000				$ 2,600,000
Operating Funds	$ 100,000	$ -	$ -				$ 100,000
Connections Fees							$ -
Impact Fees		$ 290,000					$ 290,000
EDC							$ -
Total Sources	**$ 100,000**	**$ 290,000**	**$ 2,600,000**				**$ 2,990,000**

Notes:

City of Fulshear

2021 - 2025 Capital Improvement Program

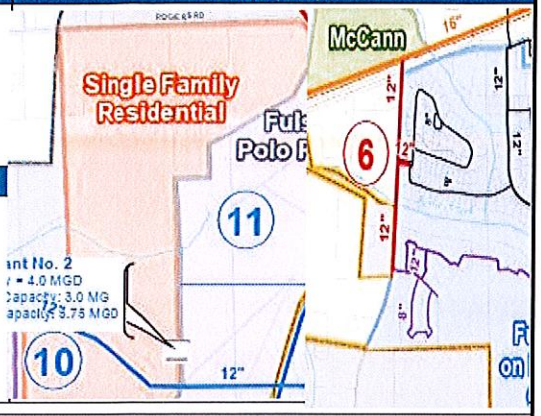
Water

Project Name:	Water Master Plan West Fulshear Transmission Line Loop		
Project Number:	W18J	**Fiscal Year:**	2021

Detailed Project Description:

This project consists of the construction of a new 12-inch transmission line along a future collector road bisecting the development. west of the Polo Ranch development area and will provide a water line along James Ln to Fulbrook on Fulshear Creek.

Vicinity Map



Detailed Project Drivers:

This project will complete a loop to deliver water to the western Fulshear developments.

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	12-inch Water Line & Appurtenances	7,800	LF	$ 120		$ 804,000
2	24-inch Boring and Casing	500	LF	$ 420		$ 148,000
				SUBTOTAL:		**$ 952,000**
		Contingency		30%		$ 285,600
				SUBTOTAL:		**$ 1,237,600**
		Eng./Survey		15%		$ 185,700
				SUBTOTAL:		**$ 1,423,300**
				Estimated Project Total:		**$ 1,423,300**

FY Projected Allocation

Project Costs Allocation	Prior Years Allocation	FY2021	FY2022	FY2023	FY2024	FY 2025	Total Project Costs
Land/Right of Way							
Preliminary Engineering							
Design/Surveying		$ 233,500					$ 233,500
Construction			$ 1,189,800				$ 1,189,800
Equipment and Furniture							
Contingency							
Total Costs		**$ 233,500**	**$ 1,189,800**				**$ 1,423,300**

FY Projected Funding Sources

Funding Sources	Prior Years Funding	FY2021	FY2022	FY2023	FY2024	FY 2025	Total Project Funding
Utility Bonds			$ 1,189,800				$ 1,189,800
Operating Funds 500		$ 233,500					$ 233,500
Connections Fees							
Impact Fees							
EDC							
Total Sources		**$ 233,500**	**$ 1,189,800**				**$ 1,423,300**

Notes:

City of Fulshear

2021 - 2025 Capital Improvement Program

Water

Project Name:	W20A - CCR Water Plant 1 System Rehabilitation and Upgrades		
Project Number:	W20A	**Fiscal Year:**	2021

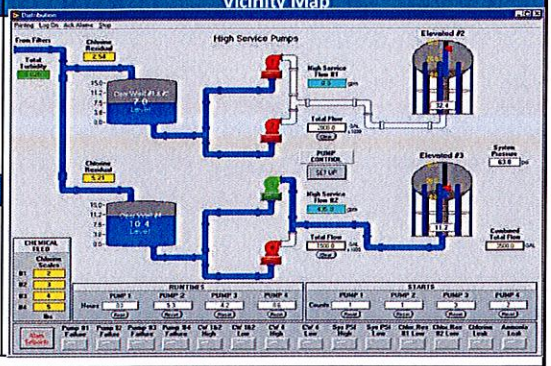
Detailed Project Description:

Blast and re-coat all piping and water plant apurtances at CCR Water Plant 1, Finalize SCADA platform, specifications, purchase and implement.

Detailed Project Drivers:

The paint/coating has deterioriated and is allowing rust to form shortening the life expectancy of the metal infrastructure. As per TCEQ rules and regulations, water plants and equipment must be maintained in the best state of repair.

Vicinity Map



Capital Improvement Cost Estimate* X/XX/XXXX

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	Prep, Blast and paint all water plant apurtances.	1	LF	$ 200,000		$ 200,000
2	Design platform, purchase and install SCADA for water plants.	3	EA	$ 25,100		$ 77,700
3						
				SUBTOTAL:		**$ 277,700**
		Contingency		20%		$ 55,600
				SUBTOTAL:		**$ 333,300**
		Eng./Survey		20%		$ 66,700
				SUBTOTAL:		**$ 400,000**
				Estimated Project Total:		**$ 400,000**

	Prior Years Allocation	FY Project Allocation					
Project Costs Allocation		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Preliminary Engineering	$ 66,700						
Land/Right of Way							
Design/Surveying							
Construction	$ 200,000						
Equipment and Furniture	$ 77,700						
Contingency	$ 55,600						
Total Costs	**$ 400,000**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 400,000**

	Prior Year Funding	FY Projected Funding Source					
Funding Sources		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Utility Bonds							
CCR Capital Reserve Fund 551	$ 400,000						
Connections Fees							
Impact Fees							
EDC							
Total Sources	**$ 400,000**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 400,000**

Notes:

City of Fulshear

2021 - 2025 Capital Improvement Program

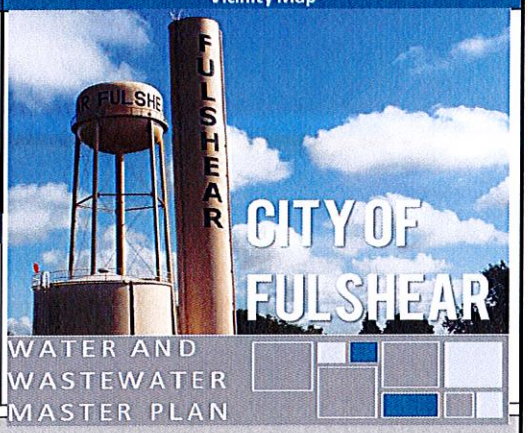
Water

Project Name:	Water Wastewater Maspter Plan Update		
Project Number:	W21A	**Fiscal Year:**	2021

Detailed Project Description:

Project will update the Master Plan approved in 2017 to reflect the needs for the projected development utilizing the PASA updates in FY 20.

Vicinity Map



Detailed Project Drivers:

Additional growth in the FM 359 corridor, timing of development.

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	Review, Analyze and Update Master Plan	1		$ 75,000		$ 75,000
				SUBTOTAL:		**$ 75,000**
		Contingency		30%		
				SUBTOTAL:		**$ 75,000**
		Eng./Survey		15%		
				SUBTOTAL:		**$ 75,000**
				Estimated Project Total:		**$ 75,000**

FY Projected Allocation

Project Costs Allocation	Prior Years Allocation	FY2021	FY2022	FY2023	FY2024	FY 2025	Total Project Costs
Land/Right of Way							
Preliminary Engineering		$ 75,000					$ 75,000
Design/Surveying							
Construction							
Equipment and Furniture							
Contingency							
Total Costs		**$ 75,000**					**$ 75,000**

FY Projected Funding Sources

Funding Sources	Prior Years Funding	FY2021	FY2022	FY2023	FY2024	FY 2025	Total Funding
Utility Bonds							
Operating Funds 500		$ 75,000					$ 75,000
Connections Fees							
Impact Fees							
EDC							
Total Sources		**$ 75,000**					**$ 75,000**

Notes:

City of Fulshear

2021 - 2025 Capital Improvement Program

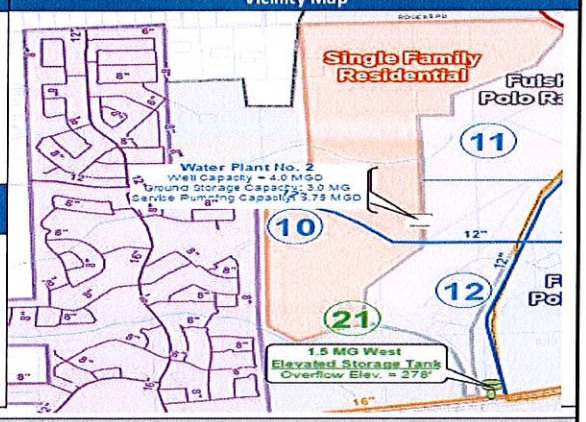
Water

Project Name:	Water Master PlanWater Plant No. 2		
Project Number:	W21B	**Fiscal Year:**	2021

Detailed Project Description:

This project includes the construction of a new water plant (Water Plant No. 2) on a designated parcel in the West Fulshear areat. In order meet TCEQ requirements the groundwater well should be designed to produce approximately 4.0 MGD. The project also includes construction of a 3.0 MG ground storage tank and 5.75 MGD pump station.

Vicinity Map



Detailed Project Drivers:

A parcel has been designated in the Hatcher Tract for construction of a water plant (Water Plant No. 2). This project will provide increased water supply to meet city-wide maximum day water demands. Preliminary Design will develop a phased final design and construction plan

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	4 MGD Groundwater Well	1	LS	$ 1,320,000		$ 1,320,000
2	Pump Station - New 5.75 MGD	1	LS	$ 5,750,000		$ 2,875,000
3	3 MG Ground Storage Tank	1	LS	$ 3,000,000		$ 1,500,000
4	Water Plant Site Work & Yard Piping	1	LS	$ 200,000		$ 200,000
				SUBTOTAL:		**$ 5,895,000**
		Contingency		30%		$ 1,768,500
				SUBTOTAL:		**$ 7,663,500**
		Eng./Survey		20%		$ 1,532,700
				SUBTOTAL:		**$ 9,196,200**
				Estimated Project Total:		**$ 9,196,200**

FY Projected Allocation

Project Costs Allocation	Prior Years Allocation	FY2021	FY2022	FY2023	FY2024	FY 2025	Total Project Costs
Land/Right of Way							
Preliminary Engineering		$ 153,270					$ 153,270
Design/Surveying			$ 1,379,430				$ 1,379,430
Construction				$ 7,663,500			$ 7,663,500
Equipment and Furniture							$ -
Contingency							$ -
Total Costs		**$ 153,270**	**$ 1,379,430**	**$ 7,663,500**			**$ 9,196,200**

FY Projected Funding Sources

Funding Sources	Prior Years Funding	FY2021	FY2022	FY2023	FY2024	FY2025	Total Project Funding
Utility Bonds			$ 1,379,430	$ 7,663,500			$ 9,042,930
Operating Funds							
Connections Fees							
Impact Fees		$ 153,270					$ 153,270
EDC							
Total Sources		**$ 153,270**	**$ 1,379,430**	**$ 7,663,500**			**$ 9,196,200**

Notes:

City of Fulshear

2021 - 2025 Capital Improvement Program

Water

Project Name:	Water Master Plan - 12-inch FM 359 Transmission Line - Phase II		
Project Number:	W21C	**Fiscal Year:**	2021

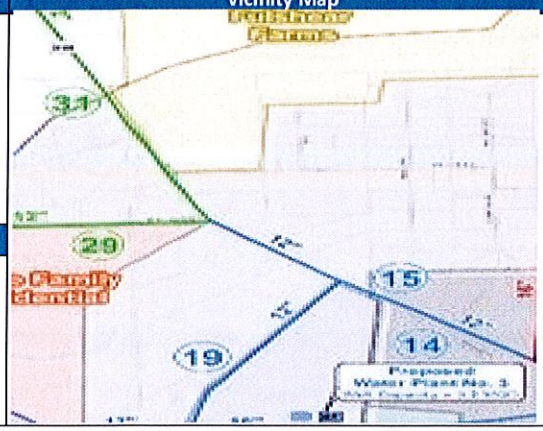
Detailed Project Description:

This project consists of the construction of an extension of the existing 12-inch water line along FM 359 across FM 359 near Wallis Rd. to serve additional customers.

Detailed Project Drivers:

This project will provide additional water service along FM 359 in order to serve growth along the FM 359 corridor

Vicinity Map



Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	12-inch Water Line & Appurtenances	50	LF	$ 120		$ 6,000
2	24-inch Boring and Casing	120	LF	$ 420		$ 57,100
3	12-inch Gate Valves	3	EA	$ 5,000		$ 15,000
4	Fire Hydrant Assembly	1	EA	$ 6,500		$ 6,500
				SUBTOTAL:		**$ 84,600**
		Contingency		30%		$ 25,400
				SUBTOTAL:		**$ 110,000**
		Eng./Survey		15%		$ 16,500
				SUBTOTAL:		**$ 126,500**
				Estimated Project Total:		**$ 126,500**

FY Projected Allocation

Project Costs Allocation	Prior Years Allocation	FY2021	FY2022	FY2023	FY2024	FY 2025	Total Project Costs
Land/Right of Way							
Preliminary Engineering							
Design/Surveying		$ 16,500					$ 16,500
Construction		$ 110,000					$ 110,000
Equipment and Furniture							
Contingency							
Total Costs		**$ 126,500**					**$ 126,500**

FY Projected Funding Sources

Funding Sources	Prior Years Funding	FY2021	FY2022	FY2023	FY2024	FY 2025	Total Funding
Utility Bonds							
Operating Funds 500		$ 126,500					$ 126,500
Connections Fees							
Impact Fees							
EDC							
Total Sources		**$ 126,500**					**$ 126,500**

Notes:

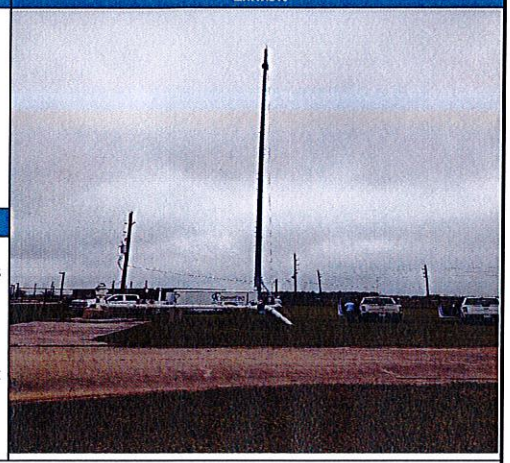
City of Fulshear
2021 - 2025 Capital Improvement Program
Water

Project Name:	CCR/COF AMI Tower Improvements		
Project Number:	W21D	**Fiscal Year:**	2021

Detailed Project Description:

Install 4 additional AMI Antennas in strategic locations that will provide coverage of our growing area.

Exhibit



Detailed Project Drivers:

Current Infrastructure = 3 AMI Antennas. Growth within the network area indicates areas within the northern areas of CCR and far south areas of the City of Fulshear systems are not getting included in the data reads.. City staff drives by those addresses that are missed to obtain readings, a process that takes 3-8 hours. The City's original contractor, Neptune, is offering to partner in a project that will provide 4 gateway Antennas at a cost of $20,000/each if the city will supply the locations and installed poles or other infrastructure.

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	120" poles	4	EA	$ 22,000		$ 88,000
				SUBTOTAL:		**$ 88,000**
		Contingency		30%		$ 26,400
				SUBTOTAL:		**$ 114,400**
		Eng./Survey		20%		$ 22,900
				SUBTOTAL:		**$ 137,300**
				Estimated Project Total:		**$ 137,300**

FY Projected Allocation

Project Costs Allocation	Prior Years Allocations	FY2021	FY2022	FY2023	FY2024	FY2025	Total Project Costs
Preliminary Engineering							
Land/Right of Way							
Design/Surveying		$ 22,900					
Construction		$ 88,000					
Equipment and Furniture							
Contingency		$ 26,400					
Total Costs	**$ -**	**$ 137,300**	**$ -**	**$ -**	**$ -**		**$ -**

FY Projected Funding Sources

Funding Sources	Prior Year Funding	FY2021	FY2022	FY2023	FY2024	FY2025	Total Project Funding
Utility Bonds							
Operating Funds		$ 68,750					
CCR Reserve Funds		$ 68,750					
Connections Fees							
Impact Fees							
EDC							
Total Sources	**$ -**	**$ 137,500.00**	**$ -**	**$ -**	**$ -**		**$ -**

Notes: Operating Funds = Fund 100 Utility Billing Services....

WASTEWATER
5-Year Capital Improvement Plan
City of Fulshear, Texas
5/31/2020 - DRAFT

Project Summary

Project Code	Project Name	Funding Source	Description
WW18A	Wastewater System Management Program	Utility Oper Funds/ CCR Capital Reserves Fund	This is an annual heavy maintenance program that will identify specific improvements for the Wastewater System.
WW18B	Wastewater System Maintenance Equipment	Oper. Funds/Fund Bal. Utility Funds	This project will be used to acquire heavy equipment necessary for wastewater system maintenance needs around the City.
WW18C	Wastewater Master Plan (Years 1-5) Project 1	TBD Utility Bonds	3.0 MGD Cross Creek Ranch WWTP Expansion to 4.0 MGD (20% Prof Svcs & 2 yr construction)
WW18D	Wastewater Master Plan (Years 1-5) Project 2	Impact Fees/TBD Utility Bonds	WWTP Diversion Lift Station and Force Main (20% Prof Svcs & 2 yr construction) Component of Regional WWTP Project - GCA ILA
WW18E	Wastewater Master Plan (Years 1-5) Project 3	Utility Oper Funds (incl Cap Rec & Impact Fees)/ EDC Requests	24/27/30/36-inch FM 359 Interceptor - Phase I - FY 20 *$150,000 in EDC Allocation*
WW18F	Wastewater Master Plan (Years 1-5) Project 4	Impact Fees/TBD Utility Bonds	30-inch Texas Heritage Parkway Interceptor
WW18H	Wastewater Master Plan (Years 1-5) Project 5	Impact Fees/Utility Funds/TBD Utility Bond	West Fulshear Lift Station
WW18I	Wastewater Master Plan (Years 1-5) Project 6	Impact Fees/Utility Funds/TBD Utility Bond	15/18-inch West Fulshear Interceptor Phase I
WW18J	Wastewater Master Plan (Years 6-10) Project 7 (PER)	Utility Oper Funds (incl Cap Rec & Impact Fees)	This project will begin the efforts to construct a regional WWTP for the City. FY20 work will include evaluation of the project parameters to include budgetary and operational assumptions. FY 21 will include final design of the project system.
WW20A	CCR WWTP Treatment System Rehab	CCR Capital Reserves Fund	FY20 project to include rehabilitation of the existing leased facilities necessary for operation.
WW20B	CCR WWTP Mechanical System Component Upgrades	CCR Capital Reserves Fund	This effort will replace mechanical items (faulty blower) as well as too provide upgrades to the existing SCADA system.
WW21A	Wastewater Master Plan Update	Utility Oper Funds (incl Cap Rec & Impact Fees)	Project will update the Wastewater Master Plan approved in 2017 to reflect the needs for the projected development utilizing the PASA updates in FY 20.
WW21B	Wastewater System Expansion - City of Fulshear WWTP	Utility Oper Funds (incl Cap Rec & Impact Fees)/TBD Utility Bonds	This project will expand the existing WWTP in Old Town Fulshear & upgrade the FM 359 Lift Station on Wallis Road. Design begun in FY 20 and prior years. Construction to begin in FY 21. Project is needed to accommodate development along the FM 359 corridor prior to Regional WWTP coming on line in FY 25.
WW21C	WW Master Plan (Years 1-5) Phase II 24/27/30/36	Utility Oper Funds (incl Cap Rec & Impact Fees)	FY 21 Project will included design and construction of Phase II FM 359 Corridor extension of the sanitary sewer system east of FM 359 at Wallis Rd.
WW21D	WW Master Plan (Years 1-5) Phase III FM 359 Interceptor	Utility Oper Funds (incl Cap Rec & Impact Fees)	FY 21 Project will include preliminary design (routing/line sizing, easement acquisition) of the Sanitary Sewer system needed to serve the developing ETJ along the FM 359 corridor north of Rogers Rd.
WW21E	CCR WWTP Mechanical System Component Upgrades	CCR Capital Reserves Fund	This Project will add Valves for wasting of sludge.
WW21F	CCR WWTP Upgrades	CCR Capital Reserves Fund	This project will upgrade the existing all weather road that continually needs maintenance due to heavy truck traffic within the plant.
WW21G	CCR WWTP Odor Control	CCR Capital Reserves Fund	This project will add an odor control mechanism/component to the current WWTP processing of wastewater to assist in the mitigation of the smell/odor associated with treatment.

Please Note: All figures below are estimates as of 2020 and are in 2020 dollars not adjusted for inflation.
Undetermined funding sources may include existing fund balances, operational funds, developer participation, EDC participation, etc.

Project Code	Prior Years Funding	FY21	FY22	FY23	FY24	FY25	Beyond FY25	TOTALS
WW18A	$ 122,095	$ 100,000	$ 100,000	$ 100,000	$ 100,000	$ 100,000	$ -	$ 622,095
WW18B	$ 200,000	$ -	$ 150,000	$ 100,000	$ 100,000	$ 100,000	$ -	$ 650,000
WW18C	$ -	$ -	$ -	$ 240,000.00	$ 14,000,000	$ -	$ -	$ 14,240,000
WW18D	$ -	$ -	$ -	$ 1,159,400	$ 4,637,600	$ 4,637,600	$ -	$ 10,434,600
WW18E	$ 1,400,000	$ -	$ -	$ -	$ -	$ -	$ -	$ 1,400,000
WW18F	$ -	$ -	$ -	$ -	$ 1,502,925	$ 4,258,288	$ 4,258,288	$ 10,019,500
WW18H	$ -	$ 202,800	$ 233,220	$ 1,321,580	$ -	$ -	$ -	$ 1,757,600
WW18I	$ -	$ -	$ -	$ 246,900	$ 1,399,100	$ 1,399,100	$ -	$ 3,045,100
WW18J	$ 300,000	$ 1,000,000	$ 2,000,000	$ 1,000,000	$ 1,000,000	$ 1,000,000	$ 94,000,000	$ 100,300,000
WW20A	$ 650,000	$ -	$ -	$ -	$ -	$ -	$ -	$ 650,000
WW20B	$ 300,000	$ -	$ -	$ -	$ -	$ -	$ -	$ 300,000
WW21A	$ -	$ 75,000	$ -	$ -	$ -	$ -	$ -	$ 75,000
WW21B	$ -	$ 1,144,000	$ -	$ -	$ -	$ -	$ -	$ 1,144,000
WW21C	$ -	$ 256,000	$ -	$ -	$ -	$ -	$ -	$ 256,000
WW21D	$ -	$ 298,500	$ 597,000	$ 5,969,400	$ -	$ -	$ -	$ 6,864,900
WW21E	$ -	$ 150,000	$ -	$ -	$ -	$ -	$ -	$ 150,000
WW21F	$ -	$ 250,000	$ -	$ -	$ -	$ -	$ -	$ 250,000
WW21G	$ -	$ 65,000	$ -	$ -	$ -	$ -	$ -	$ 65,000
TOTALS	$ 2,972,095	$ 3,541,300	$ 3,080,220	$ 10,137,280	$ 22,739,625	$ 11,494,988	$ 98,258,288	$ 152,223,795

City of Fulshear

2021 - 2025 Capital Improvement Program

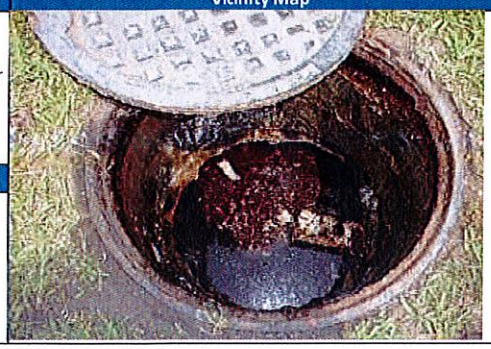
Wastewater

Project Name:	WW18A-Wastewater System Management Program		
Project Number:	WW18A	**Fiscal Year:**	2021

Detailed Project Description:

This is an annual heavy maintenance program that wil lidentify specific improvements for the Wastewater System.

Vicinity Map



Detailed Project Drivers:

To control infiltration into the sewer system, manhole maintenance and surveying the sewer collection system in Old Town Fulshear is needed. Improve communications by adding Fleet Zoom to the City WWTP. Adding city designed facility location signage to the city's wastewater plant and lift stations. Clearing brush along the west side of the CCR WWTP.

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	Raise, lower, repair and seal approximately 40 Sanitary Sewer Manholes in Old Town Fulshear.	40	LS	$ 1,125		$ 64,500
2	Sanitary sewer servey. Clean, Vacuum and Televise sewer main in Old Town Fulshear..	7,500	LF	$ 3.00		$ 22,500
3	Improve Fleetzoom Communication at City WWTP. Currently has a Auto Dialer that is not working.	1	EA	$ 5,000		$ 8,000
4	Clear west fence line at CCR WWTP	1	EA	$ 3,900		$ 3,900
5	Identification signs at Wastewater Treatment Plants and Sanitary Sewer Lift Stations facilities. Provides for an easily identified address for emergency situations, customer reporting, etc for our (18) water plant facilities	18	EA	$ 61		$ 1,100
				SUBTOTAL:		**$ 100,000**
		Contingency		0%		$ -
				SUBTOTAL:		**$ 100,000**
		Eng./Survey		0%		$ -
				SUBTOTAL:		**$ 100,000**
				Estimated Project Total:		**$ 100,000**

FY Projected Allocation

Project Costs Allocation	Prior Years Allocation	FY2021	FY2022	FY2023	FY2024	FY 2025 +	Total Project Costs
Preliminary Engineering							
Land/Right of Way							
Design/Surveying							
Construction	$ 63,900	$ 90,900	$ 100,000	$ 100,000	$ 100,000	$ 100,000	$ 554,800
Equipment and Material	$ 36,100	$ 9,100					$ 45,200
Contingency							
Total Costs	**$ 100,000**	**$ 100,000**	**$ 100,000**	**$ 100,000**	**$ 100,000**	**$ 100,000**	**$ 600,000**

FY Projected Funding Sources

Funding Sources	Prior Years Funding	FY2021	FY2022	FY2023	FY2024	FY 2025 +	Total Funding
Utility Bonds							
Operating Funds 500		$ 100,000	$ 100,000	$ 100,000	$ 100,000	$ 100,000	$ 500,000
Connections Fees							
Impact Fees							
EDC							
Total Sources	**$ -**	**$ 100,000**	**$ 100,000**	**$ 100,000**	**$ 100,000**	**$ 100,000**	**$ 500,000**

Notes:

City of Fulshear

2021 - 2025 Capital Improvement Program

Wastewater

Project Name:	West Fulshear Lift Station		
Project Number:	WW18H	**Fiscal Year:**	2021

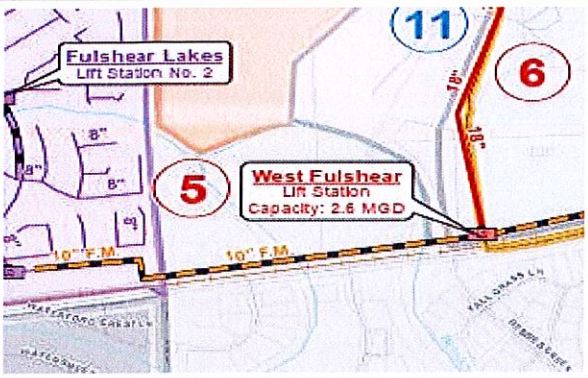
Detailed Project Description:

This project consists of the construction of a new 2.6 MGD West Fulshear Lift Station.

Detailed Project Drivers:

This project would serve developments in west Fulshear such as Polo Ranch and Fulshear Lakes. The existing force main that the lift station will pump into was completed in early 2018.

Vicinity Map



Capital Improvement Cost Estimate* May 4, 2020

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	2.6 MGD Lift Station	1	EA	$ 1,175,580		$ 1,175,580
				SUBTOTAL:		**$ 1,175,600**
		Contingency		30%		$ 352,700
				SUBTOTAL:		**$ 1,528,300**
		Eng./Survey		15%		$ 229,300
				SUBTOTAL:		**$ 1,757,600**
				Estimated Project Total:		**$ 1,757,600**

FY Projected Allocation

Project Costs Allocation	Prior Years Allocation	FY2021	FY2022	FY2023	FY2024	FY 2025	Total Project Costs
Preliminary Engineering							
Land/Right of Way							
Design/Surveying		$ 202,800	$ 233,220				$ 436,020
Construction				$ 1,321,580			$ 1,321,580
Equipment and Furniture							
Contingency							
Total Costs	**$ -**	**$ 202,800**	**$ 233,220**	**$ 1,321,580**	**$ -**		**$ 1,757,600**

FY Projected Funding Sources

Funding Sources	Prior Years Funding	FY2021	FY2022	FY2023	FY2024	FY 2025	Total Funding
Utility Bonds				$ 1,321,580			$ 1,321,580
Operating Funds			$ 233,220				$ 233,220
Connections Fees							
Impact Fees		$ 202,800					$ 202,800
EDC							
Total Sources	**$ -**	**$ 202,800**	**$ 233,220**	**$ 1,321,580**	**$ -**		**$ 1,757,600**

Notes:

City of Fulshear

2021 - 2025 Capital Improvement Program

Wastewater

Project Name:	Regional Wastewater System		
Project Number:	WW18J	**Fiscal Year:**	2021

Detailed Project Description:

This project consists of the construction of a new regional WWTP, regional interceptor, diversion lift station at the current City WWTP site and a force main from the Diversion Lift Station to the regional interceptor

Vicinity Map

Detailed Project Drivers:

This project will provide additional treatment capacity for near term growth within the City of Fulshear system

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	Regional WW System - Partnership w/ GCA	LS	1	$ 64,102,500		$ 64,102,500
				SUBTOTAL:		**$ 64,102,500**
		Contingency		30%		$ 19,230,800
				SUBTOTAL:		**$ 83,333,300**
		Eng./Survey		20%		$ 16,666,700
				SUBTOTAL:		**$ 100,000,000**
				Estimated Project Total:		**$ 100,000,000**

FY Projected Allocation

Project Costs Allocation	Prior Years Allocation	FY2021	FY2022	FY2023	FY2024	FY 2025 +	Total Project Costs
Preliminary Engineering	$ 300,000	$ 1,000,000					$ 1,300,000
Land/Right of Way							
Design/Surveying							
Construction			$ 2,000,000	$ 1,000,000	$ 1,000,000	$ 94,700,000	$ 98,700,000
Equipment and Furniture							
Contingency							
Total Costs	**$ 300,000**	**$ 1,000,000**	**$ 2,000,000**	**$ 1,000,000**	**$ 1,000,000**		**$ 100,000,000**

FY Projected Funding Sources

Funding Sources	Prior Years Funding	FY2021	FY2022	FY2023	FY2024	FY 2025 +	Total Funding
Utility Bonds			$ 2,000,000	$ 1,000,000	$ 1,000,000	$ 94,700,000	$ 98,700,000
Operating Funds	300000	$ 1,000,000					$ 1,300,000
Connections Fees							
Impact Fees							
EDC							
Total Sources	**$ 300,000.00**	**$ 1,000,000**	**$ 2,000,000**	**$ 1,000,000**	**$ 1,000,000**		**$ 100,000,000**

Notes: Estimate provided by Clay & Leyendecker on 5/5/2020

City of Fulshear

2021 - 2025 Capital Improvement Program

Wastewater

Project Name:	WW20A - CCR WWTP Treatment System Rehab		
Project Number:	WW20A	**Fiscal Year:**	2021

Detailed Project Description:

Rehabilitate .500 MG WWTP. Blast and re-coat tanks, install new air bridges, provide aerations equipment and replace bar screen/splitter box.

Detailed Project Drivers:

Growth in Cross Creek Ranch.

Vicinity Map

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	WWTP rehabilitation	1	EA	$ 650,000		$ 650,000
				SUBTOTAL:		**$ 650,000**
		Contingency		0%		$ -
				SUBTOTAL:		**$ 650,000**
		Eng./Survey		0%		$ -
				SUBTOTAL:		**$ 650,000**
				Estimated Project Total:		**$ 650,000**

FY Projected Allocation

Project Costs Allocation	Prior Years Allocation	FY2021	FY2022	FY2023	FY2024	FY 2025	Total Project Costs
Preliminary Engineering							
Land/Right of Way							
Design/Surveying							
Construction	$ 650,000						$ 650,000
Equipment and Furniture							
Contingency							
Total Costs	**$ 650,000**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 650,000**

FY Projected Funding Sources

Funding Sources	Prior Years Funding	FY2021	FY2022	FY2023	FY2024	FY 2025	Total Funding
Utility Bonds							
CCR Capital Improvement Project Funds 551	$ 650,000						$ 650,000
Connections Fees							
Impact Fees							
EDC							
Total Sources	**$ 650,000**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 650,000**

Notes:Fund 501

City of Fulshear

2021 - 2025 Capital Improvement Program

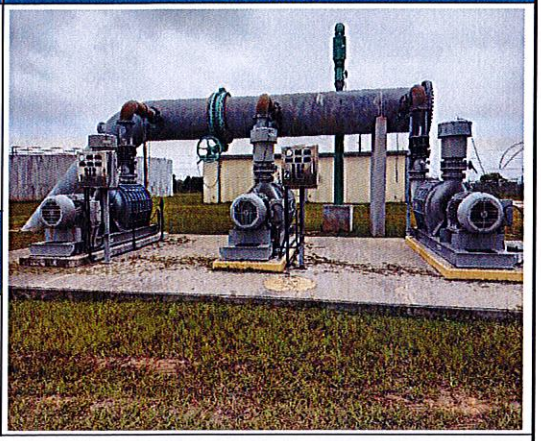
Wastewater

Project Name:	WW20B CCR WWTP Mechanical System Componet Upgrades		
Project Number:	WW20B	**Fiscal Year:**	2021

Detailed Project Description:

Repair two blowers, install variable frequency drives on all 3 blower motors and install disolved oxygen probes to measure and operate blowers. Finalize SCADA platform, specifications, purchase and implement.

Vicinity Map



Detailed Project Drivers:

Currently, two blowers are in major need of repair. Adding the Variable frequency Drives will allow the oversized blowers to produce only the amount of air needed and will reduce energy cost by 35%. The implementation of SCADA willallow realtime view and control of the wastewater treatment plant and lift stations.

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	Repair 2 Blowers	2	EA	$ 20,000		$ 40,000
2	Variable frequency Drives	3	EA	$ 20,000		$ 60,000
3	Dissolved Oxygen Probes, Controls and Installation	1	EA	$ 40,000		$ 40,000
4	Construction	1	EA	$ 70,000		$ 70,000
5	SCADA CCR WWTP	1	LS	$ 62,700		$ 62,700
				SUBTOTAL:		**$ 272,700**
		Contingency		0%		$ -
				SUBTOTAL:		**$ 272,700**
		Eng./Survey		10%		$ 27,300
				SUBTOTAL:		**$ 300,000**
				Estimated Project Total:		**$ 300,000**

FY Projected Allocation

Project Costs Allocation	Prior Years Allocation	FY2021	FY2022	FY2023	FY2024	FY 2025	Total Project Costs
Preliminary Engineering	$ 13,650						$ 13,650
Land/Right of Way							
Design/Surveying	$ 13,650						$ 13,650
Construction	$ 70,000						$ 70,000
Equipment, Repairs and Material	$ 202,700						$ 202,700
Contingency							
Total Costs	**$ 300,000**						**$ 300,000**

FY Projected Funding Sources

Funding Sources	Prior Years Funding	FY2021	FY2022	FY2023	FY2024	FY 2025	Total Funding
Utility Bonds							
CCR Capital Project Funds 501	$ 300,000						$ 300,000
Connections Fees							
Impact Fees							
EDC							
Total Sources	**$ 300,000**						**$ 300,000**

Notes:

City of Fulshear

2021 - 2025 Capital Improvement Program

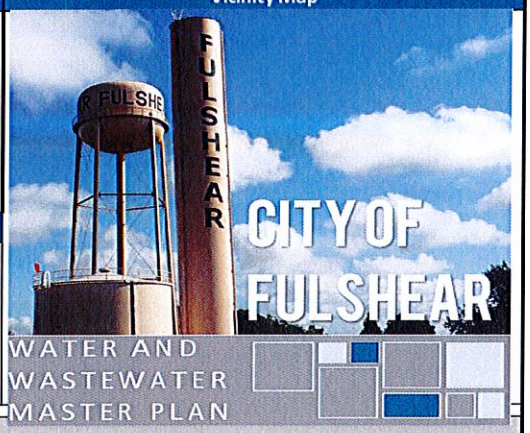
Water

Project Name:	Water Wastewater Maspter Plan Update		
Project Number:	WW21A	**Fiscal Year:**	2021

Detailed Project Description:

Project will update the Master Plan approved in 2017 to reflect the needs for the projected development utilizing the PASA updates in FY 20.

Vicinity Map



Detailed Project Drivers:

Additional growth in the FM 359 corridor, timing of development.

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	Review, Analyze and Update Master Plan	1		$ 75,000		$ 75,000
				SUBTOTAL:		**$ 75,000**
		Contingency		30%		
				SUBTOTAL:		**$ 75,000**
		Eng./Survey		15%		
				SUBTOTAL:		**$ 75,000**
				Estimated Project Total:		**$ 75,000**

FY Projected Allocation

Project Costs Allocation	Prior Years Allocation	FY2021	FY2022	FY2023	FY2024	FY 2025	Total Project Costs
Land/Right of Way							
Preliminary Engineering							
Design/Surveying		$ 75,000					$ 75,000
Construction							
Equipment and Furniture							
Contingency							
Total Costs		**$ 75,000**					**$ 75,000**

FY Projected Funding Sources

Funding Sources	Prior Years Funding	FY2021	FY2022	FY2023	FY2024	FY 2025	Total Funding
Utility Bonds							
Operating Funds 500		$ 75,000					$ 75,000
Connections Fees							
Impact Fees							
EDC							
Total Sources		**$ 75,000**					**$ 75,000**

Notes:

City of Fulshear

2021 - 2025 Capital Improvement Program

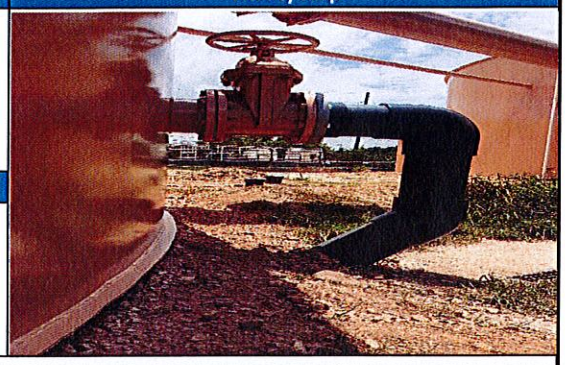
Wastewater

Project Name:	WWTP Capacity Expansion		
Project Number:	WW21B	**Fiscal Year:**	2021

Detailed Project Description:

This project consists of the expansion of the existing 0.5 MGD Downtown WWTP to its permitted capacity of 0.7 MGD as well as additional infrastructure for peak flow management. A Lift Station upgrade to the existing lift station at Wallis Road is included.

Vicinity Map



Detailed Project Drivers:

This project will provide additional treatment capacity for near term growth within the City of Fulshear system

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit		Unit Price	Total
1	0.2 MGD WWTP Expansion	1	LS		$ 570,000	$ 570,000
1	Lift Station Upgrade	1	LS		$ 163,250	$ 163,250
					SUBTOTAL:	**$ 733,300**
		Contingency			30%	$ 220,000
					SUBTOTAL:	**$ 953,300**
		Eng./Survey			20%	$ 190,700
					SUBTOTAL:	**$ 1,144,000**
					Estimated Project Total:	**$ 1,144,000**

FY Projected Allocation

Project Costs Allocation	Prior Years Allocation	FY2021	FY2022	FY2023	FY2024	FY 2025	Total Project Costs
Preliminary Engineering							
Land/Right of Way							
Design/Surveying							$ -
Construction		$ 1,144,000					$ 1,144,000
Equipment and Furniture							
Contingency							
Total Costs	**$ -**	**$ 1,144,000**	**$ -**	**$ -**		**$ -**	**$ 1,144,000**

FY Projected Funding Sources

Funding Sources	Prior Years Funding	FY2021	FY2022	FY2023	FY2024	FY 2025	Total Funding
Utility Bonds							
Operating Funds		$ 1,144,000					$ 1,144,000
Connections Fees							
Impact Fees							
EDC							
Total Sources	**$ -**	**$ 1,144,000**	**$ -**	**$ -**		**$ -**	**$ 1,144,000**

Notes: Estimate provided by Clay & Leyendecker on 5/5/2020

City of Fulshear

2021 - 2025 Capital Improvement Program

Wastewater

Project Name:	FM 359 Interceptor - Phase 2		
Project Number:	WW21C	**Fiscal Year:**	2021

Detailed Project Description:

This project consists of the construction of an extension of the existing 12-inch sanitary sewer along FM 359 across Rogers Rd and 359 to serve additional customers.

Detailed Project Drivers:

This project will provide additional wastewater service along FM 359 in order to serve growth along the FM 359 corridor

Vicinity Map

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	12-inch Sewer Interceptor	600	LF	$ 108		$ 64,800
2	24-inch Boring and Casing	120	LF	$ 420		$ 50,400
3	60-inch Diameter Manhole	4	EA	$ 14,000		$ 56,000
				SUBTOTAL:		**$ 171,200**
		Contingency		30%		$ 51,400
				SUBTOTAL:		**$ 222,600**
		Eng./Survey		15%		$ 33,400
				SUBTOTAL:		**$ 256,000**
				Estimated Project Total:		**$ 256,000**

FY Projected Allocation

Project Costs Allocation	Prior Years Allocation	FY2021	FY2022	FY2023	FY2024	FY 2025	Total Project Costs
Preliminary Engineering							
Land/Right of Way							
Design/Surveying		$ 33,400					$ 33,400
Construction		$ 222,600					$ 222,600
Equipment and Furniture							
Contingency							
Total Costs		**$ 256,000**					**$ 256,000**

FY Projected Funding Sources

Funding Sources	Prior Years Funding	FY2021	FY2022	FY2023	FY2024	FY 2025	Total Funding
Utility Bonds							
Operating Funds							
Connections Fees							
Impact Fees		$ 256,000					$ 256,000
EDC							
Total Sources		**$ 256,000**					**$ 256,000**

Notes:

City of Fulshear

2021 - 2025 Capital Improvement Program

Wastewater

Project Name:	FM 359 Interceptor - Phase 3		
Project Number:	WW21D	**Fiscal Year:**	2021

Detailed Project Description:

This project consists of the construction of a parallel 24/30/36-inch Interceptor along FM 359 to the Cross Creek Ranch West area to the existing City of Fulshear WWTP.

Detailed Project Drivers:

This project will provide additional conveyance capacity to the City Downtown WWTP in order to serve long term growth along the FM 359 corridor

Vicinity Map

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit		Unit Price	Total
1	36-inch Sewer Interceptor	300	LF		$ 324	$ 97,200
2	30-inch Sewer Interceptor	6,000	LF		$ 270	$ 1,620,000
3	27-inch Sewer Interceptor	5,000	LF		$ 243	$ 1,215,000
4	24-inch Sewer Interceptor	2,600	LF		$ 216	$ 561,600
5	36-inch Boring and Casing	1,200	LF		$ 630	$ 756,000
6	72-inch Diameter Manhole	19	EA		$ 18,000	$ 342,000
					SUBTOTAL:	**$ 4,591,800**
		Contingency			30%	$ 1,377,600
					SUBTOTAL:	**$ 5,969,400**
		Eng./Survey			15%	$ 895,500
					SUBTOTAL:	**$ 6,864,900**
					Estimated Project Total:	**$ 6,864,900**

FY Projected Allocation

Project Costs Allocation	Prior Years Allocation	FY2021	FY2022	FY2023	FY2024	FY 2025	Total Project Costs
Preliminary Engineering							
Land/Right of Way							
Design/Surveying		$ 298,500	$ 597,000				$ 895,500
Construction				$ 5,969,400			$ 5,969,400
Equipment and Furniture							
Contingency							
Total Costs		**$ 298,500**	**$ 597,000**	**$ 5,969,400**			**$ 6,864,900**

FY Projected Funding Sources

Funding Sources	Prior Years Funding	FY2021	FY2022	FY2023	FY2024	FY 2025	Total Funding
Utility Bonds				$ 2,984,700			$ 2,984,700
Operating Funds			$ 597,000				$ 597,000
Connections Fees							
Impact Fees		$ 298,500		$ 2,984,700			$ 3,283,200
EDC							
Total Sources		**$ 298,500**	**$ 597,000**	**$ 5,969,400**			**$ 6,864,900**

Notes:

City of Fulshear

2021 - 2025 Capital Improvement Program

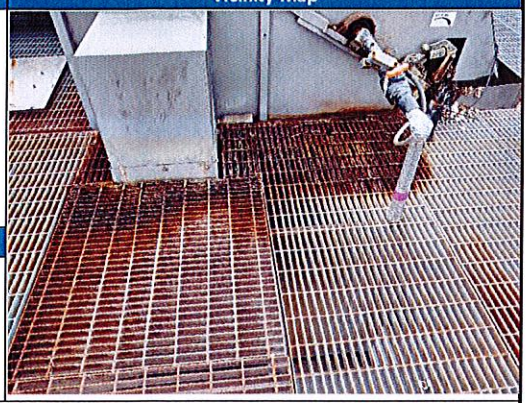
Wastewater

Project Name:	CCR Wastewater Treatment Plant Improvements		
Project Number:	WW21E	**Fiscal Year:**	2021

Detailed Project Description:

Install Sludge Waste Valves to control sludge and control from SCADA system. Replace unsafe walkway with material that will not deteriorate due to Hydrogen Sulfide gases.

Vicinity Map



Detailed Project Drivers:

Improved control of sludge wasting and safety issues with walkway surface.

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	Install Waste Valve	1	EA	$ 98,000		$ 100,000
2	Replace Walkway Grating	50	EA	$ 1,000		$ 50,000
				SUBTOTAL:		**$ 150,000**
		Contingency		0%		$ -
				SUBTOTAL:		**$ 150,000**
		Eng./Survey		0%		$ -
				SUBTOTAL:		**$ 150,000**
				Estimated Project Total:		**$ 150,000**

FY Projected Allocation

Project Costs Allocation	Prior Years Allocation	FY2021	FY2022	FY2023	FY2024	FY 2025	Total Project Costs
Preliminary Engineering							
Land/Right of Way							
Design/Surveying							
Construction							
Equipment Upgrades		$ 150,000					$ 150,000
Contingency							
Total Costs		**$ 150,000**					**$ 150,000**

FY Projected Funding Sources

Funding Sources	Prior Years Funding	FY2021	FY2022	FY2023	FY2024	FY 2025	Total Funding
Utility Bonds							
CCR Capital Improvement Fund 551		$ 150,000					$ 150,000
Connections Fees							
Impact Fees							
EDC							
Total Sources		**$ 150,000**					**$ 150,000**

Notes:

City of Fulshear

2021 - 2025 Capital Improvement Program

Wastewater

Project Name:	WW??? - CoCr Driveway and Drainage Improvements		
Project Number:	WW21F	**Fiscal Year:**	2021

Detailed Project Description:

Install new driveway at CCR WWTP.

Vicinity Map

Detailed Project Drivers:

Current driveway is dirt/gravel. Creates issues with heavy equipment maneuvering to deliver supplies to the WWTP after rain events. Improve drainage needs with new driveway.

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	Driveway	1	LF	$ 200,000		$ 200,000
2	Drainage	1	EA	$ 50,000		$ 50,000
				SUBTOTAL:		**$ 250,000**
		Contingency		30%		
				SUBTOTAL:		**$ 250,000**
		Eng./Survey		20%		
				SUBTOTAL:		**$ 250,000**
				Estimated Project Total:		**$ 250,000**

FY Projected Allocation

Project Costs Allocation	Prior Years Allocation	FY2021	FY2022	FY2023	FY2024	FY 2025 +	Total Project Costs
Preliminary Engineering							
Land/Right of Way							
Design/Surveying		$ 40,000					$ 40,000
Construction		$ 165,000					$ 165,000
Equipment and Furniture							
Contingency		$ 45,000					$ 45,000
Total Costs		**$ 250,000**					**$ 250,000**

FY Projected Funding Sources

Funding Sources	Prior Years Funding	FY2021	FY2022	FY2023	FY2024	FY 2025 +	Total Funding
Utility Bonds							
CCR Capital Project Fund 551		$ 250,000					$ 250,000
Connections Fees							
Impact Fees							
EDC							
Total Sources		**$ 250,000**					**$ 250,000**

Notes:

City of Fulshear

2021 - 2025 Capital Improvement Program

Wastewater

Project Name:	CCR Lift Station Odor Control Improvement		
Project Number:	WW21G	**Fiscal Year:**	2021

Detailed Project Description:

Install new odor control at CCR Lift Stations !, 3 and 6.

Vicinity Map

Detailed Project Drivers:

Install odor control at CCR Regional Lift Station 1, 3 and 6. To prevent odor from excaping the containment of the lift station wet well and allowing an odor nuisance.

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	Odor control equipment	3	LF	$ 3,300		$ 10,000
2	Microsolve odor control	1	EA	$ 55,000		$ 55,000
				SUBTOTAL:		**$ 65,000**
		Contingency		0%		$ -
				SUBTOTAL:		**$ 65,000**
		Eng./Survey		0%		$ -
				SUBTOTAL:		**$ 65,000**
				Estimated Project Total:		**$ 65,000**

FY Projected Allocation

Project Costs Allocation	Prior Years Allocation	FY2021	FY2022	FY2023	FY2024	FY 2025	Total Project Costs
Preliminary Engineering							
Land/Right of Way							
Design/Surveying							
Construction							
Equipment and Furniture		$ 65,000					$ 65,000
Contingency							
Total Costs		**$ 65,000**					**$ 65,000**

FY Projected Funding Sources

Funding Sources	Prior Years Funding	FY2021	FY2022	FY2023	FY2024	FY 2025 +	Total Funding
Utility Bonds							
CCR Capital Improvement Project Fund 551		$ 65,000					$ 65,000
Connections Fees							
Impact Fees							
EDC							
Total Sources		**$ 65,000**					**$ 65,000**

Notes:

MUNICIPAL FACILITIES, PARKS, & TECHNOLOGY
5-Year Capital Improvement Plan
City of Fulshear, Texas
5/31/2020 - DRAFT

Project Summary

Project Code	Project Name	Funding Source	Description
FPT18B	GIS/CRM/Asset Management System	Oper, CIP, & Utility Funds/Fund Balance	This project is a combined effort to implement GIS and other Asset Management technology needs with a Customer Response Management System that is compatible with the City's Financial Software. *(Estimated cost split will be 50%-Oper/CIP & 50%-Utility CIP)*
FPT18C	Facilities & Parks Management Program	Oper, CIP, & Parks Funds/ Fund Balance	This is an annual heavy maintenance program that will identify specific improvements to the City's Facilities and Parks. *(Estimated funds will be 75%-Oper/CIP and 25%-Parks Fund)*
FPT18E	City Hall Downtown Facility Remodel Improvements	Oper, CIP, & Utility Funds/Fund Balance	This project will support a facility analysis of the FBC Librafry to include possible partnership as well as the identification of potential improvements & facility upgrades. FY 20 funding for review of FBC library for remodeling. FY 21 remodeling. *(Estimated cost split will be 75%-Oper/CIP Funds & 25%-Utility Funds)*
FPT18F	Police Department Relocation	TBD Facility Bonds	This project will include a reconstruction of the Police Department Facilities.
FPT18I	Irene Stern Community Center Replacement	TBD Facility Bonds	This project will include a reconstruction of the Irene Stern Community Center.
FPT18J	City Hall Relocation	TBD Facility Bonds	This project will include a reconstruction of the City Hall Facilities.
FPT18K	PW Maintenance & Operations Facility	TBD Facility Bonds	This project will include construction of maintenance facilities for Public Works Operations.
FPT18L LED	Streetlight Conversion	Oper. Funds/ CIP Fund Bal.	This project will implement the aesthetic and technical priorities for the streetlights within the City covered by the Centerpoint M&O tariff.
FPT19A	Parks & Pathways Development	Parks Funds & EDC Requests	This ongoing effort will support the design and implementation of projects as identified by and/or in line with the goals of the Parks and Pathways Master Plan. FY20 work will include continued implementation of the Primrose Park concept plan as well as additional items to improve existing infrastructure necessary to implement the plan. (Estimated FY20 cost split will be $800,000-Park Funds and $100,000-EDC Requests)
FPT19B	Livable Centers Study Implementation	Oper. Funds/ CIP Fund Bal./ EDC Requests	This ongoing effort will support the design and implementation of projects as identified by and/or in line with the goals of the HGAC Livable Centers Study. FY20 work will include implementation of branding; FY 21 will include streetscape items as well as additional items to improve existing infrastructure necessary to implement the plan. (Estimated cost split will be $200,000-Oper/CIP Funds and $100,000-EDC Requests)
FPT20A	Comprehensive Plan Update	Oper. Funds/ CIP Fund Bal.	Project to provide for an update of the City's Comprehensive Plan in line with recent planning efforts.
FPT20B	Police Department Security Enhancements Pilot Program	Oper. Funds/ CIP Fund Bal.	This project will be a pilot program to determine the feasiblity of area security enhancements such as LPR technology.

Please Note: All figures below are estimates as of 2019 and are in 2019 dollars not adjusted for inflation.

Undetermined funding sources may include existing fund balances, operational funds, developer participation, EDC participation, etc.

Project Code	Prior Years Funding	FY21	FY22	FY23	FY24	FY25	Beyond FY25	TOTALS
FPT18B	$ 50,000	$ -	$ -	$ -	$ -	$ -	$ -	$ 50,000
FPT18C	$ 229,135	$ 75,000	$ 125,000	$ 125,000	$ 125,000	$ -	$ -	$ 679,135
FPT18E	$ 75,000	**$ 500,000**	**$ -**	**$ -**	**$ -**	$ -	**$ -**	$ 575,000
FPT18F	$ -	$ -	**$ -**	$ -	$ 1,600,000	$ 8,000,000	$ 8,000,000	$ 17,600,000
FPT18I	$ -	$ -	**$ -**	$ 1,000,000	$ 5,000,000	$ 5,000,000	$ -	$ 11,000,000
FPT18J	$ -	$ -	$ -	$ -	$ 4,000,000	$ 4,000,000	$ 20,000,000	$ 28,000,000
FPT18K	$ -	$ -	$ -	$ 600,000	$ 600,000	$ -	$ 3,000,000	$ 4,200,000
FPT18L	$ 110,000	$ -	$ 110,000	$ -	$ -	$ -	$ -	$ 220,000
FPT19A	$ 900,000	$ 200,000	$ 200,000	$ 200,000	$ 200,000	$ 200,000	$ -	$ 1,900,000
FPT19B	$ 400,000	$ 200,000	$ 200,000	$ 200,000	$ 200,000	$ 200,000	$ -	$ 1,400,000
FPT20A	$ 175,000	$ -	$ -	$ -	$ -	$ 250,000	$ -	$ 425,000
FPT20B	$ 50,000	$ -	$ -	$ -	$ -	$ -	$ -	$ 50,000
TOTALS	**$ 1,989,135**	**$ 975,000**	**$ 635,000**	**$ 2,125,000**	**$ 11,725,000**	**$ 17,650,000**	**$ 31,000,000**	**$ 66,099,135**

City of Fulshear

2021 - 2025 Capital Improvement Program

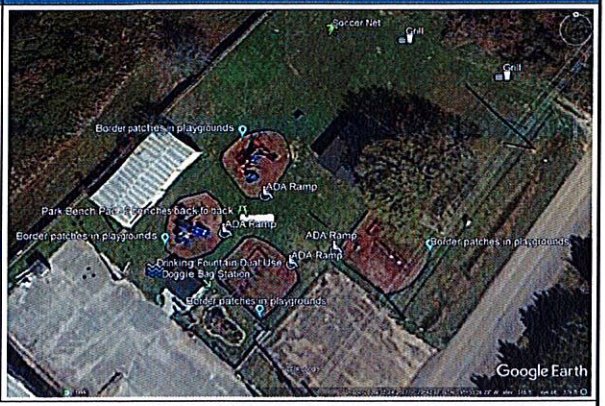
Facilities Parks & Technology

Project Name:	Facilities & Parks Management Program		
Project Number:	FPT18C	**Fiscal Year:**	2021

Detailed Project Description:

This is an annual heavy maintenance program that will identify specific improvements to the City's Facilities and Parks.
(Estimated funds will be 75%-Oper/CIP and 25%-Parks Fund)

Vicinity Map



Detailed Project Drivers:

Growth and population increases in residential communities; public use of parks/facilities drive needs to upgrade & improve; staffing additions/added services

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	Park Equipment	1	LS	$ 30,000		$ 30,000
2	Facilities Improvements	1	LS	$ 50,000		$ 50,000
3	Park Maintenance	1	LS	$ 20,000		$ 20,000
						$ -
				SUBTOTAL:		**$ 100,000**
				SUBTOTAL:		**$ 100,000**
						$ -
				SUBTOTAL:		**$ 100,000**
				Estimated Project Total:		**$ 100,000**

	Prior Years Allocation	FY Project Allocation					
Project Costs Allocation		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Preliminary Engineering							$ -
Land/Right of Way							$ -
Design/Surveying							
Construction	$ 129,135	$ 30,000					$ 159,135
Equipment and Furniture	$ 100,000	$ 45,000					$ 145,000
Contingency							$ 304,135
Total Costs	**$ 229,135**	**$ 75,000**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 304,135**

	Prior Year Funding	FY Projected Funding Source					
Funding Sources		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Utility Bonds							
Operating Funds	$ 129,135	$ 37,500	$ 62,500	$ 62,500	$ 62,500		$ 354,135
Connections Fees							$ -
Impact Fees							$ -
EDC							$ -
Grant/Other CAD Park Funds	$ 100,000	$ 37,500	$ 62,500	$ 62,500	$ 62,500		$ 325,000
Total Sources	**$ 229,135**	**$ 75,000**	**$ 125,000**	**$ 125,000**	**$ 125,000**	**$ -**	**$ 679,135**

Notes: Fund 100 = Oper Funds

City of Fulshear

2021 - 2025 Capital Improvement Program

Facilities Parks & Technology

Project Name:	City Hall Downtown Facility Remodel		
Project Number:	FPT18E	**Fiscal Year:**	2021

e

This project will support a facility analysis of the FBC Librafry to include possible partnership as well as the identification of potential improvements & facility upgrades. FY 20 funding for review of FBC library for remodeling. FY 21 remodeling.
(Estimated cost split will be 75%-Oper/CIP Funds & 25%-Utility Funds)

Vicinity Map

Detailed Project Drivers:

Livable Centers Plan; Growth in level of services; staffing additions/added services; provide a common City Hall location for all City Services except for PD

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	Analysis	1	LS	$ 50,000		$ 50,000
2	Design	1	LS	$ 75,000		$ 75,000
3	Remodel	1	LS	$ 450,000		$ 450,000
				SUBTOTAL:		$ 575,000
				SUBTOTAL:		$ 575,000
						$ -
				SUBTOTAL:		$ 575,000
				Estimated Project Total:		$ 575,000

	Prior Years Allocation	FY Project Allocation					
Project Costs Allocation		FY2021	FY2022	FY2023	FY2024	FY2025	Total
Preliminary Engineering	$ 50,000						$ 50,000
Land/Right of Way							$ -
Design/Surveying	$ 25,000	$ 50,000					
Construction		$ 450,000					$ 450,000
Equipment and Furniture							$ -
Contingency							$ 450,000
Total Costs	$ 75,000	$ 500,000	$ -	$ -	$ -	$ -	$ 575,000

	Prior Year Funding	FY Projected Funding Source					
Funding Sources		FY2021	FY2022	FY2023	FY2024	FY2025	Total
Utility Bonds							
Operating Funds	$ 75,000	$ 500,000					$ 575,000
Connections Fees							$ -
Impact Fees							$ -
EDC							$ -
Grant/Other CAD Park Funds							$ -
Total Sources	$ 75,000	$ 500,000	$ -	$ -	$ -	$ -	$ 575,000

Oper Funds = 100 & 500 (75%/25%)

City of Fulshear

2021 - 2025 Capital Improvement Program

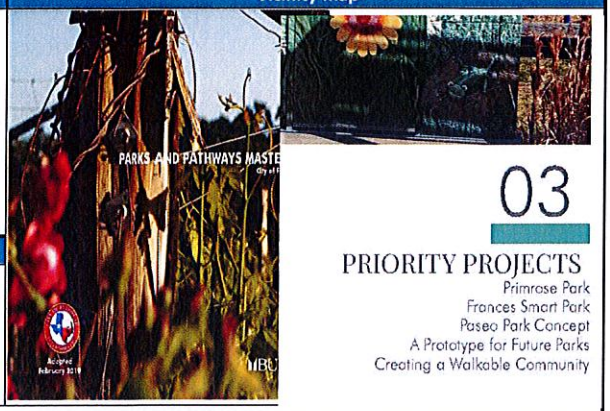
Facilities Parks & Technology

Project Name:	Parks & Pathways Development		
Project Number:	FPT19A	**Fiscal Year:**	2021

Detailed Project Description:

This ongoing effort will support the design and implementation of projects as identified by and/or in line with the goals of the Parks and Pathways Master Plan. FY20 work will include continued implementation of the Primrose Park concept plan as well as additional items to improve existing infrastructure necessary to implement the plan.
(Estimated FY20 cost split will be $800,000-Park Funds and $100,000-EDC Requests)

Vicinity Map



03

PRIORITY PROJECTS
Primrose Park
Frances Smart Park
Paseo Park Concept
A Prototype for Future Parks
Creating a Walkable Community

Detailed Project Drivers:

Livable Centers Plan; Growth in level of services; staffing additions/added services; provide a common City Hall location for all City Services except for PD

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	Analysis	1	LS	$ 50,000		$ 50,000
2	Design	1	LS	$ 75,000		$ 75,000
3	Construction	1	LS	$ 450,000		$ 450,000
4		1	LS	$ -		$ -
5		1	LS	$ -		$ -
						$ -
				SUBTOTAL:		**$ 575,000**
				SUBTOTAL:		**$ 575,000**
						$ -
				SUBTOTAL:		**$ 575,000**
				Estimated Project Total:		**$ 575,000**

	Prior Years Allocation	FY Project Allocation					
Project Costs Allocation		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Preliminary Engineering	$ 200,000						$ 200,000
Land/Right of Way							$ -
Design/Surveying	$ 34,000						$ 34,000
Construction	$ 650,000	$ 200,000					$ 850,000
Equipment and Furniture	$ 16,000						$ 16,000
Contingency							$ -
Total Costs	**$ 900,000**	**$ 200,000**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 1,100,000**

	Prior Year Funding	FY Projected Funding Source					
Funding Sources		**FY2021**	**FY2022**	**FY2023**	**FY2024**	**FY2025**	**Total**
Utility Bonds							
Operating Funds							$ -
Connections Fees							$ -
Impact Fees							$ -
EDC							$ -
Grant/Other CAD Park Funds	$ 900,000	$ 200,000	$ 200,000	$ 200,000	$ 200,000	$ 200,000	$ 1,900,000
Total Sources	**$ 900,000**	**$ 200,000**	**$ 200,000**	**$ 200,000**	**$ 200,000**	**$ 200,000**	**$ 1,900,000**

Oper Funds = 100 & 500 (75%/25%)

City of Fulshear

2021 - 2025 Capital Improvement Program

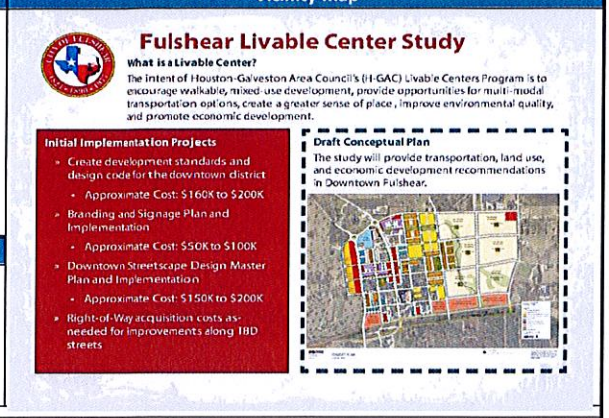
Facilities Parks & Technology

Project Name:	Livable Centers Study Implementation		
Project Number:	FPT19B	**Fiscal Year:**	2021

Detailed Project Description:

This ongoing effort will support the design and implementation of projects as identified by and/or in line with the goals of the HGAC Livable Centers Study. FY20 work will include implementation of branding; FY 21 will include streetscape items as well as additional items to improve existing infrastructure necessary to implement the plan.
(Estimated cost split will be $200,000-Oper/CIP Funds and $100,000-EDC Requests)

Vicinity Map



Detailed Project Drivers:

Livable Centers Plan; Commercial/Mixed Use/Residential growth in Downtown

Capital Improvement Cost Estimate*

Opinion of Probable Construction Cost

Item	Description	Quantity	Unit	Unit Price		Total
1	Analysis	1	LS	$ 50,000		$ 50,000
2	Design	1	LS	$ 250,000		$ 250,000
3	Construction	1	LS	$ 400,000		$ 400,000
4	Hardscape	1	LS	$ 100,000		$ 100,000
						$ -
				SUBTOTAL:		$ 800,000
				SUBTOTAL:		$ 800,000
						$ -
				SUBTOTAL:		$ 800,000
				Estimated Project Total:		$ 800,000

	Prior Years Allocation	FY Project Allocation					
Project Costs Allocation		FY2021	FY2022	FY2023	FY2024	FY2025	Total
Preliminary Engineering	$ 250,000	$ 50,000					$ 300,000
Land/Right of Way							$ -
Design/Surveying							$ -
Construction	$ 250,000	$ 150,000					$ 400,000
Equipment and Furniture	$ 100,000						$ 100,000
Contingency							$ -
Total Costs	$ 600,000	$ 200,000	$ -	$ -	$ -	$ -	$ 800,000

	Prior Year Funding	FY Projected Funding Source					
Funding Sources		FY2021	FY2022	FY2023	FY2024	FY2025	Total
Utility Bonds							
Operating Funds	$ 440,000	$ 100,000	$ 100,000	$ 100,000	$ 100,000	$ 100,000	$ 940,000
Connections Fees							$ -
Impact Fees							$ -
EDC		$ 100,000	$ 100,000	$ 100,000	$ 100,000	$ 100,000	$ 500,000
Grant/Other CAD Park Funds	$ 160,000						$ 160,000
Total Sources	$ 600,000	$ 200,000	$ 200,000	$ 200,000	$ 200,000	$ 200,000	$ 1,600,000

Oper Funds = 100

Summary of FY20 Anticipated EDC Project Requests
5-Year Capital Improvement Plan

City of Fulshear, Texas

All requests will be revisited at a future date to provide scope specifics

Project Code & Name	Funding Source	Description
W18K - Water Master Plan (Years 1-5) Project 2	Utility Oper Funds (incl Cap Rec & Impact Fees)/ EDC Requests	12/16-inch FM 359/North Fulshear Transmission Line-Phase 1 *(FY20 - $100k-EDC)*
WW18E - Wastewater Master Plan (Years 1-5) Project 3	Utility Oper Funds (incl Cap Rec & Impact Fees)/ EDC Requests	24/27/30/36-inch FM 359 Interceptor - Phase I *(FY20 - $150k-EDC)*
D20A - Downtown West Side Storm Sewer Project(s)	Oper. Funds/ Fund Bal. & EDC Requests	Cost sharing for Downtown Drainage Improvements to faciliate development in the Downtown area (consistent with Livable Center Study findings) FY21 - West Side Improvements - 820k *(FY21 - $200k EDC Requests)*
D20B - Downtown East Side Storm Sewer Project(s)	Oper. Funds/ Fund Bal. & EDC Requests	Cost sharing for Downtown Drainage Improvements to faciliate development in the Downtown area (consistent with Livable Center Study findings) FY20 - East Side Improvements - $1.0M *(FY20 - $200k EDC)* FY21/22 - East Side Improvements (Phase1) - $375k FY21/22 - East Side Improvements (Phase 2) - $825k
ST20B - Huggins Drive and Katy-Fulshear Road Participation Project	Oper. Funds/ CIP Fund Bal./ CAD Fund/ EDC Requests	Cost sharing for Katy-Fulshear & Huggins road projects This assumes financing by Ft. Bend County over 3-5 years. Other funding options will continue to be explored. *(FY20 EDC = $200k) Estimated FY21-FY 23 EDC request = $200k; FY 24-FY 25 EDC request estimated = $50k/FY)*
ST20C - Texas Heritage Parkway Participation Project	Oper. Funds/ CIP Fund Bal./ EDC Requests	Cost sharing for the Texas Heritage Parkway project. This assumes financing by Ft. Bend County. Other funding options will continue to be explored. *(FY20 EDC = $182,250k) Estimated FY 21 EDC request = $7,750; FY 22-FY42 = $189,856 /FY*
ST20D - FM 1093 Widening Cost Participation	Oper. Funds/ CIP Fund Bal./ CAD Fund/ EDC Requests	Cost sharing for FM 1093 Widening Project - Primarily for Utility Relocations This assumes financing by Ft. Bend County over 7 years. Other funding options will continue to be explored. *(FY20 EDC Request = $175k) Estimated FY 21-F&FY25 reqeust = $50,500 /FY*
FPT19A - Parks & Pathways Master Plan Implementation	Oper. Funds/ Fund Bal. Park & EDC Funds	This ongoing effort will support the design and implementation of projects as identified by and/or in line with the goals of the Parks and Pathways Master Plan. *(FY20 EDC = $100k) Estimated FY 21 - FY 25 = $100k/FY*
FPT19B - Livable Centers Study Implementation	Oper. Funds/ Fund Bal. & EDC Requests	This ongoing effort will support the design and implementation of projects as identified by and/or in line with the goals of the HGAC Livable Centers Study. Future projects should follow the results of the FY19 projects. *(FY20 EDC = $100k) Estimated FY 21 - FY 25 = $100k/FY*

Project Code - Est Cost	Prior Years EDC A&B FY21 Requests	EDCs Estimates	Future Year EDC Request Estimates					
		FY 21	FY22	FY23	FY24	FY25	Beyond FY25	TOTALS
W18K -	$100,000	$ -	$ -	$ -	$ -	$ -	$ -	$ 100,000
WW18E -	$150,000	$ -	$ -	$ -	$ -	$ -	$ -	$ 150,000
D20A - $820k	$0	$ 200,000	$ -	$ -	$ -	$ -	$ -	$ 200,000
D20B - $1.2M	$200,000	$ -	$ -	$ -	$ -	$ -	$ -	$ 200,000
ST20B - $2.5M	$200,000	$ 200,000	$ 200,000	$ 200,000	$ 50,000	$ 50,000	$ -	$ 900,000
ST20C - $7.6M	$182,250	$ 7,750	$ 189,856	$ 189,856	$ 189,856	$189,856	$ 3,796,976	$ 4,746,400
ST20D - $981k	$175,000	$ 50,500	$ 50,500	$ 50,500	$ 50,500	$ 50,500	$ 38,089	$ 465,589
FPT19A - $1.2M	$100,000	$ 100,000	$ 100,000	$ 100,000	$ 100,000	$100,000	$ -	$ 600,000
FPT19B - $	$100,000	$ 100,000	$ 100,000	$ 100,000	$ 100,000	$100,000	$ -	$ 600,000
TOTALS	$1,207,250	**$ 658,250**	**$ 640,356**	**$ 640,356**	**$ 490,356**	**$490,356**	**$3,835,065**	**$ 7,961,989**
Est. Request Per Individual EDC Type -		**$ 329,125**	**$ 320,178**	**$ 320,178**	**$ 245,178**	**$245,178**	**$1,917,533**	**$ 3,980,995**