

Engineering - Facilities Management

Capital Improvement Plan (CIP) Overview

Budget Phase: Adopted

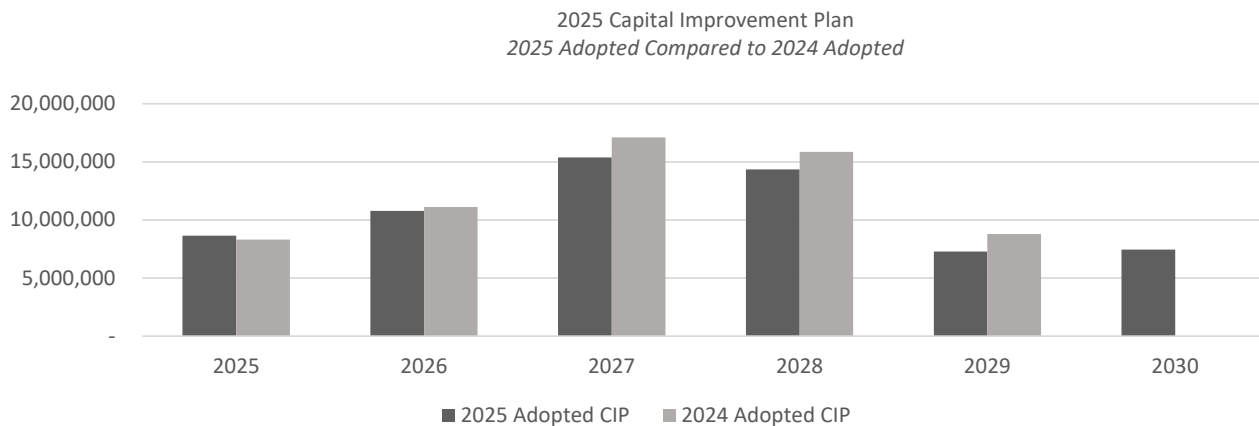
Summary Table

	2025	2026	2027	2028	2029	2030
CCB Improvements	350,000	350,000	350,000	350,000	350,000	365,000
CCB Office Remodels	-	-	8,250,000	7,000,000	-	-
Election Operations Center	250,000	3,750,000	-	-	-	-
Electric Vehicle (EV) Charging Infrastructure	370,000	390,000	410,000	430,000	450,000	470,000
Energy Improvements	3,950,000	2,700,000	3,500,000	3,300,000	3,300,000	3,300,000
Engineering Service Building Improvements	750,000	-	-	-	-	-
Fire Facility Improvements	340,000	520,000	750,000	750,000	750,000	785,000
General Facility Improvements	295,000	390,000	410,000	430,000	450,000	470,000
Horizon List Planning	50,000	50,000	50,000	50,000	50,000	50,000
Madison Municipal Building Facility Improvements	50,000	-	-	150,000	150,000	150,000
Park Facility Improvements	450,000	575,000	75,000	450,000	450,000	470,000
Police Facility Improvements	350,000	575,000	400,000	350,000	375,000	390,000
Reserve Fund to Maintain Temporary Shelter Facilities	300,000	160,000	170,000	180,000	-	-
Senior Center Building Improvements	36,600	144,000	161,000	-	-	-
Streets Facility Improvements	1,100,000	1,175,000	850,000	900,000	950,000	1,000,000
	\$ 8,641,600	\$ 10,779,000	\$ 15,376,000	\$ 14,340,000	\$ 7,275,000	\$ 7,450,000

Engineering - Facilities Management

Capital Improvement Plan (CIP) Overview

Changes from 2024 Adopted CIP



Description of Major Changes

CCB Improvements

- Program budget decreased by \$3.1 million in General Fund GO Borrowing in 2026 due to uncertainty related to Dane County's commitment to future CCB window replacement work.

CCB Office Remodels

- No major changes compared to 2024 Adopted CIP.

Election Operations Center

- New project. Adopted Budget includes \$250,000 and \$3.8 million in General Fund GO Borrowing in 2025 and 2026 respectively.

Electric Vehicle (EV) Charging Infrastructure

- Program budget reduced by \$8.0 million (79.7%) from 2024 to 2029 due to reduction in Fleet Service's electric vehicle procurement plan for heavy duty and police patrol vehicles.

Energy Improvements

- No major changes compared to 2024 Adopted CIP.

Engineering Service Building Improvements

- Finance Committee Amendment #3 re-established funding for the Engineering Services Building Improvements program, last funded in the 2023 CIP. Adopted Budget includes \$75,000 in General Fund GO Borrowing and \$675,000 in Reserves Applied in 2025 to fund the construction of a gender-neutral locker room in the Engineering Services Building.
- Funding is net neutral and offset by decreases in the Engineering - Facilities Management General Facility Improvements Program (Program #10549), Engineering - Other Projects Equipment & Vehicle Replacement Program (Program #10576), and Sewer Utility Trenchless Sewer Rehab Program (Program #10450).

Fire Facility Improvements

- No major changes compared to 2024 Adopted CIP.

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Capital Improvement Plan (CIP) Overview

Description of Major Changes (Continued)

General Facility Improvements

- Finance Committee Amendment #3 decreased General Fund GO Borrowing by \$75,000 in 2025 to fund a net-neutral increase in the Engineering - Facilities Management Engineering Service Building Improvements program (Program #10192).

Horizon List Planning

- No major changes compared to 2024 Adopted CIP.

Madison Municipal Building Facility Improvements

- No major changes compared to 2024 Adopted CIP.

Park Facility Improvements

- Program budget increased by \$250,000 in General Fund GO Borrowing in 2026 and decreased by \$375,000 in General Fund GO Borrowing in 2027 due to the timing of the Normal Hall Rehabilitation and the Parks Division's requested priorities for Park Facility Improvements.
- The above changes reflect a net decrease of \$125,000 (6%) in General Fund GO Borrowing from 2025 to 2029.

Police Facility Improvements

- No major changes compared to 2024 Adopted CIP.

Reserve Fund to Maintain Temporary Shelters

- Program budget increased by \$660,000 in General Fund GO Borrowing from 2025 to 2028. This reflects a 440% increase.
- Increased funding in 2025 is to support elevator repairs and increased funding from 2026 to 2028 reflects continuation of funding for this program beyond 2025.

Senior Center Building Improvements

- Adopted Budget reclassifies from "Project" to "Program" as Engineering - Facilities Management anticipates future funding requests as the agency anticipates future necessary improvements.

Streets Facility Improvements

- Program budget increased by \$1.1 million in General Fund GO Borrowing from 2025 to 2029. This reflects a 29.2% increase.
- Increased funding in 2025 is for a fire suppression system repair at the Streets Division's East Sycamore location (\$525,000). Funding increases from 2027 to 2030 (\$600,000) reflect increased costs for scheduled mechanical replacements at Streets facilities.

Engineering - Facilities Management

Summary of Expenditures and Revenues

2025 CIP by Expenditure Type

	2025	2026	2027	2028	2029	2030
Art & Historical Treasures	-	-	82,500	70,000	-	-
Building	8,591,600	10,729,000	15,243,500	14,220,000	7,225,000	7,400,000
Other	50,000	50,000	50,000	50,000	50,000	50,000
	\$ 8,641,600	\$ 10,779,000	\$ 15,376,000	\$ 14,340,000	\$ 7,275,000	\$ 7,450,000

2025 CIP by Funding Source

	2025	2026	2027	2028	2029	2030
GF GO Borrowing	6,562,600	9,875,000	14,216,000	13,244,000	6,179,000	6,354,000
Federal Sources	1,364,000	864,000	1,120,000	1,056,000	1,056,000	1,056,000
Reserves Applied	675,000	-	-	-	-	-
State Sources	40,000	40,000	40,000	40,000	40,000	40,000
	\$ 8,641,600	\$ 10,779,000	\$ 15,376,000	\$ 14,340,000	\$ 7,275,000	\$ 7,450,000

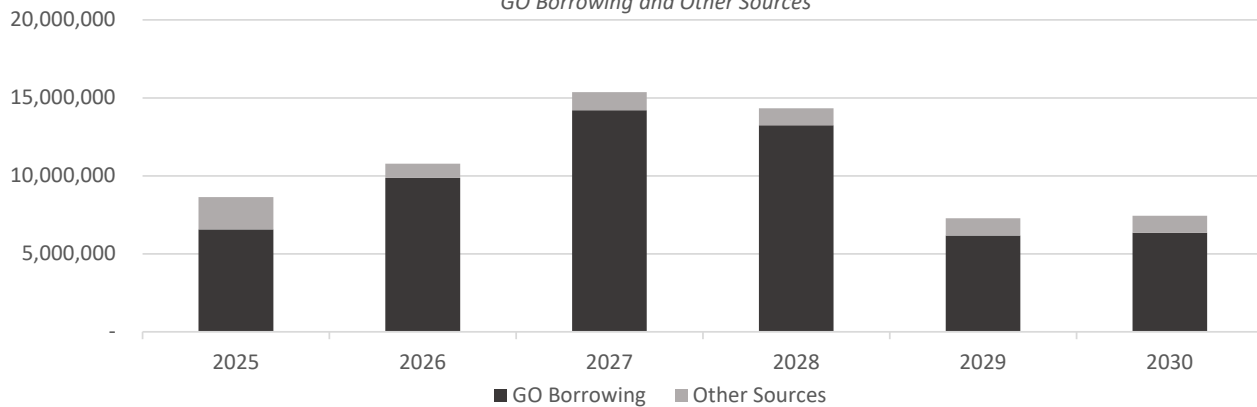
Borrowing Summary

	2025	2026	2027	2028	2029	2030
General Fund GO Borrowing	6,562,600	9,875,000	14,216,000	13,244,000	6,179,000	6,354,000
Non-General Fund GO Borrowing	-	-	-	-	-	-
	\$ 6,562,600	\$ 9,875,000	\$ 14,216,000	\$ 13,244,000	\$ 6,179,000	\$ 6,354,000

Annual Debt Service

	2025	2026	2027	2028	2029	2030
General Fund GO Borrowing	853,138	1,283,750	1,848,080	1,721,720	803,270	826,020
Non-General Fund GO Borrowing	-	-	-	-	-	-
	\$ 853,138	\$ 1,283,750	\$ 1,848,080	\$ 1,721,720	\$ 803,270	\$ 826,020

Adopted Budget by Funding Source
GO Borrowing and Other Sources



Engineering - Facilities Management

Carryforward General Obligation Borrowing

	Unused Appropriation Authority	Reauthorized GO Borrowing
13667 CCB OFFICE REMODELS	4,259,233	5,653,484
10561 CITY COUNTY BUILDING IMPROVEMENTS	1,941,729	1,328,278
10562 ENERGY IMPROVEMENTS	3,044,229	1,423,718
14140 EV CHARGING INFRASTRUCTURE	637,274	1,434,620
10560 FIRE FACILITY IMPROVEMENTS	801,427	226,313
10549 GENERAL FACILITY IMPROVEMENTS	366,028	156,967
12641 HORIZON LIST PLANNING	209,922	132,654
14715 MMB FACILITY IMPROVEMENTS	150,000	145,000
10564 PARK FACILITY IMPROVEMENTS	1,081,740	1,572,371
13341 POLICE FACILITY IMPROVEMENTS	266,792	675,535
11079 SAYLE ST FACILITY IMPROVEMENTS	230,602	150,000
14749 SENIOR CENTER FACILITY IMPROVEMENTS	164,742	214,175
10192 SERVICE BUILDING IMPROVEMENTS	83,438	8,900
10565 STREETS FACILITY IMPROVEMENTS	624,866	186,352
14751 TEMPORARY SHELTER FACILITIES MAINT	149,904	249,577
14357 TOWN OF MADISON TOWN HALL	108,369	31,000
	\$ 14,120,296	\$ 13,588,945

Engineering - Facilities Management

Project & Program Details

Project	CCB Improvements	Project #	10561
Citywide Element	Green and Resilient	Project Type	Program

Project Description

This program funds the City's portion of shared City and County facility projects scheduled for the City County Building (CCB), a 65+ year old building. The goal of this program is to support necessary repair and maintenance work initiated by Dane County facilities maintenance staff. Projects funded in this program generally include electrical, heating and cooling, plumbing, and other building updates. Projects in 2025 have not yet been identified by County staff but are likely to include lighting and HVAC control upgrades throughout the facility.

	2025	2026	2027	2028	2029	2030
GF GO Borrowing	350,000	350,000	350,000	350,000	350,000	365,000
Total	\$ 350,000	\$ 350,000	\$ 350,000	\$ 350,000	\$ 350,000	\$ 365,000

Project	CCB Office Remodels	Project #	13667
Citywide Element	Effective Government	Project Type	Program

Project Description

This project is for the design and remodel of City office spaces in the CCB. The goal of the project is to replace decades old building systems, optimize and expand the usage of available space, and improve work spaces and meeting room spaces for City agencies including Civil Rights, Information Technology, Common Council Offices, Office of the Independent Monitor, Attorney, Finance, Mayor's Office, Assessor, Clerk, Treasurer, and Engineering. The project's scope includes design, construction, office workstations, audiovisual equipment, moving costs, rental of temporary facilities, and staff costs. Master planning for levels 1, 4, and 5 was completed in 2021 (phase 1). Construction for Phase 2 was completed in 2024 for Assessor, Clerk, and Treasurer at level 1; and Common Council Offices and Office of the Independent Monitor at level 5. The remaining design and construction is organized into three phases. Phase 2a is to complete design and construction (in 2024/2025) for Department of Civil Rights (moving to former Parks space at level 1) and improved security for Engineering. Phase 3 is to complete the design and construction (in 2027) for the Attorney's Office, Mayor's Office, Finance at level 4; and IT and other users at level 5. Phase 4 is to complete the design and construction (in 2027/2028) for Information Technology and other users at level 5.

	2025	2026	2027	2028	2029	2030
GF GO Borrowing	-	-	8,250,000	7,000,000	-	-
Total	\$ -	\$ -	\$ 8,250,000	\$ 7,000,000	\$ -	\$ -

Engineering - Facilities Management

Project & Program Details

Project	Election Operations Center	Project #	15336
Citywide Element	Effective Government	Project Type	Project

Project Description

This project funds design and construction of a City of Madison Election Operations Center facility. This proposed facility would securely store City of Madison election equipment and supplies in a secured and climate-controlled environment. The facility would include space for poll worker training, the assembly of absentee mailings, the sorting of returned absentee envelopes, a phone bank for voter calls, a room for opening election mail according to federal guidelines, work space for Clerk's Office personnel, and a huddle space to serve as an Election Day support center for City of Madison polling places. This request is based on an intention to locate such a facility at the Dane County elections center. Dane County is currently pursuing an adaptive reuse of a former brewery facility located at 2002 Pankratz Street for use as a county-wide elections center. It should be noted this project and estimates require further coordination with Dane County's facilities, real estate, legal, and construction teams to provide more clarity. Although design work has commenced in 2024, and construction start is currently scheduled for 2025, this funding request contemplates funding in 2025 for City staff time and a one-time payment from City to County in 2026 once the election center design and construction are completed.

	2025	2026	2027	2028	2029	2030
GF GO Borrowing	250,000	3,750,000	-	-	-	-
Total	\$ 250,000	\$ 3,750,000	\$ -	\$ -	\$ -	\$ -

Project	Electric Vehicle (EV) Charging Infrastructure	Project #	14140
Citywide Element	Green and Resilient	Project Type	Program

Project Description

This program is to fund improvements to electrical systems at City-owned sites and facilities to accommodate added load from electric vehicle chargers. Fleet Service is transitioning the City's fleet to more electric vehicles as part of the 100% Renewable Madison plan. Many of these electrical vehicles will be stored, charged, and operated from facilities with electrical systems that were not designed with the capacity to support the appropriate electric vehicle charging systems. These systems will need to be upgraded with additional capacity to prepare for these new vehicles. The goal of the program is to have necessary infrastructure in place before the new EV's arrive at each facility so they can be put into effective use right away. Some of this work will be completed by the Engineering Division's Green Power jobs training program.

	2025	2026	2027	2028	2029	2030
GF GO Borrowing	370,000	390,000	410,000	430,000	450,000	470,000
Total	\$ 370,000	\$ 390,000	\$ 410,000	\$ 430,000	\$ 450,000	\$ 470,000

Engineering - Facilities Management

Project & Program Details

Project	Energy Improvements	Project #	10562
Citywide Element	Green and Resilient	Project Type	Program

Project Description

This program is for implementation of energy efficiency goals. The goals of the program are to meet the 100% Renewable Madison plan at City-owned sites and facilities, support energy efficiency, and reduce energy demand. Projects supported by this program include supplying distributed energy via solar photovoltaic (PV) panels, installation of LED lighting, batteries and building automation upgrades. Solar projects planned in 2025 include design and installations at Madison Metro Transit Hanson Road Bus Operations Facility buildings (3901 and 3829 Hanson Road). This project at Hanson Rd is partially grant funded by FTA - 80/20 and also includes some roofing work; funding in this budget is the local match only for the solar component. Other Solar projects for 2025 would include: Expansion of solar systems at Water Utility Olin Ave, Tenney Park Beach Shelter and Reindahl Park Splash Pad. It is planned to install LED lighting at the Central Library. It is also planned to install a battery at Fire Station 14. Engineering staff estimate that these projects will result in \$125,000 in operating savings in each year of the CIP due to lower utility and maintenance costs. \$7.8 million in Federal Sources reflects \$6.0 million in anticipated tax credits from the Inflation Reduction Act (IRA) and \$500,000 due to receipt of the Department of Energy Connected Communities Grant. It does not include the federal FTA Funding associated with Hanson Rd solar projects.

	2025	2026	2027	2028	2029	2030
GF GO Borrowing	2,546,000	1,796,000	2,340,000	2,204,000	2,204,000	2,204,000
State Sources	40,000	40,000	40,000	40,000	40,000	40,000
Federal Sources	1,364,000	864,000	1,120,000	1,056,000	1,056,000	1,056,000
Total	\$ 3,950,000	\$ 2,700,000	\$ 3,500,000	\$ 3,300,000	\$ 3,300,000	\$ 3,300,000

Project	Engineering Service Building Improvements	Project #	10192
Citywide Element	Green and Resilient	Project Type	Program

Project Description

This program is for scheduled improvements to the City's Engineering Services Building. The goal of this program is to maintain and improve the City's Engineering Services Building to optimize service operations and work conditions and to lower energy costs by implementing energy efficiency components within the improvement projects. Funding in 2025 is for a remodel to the existing locker rooms to serve the needs of a significant growth in field staff and to support APM 2-52 "Inclusive Workplace – Transgender, Gender Non-Conforming, and Non-Binary Employees."

	2025	2026	2027	2028	2029	2030
GF GO Borrowing	75,000	-	-	-	-	-
Reserves Applied	675,000	-	-	-	-	-
Total	\$ 750,000	\$ -	\$ -	\$ -	\$ -	\$ -

Engineering - Facilities Management

Project & Program Details

Project	Fire Facility Improvements	Project #	10560
Citywide Element	Green and Resilient	Project Type	Program

Project Description

This program is for scheduled improvements and emergency repairs to the City's fourteen (14) Madison Fire Department stations and administration offices. The goal of this program is to maintain and improve the City's Fire facilities to optimize service operations and work conditions and to lower energy costs by implementing energy efficiency components within the improvement projects. Projects funded in this program include building, mechanical, and utility system upgrades and replacements. Improvements funded by this project are chosen by evaluation of mechanical equipment and facility condition, tracking of building maintenance history, and in consultation with the Fire Department.

	2025	2026	2027	2028	2029	2030
GF GO Borrowing	340,000	520,000	750,000	750,000	750,000	785,000
Total	\$ 340,000	\$ 520,000	\$ 750,000	\$ 750,000	\$ 750,000	\$ 785,000

Project	General Facility Improvements	Project #	10549
Citywide Element	Green and Resilient	Project Type	Program

Project Description

This program is for scheduled improvements and unplanned repairs to City-owned facilities. The goal of this program is to maintain and improve the City's facilities to optimize service operations and work conditions and to lower energy costs by implementing energy efficiency components within the improvement projects. Projects funded in this program include building, mechanical, and utility system upgrades at City-owned facilities.

	2025	2026	2027	2028	2029	2030
GF GO Borrowing	295,000	390,000	410,000	430,000	450,000	470,000
Total	\$ 295,000	\$ 390,000	\$ 410,000	\$ 430,000	\$ 450,000	\$ 470,000

Project	Horizon List Planning	Project #	12641
Citywide Element	Effective Government	Project Type	Program

Project Description

The Horizon List contains projects that meet a clear community purpose but are not yet fully planned to the level to be considered and funded within the fiscal capacity of the Capital Improvement Plan. This program supports planning efforts around these projects to address any identified outstanding issues so that these projects can be proposed in a future CIP with more complete information. Taking this approach is intended to ensure the Capital Budget & CIP are built using project budgets and timelines that are consistent with the scope and overall goal of capital projects.

	2025	2026	2027	2028	2029	2030
GF GO Borrowing	50,000	50,000	50,000	50,000	50,000	50,000
Total	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000

Engineering - Facilities Management

Project & Program Details

Project **Madison Municipal Building Facility Improvements** Project # **14715**
 Citywide Element **Culture and Character** Project Type **Program**

Project Description

This program is for scheduled improvements and emergency repairs to the City's Madison Municipal Building. The goal of this program is to maintain and improve this facility in a manner that optimizes service operations and work conditions and lowers energy costs by implementing energy efficiency components within the improvement projects. Projects funded in this program include building, mechanical, and utility system upgrades and replacements. Improvements funded by this project are chosen by evaluation of evolving building needs, mechanical equipment and facility condition, tracking of building maintenance history, and in consultation with the departments housed in this building. Funding in 2025 will address repair of cracked glass (and removal of asbestos) at exterior historic windows.

	2025	2026	2027	2028	2029	2030
GF GO Borrowing	50,000	-	-	150,000	150,000	150,000
Total	\$ 50,000	\$ -	\$ -	\$ 150,000	\$ 150,000	\$ 150,000

Project **Park Facility Improvements** Project # **10564**
 Citywide Element **Green and Resilient** Project Type **Program**

Project Description

This program is for improvements and ongoing building maintenance at Parks facilities. The goals of this program are to provide quality park facilities to the community and to lower energy costs by implementing energy efficiency components within the improvement projects. Projects in 2025 include Westmorland Park Shelter Improvements and general park facility improvements.

	2025	2026	2027	2028	2029	2030
GF GO Borrowing	450,000	575,000	75,000	450,000	450,000	470,000
Total	\$ 450,000	\$ 575,000	\$ 75,000	\$ 450,000	\$ 450,000	\$ 470,000

Project **Police Facility Improvements** Project # **13341**
 Citywide Element **Green and Resilient** Project Type **Program**

Project Description

This program is for scheduled improvements to the City's six Police District Stations and the Police Training Facility. The goal of this program is to maintain and improve the City's Police facilities to optimize service operations and work conditions and to lower energy costs by implementing energy efficiency components within the improvement projects. Improvements funded by this project are chosen by evaluation of mechanical equipment and facility condition, tracking of building maintenance history, and in consultation with the Police Department.

	2025	2026	2027	2028	2029	2030
GF GO Borrowing	350,000	575,000	400,000	350,000	375,000	390,000
Total	\$ 350,000	\$ 575,000	\$ 400,000	\$ 350,000	\$ 375,000	\$ 390,000

Engineering - Facilities Management

Project & Program Details

Project **Reserve Fund to Maintain Temporary Shelter Facilities** Project # **14751**
 Citywide Element **Neighborhoods and Housing** Project Type **Program**

Project Description

In the wake of the COVID-19 pandemic, the City has been instrumental in establishing temporary venues from which to support people in our community experiencing homelessness. These include the acquisition and conversion of the former Karmenta Nursing Home on Milwaukee Street for use by the Salvation Army to shelter homeless families with children; the acquisition and conversion of a former big box retail property on Zeier Road for use as a temporary men's shelter; and the establishment of the City's first sanctioned urban campground, which supports up to 30 persons at a site on Dairy Drive. Each of these properties is expected to continue its current use for a period of another one to two years. This Reserve Fund program was established in the adopted 2023 CIP, with an initial year of funding at \$150,000, in order to finance extraordinary maintenance or repair expenses that might be necessary to sustain operations at these three temporary venues. This proposal seeks to sustain this annual level of maintenance support for these facilities through 2028.

	2025	2026	2027	2028	2029	2030
GF GO Borrowing	300,000	160,000	170,000	180,000	-	-
Total	\$ 300,000	\$ 160,000	\$ 170,000	\$ 180,000	\$ -	\$ -

Project **Senior Center Building Improvements** Project # **12434**
 Citywide Element **Culture and Character** Project Type **Program**

Project Description

This project funds multiple building improvements to the Madison Senior Center to address safety and other concerns. Building improvements include, but are not limited to: side door replacement, door swipe access system upgrades, and exterior locks replacement (2025); exterior brick tuckpointing and second floor carpet replacement (2026); as well as hearing loop installations and elevator modernization & safety upgrades (2026-2027).

	2025	2026	2027	2028	2029	2030
GF GO Borrowing	36,600	144,000	161,000	-	-	-
Total	\$ 36,600	\$ 144,000	\$ 161,000	\$ -	\$ -	\$ -

Project **Streets Facility Improvements** Project # **10565**
 Citywide Element **Green and Resilient** Project Type **Program**

Project Description

This program is for scheduled improvements and emergency repairs to the four Streets Division facilities. The goal of this program is to maintain and improve the City's Streets facilities to optimize service operations and working conditions and to lower energy costs by implementing energy efficiency components within the improvement projects. Projects funded in this program include building, mechanical, and utility system upgrades and replacements. Improvements funded by this project are chosen by evaluation of mechanical equipment and facility condition, tracking of building maintenance history, and in consultation with the Streets Division.

	2025	2026	2027	2028	2029	2030
GF GO Borrowing	1,100,000	1,175,000	850,000	900,000	950,000	1,000,000
Total	\$ 1,100,000	\$ 1,175,000	\$ 850,000	\$ 900,000	\$ 950,000	\$ 1,000,000

Engineering - Facilities Management

2025 Appropriation Schedule

2025 Appropriation

Adopted Budget

	Request	Executive	GO Borrowing	Other	Total
CCB Improvements	350,000	350,000	350,000	-	350,000
Election Operations Center	-	250,000	250,000	-	250,000
Electric Vehicle (EV) Charging Infrastructure	1,650,000	370,000	370,000	-	370,000
Energy Improvements	3,950,000	3,950,000	2,546,000	1,404,000	3,950,000
Engineering Service Building Improvements	-	-	75,000	675,000	750,000
Fire Facility Improvements	340,000	340,000	340,000	-	340,000
General Facility Improvements	370,000	370,000	295,000	-	295,000
Horizon List Planning	50,000	50,000	50,000	-	50,000
Madison Municipal Building Facility Improvements	50,000	50,000	50,000	-	50,000
Park Facility Improvements	450,000	450,000	450,000	-	450,000
Police Facility Improvements	350,000	350,000	350,000	-	350,000
Reserve Fund to Maintain Temporary Shelter Facilities	300,000	300,000	300,000	-	300,000
Senior Center Building Improvements	36,600	36,600	36,600	-	36,600
Streets Facility Improvements	1,100,000	1,100,000	1,100,000	-	1,100,000
	\$ 8,996,600	\$ 7,966,600	\$ 6,562,600	\$ 2,079,000	\$ 8,641,600