



## **CHAPTER 8**

### **CAPITAL IMPROVEMENTS ELEMENT**

#### **SUMMARY**

The Capital Improvements Element (CIE) is a statement of budgetary policy and a planning tool for capital expenditures and improvements for public use. It is the precursor to the Capital Improvements Plan for the City. It is one of the best ways to implement the goals, objectives, and policies established in the Comprehensive Plan Elements. The CIE summarizes the capital improvements identified in each Plan Element and establishes a coordinated linkage between these improvements. The CIE addresses the financial feasibility of the Comprehensive Plan by recommending the funding sources and projects that are identified in the Comprehensive Plan.

The City has adopted two planning timeframes. The first timeframe is five (5) years from the date of adoption of the Plan and shall be updated annually in accordance with Section 163.3177(3), F.S. The second timeframe is longer and covers, at a minimum, the next 10 years, but will go through the year 2020, the Plan's horizon year. Thus, Objectives and Policies to implement the Plan Goals have been assigned certain timeframes to show when they will be implemented. Objectives and Policies associated with the amendments to the Land Development Code (LDC) are shown in the first timeframe but, in accordance with Florida Law, the LDC shall be adopted within one (1) year of Plan adoption.

#### **Plan Monitoring and Evaluation**

City Staff will prepare an implementation schedule showing the Goals, Objectives, and Policies (GOPs), implementation timeframe, agency or department responsible for implementation, and method of funding or funding resource. This matrix will be used to evaluate and monitor Plan implementation. City Staff and the Local Planning Agency (LPA), also known as the Planning and Land Development Regulation Board, will monitor and review the status of the implementation of the Goals, Objectives and Policies annually to ensure that they are being accomplished as scheduled. Except for the Capital Improvements Program and Capital Improvements Element, a more complete evaluation will be done when the City is scheduled to prepare, adopt and transmit its Evaluation and Appraisal Report (EAR) to DEO.

The City's annual budget shall include in its capital appropriations all projects in the Schedule of Capital Improvements that are planned for expenditure during the next fiscal year. The annual Capital Improvements Program (CIP) shall be prepared in conjunction with the annual budget process and the review and update of the Capital Improvements Element (CIE). The CIP shall contain all of the projects listed in the Schedule of Capital Improvements of the update version of the CIE. The City Staff shall initiate preparation of the CIP and the revision of the CIE, as applicable. As each new fiscal year begins, the capital improvements scheduled for the next year will roll over into the 5-year CIP.





## GOAL 8.1: CAPITAL PLANNING PROGRAM

**Implement a capital planning program that provides and maintains in a timely, efficient, and fiscally prudent manner public facilities and services which protect the public health, safety and welfare; adequately serve existing and new development; is consistent with the City of Palm Coast's future land use plan; achieve and maintain adopted facility levels of service; maintain the existing infrastructure; and minimize public costs.**

***FINDING:*** *The various elements of the Comprehensive Plan identify capital projects and expenditures that are needed to meet existing deficiencies and accommodate future growth. Development trends demonstrate that the population is growing at a faster rate than the Bureau of Economic and Business Research indicates in its annual population estimates. Thus, the capital projects identified in Exhibit 8.2 of the Capital Improvements Element must be accomplished to ensure basic public facilities and services adequately address the needs identified in the Data and Analysis.*

### **Objective 8.1.1 - Adoption and Update of Capital Improvements Element**

Use the Capital Improvements Element (CIE) to guide the programming and implementation of public facility improvements to correct existing deficiencies, repair and replace worn out or obsolete facilities and to accommodate previously approved and new growth in an efficient, cost effective, and timely manner.

**Policy 8.1.1.1** - The Capital Improvements Element shall include an annual schedule of the capital improvements for which the City has fiscal responsibility to maintain the level of service standard, adopted in the public facility elements of the Comprehensive Plan. (See **Exhibit 8.1**).

**Policy 8.1.1.2** - The Capital Improvements Element shall concentrate on the first five (5) years of capital needs, shall be financially feasible and shall be reviewed and updated annually by October 1. (See 5-year Capital Improvements Program for the schedules of improvements for each facility element in **Exhibit 8.2, Exhibit 8.3, and Exhibit 8.4**).

**Policy 8.1.1.3** - The Capital Improvements Element includes, by reference, the Flagler County School District 2017-2018 Work Plan, adopted on September 19, 2017 by the Flagler County School Board.





**Policy 8.1.1.4** - The schedule of capital improvements shall be based upon the Future Land Use Element and the public facility elements of the Plan and shall be consistent with all other Plan Elements.

**Policy 8.1.1.5** - Adoption of annual budgets shall include a specific capital budget, which shall implement adequate funding sources and be consistent with the Capital Improvements Element.

**Policy 8.1.1.6** - Capital projects shall be evaluated for possible addition to the Capital Improvement Program schedule of projects relative to identified appropriate and legally available revenue sources using as a guide the degree of compliance with the following criteria for programming public capital expenditures:

- A. The elimination of public health and safety hazards;
- B. Replacement or rehabilitation of facilities and the elimination of existing capacity deficiencies necessary to maintain level of service standards;
- C. Necessity for compliance with statutory or regulatory requirements;
- D. Provision of capacity for redevelopment and new development, based upon projected growth patterns;
- E. Coordination of improvement programs with State agencies, such as the St. Johns River Water Management District, providing facilities within the City;
- F. Provision of capacity within the service areas and urban centers established in the facility elements of this Plan;
- G. Compliance with and support of locational policies established in the Future Land Use, public facilities, and other elements of this Plan;
- H. Improved efficiency/cost-effectiveness of City operations;
- I. Cost impacts to annual operating budgets; and
- J. Possible availability of private funds such as, and by way of example, potential collaborative funding by the Palm Coast Community Service Corporation and developer contributions in the context of public/private partnerships.
- K. Necessary supporting infrastructure for existing and proposed school facilities in coordination with the Flagler County School Board and the *Interlocal Agreement for Public School Facility Planning*.

**Policy 8.1.1.7** – To ensure optimum strategies for financial feasibility, the City shall review and evaluate available and potential funding sources to ensure a financial strategy exists to adequately fund the 5-year Capital Improvements Plan. If alternative funding sources are not successfully adopted and implemented on the schedule identified, the City shall either:





- A. Increase the rates of current revenue sources or implement other available sources such that the schedule of capital improvements is adequately funded in each budget year; **or**
- B. Amend the Future Land Use Element, Capital Improvements Element, and public facility elements including level of service (LOS) standards and the schedule of capital improvements, as appropriate and necessary, such that internal consistency of the Plan and financial feasibility are maintained.

### **Objective 8.1.2 - Capital Improvements Program**

The City shall use the Capital Improvements Program (CIP) process for the update and refinement of multi-year projections of fiscal resources such that a financially feasible schedule of capital improvements is maintained.

**Policy 8.1.2.1** - The Capital Improvements Program shall establish the schedule and process for regular, periodic evaluation and updating of multi-year financial projections and of fiscal policies, practices, and strategies for all City programs, services and facilities.

**Policy 8.1.2.2** - This CIE shall be addressed and updated on an annual basis by the City upon adoption of each fiscal year's budget and the CIE and the CIP shall be harmonized and consistent with one another and shall guide the capital improvements program of the City.

**Policy 8.1.2.3** – The CIP shall be updated annually, by October 1, to reflect the adopted budget and include those projects identified in the first five years of the Water Supply Facilities Work Plan.

**Policy 8.1.2.4** – The Capital Improvements Program shall embody and be consistent with the following:

- A. Maintenance of existing infrastructure, including renewal/replacement of worn-out facilities and rehabilitation/reuse of existing facilities, shall be specifically projected and the funding identified;
- B. Debt obligations shall be specifically identified and projected to ensure compliance with debt covenants, including coverage requirements;
- C. A debt management strategy and set of criteria, which shall be based upon the debt management principles set forth in subsequent Policy 8.1.2.5;
- D. Maintenance of levels of undesignated reserves adequate to serve sound public fiscal management purposes; and
- E. Equity of the uses of a revenue source relative to the populace generating the revenue.





**Policy 8.1.2.5** – Concurrent with the inclusion of a capital improvement in the Capital Improvements Program and the CIE, associated impacts to annual operating budgets shall be projected and funding strategies identified.

**Policy 8.1.2.6** – The City shall manage debt issuance and obligations according to sound public fiscal management principles, including the following:

- A. Debt issuance will be included in the City’s long-term capital plan.
- B. The City will only issue debt to fund capital expenditures that have an expected life greater than five (5) years.
- C. Debt may not be issued for a period of more than thirty (30) years or the expected useful life of the asset being funded, whichever is less.
- D. Total City debt will not exceed fifteen percent (15%) of the taxable value of property located within the City, provided, however, that this policy shall not apply to the fiscal operations of the City’s utility systems.
- E. Credit enhancement will be utilized when necessary to lower total borrowing costs.

*City bond issues are separated into three categories:*

- A. *General Obligation Debt – Bonds secured by the ad valorem taxing power of the City. Bonds may be limited as detailed in the voter referendum required prior to issuance of all general obligation bonds.*
- B. *Special Obligation Debt – Bonds secured by a pledge of special revenue such as Sales Tax or Local Option Gas Tax and are not backed by the ad valorem taxing power of the City.*
- C. *Enterprise Fund Debt – Bonds secured by a pledge of revenue in enterprise fund such as a “Water and Sewer” enterprise fund.*

### **Objective 8.1.3 - Level of Service (LOS) and Development Approvals**

By adoption and implementation of the Palm Coast Comprehensive Plan, land use decisions shall require maintenance of adopted level of service (LOS) standards and shall be coordinated with the Capital Improvements Element and public facility elements including the adopted schedule of capital improvements.

**Policy 8.1.3.1 - Exhibit 8.1** shall identify the adopted LOS standards for each public facility. **Exhibit 8.2, Exhibit 8.3, and Exhibit 8.4** shall detail the annually adopted 5-year financially feasible capital expenditure program supporting the goals, objectives and policies in the Plan Elements.





**Policy 8.1.3.2** – For the purposes of approving new development subsequent to adoption of this Plan, all adopted public facility LOS standards and schedules of capital improvements shall be applied and evaluated in any new development reviews and approvals consistent with policies of the Implementation Element and the *Interlocal Agreement for Public School Facility Planning*. A final Development Order shall be issued only if this evaluation finds that the needed public facilities that meet the adopted LOS standards are available or are assured to be available concurrent with the impacts of the development. Preliminary development orders shall only be issued with the condition that no rights to obtain final development orders or development permits, nor any other rights to develop the subject property are granted or implied by the City's approval of the preliminary development order.

**Policy 8.1.3.3** - To guide provision of adequate public facilities concurrent with the impacts of development, the schedule of capital improvements for each public facility type shall be accompanied by a summary evaluation of capacity needs and availability for at least the 5-year period.

**Policy 8.1.3.4** – The City shall adopt a monitoring system that enables the City to determine whether it is adhering to the adopted LOS standards and the schedule of capital improvements. Findings and determinations from the monitoring system shall be used in each review and update of this Capital Improvements Element.

#### **Objective 8.1.4 - User Pays Principle**

Development shall bear a proportionate cost of needed facility improvements through equitable and legally available means.

**Policy 8.1.4.1** - Development will bear an equitable and proportionate share of the cost of providing new or expanded public facilities required to maintain adopted levels of service through mechanisms such as impact fees, capacity fees, developer dedications, developer contributions pursuant to land development regulations and special benefit assessment/taxing districts.

**Policy 8.1.4.2** - The City shall regularly evaluate the following:

- A. Whether present fee levies are adequate to address impacts of inflation;
- B. Whether the City needs to appropriate new impact fees; and
- C. Whether capacity fees, user charges, special benefit assessment/taxing districts and other mechanisms are adequately and fairly meeting the fiscal demands placed on the City by new development.







## Exhibit 8.1 – Levels of Service (LOS) Standards

**Streets:** Street network peak hour/peak direction LOS standards shall be as set forth below:

Street Type	LOS
Arterials	D
Collectors	D
Highways*	D

\*The City adopts a LOS consistent with Florida Department of Transportation requirements for the Strategic Intermodal System (SIS) and the State Highway System (SHS) for the following facilities:

SIS: SR9/I-95  
SR 100/Moody Blvd (US-1 to I-95)

SHS: SR 5/US-1  
SR 100/Moody Blvd (East of I-95)

**Public Recreation and Open Space:** Recreation and Park LOS standards shall be eight (8) acres per 1,000 population of which park acreage shall consist of three (3) acres of resource-based and five (5) acres of activity-based parkland; 25% of the total park site shall be dedicated to resource-based facilities, open space or natural areas; and activity-based recreation and park facilities shall be planned and developed to ensure the availability of active facilities using the State Comprehensive Outdoor Recreation Plan (SCORP) as a guideline to ensure adequate service is provided to the population served, but at a minimum, within 3 miles of most residents.

**Potable Water:** 125 gallons per capita per day based on an equivalent residential unit (ERU) of 2.4 persons per capita/day; minimum pressure shall be held at 20 pounds per square inch; and storage capacity shall be 25% of the maximum-day water demand.

**Wastewater:** 82 gallons per capita per day based on an equivalent residential unit (ERU) of 2.4 persons per capita/day and a maximum daily flow of 93 gallons per capita per day.

**Stormwater:** LOS standards for stormwater quantity and quality, at a minimum, shall be the requirement established by the SJRWMD and other applicable regulatory requirements.





**Solid Waste**: 8.6 pounds per capita per day, with one (1) year operational capacity in the Volusia County landfills and a minimum planned capacity of five (5) years per the adopted interlocal agreement.

**Public School Facilities**:

- **Elementary\***: one hundred percent (100%) of permanent Florida Inventory of School Houses (FISH) capacity with State Requirements for Educational Facilities (SREF) utilization factor;
- **Middle\***: one hundred percent (100%) of permanent FISH capacity with SREF utilization factor;
- **K-8\***: one hundred percent (100%) of permanent FISH capacity with SREF utilization factor;
- **High\***: one hundred percent (100%) of permanent FISH capacity with SREF utilization factor; and
- **Special Purpose\***: one hundred percent (100%) of permanent FISH capacity with SREF utilization factor.

\*The City, in coordination with the School District, shall allow relocatables to be utilized to maintain the LOS standards on a temporary basis when construction to increase capacity is planned and in process. The temporary capacity provided by relocatables shall not exceed twenty percent (20%) of the permanent FISH capacity and shall be used for a period not to exceed five (5) years. Relocatables may also be used to accommodate capacity utilized for any specific education/development programs as required by law and/or adopted by the School Board.







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**On Following Pages:**

**Exhibit 8.2 Revenue and Expenditure Projections by Fund for Capital Projects**

**Exhibit 8.3 5-Year Schedule of Capital Improvements**



# Exhibit 8.2 Revenue and Expenditure Projections by Fund for Capital Projects

**APPROVED**

City of Palm Coast  
5 Year Capital Improvement Plan

*7/25/17*



CAPITAL PROJECTS FUND	FY 17 Budget	FY 17 Projected	FY 18	FY 19	FY 20	FY 21	FY 22
Prior Year Carry-over	5,432,116	5,432,116	1,710,643	86,171	451,896	700,116	411,800
Revenues:							
Ad Valorem Taxes	141,418	-	600,000	-	-	-	-
Small County Surtax	2,800,000	2,800,000	3,050,000	3,111,000	3,173,220	3,236,684	3,301,418
Transfer from Recreation Impact Fees - Long Creek	-	-	-	-	425,000	425,000	400,000
Transfer from Recreation Impact Fees - Holland Park	-	-	-	240,000	-	-	-
Transfer from Recreation Impact Fees - Comm Center	230,000	230,000	235,000	240,000	-	-	-
Transfer from Development Spec Proj Fund - PH Pkwy Sidewalk	-	33,514	-	-	-	-	-
Transfer Proceeds from CRA - Community Wing	575,000	575,000	600,000	625,000	125,000	-	-
Interest on Investments	-	23,000	-	-	-	-	-
Grants:							
FDOT Seminole Woods Path - Phase 6	146,000	312,087	-	-	-	-	-
Transfers from CDBG Entitlement	531,225	-	606,212	175,000	-	-	-
FEMA - City Hall & Community Center Generators	-	-	274,316	94,725	-	-	-
FIND - Long Creek Nature Preserve	-	-	-	-	150,000	-	-
Total Revenues	4,423,643	3,973,601	5,365,528	4,485,725	3,873,220	3,661,684	3,701,418
Total Available Funds	9,855,759	9,405,717	7,076,171	4,571,896	4,325,116	4,361,800	4,113,219
Projects:							
Seminole Woods Path	645,000	-	880,000	-	-	-	-
Seminole Woods Path - FDOT	200,000	414,403	-	-	-	-	-
Path Rehab & Renewal	-	-	500,000	150,000	150,000	175,000	175,000
- Resurface Asphalt Trails	-	-	-	150,000	-	-	-
- Renew Shell Trails	-	-	-	-	150,000	-	-
- Boardwalks Repair & Replacement	-	-	-	-	-	175,000	175,000
- Old Kings Temporary Path	-	-	400,000	-	-	-	-
- FPL Trail Lighting	-	-	100,000	-	-	-	-
Public Works Renovations	300,000	89,671	200,000	-	-	-	-
- Master Plan Study	100,000	89,671	-	-	-	-	-
- US1 Turn Lanes Design & Construction	100,000	-	100,000	-	-	-	-
- Misc. Improvements	100,000	-	100,000	-	-	-	-
Wetland Mitigation Bank Construction	100,000	-	50,000	350,000	-	-	-
Long Creek Nature Preserve	-	-	-	50,000	3,000,000	-	-
- Long Creek Nature Preserve Design/CEI	-	-	-	50,000	50,000	-	-
- Long Creek Nature Preserve Construction	-	-	-	-	2,950,000	-	-

# Exhibit 8.2 Revenue and Expenditure Projections by Fund for Capital Projects

City of Palm Coast  
5 Year Capital Improvement Plan



CAPITAL PROJECTS FUND	FY 17 Budget	FY 17 Projected	FY 18	FY 19	FY 20	FY 21	FY 22
<b>ITSC Additional Lighting</b>	<b>450,000</b>	<b>530,000</b>	-	-	-	-	-
<b>Community Center Renovation and Expansion</b>	<b>4,500,000</b>	<b>5,000,000</b>	<b>3,000,000</b>	-	-	-	-
<b>Community Center Generator</b>	-	-	-	<b>150,000</b>	-	-	-
<b>Holland Park</b>	<b>580,000</b>	<b>580,000</b>	<b>975,000</b>	<b>2,575,000</b>	-	-	-
- Holland Park Improvements Design/CEI	30,000	30,000	75,000	50,000	-	-	-
- Holland Park Renovation Construction	550,000	550,000	900,000	2,525,000	-	-	-
<b>Park Rehab and Renewals</b>	<b>825,000</b>	<b>925,000</b>	<b>655,000</b>	<b>450,000</b>	<b>350,000</b>	<b>700,000</b>	<b>680,000</b>
- Frieda Zamba Pool Pump Enclosure & Filtration & Generator	175,000	136,080	-	-	-	-	-
- ITSC - Dugout Replacements	-	95,945	-	-	-	-	-
- ITSC - Field Sod Replacement & Underdrain	80,000	60,000	160,000	-	-	-	-
- Playground Shade Sail Program (BT, RC, SW, WP)	425,000	449,301	-	-	-	-	-
- Add Pickle Ball Courts (xx)	-	-	200,000	-	-	-	-
- Energy Improvements (Park Facilities)	-	-	-	50,000	-	-	-
- Park Cameras (ITSC, BT, SW, WP, HP)	-	-	-	170,000	-	-	-
- Playground Equipment Replacement	-	-	-	-	150,000	-	-
- Frieda Zamba Bldg Renovations - Misc. & Locker Rooms	-	-	25,000	-	40,000	450,000	-
- ITSC - Shade Sail @ playground & bleachers	-	-	-	-	-	-	300,000
- Park Equipment Replacement	-	-	-	-	-	-	35,000
- Basketball & Tennis Court Resurfacing (Ralph Carter 1 BB)	-	-	-	20,000	-	-	-
- Other Projects to be Determined	20,000	25,735	50,000	55,000	25,000	10,000	20,000
- Palm Harbor Golf Club Projects	125,000	123,850	95,000	30,000	60,000	165,000	250,000
- Energy Improvements	-	-	50,000	50,000	-	-	-
- Contingency / Safety Improvements	-	34,089	75,000	75,000	75,000	75,000	75,000
<b>Trailheads, Trail Signs, Commercial District Wayfinding</b>	-	-	<b>50,000</b>	-	<b>50,000</b>	-	<b>50,000</b>
<b>City Hall</b>	<b>311,000</b>	<b>26,000</b>	<b>285,000</b>	-	-	-	-
- City Hall Design/CEI	11,000	11,000	-	-	-	-	-
- City Hall / Community Wing Generator	300,000	15,000	285,000	-	-	-	-
<b>ADA Transition Plan</b>	-	-	<b>75,000</b>	<b>75,000</b>	<b>75,000</b>	<b>75,000</b>	<b>75,000</b>
<b>Transfer to Streets Fund for Whiteview Path (whitemill to US1)</b>	-	-	<b>320,000</b>	-	-	-	-
<b>Transfer to Streets Fund for Citation Path</b>	-	-	-	<b>320,000</b>	-	-	-
<b>Transfer to Recreation Impact Fee Fund for Restrooms Projects</b>	-	<b>130,000</b>	-	-	-	-	-
<b>City Council Reserves</b>	-	-	-	-	-	<b>3,000,000</b>	<b>3,000,000</b>
<b>Total Expenditures</b>	<b>7,911,000</b>	<b>7,695,074</b>	<b>6,990,000</b>	<b>4,120,000</b>	<b>3,625,000</b>	<b>3,950,000</b>	<b>3,980,000</b>
<b>Available Funds End of Year</b>	<b>1,944,759</b>	<b>1,710,643</b>	<b>86,171</b>	<b>451,896</b>	<b>700,116</b>	<b>411,800</b>	<b>133,219</b>

# Exhibit 8.2 Revenue and Expenditure Projections by Fund for Capital Projects

**APPROVED**

*7/25/17*

City of Palm Coast  
5 Year Capital Improvement Plan



STREETS IMPROVEMENT FUND	FY 17 Budget	FY 17 Projected	FY 18	FY 19	FY 20	FY 21	FY 22
Prior Year Carry-over	2,813,755	2,813,755	1,375,674	278,183	421,635	379,387	786,739
Revenues:							
Local Option Fuel Tax	1,875,000	1,875,000	1,937,552	1,937,552	1,937,552	1,937,552	1,937,552
State Revenue Sharing	692,540	692,540	701,886	715,900	730,200	744,800	759,700
Grants:							
OKR Extension Phase 2	40,000	40,000	-	5,665,000	-	-	-
OKR North Widening Design	275,000	275,000	-	-	-	-	-
OKR North Widening ROW	1,100,000	100,000	1,000,000	-	-	-	-
Matanzas Woods 4 Lane - Ph. 2	-	-	1,903,000	-	-	-	-
SR 100 I95 Ramp Landscape	200,000	-	-	-	-	100,000	-
Lakeview Boulevard Path Construction	-	-	637,271	-	-	-	-
Seminole Woods Turn Lane	-	-	145,800	-	-	-	-
Matanzas I95 Interchange Entry Signs	-	-	-	-	-	-	450,000
Sesame @ Little Channel Bridge Replacement - citation Blvd	-	-	-	550,000	-	-	-
Transfer from Transportation Impact Fee Fund	700,000	700,000	-	-	-	-	-
Transfer from Capital Projects Fund	-	-	320,000	320,000	-	-	-
Fines & Forfeitures	120,000	160,000	-	-	-	-	-
Interest on Investments	-	15,000	-	-	-	-	-
Total Revenues	5,002,540	3,857,540	6,645,509	9,188,452	2,667,752	2,782,352	3,147,252
Total Available Funds	7,816,295	6,671,295	8,021,183	9,466,635	3,089,387	3,161,739	3,933,991

# Exhibit 8.2 Revenue and Expenditure Projections by Fund for Capital Projects

City of Palm Coast  
5 Year Capital Improvement Plan



STREETS IMPROVEMENT FUND	FY 17 Budget	FY 17 Projected	FY 18	FY 19	FY 20	FY 21	FY 22
Expenditures:							
Operating Expenditures	108,000	120,000	-	-	-	-	-
Projects:							
<b>Sidewalks and Bike Paths</b>	<b>670,000</b>	<b>488,113</b>	<b>545,000</b>	<b>60,000</b>	<b>125,000</b>		<b>125,000</b>
- Sidewalks and Bike paths	-	-	-	-	125,000	-	125,000
- Palm Coast Parkway EB (Florida Park to Community Center )	-	-	150,000	-	-	-	-
- Palm Coast Parkway (Pine Lakes to St Joe )	100,000	-	75,000	-	-	-	-
- Whiteview (Whitemill to US1 )	320,000	-	320,000	-	-	-	-
- Benches on Existing Paths	-	-	-	60,000	-	-	-
-Resurface/Renew asphalt and shell trails	125,000	125,000	-	-	-	-	-
- Pine Lakes Pedestrian Bridge Repair & Gravity Wall	125,000	363,113	-	-	-	-	-
<b>Lakeview (Lamancha to London )</b>	<b>-</b>	<b>-</b>	<b>650,000</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Parkway Beautification</b>	<b>485,000</b>	<b>132,419</b>	<b>625,000</b>	<b>-</b>	<b>-</b>	<b>320,000</b>	<b>1,075,000</b>
- SR100 & I95 Interchange Improvements	245,000	-	-	-	-	280,000	-
- Belle Terre Median - Royal Palms to SR100	-	132,419	-	-	-	-	-
- Palm Harbor Pkwy Median - European Village	40,000	-	50,000	-	-	-	-
- Whiteview Median Imp. - East of Whitemill to US1	200,000	-	525,000	-	-	-	-
- Seminole Woods Median Imp. - SR100 to north of Citation	-	-	-	-	-	10,000	575,000
- Entry Sign & Median - Whiteview Pkwy at US1	-	-	50,000	-	-	-	-
- Fountain in FDOT pond at Palm Coast Pkwy SB exit ramp	-	-	-	-	-	30,000	-
- Entry Sign (Major Gateway) - I95/Matanzas Interchange	-	-	-	-	-	-	500,000
<b>Street Rehab and Renewal</b>	<b>1,920,000</b>	<b>1,845,000</b>	<b>1,980,000</b>	<b>1,880,000</b>	<b>1,935,000</b>	<b>1,935,000</b>	<b>1,935,000</b>
- Street resurfacing	1,550,000	1,550,000	1,600,000	1,650,000	1,700,000	1,700,000	1,700,000
- Pavement analysis	150,000	75,000	150,000	-	-	-	-
- Restriping	150,000	150,000	150,000	150,000	150,000	150,000	150,000
- Guardrail replacements from accidents	25,000	25,000	25,000	25,000	25,000	25,000	25,000
- Replacement cabinets from accidents	45,000	45,000	55,000	55,000	60,000	60,000	60,000
<b>Traffic Signals</b>	<b>415,000</b>	<b>330,000</b>	<b>250,000</b>	<b>100,000</b>	<b>100,000</b>	<b>-</b>	<b>-</b>
- Signal Optimization	415,000	330,000	250,000	100,000	100,000	-	-
<b>Intersection/Turn Lanes</b>	<b>65,000</b>	<b>15,000</b>	<b>50,000</b>	<b>60,000</b>	<b>100,000</b>	<b>60,000</b>	<b>100,000</b>
- ADA Transition Plan & Implementation	50,000	-	50,000	50,000	50,000	50,000	50,000
- Signalized Intersection Analysis & Modifications (53)	-	-	-	10,000	50,000	10,000	50,000
- Whiteview Int. (pedestrian crossing)	15,000	15,000	-	-	-	-	-
<b>Seminole Woods NB Turn Lane &amp; Pedestrian Crossing @ SR100</b>	<b>-</b>	<b>23,337</b>	<b>150,000</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>PCP Six Lane</b>	<b>175,000</b>	<b>25,000</b>	<b>245,000</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
- PCP Six Lane Design	25,000	25,000	45,000	-	-	-	-
- PCP Six Lane Construction	150,000	-	200,000	-	-	-	-
<b>OKR Extension Phase 2</b>	<b>40,000</b>	<b>5,000</b>	<b>35,000</b>	<b>5,665,000</b>	<b>-</b>	<b>-</b>	<b>-</b>

# Exhibit 8.2 Revenue and Expenditure Projections by Fund for Capital Projects

City of Palm Coast  
5 Year Capital Improvement Plan



STREETS IMPROVEMENT FUND	FY 17 Budget	FY 17 Projected	FY 18	FY 19	FY 20	FY 21	FY 22
<b>Palm Harbor Extension</b>	<b>15,000</b>	<b>353,000</b>	<b>25,000</b>	-	-	-	-
<b>OKR North Widening</b>	<b>1,375,000</b>	<b>375,000</b>	<b>1,000,000</b>	-	-	-	-
- OKR North Widening Design	275,000	275,000	-	-	-	-	-
- OKR North Widening ROW	1,100,000	100,000	1,000,000	-	-	-	-
<b>Bridge Rehab and Renewal</b>	<b>1,550,000</b>	<b>1,550,000</b>	<b>30,000</b>	<b>80,000</b>	<b>450,000</b>	<b>60,000</b>	<b>250,000</b>
<b>Wetland Mitigation Engineering Study</b>	<b>35,000</b>	<b>3,753</b>	-	-	-	-	-
<b>Matanzas Woods 4 Lane - Ph. 2</b>	-	-	<b>1,903,000</b>	-	-	-	-
<b>Citation Boulevard Improvements</b>	-	-	<b>175,000</b>	<b>1,200,000</b>	-	-	-
<b>Continuous Street Lighting</b>	-	<b>30,000</b>	<b>80,000</b>	-	-	-	-
<b>Total Expenditures</b>	<b>6,853,000</b>	5,295,622	7,743,000	9,045,000	2,710,000	2,375,000	3,485,000
<b>Available Funds End of Year</b>	<b>963,295</b>	1,375,674	278,183	421,635	379,387	786,739	448,991



# Exhibit 8.2 Revenue and Expenditure Projections by Fund for Capital Projects

**APPROVED**

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City of Palm Coast  
5 Year Capital Improvement Plan

RECREATION IMPACT FEE FUND	FY 17 Budget	FY 17 Projected	FY 18	FY 19	FY 20	FY 21	FY 22
Prior Year Carry-over	588,345	588,345	6,945	121,945	7,945	7,945	7,945
Revenues:							
Recreation Impact Fees	367,700	425,000	425,000	425,000	425,000	425,000	425,000
Interest on Investments	-	3,600	-	-	-	-	-
Transfer from Capital Projects Fund - Restrooms Projects	-	130,000	-	-	-	-	-
Grants:	-	-	-	-	-	-	-
TDC Grant - ITMS Restroom	150,000	150,000	-	-	-	-	-
FDOT Lehigh Trail Head	-	-	-	91,000	-	-	-
Total Revenues	517,700	708,600	425,000	516,000	425,000	425,000	425,000
Total Available Funds	1,106,045	1,296,945	431,945	637,945	432,945	432,945	432,945
Projects:							
ITMS Restrooms	300,000	425,000	-	-	-	-	-
Town Center Restrooms	425,000	635,000	-	-	-	-	-
Lehigh Trail Head	-	-	75,000	150,000	-	-	-
Transfer to Cap Projects Community Center	230,000	230,000	235,000	240,000	-	-	-
Transfer to Cap Projects Long Creek	-	-	-	-	425,000	425,000	400,000
Transfer to Cap Projects Holland Park	-	-	-	240,000	-	-	-
Total Expenditures	955,000	1,290,000	310,000	630,000	425,000	425,000	400,000
Available Funds End of Year	151,045	6,945	121,945	7,945	7,945	7,945	32,945

# Exhibit 8.2 Revenue and Expenditure Projections by Fund for Capital Projects

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City of Palm Coast  
5 Year Capital Improvement Plan

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FIRE IMPACT FEE FUND	FY 17 Budget	FY 17 Projected	FY 18	FY 19	FY 20	FY 21	FY 22
Prior Year Carry-over	518,329	518,329	701,129	881,129	1,061,129	1,241,129	1,421,129
Revenues:							
Fire Impact Fees	118,600	180,000	180,000	180,000	180,000	180,000	180,000
Interest on Investments	-	2,800	-	-	-	-	-
Total Revenues	118,600	182,800	180,000	180,000	180,000	180,000	180,000
Total Available Funds	636,929	701,129	881,129	1,061,129	1,241,129	1,421,129	1,601,129
Projects:							
Fire Station #22 Replacement	-	-	-	-	-	-	250,000
Total Expenditures	-	-	-	-	-	-	250,000
Available Funds End of Year	636,929	701,129	881,129	1,061,129	1,241,129	1,421,129	1,351,129

# Exhibit 8.2 Revenue and Expenditure Projections by Fund for Capital Projects

City of Palm Coast  
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DEVELOPMENT SPECIAL PROJECTS FUND	FY 17 Budget	FY 17 Projected	FY 18	FY 19	FY 20	FY 21	FY 22
Prior Year Carry-over	342,217	342,217	270,836	235,585	235,585	235,585	235,585
Revenues							
Developer Contributions	-	2,784	-	-	-	-	-
Interest on Investments	-	1,600	-	-	-	-	-
Appropriated Fund Balance	-	-	-	-	-	-	-
Total Revenues		4,384					
Total Available Funds	342,217	346,601	270,836	235,585	235,585	235,585	235,585
Expenditures							
Transfers to Other Funds	-	33,514	-	-	-	-	-
Projects:							
Replacement Trees (tree fund)	-	7,000	7,000	-	-	-	-
Contingency for Trees	-	35,251	28,251				
Total Expenditures	-	75,765	35,251	-	-	-	-
Available Funds End of Year	342,217	270,836	235,585	235,585	235,585	235,585	235,585

# Exhibit 8.2 Revenue and Expenditure Projections by Fund for Capital Projects

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TRANSPORTATION IMPACT FEE FUND	FY 17 Budget	FY 17 Projected	FY 18	FY 19	FY 20	FY 21	FY 22
Prior Year Carry-over	1,063,773	1,063,773	1,173,773	173,773	1,772,773	3,617,773	5,312,773
Revenues							
Transportation Impact Fees	1,800,000	1,945,000	1,945,000	1,945,000	1,945,000	1,945,000	1,945,000
Grants	-	-	-	-	-	-	-
FDOT - Belle Terre Improvements (Pine Grove to Pritchard)	-	-	-	500,000	-	-	-
FDOT - Belle Terre Improvements (Ponce Deleon to Point Pleasant)	-	-	-	281,000	-	-	-
FDOT - Belle Terre Improvements (Royal Palms Intersection)	-	-	-	1,698,000	-	-	-
FDOT - Matanzas I95 Interchange Traffic Signals	-	-	-	800,000	-	-	-
Transfer in from Dev Sp Proj	-	-	-	-	-	-	-
Interest on Investments	-	10,000	-	-	-	-	-
Total Revenues	1,800,000	1,955,000	1,945,000	5,224,000	1,945,000	1,945,000	1,945,000
Total Available Funds	2,863,773	3,018,773	3,118,773	5,397,773	3,717,773	5,562,773	7,257,773

# Exhibit 8.2 Revenue and Expenditure Projections by Fund for Capital Projects



City of Palm Coast  
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TRANSPORTATION IMPACT FEE FUND	FY 17 Budget	FY 17 Projected	FY 18	FY 19	FY 20	FY 21	FY 22
Projects:							
Impact Fee Study	50,000	40,000	10,000	-	-	-	-
Seminole Woods Turn Lane	30,000	30,000	-	-	-	-	-
Belle Terre - State Rd 100	350,000	90,000	395,000	-	-	-	-
- Design & Construction Administration	90,000	90,000	10,000	-	-	-	-
- Construction	260,000	-	385,000	-	-	-	-
Belle Terre Lane - PCP to Pine Lakes	-	-	-	-	-	150,000	500,000
Belle Terre Safety Improvements	400,000	75,000	345,000	2,725,000	-	-	-
- Design	-	75,000	345,000	-	-	-	-
- Pine Grove Intersection (NB Right Turn Lane&Median Restriction )	75,000	-	-	215,000	-	-	-
- Royal Palms Intersection (NB, SB, WB Right Turn Lanes)	25,000	-	-	1,700,000	-	-	-
- Easthampton Intersection (EB Right Turn Lane)	-	-	-	120,000	-	-	-
- Whippoorwill Intersection (SB Right Turn Lane)	75,000	-	-	150,000	-	-	-
- Point Pleasant Intersection (NB Right Turn Lane)	75,000	-	-	180,000	-	-	-
- Ponce Deleon Intersection (NB Right Turn Lane)	75,000	-	-	180,000	-	-	-
- Pritchard Intersection (NB Right Turn Lane)	75,000	-	-	180,000	-	-	-
Whiteview Safety Improvements	-	-	1,665,000	-	-	-	-
- Design & Construction Administration	-	-	225,000	-	-	-	-
- Wood Ash Lane (EB Left Turn Lane)	-	-	120,000	-	-	-	-
- Wood Aspen Lane (EB Left Turn Lane)	-	-	120,000	-	-	-	-
- Rolling Sands (EB Right & WB Left Turn Lanes)	-	-	240,000	-	-	-	-
- Woodbury Lane (EB Left Turn Lane)	-	-	120,000	-	-	-	-
- Whitmill (EB Left, WB Right, SB Right Turn Lanes)	-	-	275,000	-	-	-	-
- Whippoorwill (EB Left Turn Lane)	-	-	120,000	-	-	-	-
- Ravenwood (EB Right, WB Left, NB Right Turn Lanes)	-	-	325,000	-	-	-	-
- Princess Rose (EB Left Turn Lane)	-	-	120,000	-	-	-	-
Traffic Signals	-	-	430,000	800,000	-	-	-
- Matanzas / US1 (New Signal) -FDOT Managed Project	-	-	30,000	-	-	-	-
- Matanzas / I95 Interchange (New Signals)	-	-	-	800,000	-	-	-
- Eastwood Dr./Market Ave Int. (New Signal)	-	-	400,000	-	-	-	-
Transfer to Streets Improvement Fund	700,000	700,000	-	-	-	-	-
Transfer to OKR SAD Impact Fees	160,000	90,000	100,000	100,000	100,000	100,000	100,000
Total Expenditures	1,690,000	1,025,000	2,945,000	3,625,000	100,000	250,000	600,000
Available Funds End of Year	1,173,773	1,993,773	173,773	1,772,773	3,617,773	5,312,773	6,657,773

# Exhibit 8.2 Revenue and Expenditure Projections by Fund for Capital Projects

**APPROVED**

City of Palm Coast  
5 Year Capital Improvement Plan

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OKR SPECIAL ASSESSMENT FUND	FY 17 Budget	FY 17 Projected	FY 18	FY 19	FY 20	FY 21	FY 22
<b>EOY Special Assessment Loan Balance</b>	<b>4,700,616</b>	<b>4,700,616</b>	<b>4,608,172</b>	<b>4,511,106</b>	<b>4,409,186</b>	<b>4,302,170</b>	<b>4,189,803</b>
Prior Year Carry-over	<b>295,851</b>	<b>295,851</b>	382,251	475,651	569,051	662,451	755,851
Revenues:							
Special Assessments	327,030	327,030	327,030	327,030	327,030	327,030	327,030
Investment Revenue	-	3,000	-	-	-	-	-
Transfers from Other Funds (Impact Fees)	160,000	90,000	100,000	100,000	100,000	100,000	100,000
<b>Total Revenues</b>	<b>487,030</b>	<b>420,030</b>	<b>427,030</b>	<b>427,030</b>	<b>427,030</b>	<b>427,030</b>	<b>427,030</b>
<b>Total Available Funds</b>	<b>782,881</b>	<b>715,881</b>	<b>809,281</b>	<b>902,681</b>	<b>996,081</b>	<b>1,089,481</b>	<b>1,182,881</b>
Expenditures:							
Operating Expenses	6,600	6,600	6,600	6,600	6,600	6,600	6,600
Debt Service to Utility Cap Proj Fund	327,030	327,030	327,030	327,030	327,030	327,030	327,030
Projects							
<b>Total Expenditures</b>	<b>333,630</b>	<b>333,630</b>	<b>333,630</b>	<b>333,630</b>	<b>333,630</b>	<b>333,630</b>	<b>333,630</b>
<b>Available Funds End of Year</b>	<b>449,251</b>	<b>382,251</b>	<b>475,651</b>	<b>569,051</b>	<b>662,451</b>	<b>755,851</b>	<b>849,251</b>



# Exhibit 8.2 Revenue and Expenditure Projections by Fund for Capital Projects

**APPROVED**

City of Palm Coast  
5 Year Capital Improvement Plan

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UTILITY CAPITAL PROJECTS FUND	FY 17 Budget	FY 17 Projected	FY 18	FY 19	FY 20	FY 21	FY 22
Prior Year Carry-over	12,943,923	12,943,923	13,673,470	3,569,038	(115,331)	526,197	380,677
Revenues:							
Impact Fees	2,450,000	3,200,000	3,215,000	3,247,150	3,279,622	3,312,418	3,345,542
Impact Fee Credit (Wind Chant)	-	-	-	(200,000)	-	-	-
Interest on Investments	316,500	316,500	318,470	254,215	254,215	254,215	254,215
Proceeds from Debt	19,525,000	19,625,000	4,838,000	-	-	-	-
Funding for Beachside Sewer (50% assuming dev contribution)	-	-	250,000	750,000	750,000	-	-
R & R Transfer	3,538,862	3,735,713	3,800,000	3,872,200	3,945,772	4,020,741	4,097,136
Operating Reserves	-	2,500,000	3,500,000	1,500,000	1,500,000	-	-
Capital Reserve Transfer	-	-	-	-	-	-	-
Grants:							
SJRWMD Reclaimed Grant - Grand Landings	66,710	42,389	-	-	-	-	-
SJRWMD WTP #2 Wellfield Grant	569,250	629,176	-	-	-	-	-
SJRWMD Matanzas Woods Master Pump Station Grant	750,000	675,000	-	-	-	-	-
SJRWMD Reclaimed Water irrigation on US Hwy #1 Grant	462,000	186,000	-	-	-	-	-
SJRWMD Reclaimed Water to Indian Trails	-	-	700,000	-	-	-	-
DEP Grant	-	-	-	-	-	-	-
FEMA Grant - Rib Site	-	-	150,000	-	-	-	-
Total Revenues	27,678,322	30,909,778	16,771,470	9,423,565	9,729,608	7,587,374	7,696,892
Interfund Loan repayments - OKR	88,042	88,042	92,444	97,066	101,920	107,106	112,367
Total Available Funds	40,710,287	43,941,743	30,537,384	13,089,669	9,716,197	8,220,677	8,189,937

# Exhibit 8.2 Revenue and Expenditure Projections by Fund for Capital Projects

City of Palm Coast  
5 Year Capital Improvement Plan



UTILITY CAPITAL PROJECTS FUND	FY 17 Budget	FY 17 Projected	FY 18	FY 19	FY 20	FY 21	FY 22
<b>Expenditures:</b>							
Operating Expenditures	194,000	262,000	320,000	285,000	65,000	185,000	165,000
Admin Allocation	373,343	373,343	693,346	-	-	-	-
<b>Projects:</b>							
<b>Water Treatment Plant # 3</b>	-	-	120,000	-	-	-	-
- Concentrate Pump	-	-	120,000	-	-	-	-
<b>Wellfield and Wells</b>	2,350,000	2,266,000	2,880,000	600,000	400,000	400,000	600,000
- Wellfield Expansion WTP #3 Phase 3, Fresh	250,000	20,000	-	-	-	-	-
- Wellfield Expansion WTP #2	1,750,000	1,804,000	-	-	-	-	-
- Wellfield Expansion WTP #2 - 3 additional wells	-	70,000	2,100,000	-	-	-	-
- Well SW-43 Replacement - WTP #1	-	20,000	480,000	200,000	-	-	-
- AWS Investigation/APT/WTP#3	50,000	52,000	-	-	-	-	-
- ASR Investigation	-	-	-	-	-	-	100,000
- Well Construction Replacements	300,000	300,000	300,000	400,000	400,000	400,000	500,000
<b>Water Mains</b>	1,225,000	147,684	1,800,000	500,000	-	-	-
- Citation/Old Kings Road/SR100 Water Main Loop	1,000,000	-	1,500,000	-	-	-	-
- Old Kings Road Water Main Extension to Eagle Lakes	50,000	-	150,000	-	-	-	-
- North Old Kings Road Water Main Relocation	175,000	147,684	-	-	-	-	-
- North Old Kings Road Extension Water Main	-	-	-	500,000	-	-	-
- Malacompra Drainage Project water main relocate	-	-	150,000	-	-	-	-
<b>Water Treatment Plant #1</b>	1,000,000	425,000	280,000	675,000	500,000	-	500,000
- WTP No. 1 Misc. Improvements (Electrical Improvements)	700,000	170,000	50,000	-	-	-	-
- WTP No. 1 Replacement Generator and Electrical Upgrade	300,000	220,000	-	-	-	-	-
- Lime Sludge Handling - Design and Facility	-	-	-	-	-	-	200,000
- Re-roof	-	35,000	-	175,000	-	-	-
- Fuel Storage Tank	-	-	-	-	-	-	300,000
- Slacker #2 Replacement	-	-	180,000	-	-	-	-
- Ozone Treatment - Color, Taste and Odor	-	-	50,000	500,000	500,000	-	-
<b>Water Treatment Plant #2</b>	680,000	397,000	50,000	500,000	500,000	-	300,000
- Concentrate Zero Discharge Treatment	80,000	120,000	-	-	-	-	-
- Disinfection By-Products includes reactor covers & mixing eqp.	400,000	-	-	-	-	-	-
- Reroof	200,000	277,000	-	-	-	-	-
- Fuel Storage Tank	-	-	-	-	-	-	300,000
- Ozone Treatment - Color, Taste and Odor	-	-	50,000	500,000	500,000	-	-
<b>General Plant R &amp; R - Water</b>	500,000	600,000	600,000	600,000	600,000	600,000	600,000
<b>Distribution System Improvements</b>	710,000	710,000	905,000	975,000	1,095,000	1,125,000	1,275,000
- Canal Crossing Replacements	-	-	-	-	-	150,000	300,000
- Large Backflow Preventer Replacements	75,000	75,000	75,000	75,000	75,000	75,000	75,000
- Fixed Base Meter Reading	-	-	150,000	200,000	200,000	200,000	200,000
- Radio Read Metering	500,000	500,000	500,000	500,000	500,000	500,000	500,000
- Cypress Edge Loop	-	-	-	-	120,000	-	-
- Residential and Sm Commercial Meters change outs	60,000	60,000	80,000	100,000	100,000	100,000	100,000
- Construction	75,000	75,000	100,000	100,000	100,000	100,000	100,000

# Exhibit 8.2 Revenue and Expenditure Projections by Fund for Capital Projects

City of Palm Coast  
5 Year Capital Improvement Plan



UTILITY CAPITAL PROJECTS FUND	FY 17 Budget	FY 17 Projected	FY 18	FY 19	FY 20	FY 21	FY 22
<b>PEP System</b>	<b>900,000</b>	<b>820,000</b>	<b>1,200,000</b>	<b>1,250,000</b>	<b>1,300,000</b>	<b>1,300,000</b>	<b>1,300,000</b>
- System Upgrades	100,000	20,000	300,000	300,000	300,000	300,000	300,000
- PEP Tanks	800,000	800,000	900,000	950,000	1,000,000	1,000,000	1,000,000
<b>Wastewater Treatment Plant #1</b>	<b>950,000</b>	<b>100,000</b>	<b>5,170,000</b>	<b>500,000</b>	-	<b>1,000,000</b>	<b>900,000</b>
- Headworks Coating Rehab	-	-	120,000	-	-	-	-
- Clarifiers #7 & #8 Rehab	-	-	700,000	-	-	-	-
- Centrifuge Replacement	-	-	-	-	-	1,000,000	-
- Biosolids Treatment/Disposal Improvements	500,000	100,000	3,750,000	-	-	-	500,000
- New Administration Building	50,000	-	400,000	-	-	-	-
- New Genset and Above Ground Fuel Storage Tank	-	-	-	-	-	-	400,000
- Property Acquisition - Mosquito Control Property	400,000	-	-	-	-	-	-
- Expand Odor Control System	-	-	200,000	-	-	-	-
- Diffused air	-	-	-	500,000	-	-	-
<b>Force Mains</b>	<b>100,000</b>	-	<b>400,000</b>	<b>700,000</b>	<b>500,000</b>	<b>1,450,000</b>	<b>50,000</b>
- Pine Lakes to WWTP #2	100,000	-	100,000	700,000	500,000	1,000,000	-
- Ravenwood to WWTP #2 on US1	-	-	-	-	-	-	50,000
- WTP #2 Concentrate Line Conversion	-	-	300,000	-	-	-	-
- Force Main from Pump Station 4-2 or PS E	-	-	-	-	-	450,000	-
<b>Reclaimed Water Mains</b>	<b>2,400,000</b>	<b>954,046</b>	<b>1,700,000</b>	<b>2,900,000</b>	-	-	-
- Seminole Blvd Reclaimed Water Main	500,000	94,046	-	-	-	-	-
- 16" Discharge with study	300,000	300,000	1,500,000	1,500,000	-	-	-
- Irrigation along US#1, Palm Coast Park	1,500,000	560,000	-	-	-	-	-
- Cigar Lake Water Quality Improvements- aeration	100,000	-	200,000	1,400,000	-	-	-
<b>Reclaimed Water Main Extension to the Indian Trails Sports Complex</b>	-	-	<b>1,000,000</b>	-	-	-	-
<b>Wastewater Treatment Plant #2</b>	<b>15,500,000</b>	<b>17,078,000</b>	<b>5,100,000</b>	-	<b>750,000</b>	-	<b>500,000</b>
- Engineering Design & Construction	15,400,000	17,000,000	5,000,000	-	-	-	-
- Asset Management Plan	100,000	78,000	-	-	-	-	-
- WWTP #2 improvements - Discharge Automation	-	-	100,000	-	-	-	-
- Plan Expansion Planning and Engineering	-	-	-	-	-	-	500,000
- Investigation	-	-	-	-	750,000	-	-
<b>Reclaimed Water Discharge to Wetlands Design/Const.</b>	<b>2,125,000</b>	<b>2,258,200</b>	<b>500,000</b>	-	-	-	-
<b>Beachside Sewer System</b>	-	-	<b>500,000</b>	<b>1,500,000</b>	<b>1,500,000</b>	-	-
<b>Lift Stations and Pump Stations</b>	<b>490,000</b>	<b>567,000</b>	<b>2,130,000</b>	<b>1,100,000</b>	<b>700,000</b>	<b>500,000</b>	<b>500,000</b>
- Pump Station Upgrades	100,000	100,000	100,000	150,000	150,000	150,000	150,000
- Pump Station On-Line Generator	50,000	50,000	450,000	250,000	250,000	250,000	250,000
- Pump Station Odor Control Systems	40,000	247,000	80,000	100,000	100,000	100,000	100,000
- OKR Master Pump Station	-	145,000	-	-	-	-	-
- Pump Station 34-1 Upgrade	300,000	25,000	-	-	-	-	-
- Commerce Blvd Pump Station	-	-	-	200,000	-	-	-
- Hargrove Pump Station	-	-	-	200,000	-	-	-
- Woodhaven Pump Station 27-1	-	-	-	200,000	-	-	-
- Pump Station 4-2	-	-	-	-	200,000	-	-
- Pump Station CL-1	-	-	200,000	-	-	-	-
- Pump Stations Section 25 (Parkview)	-	-	300,000	-	-	-	-
- Educator Stations 4ea	-	-	1,000,000	-	-	-	-

## Exhibit 8.2 Revenue and Expenditure Projections by Fund for Capital Projects

City of Palm Coast  
5 Year Capital Improvement Plan



UTILITY CAPITAL PROJECTS FUND	FY 17 Budget	FY 17 Projected	FY 18	FY 19	FY 20	FY 21	FY 22
<b>Belle Terre/Matanzas Woods MPS</b>	<b>2,000,000</b>	<b>2,100,000</b>	<b>300,000</b>	-	-	-	-
<b>RIB Site Fencing</b>	-	-	<b>200,000</b>	-	-	-	-
<b>General Plant R &amp; R - Wastewater</b>	<b>1,210,000</b>	<b>1,210,000</b>	<b>1,120,000</b>	<b>1,120,000</b>	<b>1,280,000</b>	<b>1,280,000</b>	<b>1,290,000</b>
- Gravity Pipeline Lining	250,000	250,000	250,000	250,000	250,000	250,000	250,000
- Construction	500,000	500,000	600,000	600,000	750,000	750,000	750,000
- Replace Mechanical Bar Screens at WWTP #1	400,000	400,000	-	-	-	-	-
- Replace submersible pumps	60,000	60,000	60,000	60,000	60,000	60,000	60,000
- PEP Replacement Pumps and Panels	-	-	210,000	210,000	220,000	220,000	230,000
<b>Total Expenditures</b>	<b>32,707,343</b>	<b>30,268,273</b>	<b>26,968,346</b>	<b>13,205,000</b>	<b>9,190,000</b>	<b>7,840,000</b>	<b>7,980,000</b>
<b>Available Funds End of Year</b>	<b>8,002,944</b>	<b>13,673,470</b>	<b>3,569,038</b>	<b>(115,331)</b>	<b>526,197</b>	<b>380,677</b>	<b>209,937</b>

# Exhibit 8.2 Revenue and Expenditure Projections by Fund for Capital Projects

City of Palm Coast  
5 Year Capital Improvement Plan

**APPROVED**

*7/25/17*



SR100 CRA FUND	FY 17 Budget	FY 17 Projected	FY 18	FY 19	FY 20	FY 21	FY 22
Prior Year Carry-over	165,964	165,964	191,225	17,587	49,973	114,597	136,900
Revenues:							
Intergovernmental Revenue	1,140,000	1,119,196	1,109,819	1,132,000	1,154,600	1,177,700	1,201,300
Rental Income	-	-	-	-	-	-	-
Interest on Investments	-	4,200	-	-	-	-	-
Proceeds from Debt	-	-	-	-	-	-	-
Transfer of Tax Increment	594,922	594,922	580,431	592,000	603,800	615,900	628,200
Transfers from General Fund Reserve Funds	-	-	-	-	-	-	-
Total Revenues	1,734,922	1,718,318	1,690,250	1,724,000	1,758,400	1,793,600	1,829,500
Total Available Funds	1,900,886	1,884,282	1,881,475	1,741,587	1,808,373	1,908,197	1,966,400
Expenditures:							
Operating Expenditures	103,939	123,939	134,237	134,237	134,237	134,237	134,237
Debt Service:							
Ameris Bank Loan	454,212	454,212	405,776	404,738	410,458	415,695	415,449
BB&T Loan	524,906	524,906	523,875	527,639	524,082	521,365	521,365
Projects:							
Bull Dog Drive Construction	-	-	-	-	-	-	-
Central Park Community Areas	200,000	15,000	200,000	-	-	-	650,000
Land Purchases	-	-	-	-	-	-	-
Transfer to Capital Projects - Community Wing	575,000	575,000	600,000	625,000	125,000	-	-
Transfer to General Fund - GEA Auto	-	-	-	-	500,000	700,000	-
Total Expenditures	1,858,057	1,693,057	1,863,888	1,691,614	1,693,777	1,771,297	1,721,051
Available Funds End of Year	42,829	191,225	17,587	49,973	114,597	136,900	245,350

# Exhibit 8.2 Revenue and Expenditure Projections by Fund for Capital Projects

City of Palm Coast  
5 Year Capital Improvement Plan



	Budget	Projected					
	FY 17	FY 17	FY 18	FY 19	FY 20	FY 21	FY 22
<b>STORMWATER MANAGEMENT FUND</b>							
Prior Year Carry-over	193,920	193,920	538,097	259,141	20,623	71,586	157,724
Revenues:							
Ad Valorem Taxes	418,442	418,442	502,590	577,979	664,675	764,377	879,033
Stormwater Fees	7,240,846	7,240,846	7,270,000	7,299,080	7,328,276	7,357,589	7,387,020
Grants	335,000	335,000	700,000	-	-	-	-
New Revenue	-	-	-	500,000	625,000	625,000	625,000
Interest on Investments	-	10,000	-	-	-	-	-
Total Revenues	7,994,288	8,004,288	8,472,590	8,377,059	8,617,952	8,746,966	8,891,053
Total Available Funds	8,188,208	8,198,208	9,010,687	8,636,200	8,638,574	8,818,552	9,048,777
Operating Expenses/Debt Service:	4,751,972	4,490,999	4,660,235	4,753,440	4,848,508	4,945,479	5,044,388
Projects:							
<b>Pipe Replacement</b>	901,028	901,028	904,733	911,828	919,064	926,445	933,974
Pipe Replacement Labor	351,028	351,028	354,733	361,828	369,064	376,445	383,974
Pipe Replacement Materials	450,000	450,000	450,000	450,000	450,000	450,000	450,000
Pipe Lining	100,000	100,000	100,000	100,000	100,000	100,000	100,000
<b>Valley Gutter Replacements</b>	75,000	75,000	75,000	75,000	75,000	75,000	75,000
<b>System Rehab &amp; Renewal</b>	1,484,288	1,334,288	1,486,578	1,505,310	1,524,416	1,543,904	1,563,782
Swale Rehab Labor	684,288	684,288	936,578	955,310	974,416	993,904	1,013,782
Swale Rehab Materials	700,000	550,000	450,000	450,000	450,000	450,000	450,000
Driveway Replacements	100,000	100,000	100,000	100,000	100,000	100,000	100,000
<b>Stormwater Improvements</b>	150,000	225,000	500,000	500,000	525,000	550,000	550,000
Hydraulic Modeling, Design & Permitting	-	25,000	150,000	150,000	150,000	150,000	150,000
Modeling Improvements Sec 30	150,000	200,000	100,000	-	-	-	-
Modeling Improvements Sec 34	-	-	250,000	120,000	-	-	-
Modeling Improvements Basin 'X'	-	-	-	230,000	170,000	-	-
Modeling Improvements Basin 'X'	-	-	-	-	205,000	400,000	-
Modeling Improvements Basin 'X'	-	-	-	-	-	-	400,000
Concrete Lined Ditch	30,000	-	-	-	-	-	-
<b>Water Control Structures</b>	415,000	385,000	1,010,000	20,000	420,000	20,000	370,000
BS-2 Weir Replacement	385,000	361,154	-	-	-	-	-
W-1 (to be done with major crossing W-1)	-	23,846	220,000	-	-	-	-
L-1 Weir Replacement	-	-	385,000	-	-	-	-
K-1 Weir Replacement	-	-	385,000	-	-	-	-
P-1 Weir Replacement (to be done with major crossing P-1)	-	-	-	-	400,000	-	-
K-6 Weir Replacement (to be done with major crossign K-6)	-	-	-	-	-	-	350,000
Structure Access Improvements	10,000	-	-	-	-	-	-
Structure Repairs	20,000	-	20,000	20,000	20,000	20,000	20,000
<b>Major Crossings</b>	-	-	-	800,000	205,000	400,000	310,000
Major Crossings - W-1 (to be doen with W-1 Weir)	-	-	-	800,000	-	-	-
Major Crossings - Belle Terre P1 (to be done with P-1 Weir)	-	-	-	-	205,000	400,000	-
Major Crossings - Smith Trail K6 (to be done with K-6 Weir)	-	-	-	-	-	-	310,000
<b>Canal &amp; Seawall Replacements</b>	50,000	50,000	50,000	50,000	50,000	50,000	50,000
Pipes thru Seawalls	15,000	15,000	15,000	15,000	15,000	15,000	15,000
Christopher Ct @ Chadwick Ct	35,000	35,000	-	-	-	-	-
Fleming Ct @ Florance Ct	-	-	35,000	-	-	-	-
Fanwood Ct	-	-	-	35,000	-	-	-
Chadwick Ct @ Chillham Ct	-	-	-	-	35,000	-	-
Location to be identified	-	-	-	-	-	35,000	-
Location to be identified	-	-	-	-	-	-	35,000
<b>Land Acquisitions</b>	20,000	20,000	20,000	-	-	-	-
<b>Fresh Water Dredging</b>	-	-	-	-	-	150,000	-
<b>Modeling - LIDAR QLI Standard</b>	75,000	75,000	-	-	-	-	-
<b>Electronic Monitoring System</b>	30,000	65,000	45,000	-	-	-	-
<b>New Equipment</b>	42,000	38,796	-	-	-	-	-
Total Expenditures	7,994,288	7,660,111	8,751,546	8,615,577	8,566,988	8,660,828	8,897,145
Available Funds End of Year	193,920	538,097	259,141	20,623	71,586	157,724	151,632





POTABLE WATER											
Project	FY 18	Funding Source	FY 19	Funding Source	FY 20	Funding Source	FY 21	Funding Source	FY 22	Funding Source	Total
Wellfields and Wells											
Wellfield Expansion WTP #2- 3 additional wells	2,100,000	UCPF									2,100,000
Well SW-43 Replacement - WTP #1	480,000	UCPF	200,000	UCPF							680,000
Well Construction Replacements	300,000	UCPF	400,000	UCPF	400,000	UCPF	400,000	UCPF	500,000		2,000,000
Water Mains (Construction)											
Citation/Old Kings Road/SR100 Water Main Loop	1,500,000	UCPF									1,500,000
Old Kings Road Water Main Extension to Eagle Lakes	150,000	UCPF									150,000
Old Kings Road North Extension Water Main			500,000	UCPF							500,000
Malacompra Drainage Project water main relocate	150,000	UCPF									150,000
Water Treatment Plant #1 -Misc. Improvements	280,000	UCPF	675,000	UCPF	500,000	UCPF			500,000	UCPF	1,955,000
Water Treatment Plant #2 - Misc. Improvements	50,000	UCPF	500,000	UCPF	500,000	UCPF			300,000	UCPF	1,350,000
Water Treatment Plant #3 - Concentrate Pump	120,000	UCPF									120,000
CUP Modification for fresh water supply							100,000	UCPF			100,000
CUP Modification and Alternative Water Study	100,000	UCPF									100,000
General Plant R & R - Water	600,000	UCPF	600,000	UCPF	600,000	UCPF	600,000	UCPF	600,000	UCPF	3,000,000
Distribution System Improvement	905,000	UCPF	975,000	UCPF	1,095,000	UCPF	1,125,000	UCPF	1,275,000	UCPF	5,375,000
Total (\$)	6,735,000		3,850,000		3,095,000		2,225,000		3,175,000		19,080,000
CPF = Capital Projects Fund, PIFF = Park Impact Fee Fund, SIF = Street Improvement Fund, SUF = Stormwater Utility Fund, TIF = Transportation Impact Fee Fund, UCPF= Utilities Capital Projects Fund											

City of Palm Coast  
Comprehensive Plan - Goals, Objectives, and Policies



SANITARY SEWER											
Project	FY 18	Funding Source	FY 19	Funding Source	FY 20	Funding Source	FY 21	Funding Source	FY 22	Funding Source	Total
PEP System	1,200,000	UCPF	1,250,000	UCPF	1,300,000	UCPF	1,100,000	UCPF	1,300,000	UCPF	6,150,000
Wastewater Treatment Plant #1 (Miscellaneous Improvements)	5,170,000	UCPF	500,000	UCPF		UCPF	1,000,000	UCPF	900,000	UCPF	7,570,000
Force Mains											-
Pine Lakes to WWTP#2	100,000	UCPF	700,000	UCPF	500,000	UCPF	1,000,000	UCPF			2,300,000
Ravenwood to WWTP#2									50,000	UCPF	50,000
WTP #2 Concentrate Line Coverion			300,000	UCPF							
Force Main from Pump Station 4-2 or PS E							450,000				
Reclaimed Water											-
US1 Palm Coast Park 16" Discharge with Study	1,500,000	UCPF	1500000	UCPF							3,000,000
Cigar Lake Water Quality Improvements-aeration	200,000	UCPF	1400000	UCPF							1,600,000
Extension to Indian Trails Sports Complex	1,000,000	UCPF									
Wastewater Plant #2											-
Engineering, Design, and Construction	5,000,000	UCPF									5,000,000
WWTP #2 Improvements Discharge Automation	100,000	UCPF									
Plant Expansion Planning and Engineering									500,000	UCPF	500,000
Aquifer Storage and Recovery Investigation and Land Acquisition					750,000	UCPF			100,000	UCPF	850,000
Reclaimed Water Discharge to Wetlands Design and Construction	500,000	UCPF									500,000
Beachside Sewer System	500,000	UCPF	1,500,000	UCPF	1,500,000	UCPF					3,500,000
Lift Stations and Pump (Various Locations)	2,130,000	UCPF	1,100,000	UCPF	700,000	UCPF	500,000	UCPF	500,000	UCPF	4,930,000
Rib Site Fencing	200,000	UCPF									
General Plant R & R - Wastewater	1,120,000	UCPF	1,120,000	UCPF	1,280,000	UCPF	1,280,000	UCPF	1,280,000	UCPF	6,080,000
Total (\$)	18,720,000		9,370,000		6,030,000		5,330,000		4,630,000		44,080,000
CPF = Capital Projects Fund, PIFF = Park Impact Fee Fund, SIF = Street Improvement Fund, SUF = Stormwater Utility Fund, TIFF = Transportation Impact Fee Fund, UCPF= Utilities Capital Projects Fund											

City of Palm Coast  
Comprehensive Plan - Goals, Objectives, and Policies



PUBLIC RECREATION AND OPEN SPACE											
Project	FY 18	Funding Source	FY 19	Funding Source	FY 20	Funding Source	FY 21	Funding Source	FY 22	Funding Source	Total
Seminole Woods Multi-Use Path (MUP)	880,000	CDBG									880,000
Long Creek Nature Preserve Phase 2 - Design			50,000	CPF	50,000	CPF					100,000
Long Creek Nature Preserve Phase 2 Construction					2,950,000	CPF					2,950,000
Community Center Reniovation/Expansion	3,000,000	CPF									3,000,000
Holland Park Renovation											-
Design/CEI	75,000	CPF	50,000	CPF							125,000
Construction	900,000	CPF	2,525,000	CPF							3,425,000
Park Rehab and Renewals	655,000	CPF	450,000	CPF	350,000	CPF	700,000	CPF	680,000	CPF	2,835,000
Lehigh Trail Trailhead	75,000	FDOT									75,000
Trailhead, Trail Signs, Commercial Wayfinding Signage	50,000	CPF			50,000	CPF			50,000	CPF	150,000
Total (\$)	4,630,000		3,075,000		3,350,000		700,000		680,000		12,435,000
CDBG = Community Development Block Grant, CPF = Capital Projects Fund, CRA = SR100 CRA Fund, PIFF = Park Impact Fee Fund											



TRANSPORTATION											
Project	FY 18	Funding Source	FY 19	Funding Source	FY 20	Funding Source	FY 21	Funding Source	FY 22	Funding Source	Total
Sidewalks and Bike Paths					125,000	SIF					125,000
Sidewalks and Bike Paths (various locations)											
Palm Coast Pkwy. EB (Florida Park Dr. to Community Center)	150,000	SIF									150,000
Palm Coast Pkwy. (Pine Lakes to St. Joe Plaza)	75,000	SIF									75,000
Whiteview (Whitemill to US-1)	320,000	SIF									320,000
Lakeview (Lamancha to London)	650,000	SIF									650,000
Benches on Existing Paths			60,000	SIF							60,000
Parkway Beautification (various locations)	625,000	SIF					320,000	SIF	1,075,000	SIF	2,020,000
Belle Terre Pkwy 6-laning from Palm Coast Pkwy to Pine Lakes Pkwy							150,000	TIFF	500,000	TIFF	650,000
Street Rehab and Renewal (various locations)	1,980,000	SIF	1,880,000	SIF	1,935,000	SIF	1,935,000	SIF	1,935,000	SIF	9,665,000
Traffic Signals - Signal Optimization	250,000	SIF	100,000	SIF	100,000	SIF					450,000
Traffic Signals-New											-
Matanzas/US-1	30,000	SIF	800,000	SIF							830,000
Matanzas/I95			800,000	SIF							800,000
Eastwood Dr./Market Ave.	400,000	SIF									400,000
Intersection/Turn Lanes	50,000	SIF	60,000	SIF	100,000	SIF	60,000	SIF	100,000	SIF	370,000
Seminole Woods NB Turn lane & Ped Crossing @ SR 100	150,000	FDOT									150,000
Belle Terre/State Road 100	10,000	TIFF	385,000	TIFF							395,000
Belle Terre Safety Improvements	345,000	TIFF	2,725,000	TIFF							3,070,000
Whiteview Safety Improvements	1,665,000	TIFF									1,665,000
Palm Coast Pkwy 6 Laning (Cypress Point Pkwy to Florida Park Dr.) (Construction)											-
Design	45,000	Grant									45,000
Construction	200,000	Grant									200,000
Old Kings Rd. Ext. Phase 2											-
Construction	35,000	FDOT	5,665,000	FDOT							5,700,000
Palm Harbor Pkwy. Extension	25,000	SIF									25,000
N Old Kings Rd 4 Laning											-
ROW	1,000,000	FDOT									1,000,000
Bridge Rehabilitation (Various Locations)	30,000	SIF	80,000	SIF	450,000	SIF	60,000	SIF	250,000	SIF	870,000
Matanzas Woods Pkwy. 4-lane Ph.2	1,903,000	FDOT									1,903,000
Citation Blvd. Improvements	175,000	Grant	1,200,000	Grant							1,375,000
Continuous Street Lighting	30,000	SIF	80,000	SIF							110,000
											-
Total (\$)	10,143,000		12,555,000		2,710,000		2,525,000		3,860,000		31,793,000
CPF = Capital Projects Fund, CRA = Community Redevelopment Area (TIFF Funding), FDOT = Florida Department of Transportation, SIF = Street Improvement Fund, TIFF = Transportation Impact Fee Fund											



STORMWATER											
Project	FY 18	Funding Source	FY 19	Funding Source	FY 20	Funding Source	FY 21	Funding Source	FY 22	Funding Source	Total
System Rehab and Renewal	1,486,578	SUF	1,505,310	SUF	1,524,416	SUF	1,543,904	SUF	1,563,782	SUF	7,623,990
Water Control Structure Rehabilitation & Replacement (Weirs)	1,010,000	SUF	20,000	SUF	420,000	SUF	20,000	SUF	370,000	SUF	1,840,000
Pipe Replacement	904,733	SUF	911,828	SUF	919,064	SUF	926,445	SUF	933,974	SUF	4,596,044
Major Crossings			800,000	SUF	205,000	SUF	400,000	SUF	310,000	SUF	1,715,000
Stormwater Improvements	500,000	SUF	500,000	SUF	525,000	SUF	550,000	SUF	550,000	SUF	2,625,000
Canal and Seawall Replacements	50,000	SUF	50,000	SUF	50,000	SUF	50,000	SUF	50,000	SUF	250,000
Valley Gutter Replacements	75,000	SUF	75,000	SUF	75,000	SUF	75,000	SUF	75,000	SUF	375,000
Land Acquisitions		SUF	20,000	SUF							20,000
Fresh Water Dredgings							150,000	SUF			150,000
Electronic Monitoring System	45,000	SUF									45,000
Total (\$)	4,071,311		3,882,138		3,718,480		3,715,349		3,852,756		19,240,034
CPF = Capital Projects Fund, PIFF = Park Impact Fee Fund, SIF = Street Improvement Fund, SUF = Stormwater Utility Fund, TIF = Transportation Impact Fee Fund, UCPF= Utilities Capital Projects Fund											