

AGENDA

City Council Finance Committee

July 18, 2024

8:15am (Est. duration 1 hour 35 minutes)

Members: Mike Davis (Chairman), Dave Johnson, Aaron Smith, Megan Wiles

<i>Est. 10 minutes</i>	Claims Docket Review	Conference Room A213
	Caitlin Moss	

<i>Est. 40 minutes</i>	Update - Forest Park Aquatic Center Repairs and Renovation	Conference Room A213
	<i>Review the long-term recommendations for repairs, maintenance, and capital improvements at Forest Park Aquatic Center.</i>	
	<i>Document(s): Forest Park Aquatic Center Facility Study</i>	
	The Friends of Central Pool; Counsilman-Hunsaker Aquatics	

<i>Est. 30 minutes</i>	Update – 2024 Mid-year Budget Adjustments	Conference Room A213
	<i>Document(s): Summary of Planned Mid-year Budget Adjustments for 2024</i>	
	Matt Light; Jeff Spalding	

<i>Est. 10 minutes</i>	Update – Quarterly Financial Reports – 2024 Q2	Conference Room A213
	<i>Review of the following reports:</i>	
	<ul style="list-style-type: none"> • <i>Fiscal results for Civil City operational funds (postponed)</i> • <i>Investment allocations</i> • <i>Funds with a negative balance</i> 	
	<i>Document(s): Investment Allocation Report – 2024 Q2; Negative Fund Balance Report – 2024 Q2</i>	
	Caitlin Moss	

Fiscal & Debt Actions on Council Meeting Agenda – July 23

- *None*

Est. 0 minutes

Review of Agenda Addendum

Conference Room

A213

No substantive changes from prior meeting.

Jeff Spalding

Est. 5 minutes

Other Business at Discretion of Chairman

Conference Room

A213

Mike Davis

Additional Instructions

Supporting documents to be reviewed at the meeting:

- Claims Docket (*sent separately to members*)
- All documents for Fiscal & Debt Actions on Council Meeting Agenda
- Forest Park Aquatic Center Facility Study
- Summary of Planned Mid-year Budget Adjustments for 2024
- Investment Performance Report – 2024 Q2
- Negative Fund Balance Report – 2024 Q2
- Agenda Addendum

Potential Future Ordinances/Resolutions and Other Fiscal Matters

- ~~**2024 Mid-Year Budget Modifications** – Target date: July 18 Finance Committee meeting. Known fiscal needs (or funding alignments) that have emerged since the adoption of the 2024 annual budget. To be bundled for efficient review and consideration by the City Council.~~
 - **Update on Financial Management Assessment by Crowe, LLP** – At a future meeting, OFA will present an update on steps taken Crowe, LLP's completion of the City's Financial Management Assessment in December 2020.
 - **New Annual Budget Ordinance** – Beginning with the 2023 annual budget ordinance, OFA will replace the Department of Local Government (DLGF) budget ordinance template with a more customized ordinance that more clearly presents the City's proposed budget, yet still meets the DLGF requirements.
 - **Administration of Debt Service Funds Ordinance** – Establish in City code the authority of the Controller to create and terminate debt service funds, as necessary, to properly account for the receipt and expenditure of debt levy tax revenue.
 - **Administration of Debt Proceed Funds Ordinance** – Establish in City code the authority of the Controller to create and terminate debt proceed funds, as necessary, to properly account for the receipt and expenditure of proceeds from tax-supported (e.g. property tax, LIT, etc.) bond issues.
 - **City Code Revision: OFA Matters** – Topics include: a) ~~update credit card use authorization/restrictions~~; b) establish travel policy; and c) update procurement process requirements.
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Counsilman · Hunsaker
AQUATICS FOR LIFE

Forest Park Aquatic Center Facility Study Noblesville, Indiana

July 18, 2024



Today's Goals

- Background on Existing Facility
- Existing Facility Conditions
- Future Options
- Market Demographics and Potential Events



Existing Facility

- Built in 1976
- Owned by the City of Noblesville, operated by 501c3 Friends of Central Pool since 1997
- Only aquatics facility open to the public in Noblesville. Annually attracts over 50k visitors.
- 10 lane 50-meter x 25-yard competition pool (Olympic size)
- 25-yard diving pool with 10-meter diving platform (Olympic size)
- Zero entry baby pool and splashpad
- Hosts large swim and dive events (summer only)



Area Aquatic Facilities

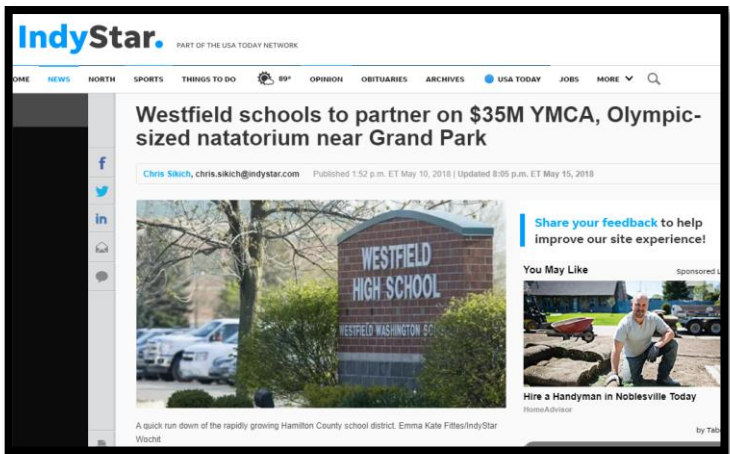
Indianapolis Area High Schools with Indoor 50 Meter (Olympic Regulation) Pools

Hamilton Country

- Carmel x2
- Hamilton Southeastern
- Fishers
- Westfield

Surrounding Area

- North Central
- Pike
- Ben Davis
- Center Grove
- Plainfield
- Brownsburg
- Crawfordsville
- Lawrence Township
- Franklin Township
- Avon
- Pendleton
- Zionsville
- Plainfield
- Southport



Assessment Scope

Review Existing Information



- Facility Drawings
- Prior Studies/Reports
- Observations/Goals

Conduct On-Site Audit of Facility



- Pools and All Equipment
- Support Facilities
- Code Compliance including ADA Review

Review Findings with Project Team



- Recommendations for Physical Issue Corrections
- Recommendations for Addressing Functional Issues
- Cost Implications of Identified Action Plan
- Forecasting Remaining Life of Systems
- Identification of “fatal flaws” or Major Concerns

Pool Assessment Highlights



Significant corrosion on piping connections and pipe supports, and the waterslides' pump and strainer basket show similar signs of corrosion.



Mechanical system is exposed to the outdoor elements which decreases its expected lifespan.



The pools' filtration is an open-air gravity sand filtration should be replaced with either high-rate sand filtration or regenerative media filtration.



Code requirement for turnover rate which is 6 hours (main pool – 6.15 hours, dive pool – 9.7 hours) is not met with either pool.



A pool liner/membrane was installed in both pools in 2012 due to significant water loss that was occurring in the main pool which is typically due to failures in the pool structure and/or the original cast iron piping.



Corrosion was observed on the stainless-steel perimeter overflow system.



Several areas of the pool deck are in poor condition and need to be replaced.



Dive pool depth markers need to be repainted or replaced with tile markers.



Several of the 1-meter diving boards do not have side rails installed.

Pool Assessment Highlights



Corrosion exists on the side walls of the recreation pool where it appears the chlorinated water has penetrated the concrete shell and reached the embedded rebar.



Vertical and horizontal cracking exists in the recreation pool walls.



Gaps exist beneath the pool's stainless-steel gutters where it connects to the concrete wall.



Areas of bare concrete were observed where the pool paint has delaminated.



The landing pad for the small waterslide has rips in it.



Corrosion exists on components of the recirculation system including the pipe connections, pipe supports, pool pumps and motors, and on the high-rate sand filters.



The recirculation system is exposed to the outdoor elements which decreases its expected lifespan.



Pool deck cracking that spans over 10 feet in length were observed in multiple places around the pool's perimeter.



The stainless-steel perimeter overflow system had areas of corrosion.



The splashpad's vertical spray elements are 16 years old which is close to the expected lifespan for this type of equipment.



Several of the spray elements are no longer functional.

Pool Assessment Details

Item	Condition	Risk	Recommendation
Pool Heater	Inoperable	Critical	Replaced 2024
Main Water Supply	Inoperable – Break	Critical	Repaired 2024
Main Drain & Gutter Piping (Comp & Dive)	Original 1976 Cast Iron Piping. Current main drain covers do not meet code requirements. Cast Iron Piping in other areas of the facility has failed. A failure of the main drain lines would be catastrophic.	Critical	Replace
Baby Pool Leak	Leak identified in 2023 requiring minor repairs	Critical	Repaired 2024
Comp & Dive Filtration, Pumps, Chemicals	Significant deterioration, design does not meet current codes, equipment failure(s) deemed probably in the near future. UV water treatments should be added. Equipment is exposed to weather elements. Construction of facilities building is recommended.	Critical	Replace
Comp & Dive Gutters	Existing stainless-steel gutters in comp and dive pools have exceeded their projected life. Significant deterioration was observed. Return lines are currently run in gutters which does not meet industry standards.	Serious	Replace within the next 2-4 years
Comp and Dive Liners	Existing pool liners were installed in 2012. The expected life of a pool liner is 15-20 years. Several areas of deterioration were observed including a leak in the diving pool liner which was repaired in 2023.	Serious	Replace within the next 2-4 years

Pool Assessment Details

Item	Condition	Risk	Recommendation
Pool Ladders	Existing pool ladders do not meet current industry design of recessed steps and grab bars. It is recommended that the current ladders be modified and timed with future liner replacement.	Serious	Replace in the next 2-4 years at the same time as liner replacement
Baby Pool Filtration, Pumps and Chemicals	Existing infrastructure is past its expected lifespan. Significant deterioration was observed to filtration systems and piping. UV water treatment should be added. Equipment is exposed to weather elements. It is recommended to construct facilities building to house this equipment in the future.	Serious	Replace in the next 2-4 years
Facility Electrical Service	The facility's electrical service was inspected by Gaylor Electric. Significant wear and tear was observed. There is also damage to contactors serving the comp and dive pools. Several distribution cabinets do not meet current code. Gaylor has recommended upgrading the existing electrical infrastructure.	Serious	Upgrade and replace componentry in the next 2-4 years
Fast Freddy Waterslide	The waterslide was observed to be in good operating condition. All hardware and stairs were repaired in 2020. The fiberglass slide is showing signs of deterioration and should be reglazed in the near future.	Fair	Reglaze fiberglass in the next 3-5 years

Pool Assessment Details

Item	Condition	Risk	Recommendation
Splashpad	The splashpad was constructed in 2007. Significant deterioration was observed. The automatic solenoid control system no longer works and all features are either on or off. Many features no longer work or don't work as designed. UV water treatment should be added.	Fair	Add UV protection and replace features over the next 3-5 years
North Storage & Chemical Building	Significant deterioration was observed. The area of the building where muriatic acid is stored has widespread corrosion. This building should be replaced.	Fair	Replace building in the next 3-5 years
Competition Starting Blocks	Current starting blocks do not meet current USA Swimming standards.	Fair	Replace in the next 3-5 years
Main Building Roof	Current main building roof is a rubber membrane system. Significant sections of deterioration were observed. It was observed that sections of the roof have been repaired. This roof will need to be replaced in the near future. Given the age of the building and functional design, replacement of the entire building should be considered.	Fair	Replace roof or entire building in the next 3-5 years
Main Building HVAC, Sinks, Toilets and Doors	The HVAC system serving the existing office will need replacement in the next 3-5 years. It was also observed that several of the existing doors and locks need repair/replacement. There is no access control system.	Fair	Repair/replace in the next 3-5 years. Consider access control system

Pool Assessment Details

Item	Condition	Risk	Recommendation
Overhead Stadium Lighting	Existing overhead lighting is 1976 construction. Gaylor Electric has recommended upgrading the existing fixtures to LED.	Fair	Replace existing fixtures with LED in the next 3-5 years
Concrete Pool Deck	Sections of the existing concrete pool deck were observed to be in poor condition. It is recommended that the entire concrete pool deck be replaced in the future.	Fair	Replace existing concrete pool deck in the next 3-5 years

Forest Park Aquatic Center – Future Options

1. Repair Existing Facility
2. Construct an Expanded Outdoor Only Facility
3. Construct an Expanded Indoor/Outdoor Facility

Option 1 – Repair Existing Facility

- Construct new facilities building
 - Filtration and pumps
 - Chemical treatment
 - Add surge tank (code)
- Replace main drains (code)
- Replace all piping infrastructure and gutters
- Add underwater pool lights (code)
- Replace pool liners
- Replace pool ladders (code)
- Upgrade facility electrical infrastructure and wiring
- Upgrade overhead stadium lighting
- Replace roof and remodel locker rooms and office
- Winterize main building
- Replace remainder of concrete pool deck
- Replace portions of fencing
- Replace Fast Freddy waterslide
- Upgrade diving boards and support platforms
- Replace north storage building
- Construct baby pool and spray pad facilities enclosure
- Replace baby pool and splash pad filtration system, pumps and chemical treatment
- Add UV water treatment (code)
- Replace baby pool slide
- Repair/replace splashpad features
- Replace rental deck

Estimated Cost: \$18-22M

Option 2 – Expanded Outdoor Facility

- All repairs stated in Option 1
- Construction of new recreation space
 - Aqua Play Zone
 - 25-yard lap pool
 - Waterslides
 - Other amenities
 - Separate bathrooms/changing space
- New competition pool shell to accommodate championship level swim meets
- Modifications to dive pool and platforms to accommodate championship diving meets
- Permanent spectator seating
- New athlete locker rooms and facility office
- Creation of community center
- Facility design would allow for future indoor/outdoor option.



Estimated Cost: \$37-41M

Option 2 – Expanded Outdoor Facility

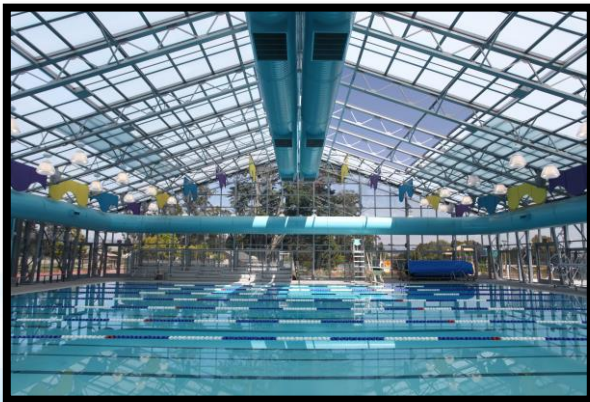
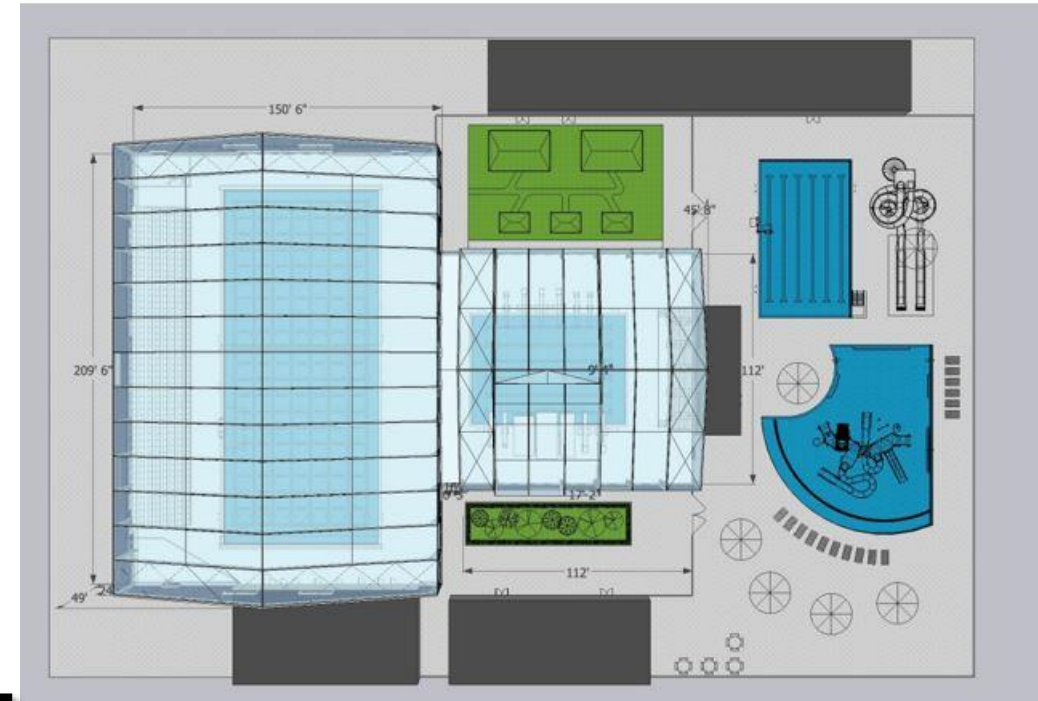


Option 2 – Expanded Outdoor Facility



Option 3 – Indoor/Outdoor Facility

- All items contained in Option 2
- Construction of OpenAire engineered glass enclosures over competition and dive pools
 - Retractable roofs
 - Sides open
 - HVAC
 - Lighting
- Expanded community center
- Would attract national and international competitions
- Would allow citizens of Noblesville surrounding areas access all year.



Estimated Cost: \$58-65M

Option 3 – Indoor/Outdoor Facility



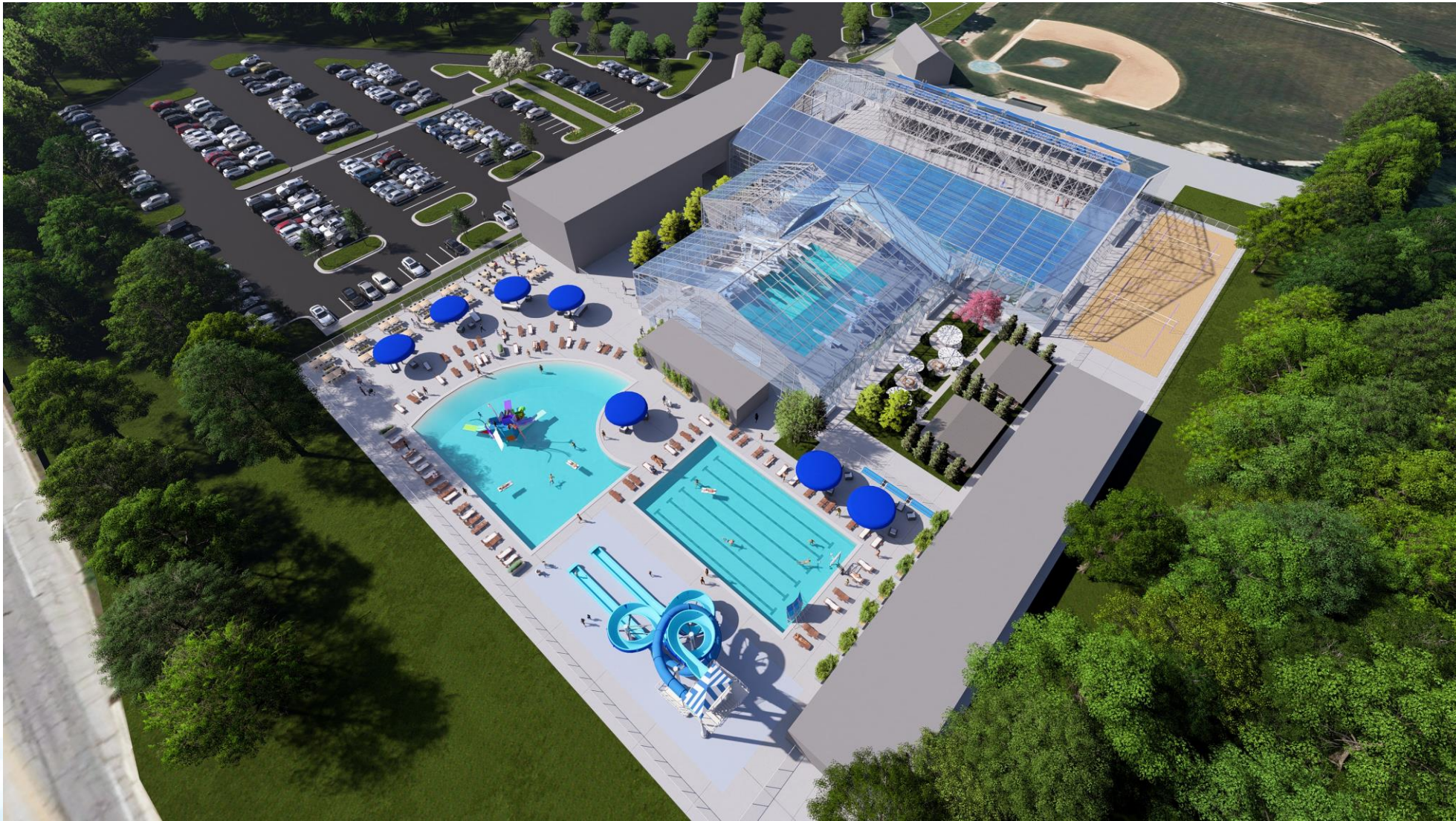
Option 3 – Indoor/Outdoor Facility



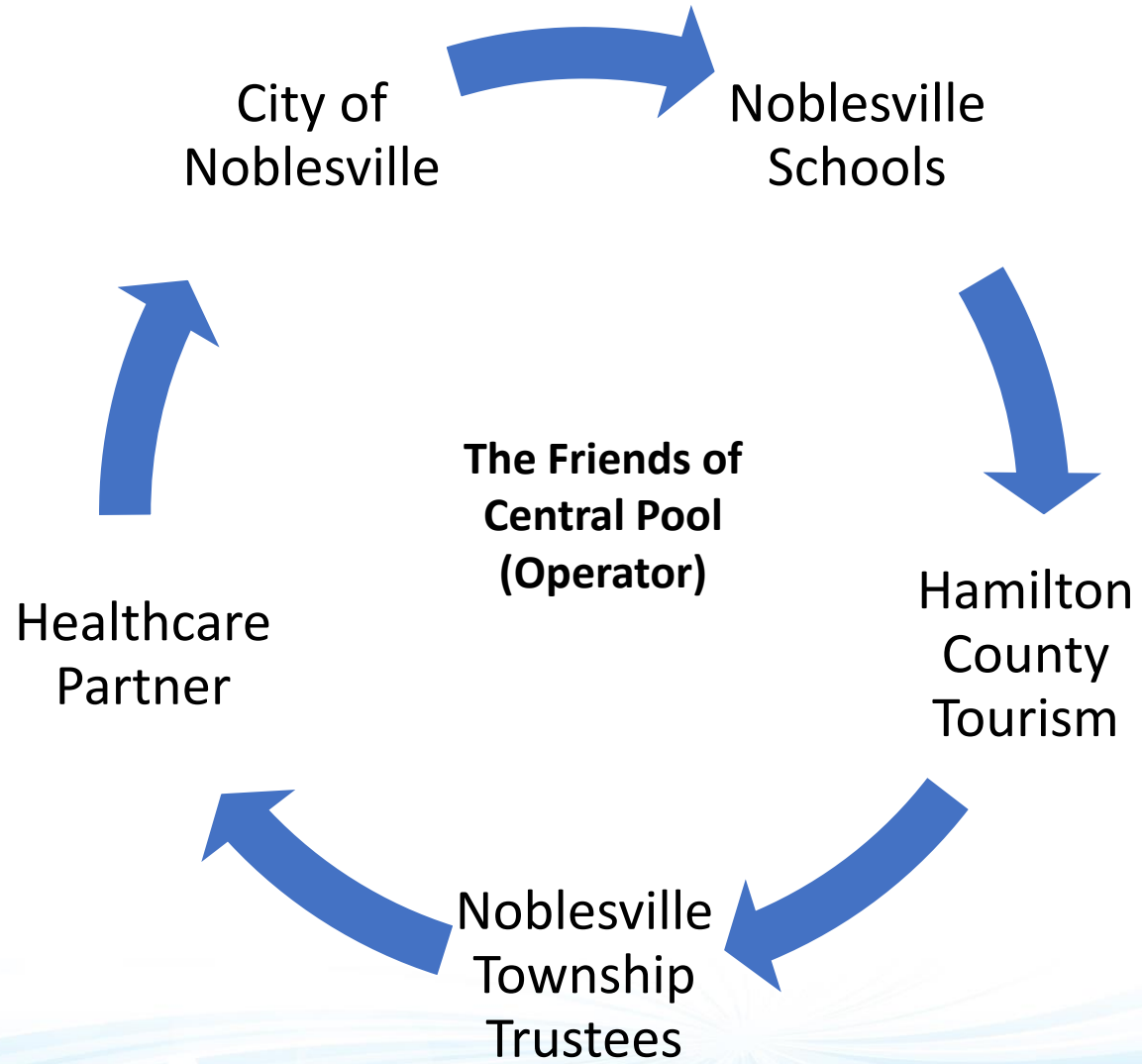
Option 3 – Indoor/Outdoor Facility



Option 3 – Indoor/Outdoor Facility

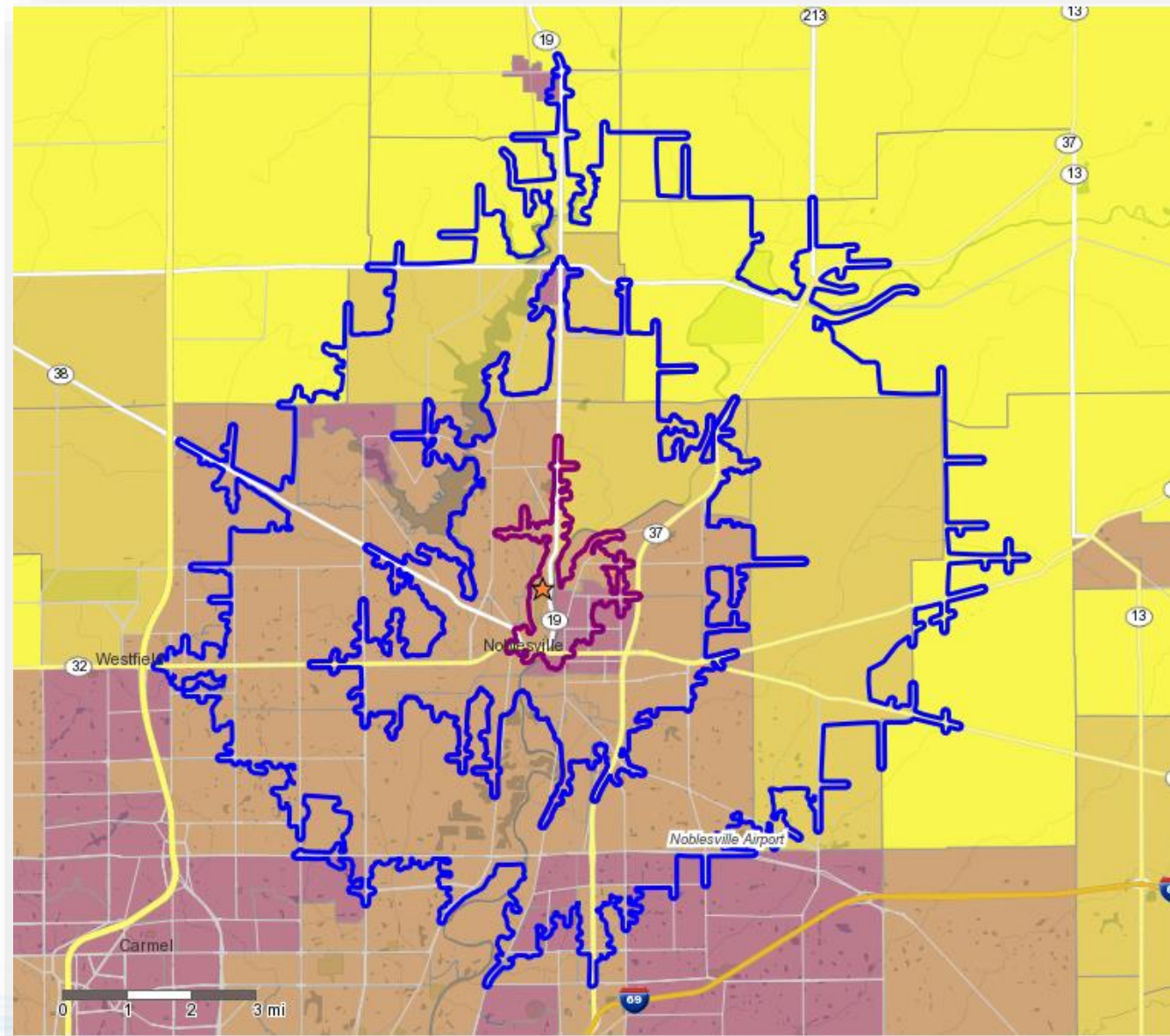


Potential Partners



Market Summary

- Significant population growth has occurred since 2000, averaging 12% to 14% annually
- High population density exists within 10 to 15-minute drive time with growth expected towards the northeast
- Large percentage of families with young children (ages 5-14) within 15-minutes of the Forest Park Aquatic Center
- 69% of drive-time population have a household income of over \$75,000
- Lack of indoor pools for year-round community wellness and competition within the drive time radius
- Opportunity to enhance summer recreational swimming offerings to increase seasonal attendance with few destination outdoor aquatic venues
- 15-minute drive time population projected to pass 107,000 people by 2027, and a 30-minute population of over 500,000
- Based on industry metrics, the drive-time population is within range to support a year-round 50-meter indoor pool



Economic Impact

Huden Partners Economic Impact Report Prepared For Hamilton County BEST

Forest Park Pool Impact - Hamilton County, IN Visitors & Net New Summary							
Visitor Summary	Year 1	Year 2	Year 3	Year 4	Year 5	Year 10	Year 15
Daytrips Non-Hamilton County (Net New)	38,857	38,304	37,768	37,215	37,232	37,232	37,232
% Visits	40.9%	40.3%	39.5%	38.9%	38.8%	38.8%	38.8%
Daytrips Hamilton County	20,263	20,353	20,644	20,734	20,934	20,934	20,934
% Visits	21.4%	21.4%	21.6%	21.6%	21.8%	21.8%	21.8%
Overnights Non-Hamilton County (Net New)	33,539	34,175	34,813	35,448	35,451	35,451	35,451
% Visits	35.3%	35.9%	36.4%	37.0%	36.9%	36.9%	36.9%
Overnights Hamilton County	2,236	2,283	2,331	2,378	2,378	2,378	2,378
% Visits	2.4%	2.4%	2.4%	2.5%	2.5%	2.5%	2.5%
Total	94,895	95,115	95,555	95,775	95,995	95,995	95,995
Non-Hamilton County	76.3%	76.2%	76.0%	75.9%	75.7%	75.7%	75.7%
Non-Hamilton County Visits	72,396	72,478	72,581	72,663	72,683	72,683	72,683
Hamilton County	23.7%	23.8%	24.0%	24.1%	24.3%	24.3%	24.3%
Hamilton County Visits	22,499	22,637	22,974	23,112	23,312	23,312	23,312

Source: Huden Partners

The above table summarizes the visitation to the Project generated from within and outside of Hamilton County over a 15-Year period. By Year 3 of the Project, approximately 76 percent of visits would be net new from outside of the county. Given the nature of the Project, it is assumed that visitation will be more localized as time progresses.

Economic Impact

Huden Partners Economic Impact Report Prepared For Hamilton County BEST

As a result of the Project, Hamilton County will attract new visitors that would not have visited otherwise. These net new visitors will spend money in Hamilton County onsite as well as offsite, supporting the local economy. Huden classifies spending in five categories: food & beverage, lodging, retail, transportation and other.

For Scenario A, Huden projects net new direct spending to be approximately \$3.3 million in Year 1, totaling more than \$70.1 million over the 15-year time frame. As net new direct spending trickles through the local economy, it generates induced and indirect spending. Combined total net new spending is expected to surpass \$6.1 million in Year 1, totaling more than \$76.3 million over five years.

	Year 1	Year 2	Year 3	Year 4	Year 5	Year 10	Year 15	Total
Food & Beverage	\$ 1,135	\$ 1,170	\$ 1,207	\$ 1,245	\$ 1,283	\$ 1,798	\$ 2,084	\$ 24,352
Lodging	\$ 570	\$ 598	\$ 627	\$ 658	\$ 678	\$ 786	\$ 911	\$ 11,141
Retail	\$ 416	\$ 428	\$ 441	\$ 455	\$ 468	\$ 543	\$ 630	\$ 7,740
Transportation	\$ 792	\$ 817	\$ 843	\$ 869	\$ 895	\$ 1,274	\$ 1,477	\$ 17,207
Other	\$ 472	\$ 487	\$ 503	\$ 519	\$ 536	\$ 710	\$ 823	\$ 9,745
Total	\$ 3,384	\$ 3,500	\$ 3,622	\$ 3,746	\$ 3,859	\$ 5,111	\$ 5,925	\$ 70,185

Source: Huden Strategic Partners

	Year 1	Year 2	Year 3	Year 4	Year 5	Year 10	Year 15	Total
Direct	\$ 3,384	\$ 3,500	\$ 3,622	\$ 3,746	\$ 3,859	\$ 5,111	\$ 5,925	\$ 42,218
Indirect	\$ 1,409	\$ 1,457	\$ 1,507	\$ 1,558	\$ 1,605	\$ 2,137	\$ 2,477	\$ 17,615
Induced	\$ 1,327	\$ 1,372	\$ 1,419	\$ 1,467	\$ 1,511	\$ 2,006	\$ 2,325	\$ 16,558
Total	\$ 6,120	\$ 6,329	\$ 6,547	\$ 6,770	\$ 6,976	\$ 9,253	\$ 10,727	\$ 76,391

Source: Huden Partners

Economic Impact

Huden Partners Economic Impact Report Prepared For Hamilton County BEST

Based on Huden's analysis for the Indoor/Outdoor Project, the following table demonstrates that the Project meets the requirements and the extent of the impact on Hamilton County over a 5-and 15-year period.

Est. Project Cost	Amount Requested of BEST funding	Net New Visitation by Year 3 – 25%	5-Year New Direct Spend	5-Year Economic Impact	Lodging Tax - 8% Over 5 Years	Lodging Tax – 8% Over 15 Years	Net New Jobs Over 15 Years	Total Tax Impact Over 15 Years
\$64.7 million	\$16.2 million	76%	\$18.11 million	\$32.74 million	\$250,000	\$891,000	48	\$1.5 million

Event	Month	Number of out-of-area visitors	Number of hotel room nights
Fall Invitational - Swim	November	1000	900
Winter Invitational - Swim	January	1000	900
Indiana Senior State - Swim	March	500	600
Championship Meet - Swim	April	700	1120
Spring Invitational - Swim	May	1000	900
Summer Invitational - Swim	July	1800	1620
Indiana Senior State - Swim	July	700	840
Championship Meet - Swim	August	700	1120
Fall Invitational - Dive	October	200	320
Winter Invitational - Dive	February	200	320
Championship Meet - Dive	March	300	900
Summer Invitational - Dive	August	200	400
Championship Meet - Dive	September	300	900
Training Camp - Swim	June	40	200
Water Polo - Winter	January	50	13
Water Polo - Summer	September	50	13
Synchronized Swimming Meet	December	25	13
US Masters Meet	March	150	90
Special Olympics	August	100	60
Public Leisure Attractions	May-Aug	10000	100
	Total	19015	11328



USA Diving Opportunity

2028 US Diving Olympic Games Qualifying Events/Trails Opportunity

- 2028 Summer Olympics will be held in Los Angeles at an outdoor venue
- USA Diving is pushing for all elite level, Olympic Trial qualifying competitions be held outside starting in 2025 leading up to the games
- This includes multiple major competitions (including the Olympic Trails) that will draw the very best divers from all over the world
- USA Diving would like to see competitions held at the Forest Park Aquatic Center
- This would require significant upgrades to the facility



Thank You!



TO: Council Finance Committee
FROM: Mayor's Office
RE: Requests for midyear budget adjustments to address emerging priorities
DATE: July 17, 2024

Finance Committee members –

This memo includes several funding requests that have emerged during the first two quarters of 2024 as new or increased needs for city operations in several departments.

Additionally, certain requests are highlighted and recommended for utilization of the remaining \$2,839,541.96 in American Rescue Plan (ARP) grant funds. As a reminder those funds have to be obligated by the end of 2024 and fully expended by the end of 2026.

Recommended mid-year budget adjustments

ENGINEERING DEPARTMENT

1 – Increased professional engineering services for private development plan reviews and infrastructure management engineering services

Engineering is attempting to fill a vacant Project Manager position and keep up with plan reviews and related work. Additionally, the department relies on outside engineering firms to assist with capital projects and infrastructure management work. Furthermore, we commenced a downtown parking study costing \$150,000 earlier this year to better inform zone-specific growth expectations, parking capacity requirements, shared use options, and strategies for downtown developments. This study emerged as a necessity, particularly as we assess proposals for downtown redevelopment projects, but had not been part of the 300 series request from last fall.

The department currently has around \$75,000 remaining in its 300 series for these purposes but estimates that it will **need an additional \$400,000** (\$200,000 for private development and \$200,000 for infrastructure management) for the remainder of the year.

2 – Design work for Logan Street Trail project

This project is currently programmed for 2025 in the 10-Year Capital Improvement Plan. Based on timing of other nearby projects being completed (SR 32, Forest Park to Federal Hill Trail, Federal Hill Apartments, SR 32 roundabouts), we recommend that design work start sooner.

We recommend using \$400,000 in ARP funds to start Logan Street Trail design work this year.



FIRE DEPARTMENT

1 – Loose equipment for Fire Ambulance that will be delivered sooner than anticipated

The 2023 adopted budget included funding to put a fifth ambulance in service. Specifications for the purchase were finalized and approved in 2024 with an anticipated delivery in 2025 based on historical lead times. We are now expecting to receive delivery in July 2024 and would like to go ahead and equip the ambulance to put it in service this year.

This funding request is for \$ 81,500. If mid-year funding is not available for this purpose, we will include the request in the department's 2025 budget proposal.

2 – Personal services supplement for succession planning

The Fire Department has 3 known retirements pending in early 2025. Instead of waiting until then to start the process of filling vacancies and promoting to fill positions, the department would like to add 3 positions sooner and have some overlap for transitioning and training purposes. Starting these three new positions sooner is **estimated to cost \$64,317.**

PARKS DEPARTMENT

1 – White River rail bridge repairs

Hoosier Heritage Port Authority owns the rail line that runs from downtown near 8th Street, over the White River and proceeding north. HHPA's engineering firm has identified structural repairs that are needed to reinforce the rail bridge and ensure safety utilization. The estimate for replacing every third tie in the rail bridge is around \$130,000.

HHPA is expected to contribute \$20,000 to the repairs, utilizing funds from the public purpose grant provided in the City of Noblesville's 2024 adopted budget. However, HHPA does not have sufficient funds to cover the remainder, due in part to the loss of billboard signs from projects in Indianapolis and Fishers that previously had provided lease rental income.

Nickel Plate Heritage Railroad runs excursions on the HHPA lines that significantly benefit Noblesville from economic, tourism, and recreation impact perspectives. NPHR served more than 15,000 riders last year and generated more than \$1M in annual ticket revenue. HHPA's engineer also identified necessary repairs to the bridge over Morse Reservoir, and NPHR has already budgeted \$185,000 to cover those expenses. Additionally, NPHR expects to cover costs of a follow up inspection by an engineering firm with rail expertise to ensure the work was done appropriately and speed restrictions can be modified for safe travel up and down the line.

This \$110,000 funding could come from available ARP funds and would assist NPHR in continuing to offer a unique amenity that drives visitors to Forest Park and downtown Noblesville.



2 – 5 Year Master Plan

A Parks 5-Year Master Plan is a strategic document that outlines the vision, goals, and actionable steps for the development and enhancement of a community's parks and recreation facilities over the next five years. It serves as a roadmap to guide decision-making, prioritize projects, allocate resources, and ensure that the parks system and recreational experiences meet the evolving needs of the community.

Our current Master Plan expires at the end of 2025 and needs to be updated to ensure ongoing eligibility for DNR grant opportunities. The new Parks Director is assessing needs of the department and working with staff and administration to identify resource gaps and prioritization adjustments to ensure overall alignment. The request for funding for the new Master Plan would have been included in the 2025 budget request, but Savannah is recommending that we commence the work this fall so that we have ample time to engage stakeholders and produce a high quality plan for implementation.

The requested funding for this purpose is \$105,000.

3 – Compensation adjustments for supervisory structure reorganization

Savannah Wines has been in the Director position for a month and has had an opportunity to assess the organizational structure of the department in collaboration with department supervisors and staff, HR, and the Mayor's Office. She is recommended a modified org chart that has two Assistant Director positions (one focused on Operations and the other on Recreation) instead of one, somewhat similar to the reorganization that Street implemented after their Assistant Director left two years ago.

This reorganization would move the currently vacant Recreation Manager position to create the second Assistant Director role. The funding request is for the annual difference between the midpoint of those two position grades, for a **total of \$24,700**.

4 – Further renovations at Forest Park Aquatic Center

The city appropriated \$300K in March for FPAC based on immediate repair recommendations in the Councilman Hunsaker study. Friends of Central Pool is presenting the full report and recommendations at the July 18th Finance Committee meeting, which include a larger investment in a full renovation. Further discussions with Council and other stakeholders – such as Noblesville Schools, Hamilton County, and the Trustee's Office – will be necessary to make decisions on the larger project.

This recommendation, which was previewed at the April 30th work session, is to fund \$1M in additional repairs and improvements, focusing on the highest priorities in the consultant's report. It is recommended that ARP funds to be used for this purpose.

5 – New lights at Logan Field in Forest Park

Noblesville Babe Ruth Baseball leases and maintains the two baseball fields on the northwest end of Forest Park. The outfield lights at Logan Field are more than two decades old and are not providing



safe lighting for evening games. Capital replacement costs are beyond what the nonprofit can afford to add, so the Babe Ruth board asked the city to consider funding the improvements.

The partnership with Babe Ruth has been positive for several years, so we recommend using ARP dollars to fund the \$275,000 estimated project costs.

COMMUNITY DEVELOPMENT

1 – Federal Hill garage improvements

A few items have been identified as necessary for the Federal Hill project that were not in the initial budget or are unable to be covered by project bond proceeds. Those include a re-pour of the top level of concrete for the parking garage fifth floor, with a vapor barrier and seal coat application that will better withstand weather elements and wear and tear. This is **estimated to cost \$150,000.**

2 – New Federal Hill monument sign

Additionally, we are seeking funding for a new digital monument sign at the corner of Logan and SR 19 to better orient residents and visitors to the park and to promote programs and events occurring there and nearby. **Estimated cost for this sign is \$130,000.**

MAYOR'S OFFICE

1 – Funding for needs and priorities not contemplated last fall

Several items have emerged since the 2024 adopted budget was finalized that have been paid out of or are being considered for payment out of the 002 Mayor's Office budget.

Those include \$75,000 more for professional services, based on higher-than-estimated needs for professional service work by Acuity Environmental Services (for Firestone and Bolden's), Miller Surveying (for Firestone), and Hunden Partners (for the Event Center).

Additional, expense trends for several other items has outpaced original estimates despite efforts to find savings in other areas. Those include expenses for the Mayor's Youth Council, Eclipse events, funding for staff training and conferences, funding for fuel and vehicle maintenance, and expenses to support the Advisory Council on Disabilities. Also included in this context are expenses for video communications and outreach associated with ongoing projects and programs. The Mayor's Office committed to increasing the city support for the Front Porch Music Festival by \$5,000 based on a request made during Q1 of this year.

Collectively those items support a request for **\$150,000** in funding for the remainder of the year. A portion of this could be funded by vacancy savings in the 100 series.



STREET

1 - School zone flashers replacements

School zone flasher systems are in need of replacement at several locations in the city. Those replacements would cost around **\$170,000**, and should be completed as soon as possible.

2 - Mowing services for Firestone parcels

The city acquired the Firestone parcels in December 2023, after 2024 budgets were finalized. We have contracted with Hamilton County Lawn and Landscaping to mow and trim the property. They have been the long-time provider for Firestone, still mow parcels Firestone has maintained, and know a lot of the nearby residents and businesses which is helpful in dealing with concerns.

The contract is for a not-to-exceed of \$22,500.

3 - RAB Pedestrian Signal Systems

Rectangular Rapid Flashing Beacon (RRFB) pedestrian signal replacements are needed at six of our roundabouts in the city. **Estimated costs for those replacements is \$318,000.**

FINANCE AND ACCOUNTING

1 - Consultant to enhance financial analysis bench strength and system integrations

OFA has been talking with Stone Financial Group, owned by a former municipal CFO, to engage consulting services that will improve our budget and financial analysis capacity and provide valuable input on integrating data between OpenGov and our accounting system. This funding request would be for **\$30,000** over the rest of the year.

PLANNING

1 - Enhanced features in the EnerGov online permit management system

Planning has vetted options for digital plan review processes that would replace and improve paper-based submission, review, and response workflows. These enhancements would cost around **\$3,800.**

MAINTENANCE

1 - Improvements and renovations of Visitors Center

The city owns the bottom floor and part of the second floor of the Visitors Center. Additionally, it has an unsafe building law lien on the third floor, which has gone to tax sale three times and not been purchased. We are requesting that the county set it for Commissioner's Sale and waive the back taxes so the city can purchase and improve the property, secure the exterior of the building, and get it



to a condition where it can be productively used. This could set the stage for use by nonprofit partners such as Noblesville Creates, Main Street, or the chamber.

Maintenance currently has \$180,000 in its 400 series budget for Visitors Center repairs and \$456,000 (based in part on an assessment performed last year of necessary structural improvements) programmed for 2025 in the 10-Year Capital Improvement Plan. We recommend directing the remainder of the ARP dollars totaling \$1,054,541.96 to go toward Visitors Center improvements.

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Please let us know any questions you have about these requests, their justifications, and their expected impacts. The requests and totals are summarized below.

ARP Appropriations

Department	Item	Cost	Running Total
Engineering	Logan Street Trail design	\$ 400,000	\$ 400,000
Parks	White River rail bridge repairs	\$ 110,000	\$ 510,000
Parks	Forest Park Aquatic Center repairs	\$ 1,000,000	\$ 1,510,000
Parks	Logan Field lights	\$ 275,000	\$ 1,785,000
Maintenance	Visitors Center renovations	\$ 1,054,541.96	\$ 2,839,541.96

Contingency Transfers/Additional Appropriations

Department	Item	Cost	Running Total
Engineering	Private development review services	\$ 400,000	\$ 400,000
Fire	Ambulance equipment	\$ 81,500	\$ 481,500
Fire	Succession planning	\$ 64,317	\$ 545,817
Parks	Updated 5-Year Master Plan	\$ 105,000	\$ 650,817
Parks	Org chart changes	\$ 24,700	\$ 675,517
Comm Dev	Federal Hill garage improvements	\$ 150,000	\$ 825,517
Comm Dev	Federal Hill monument sign	\$ 130,000	\$ 955,517
Mayor	Unanticipated expenses	\$ 150,000	\$ 1,105,517
Street	School zone flashers	\$ 170,000	\$ 1,275,517
Street	RRFB replacements	\$ 318,000	\$ 1,593,517
OFA	Financial analysis consultant	\$ 30,000	\$ 1,623,517
Planning	EnerGov system enhancements	\$ 3,800	\$ 1,627,317



City of Noblesville
Investments and Cash Balances Report
July 18, 2024

CIVIL CITY FUNDS

<u>Fund Name - Actively Investing</u>	<u>Fund #</u>	<u>Net Investments Principal (a)</u>	<u>Current Investments Balance (b)</u>	<u>Cash Balance in Chk Acct</u>	<u>Total Fund Balance</u>	<u>Investment % of Total</u>	<u>Return YTD</u>
General Fund	101	\$ 7,670,000	\$ 7,698,780	\$ 21,904,773	\$ 29,603,553	26.01%	\$ 228,130
Motor Vehicle Highway Fund	106	\$ 3,000,000	\$ 3,011,257	\$ 2,710,233	\$ 5,721,490	52.63%	\$ 89,229
Local Road & Street Fund	107	\$ 3,000,000	\$ 3,011,257	\$ 3,602,906	\$ 6,614,162	45.53%	\$ 89,229
Rainy Day Fund	163	\$ 12,233,623	\$ 12,279,528	\$ 1,139,888	\$ 13,419,416	91.51%	\$ 363,665
Park Impact Fee Fund	198	\$ 2,400,000	\$ 2,409,006	\$ 2,514,294	\$ 4,923,300	48.93%	\$ 71,384
Road Impact/Citywide Fee Fund	199	\$ 3,764,210	\$ 3,778,334	\$ 6,528,014	\$ 10,306,348	36.66%	\$ 111,959
2016 LOIT for Roads Fund	257	\$ 3,547,950	\$ 3,561,263	\$ 1,128,807	\$ 4,690,070	75.93%	\$ 105,527
Total Civil City - Actively Invested		<u>\$ 35,615,783</u>	<u>\$ 35,749,425</u>	<u>\$ 39,528,914</u>	<u>\$ 75,278,338</u>	47.49%	<u>\$ 1,059,123</u>
Fund Type - Considering Investment							
Debt Proceed Funds Held by City	(d)	\$ -	\$ -	\$ 12,960,580	\$ 12,960,580	0.00%	
Workforce Support Reserve, Supplemental Pay Reserve	401, 403	\$ -	\$ -	\$ 47,469	\$ 47,469	0.00%	
TIF Funds	(d)	\$ -	\$ -	\$ 24,703,689	\$ 24,703,689	0.00%	
All Other Funds, Excl. Not to be Invested	(d)	\$ -	\$ -	\$ 11,397,155	\$ 11,397,155	0.00%	
Totals Civil City - Willing to Invest		<u>\$ -</u>	<u>\$ -</u>	<u>\$ 49,108,893</u>	<u>\$ 49,108,893</u>	0.00%	
Total Civil City - Actively or Willing to Invest		<u>\$ 35,615,783</u>	<u>\$ 35,749,425</u>	<u>\$ 88,637,806</u>	<u>\$ 124,387,231</u>	28.74%	
Fund Type - Not to be Invested							
Grant Funds	(c) (d)	\$ -	\$ -	\$ 3,491,619	\$ 3,491,619	0.00%	
Donation Funds	(c) (d)	\$ -	\$ -	\$ 1,609,671	\$ 1,609,671	0.00%	
Debt Levy Funds	(c) (d)	\$ -	\$ -	\$ 3,141,404	\$ 3,141,404	0.00%	
Pass-Through Funds	(c) (d)	\$ -	\$ -	\$ 598,222	\$ 598,222	0.00%	
DOJ Block Grant Fund	(c) 610	\$ -	\$ -	\$ 20,191	\$ 20,191	0.00%	
Total Civil City Funds - Not to be Invested		<u>\$ -</u>	<u>\$ -</u>	<u>\$ 8,861,107</u>	<u>\$ 8,242,694</u>	0.00%	
Grand Total - Civil City		<u>\$ 35,615,783</u>	<u>\$ 35,749,425</u>	<u>\$ 97,498,913</u>	<u>\$ 132,629,925</u>	26.95%	
Current Civil City Balance at 1st Source			<u>\$ 35,749,425</u>				

NON-WASTEWATER BOND FUNDS HELD BY TRUSTEE

<u>Fund Type</u>							
Debt Proceeds Held by Trustee	(d)	\$ 17,871,812	\$ 17,871,812	\$ 185,495,703	\$ 203,367,515	8.79%	\$ 46,743
Capital Equipment Lease Held by Trustee	290	\$ -	\$ -	\$ 840,340	\$ 840,340	0.00%	
Total Civil City Funds Held by Trustee		<u>\$ 17,871,812</u>	<u>\$ 17,871,812</u>	<u>\$ 186,336,043</u>	<u>\$ 204,207,855</u>	8.75%	<u>\$ 46,743</u>
Current Civil City Balance at Trustee Bank			<u>\$ 17,871,812</u>				

WASTEWATER FUNDS

<u>Fund Name</u>	<u>Fund #</u>	<u>Net Investments Principal (a)</u>	<u>Current Investments Balance (b)</u>	<u>Cash Balance in Chk Acct</u>	<u>Total Fund Balance</u>	<u>Investment % of Total</u>	<u>Return YTD</u>
Sewer Works Operating Fund	300	\$ 17,000,000	\$ 17,078,941	\$ 4,077,464	\$ 21,156,405	80.73%	\$ 473,216
Sewer Improvement & Betterment Fund	301	\$ 4,000,000	\$ 4,018,574	\$ 15,261,528	\$ 19,280,103	20.84%	\$ 111,345
Barrett Law Revenue Fund	307	\$ 2,500,000	\$ 2,511,609	\$ 303,360	\$ 2,814,969	89.22%	\$ 69,591
Sewer Capital/Phase V LTCP & Lift Stations Fund	311	\$ 5,000,000	\$ 5,023,218	\$ 800,740	\$ 5,823,958	86.25%	\$ 139,181
Sewer Capital Maintenance Fund	330	\$ 2,000,000	\$ 2,009,287	\$ 2,938,074	\$ 4,947,361	40.61%	\$ 55,673
Solid Waste Operations	314	\$ -	\$ -	\$ 568,167	\$ 568,167	0.00%	
Sewer HTC CNCT	319	\$ -	\$ -	\$ 297,159	\$ 297,159	0.00%	
Sewer Debt Sinking	302	\$ -	\$ -	\$ 3,134	\$ 3,134	0.00%	
Sewer Debt Reserve	321	\$ -	\$ -	\$ 2,945,499	\$ 2,945,499	0.00%	
DP/Sewer Lift Stations 2 & 9 Held by Trustee Bank	352	\$ -	\$ -	\$ 11,229,590	\$ 11,229,590	0.00%	
Total Sewer		<u>\$ 30,500,000</u>	<u>\$ 30,641,630</u>	<u>\$ 38,424,715</u>	<u>\$ 69,066,345</u>	<u>44.37%</u>	<u>\$ 849,006</u>
Current Utilities Balance at 1st Source			<u>\$ 30,641,630</u>				

INTERNAL SERVICE FUNDS

<u>Fund Name</u>	<u>Fund #</u>	<u>Net Investments Principal (a)</u>	<u>Current Investments Balance (b)</u>	<u>Cash Balance in Chk Acct</u>	<u>Total Fund Balance</u>	<u>Investment % of Total</u>	<u>Return YTD</u>
Benefits Self-Insurance	400	\$ 3,100,000	\$ 3,111,022	\$ 3,105,485	\$ 6,216,507	50.04%	\$ 15,705
Payroll Clearing	700	\$ -	\$ -	\$ 289,369	\$ 289,369	0.00%	
Pre-1977 Police & Fire Pensions	116, 117	\$ -	\$ -	\$ 1,199,719	\$ 1,199,719	0.00%	
P&C Self-Insurance Program	410	\$ -	\$ -	\$ 41,579	\$ 41,579	0.00%	
P&C Self-Insurance Loss	411	\$ -	\$ -	\$ 965,038	\$ 965,038	0.00%	
Total Benefits Self-Insurance		<u>\$ 3,100,000</u>	<u>\$ 3,111,022</u>	<u>\$ 5,601,189</u>	<u>\$ 8,712,210</u>	<u>35.71%</u>	<u>\$ 15,705</u>
Current Internal Service Balance at 1st Source			<u>\$ 3,111,022</u>				

Notes:

- (a) Includes all principal cash sent to bank to be invested less all principal cash withdrawn from the investment portfolio and returned to the City checking
- (b) Current investment balance per online banking portal.
- (c) The City has determined that Debt Levy Funds being invested would have no positive impact. The City has also determined that investing Grant and Donation Funds is not within the mission of the City. Pass-through funds will not be invested due to the funds not truly belonging to the City.
- (d) See attached key showing funds included in each category.

Fund Name	Fund Balance
Debt Proceed Funds Held by City	
250 Debt Proceeds - Annual Capital Improvement Projects (Series A)	8,056,838.58
251 Debt Proceeds - Annual Capital Improvement Projects (Series B)	4,817,847.74
253 Debt Proceeds - Issuance LIT Refunding Revenue Bonds 2019	2,973.74
258 Debt Proceeds - Finch Creek Park - 2018 Bonds	81,848.28
558 Debt Proceeds - Ivy Tech - Public Safety Building - Salt Barn	1,071.22
TIF Funds	
500 Redevelopment District	147,008.83
501 Stony Creek East TIF	1,440,631.45
502 Business Park TIF	709,962.76
503 Downtown TIF	1,475,402.62
504 Corporate Campus West TIF	3,597,143.31
505 Corporate Campus East TIF	3,361,826.46
506 Hazel Dell Road TIF	2,370,562.12
507 SMC TIF	663,942.80
508 Bergen-Tegler TIF	1,205,152.69
509 Hamilton Town Center TIF	3,789,546.29
510 State Rd 37 & 146th St TIF	2,705,350.32
512 Pleasant St TIF	1,611,380.22
513 Levinson TIF	0.70
514 Central 146th St TIF	132,399.74
515 Finch Creek Fieldhouse TIF	114,217.21
516 Lofts on Tenth TIF	55,985.71
517 Promenade TIF	911,326.00
518 Nexus TIF	173,523.24
519 Washington Business Park I TIF	130,526.15
520 East Bank TIF	42,724.63
523 Village at Federal Hill TIF	-
524 Washington Business Park II TIF	49,706.84
530 146th St & River Road II TIF	14,225.71
532 Hyde Park TIF	1,143.21
All Other Funds, Excl. Not to be Invested	
103 Deferral Fund	367,767.59
104 Law Enforcement Continuing Education Fund	202,749.17
105 Asset Forfeiture Fund	22,873.32
108 Parks Fund	2,894,809.59
110 Parks Programs Fund	354,800.31
111 Parking Fund	39,760.89
112 Downtown Development Fund	1,026,827.49
113 Vehicle Excise/Wheel Tax Fund	1,262,643.00
114 Fire Cumulative Capital Fund	902,764.89
119 Public Safety Local Income Tax Fund	787,374.00
120 Cumulative Capital Development Fund	1,238,937.92
124 Cumulative Capital Improvement Fund	256,143.20

All Other Funds, Excl. Not to be Invested, Cont.

130 Economic Incentive Revolving Fund	624,388.47
131 Opioid Settlement Fund	156,657.57
142 Court Records Perpetuation Fund	121,516.41
152 Forest Park Rail Yard Rehab Fund	2,063,915.26
197 Road Impact Fee/Pleasant St	230,989.68
636 Pleasant St Phase 1 Bridge - County	(1,157,763.87)

Grant Funds

149 ARPA Coronavirus Local Fiscal Recovery Fund	2,839,541.96
622 Nickel Plate Trail Grant - Federal	287,607.46
623 Stony Creek Trail Grant - Federal LPA	(22,010.02)
624 County ARPA READi Supplement Grant - Federal	754,300.00
625 SAFER Grant 2021 - Federal	(359,871.65)
626 Federal Highway Administration Grants - Federal	(10,290.00)
631 Community Crossings Matching Grant - State	43,286.84
633 Mobile Integrated Health Grant - State	80.32
634 Fire & EMS State Grants	5,956.43
635 Make My Move Grant - State	44,500.00
607 INDOT/Crossroad Engineering	(11,492.78)
627 FEMA Enduring Needs Grant - Federal	(79,990.00)

Donation Funds

600 Civil City Donation	16,701.79
601 Police Donation	1,571,858.39
603 Event Sponsorships	16,493.29
604 Park Donation	330.00
605 Tree Board Donation	4,227.34
606 Cemetary Donation	60.00

Debt Levy Funds

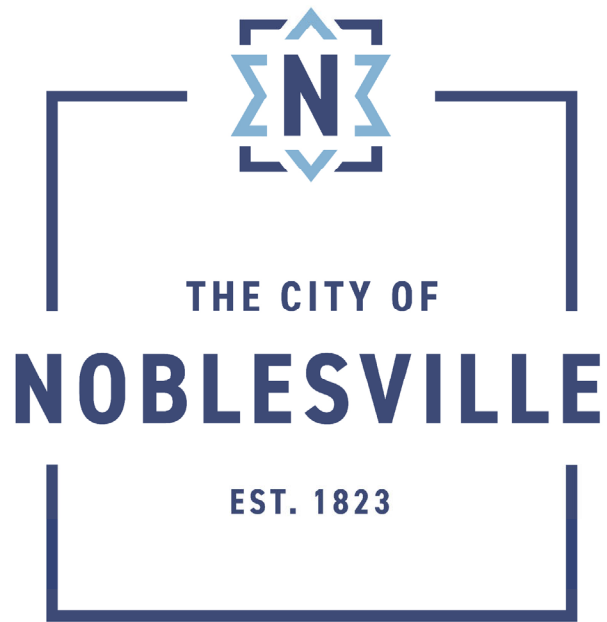
118 Debt Service - LIT Debt Sinking	476,597.60
200 Debt Service - Capital Improvement Short Term Debt	483,683.74
201 Debt Service - Long-Term Debt 15% Reserve	592,853.40
202 Debt Service - Long-Term Debt 50% Reserve	1,588,269.72

Pass-Through Funds

800 City Court Service	25,000.28
801 Revenue Holding/Utility	164,673.00
802 State DOR Revenue Holding	1,376.13
803 Civil City Escrow	400,039.30
804 Employee Deferred Compensation Holding	119.89
805 Police Seized Property Holding	6,213.07
806 Property Tax Pass-Through	800.67

Debt Proceeds Held by Trustee

254 Debt Proceeds - RDA - Olio Road - 2020 Bonds	38,959.38
256 Debt Proceeds - CDC - Federal Hill Garage - 2021 Bonds	282,215.28
260 Debt Proceeds - RDA - Pleasant St Phase I - 2022 Bonds	16,085,327.58
262 Debt Proceeds - RDA - Pleasant St Phase II - 2023 Bonds	45,153,095.20
554 Debt Proceeds - Lofts on 10th - 2021 Bonds	3,893.14
555 Debt Proceeds - Nexus Apartments - 2021 Bonds	612.57
556 Debt Proceeds - WBP I - 2021 Bonds	18,956.89
557 Debt Proceeds - WBP II - 2022 Bonds	1,173,374.69
559 Debt Proceeds - Bastian Solutions - 2023 Bonds	1,088,538.61
568 Debt Proceeds - Village at Federal Hill - 2021 Bonds	139,401.16
570 Debt Proceeds - Refunding Redevelopment Bonds	19,460.65
571 Debt Proceeds - East Bank Project - 2022A Bonds	142,813.01
572 Debt Proceeds - RDA - Innovation Mile - 2022 BAN	241.07
573 Debt Proceeds - Promenade Senior Project - 2022 Bonds	0.24
574 Debt Proceeds - Milhaus Multifamily - 2022 Bonds	882,905.32
575 Debt Proceeds - Midland Pointe - 2023 Bonds	2,126,639.66
576 Debt Proceeds - Milhaus Age Restricted - 2023A&B Bonds	553,759.06
552 Debt Service - Taxable Annual Appropriation Eco Devo Bonds 2019	684,303.56
553 Debt Proceeds - CDC - Levinson Garage - 2019 Bonds	255,439.22
577 Debt Proceeds - CDC - Event Center 2024 A&B Bonds	82,752,128.88
578 Debt Proceeds - RDA - Event Garage & Infrastructure - 2024A Bonds	51,965,449.62



Negative Fund Balances

July 18, 2024
Caitlin Moss



Civil City Grant Funds – Key Bank Operating

- ▶ Funds incur expenses and are reimbursed via grants
 - ▶ Fund 607 Crossroad Engineering Grant - \$(11,493)
 - ▶ Fund 623 Stony Creek Trail Grant - \$(22,010)
 - ▶ Fund 625 SAFER Grant - \$(359,872)
 - ▶ Fund 626 Federal Highway Administration General Grants - \$(10,290)
 - ▶ Fund 627 FEMA Enduring Needs Grant - \$(79,990)



Civil City Misc. Funds – Key Bank Operating

- ▶ Fund 403 Supplemental Pay Reserve - \$(255,594)
 - ▶ Fund trends negative at beginning of year and grows over time due to tiered system of deferred compensation match, coupled with higher-than-expected deferred compensation participation by employees
 - ▶ \$740,107 in 2024, compared to \$643,641 in 2023
- ▶ Fund 636 Pleasant St Phase 1 Bridge Grant - \$(1,157,764)
 - ▶ County to reimburse expenses incurred on their behalf



Civil City Payroll Funds – Key Bank Payroll

- ▶ Funds make payments to Equitable/EBC in advance of withholdings from payroll - \$(13,968)





Totals

- ▶ Key Bank Operating - \$(1,897,013)
- ▶ Key Bank Payroll - \$(13,968)

