

# Fund 30070: Public Safety Construction

**Focus** Fund 30070, Public Safety Construction, supports the construction of fire and police stations, governmental centers with police substations, and other public safety facilities. Projects are funded by several public safety bond referenda approved by the voters and by the General Fund. Several projects approved as part of the 2012 and 2015 Public Safety Bond referenda are currently underway or nearing completion.

In the most recent Public Safety Bond Referendum in 2018, the voters approved \$182.0 million to support the expansion, renovation, and/or construction of five fire stations and three police facilities. All of these fire stations, including the Mount Vernon, Fairview, Gunston and Seven Corners Stations, and one station currently operated by volunteers, require replacement of major building subsystems such as heating, ventilation, and air conditioning (HVAC) and electrical systems, which have reached the end of their useful life. The existing stations continue to be challenged by the need for female living space and larger apparatus bays. Stations do not meet the current and future operational needs of the Fire and Rescue Department. These stations were constructed approximately 40 to 50 years ago and lack women's accommodations to include bunkrooms, lockers, and bathroom facilities. Without these facilities, it can be difficult to meet the minimum shift staffing requirements per station. Additionally, the existing apparatus bays barely fit the current equipment assigned to the stations with no room to add units for future growth. Continuous fire and rescue services will be provided to the communities during construction.

In addition, several Police Department facilities, including the Police Evidence Storage Annex, the Criminal Justice Academy, and the Mason District Police Station, are well beyond their useful life expectancy and are currently undersized to meet the current functions/operations. These facilities are in need of renovation in order to replace or upgrade building systems at the end of their life cycle and to meet current and future operational needs of the Police Department. The Public Safety bond also included funding for the renovation of several General District Court and Circuit Court courtrooms in the Jennings Judicial Center in order to provide for safe, efficient and Americans with Disabilities Act (ADA) compliant rooms, and funding for the infrastructure replacement/upgrades and a full renovation of the Adult Detention Center.

No funding has been included in this fund for FY 2024. Work will continue on existing and previously funded projects. It should be noted that as part of on-going project monitoring, additional project funding may be required to adjust previously approved budgets for building projects in the design and construction phases to support the Board of Supervisors' updated Operational Energy Strategy requirements and accommodate the recent trends of increasing construction costs related to market escalation and supply chain issues and demands. In addition, an increase in funding may be required to accommodate the recent Board-adopted Prevailing Wage Rate Ordinance.

### **Changes to FY 2023 Adopted Budget Plan**

*The following funding adjustments reflect all approved changes in the FY 2023 Revised Budget Plan since passage of the FY 2023 Adopted Budget Plan. Included are all adjustments made as part of the FY 2022 Carryover Review, FY 2023 Third Quarter Review, and all other approved changes through April 30, 2023.*

#### **Carryover Adjustments \$310,007,961**

As part of the *FY 2022 Carryover Review*, the Board of Supervisors approved an increase of \$310,007,961 due to the carryover of unexpended project balances of \$297,996,496 and a net adjustment of \$12,011,465. The adjustment included funding of \$7,500,000 to support current experience with construction project cost escalation; the appropriation of bond premium in the amount of \$4,000,000 associated with the January 2022 bond sale; the appropriation of additional proffer revenue in the amount of \$45,337 received in FY 2022 associated with the Fire Department's Emergency Vehicle Preemption Program; and the appropriation of interest revenue in the amount of \$7,963 and proffer revenue of \$468,023 received in FY 2022 associated with public improvements in the Scotts Run South area. This adjustment was partially offset by a decrease of \$9,858 associated with the final project reconciliation of the Public Safety Headquarters (PSHQ) project. This funding was required to be transferred to Fund 20000, Consolidated County and Schools Debt Service, to support debt service requirements associated with the bonds.

#### **Third Quarter Adjustments \$10,254,508**

As part of the *FY 2023 Third Quarter Review*, the Board of Supervisors approved funding of \$10,254,508, including \$8,100,000 to support the next phase of the renovation of courtrooms in the Jennings Judicial Center, \$2,000,000 to support costs associated with a multi-tiered approach to expand the Fire Department's Emergency Vehicle Preemption (EVP) Program, and \$154,508 to appropriate additional proffer revenue received in FY 2023 associated with the EVP Program.

A Fund Statement and a Summary of Capital Projects are provided on the following pages. The Summary of Capital Projects may include some projects without a Total Project Estimate amount. These projects are considered "continuing" projects or projects for which funding is necessary on an ongoing basis (e.g., a contingency or planning project).

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## FUND STATEMENT

Category	FY 2022 Actual	FY 2023 Adopted Budget Plan	FY 2023 Revised Budget Plan	FY 2024 Advertised Budget Plan	FY 2024 Adopted Budget Plan
<b>Beginning Balance</b>	<b>\$12,043,122</b>	<b>\$0</b>	<b>\$11,602,629</b>	<b>\$0</b>	<b>\$0</b>
<b>Revenue:</b>					
Sale of Bonds <sup>1</sup>	\$36,000,000	\$0	\$291,510,000	\$0	\$0
Bond Premium <sup>1</sup>	4,000,000	0	0	0	0
Interest on Investments <sup>2</sup>	8,634	0	0	0	0
Fire Department's Emergency Vehicle Preemption Program Proffers	281,517	0	154,508	0	0
Proffer Contributions <sup>3</sup>	468,023	0	0	0	0
<b>Total Revenue</b>	<b>\$40,758,174</b>	<b>\$0</b>	<b>\$291,664,508</b>	<b>\$0</b>	<b>\$0</b>
<b>Transfers In:</b>					
General Fund (10001) <sup>4</sup>	\$2,500,000	\$0	\$17,600,000	\$0	\$0
<b>Total Transfers In</b>	<b>\$2,500,000</b>	<b>\$0</b>	<b>\$17,600,000</b>	<b>\$0</b>	<b>\$0</b>
<b>Total Available</b>	<b>\$55,301,296</b>	<b>\$0</b>	<b>\$320,867,137</b>	<b>\$0</b>	<b>\$0</b>
<b>Total Expenditures<sup>5</sup></b>	<b>\$40,133,286</b>	<b>\$0</b>	<b>\$320,857,279</b>	<b>\$0</b>	<b>\$0</b>
<b>Transfers Out:</b>					
Consolidated County and Schools Debt Service (20000) <sup>6</sup>	\$3,565,381	\$0	\$9,858	\$0	\$0
<b>Total Transfers Out</b>	<b>\$3,565,381</b>	<b>\$0</b>	<b>\$9,858</b>	<b>\$0</b>	<b>\$0</b>
<b>Total Disbursements</b>	<b>\$43,698,667</b>	<b>\$0</b>	<b>\$320,867,137</b>	<b>\$0</b>	<b>\$0</b>
<b>Ending Balance<sup>7</sup></b>	<b>\$11,602,629</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>

<sup>1</sup> The sale of bonds is presented here for planning purposes only. Actual bond sales are based on cash needs in accordance with Board policy. On November 3, 2015, the voters approved a \$151.0 million Public Safety Bond, and on November 6, 2018, the voters approved a \$182.0 million Public Safety Bond. An amount of \$36.0 million from the 2015 referendum was sold in January 2022. An amount of \$4.0 million was also applied to this fund in bond premium associated with the January 2022 sale. A balance of \$291.51 million remains in authorized but unissued bonds for this fund.

<sup>2</sup> Interest on Investments revenue represents \$671 in interest earned associated with the Scotts Run Fire Station project and \$7,963 in interest earned associated with public improvements in the Scotts Run South area.

<sup>3</sup> Proffer contributions represent revenue in the amount of \$468,023 associated with public improvements in the Scotts Run South area.

<sup>4</sup> Represents a transfer from Fund 10001, General Fund, to support current experience with construction project cost escalation.

<sup>5</sup> In order to account for revenues and expenditures in the proper fiscal year, audit adjustments have been reflected as a decrease of \$594,810.28 to FY 2022 Total Expenditures to record expenditure accruals. This impacts the amount carried forward resulting in an increase of \$594,810.28 to the FY 2023 Revised Budget Plan. The projects affected by this adjustment are AD-000002, Adult Detention Center Renovation – 2018, CF-000003, Courtroom Renovations - Bond Funded – 2012, FS-000013, Merrifield Fire Station – 2015, FS-000014, Reston Fire Station – 2015, PS-000009, South Co. Police Station/Animal Shelter – 2015, PS-000010, Police Heliport – 2015, and PS-000026, Mason Police Station - 2018. The Annual Comprehensive Financial Report (ACFR) reflects all audit adjustments in FY 2022. Details of the audit adjustments were included in the FY 2023 Third Quarter Package.

<sup>6</sup> The Public Safety Headquarters project is now complete. Therefore, the available project balance of \$3,565,381 from Project PS-000006, Public Safety Headquarters, was transferred to Fund 20000, Consolidated County and Schools Debt Service, in FY 2022 as it is required to offset debt requirements associated with the bonds. In addition, an amount of \$9,858 was transferred to Fund 20000, Consolidated County and Schools Debt Service, in FY 2023 based on the final project reconciliation.

<sup>7</sup> Capital projects are budgeted based on the total project costs. Most projects span multiple years, from design to construction completion. Therefore, funding for capital projects is carried forward each fiscal year, and ending balances fluctuate, reflecting the carryover of these funds.

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### SUMMARY OF CAPITAL PROJECTS

Project	Total Project Estimate	FY 2022 Actual Expenditures	FY 2023 Revised Budget	FY 2024 Advertised Budget Plan	FY 2024 Adopted Budget Plan
Adult Detention Center Renovation – 2018 (AD-000002)	\$55,000,000	\$4,071,332.27	\$49,048,525.98	\$0	\$0
Construction Escalation Reserve (2G25-124-000)	7,500,000	0.00	7,500,000.00	0	0
Contingency - Bonds (2G25-061-000)		0.00	5,462,721.02	0	0
Contingency - General Fund (2G25-096-000)		0.00	1,878,154.71	0	0
Courtroom Renovation Equipment/Furniture (2G08-017-000)	1,589,169	168,339.89	714,871.95	0	0
Courtroom Renovations - Bond Funded - 2012 (CF-000003)	29,100,000	3,012,200.22	13,457,640.28	0	0
Criminal Justice Academy - 2018 (OP-000007)	18,000,000	180,541.53	17,569,071.28	0	0
Edsall Fire Station - 2015 (FS-000017)	13,970,000	4,156,327.30	926,246.28	0	0
Emergency Vehicle Operations and K9 Center - 2015 (PS-000012)	3,600,000	2,473.20	2,378,565.41	0	0
Fairview Fire Station - 2018 (FS-000053)	16,000,000	724,013.47	14,723,267.90	0	0
Feasibility Studies (2G25-103-000)	591,487	412.20	468,698.08	0	0
Fire and Rescue Training Facilities (2G25-108-000)	875,000	46,008.95	73,543.04	0	0
Franconia Police Station - 2015 (PS-000013)	33,500,000	169,011.33	31,643,749.06	0	0
Gunston Fire Station - 2018 (FS-000054)	13,000,000	196,115.31	12,633,333.35	0	0
Jefferson Fire Station-2012 (FS-000010)	16,250,000	(16,607.33)	736,166.43	0	0
Lorton Volunteer Fire Station (FS-000011)	15,340,000	483,581.61	1,069,934.53	0	0
Mason Police Station - 2018 (PS-000026)	23,000,000	128,923.60	22,471,900.87	0	0
Merrifield Fire Station - 2015 (FS-000013)	9,000,000	1,856,479.87	1,510,646.94	0	0
Mount Vernon Fire Station - 2018 (FS-000055)	16,000,000	0.00	15,992,594.45	0	0
Penn Daw Fire Station - 2015 (FS-000015)	15,400,000	38,721.81	11,831,159.96	0	0
Police Evidence Storage Annex - 2018 (OP-000008)	18,000,000	1,820.55	17,819,743.50	0	0
Police Facilities Security Assessment (2G25-115-000)	250,000	92,160.52	56,727.94	0	0
Police Heliport - 2015 (PS-000010)	14,100,000	6,382,637.14	2,359,403.82	0	0
Police Tactical Operations - 2015 (PS-000011)	37,500,000	134,634.24	35,215,017.28	0	0
Public Safety Infrastructure Upgrades (GF-000025)	3,119,514	7,760.04	0.00	0	0
Reston Fire Station - 2015 (FS-000014)	16,000,000	2,181,998.49	597,212.65	0	0
Scotts Run FS Proffer Contributions (FS-000079)	9,188,858	40,955.00	670.97	0	0

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### SUMMARY OF CAPITAL PROJECTS

Project	Total Project Estimate	FY 2022 Actual Expenditures	FY 2023 Revised Budget	FY 2024 Advertised Budget Plan	FY 2024 Adopted Budget Plan
Scotts Run Public Improvements-Stormwater (SD-000042)	4,719,111	731,904.37	3,987,206.19	0	0
Seven Corners Fire Station - 2018 (FS-000056)	15,950,000	440,525.58	14,154,634.98	0	0
South Co. Police Station/Animal Shelter - 2015 (PS-000009)	33,700,000	12,682,068.17	15,541,842.53	0	0
Traffic Light Preemptive Devices (PS-000008)	3,119,061	194,416.96	2,515,045.35	0	0
Traffic Light Preemptive Maintenance (2G92-013-000)	14,191	0.00	14,190.99	0	0
Tysons East Fire Station (FS-000043)	799,217	379,924.18	91,672.71	0	0
Tysons Fire Station (FS-000042)	1,417,152	57,374.16	1,270,875.86	0	0
Volunteer Fire Station - 2018 (FS-000057)	15,000,000	439,541.61	14,436,057.49	0	0
Woodlawn Fire Station - 2015 (FS-000016)	11,950,000	1,147,689.69	706,184.80	0	0
<b>Total</b>	<b>\$472,542,760</b>	<b>\$40,133,285.93</b>	<b>\$320,857,278.58</b>	<b>\$0</b>	<b>\$0</b>