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SEA ISLE CITY

Facilities Presentation

December 8, 2012

GARRISON GA ARCHITECTS

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Agenda

- Existing City Hall
- City Hall After Super Storm Sandy
- Existing Public Safety Building
- Public Safety Building After Super Storm Sandy
- Rebuild In Place City Hall and Public Safety Cost Summary
- Sea Isle City Existing Public School Building
- Existing School Reconfiguration and Addition Cost Summary
- New Building Cost Summary
- Summary of Options
- Tax Impact

Sea Isle City Existing City Hall

- 2-Story Structure Dating Back to 1906
  - First Floor: 2,478 SF
  - Second Floor: 1,918 SF
  - Total: 4,396 SF

- ADA Deficiencies
  - No Elevator for the Second Floor
  - No ADA Compliant Toilet Facilities
- Floor Space Inadequate for Efficient Operation
- Storage Space Not Sufficient – Structure Not Designed for Floor Loads
- Building Systems Need Upgrading/Replacement
- First Floor Below the Elevation of 9 Feet
  - FEMA Minimum Requirement to Rebuild – 13+

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City Hall After Super Storm Sandy

- Severe Water Infiltration
- Damaged Partitions, Flooring, Doors and Frames
- Building Systems Compromised
- Reconstruction/Addition/FEMA Requirements Cost $2,000,000

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Sea Isle City Existing Public Safety Building

- 2-Story Structure Dating Back to 1977
  - First Floor: 7,392 SF
  - Second Floor: 6,094 SF
  - Total: 13,486 SF
- Exterior Reconditioning
  - Existing Roof Replacement
- ADA Deficiencies
- HVAC Deficiencies
  - Mechanical System Replacement
  - Electrical Systems Upgrades and Increase Emergency Power Needs
- First Floor Elevation 8.76 Feet Well Below the Required Elevation of 13+

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Public Safety Building After Super Storm Sandy

- First Floor – 8.76 Feet Extensive Flooding
- Immediate Relocation of Police Department to the Elementary School
- Damages
  - ✓ Partitions
  - ✓ Doors and Frames
  - ✓ Floor coverings
  - ✓ Lockers
  - ✓ Electrical
  - ✓ Equipment
  - ✓ Elevator
- Reconstruction/Addition/FEMA Requirements Cost $8,000,000

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Rebuild In Place City Hall and Public Safety

City Hall Reconstruction	$2,000,000
Public Safety Building Reconstruction	$8,000,000
Subtotal	$10,000,000
10% Contingency	$1,000,000
FFE	$500,000
Site	$400,000
Soft Costs	$800,000
Technology	$250,000
Total	$12,950,000

Sea Isle City Existing Public School Building

- 1-Story Structure Dating Back to 1971
  - First Floor: 26,708 SF
  - Trailer Additions
- ADA Deficiencies
- Floor Space Reconfiguration
- Building Systems Remove and Replace
- First Floor Below the Required FEMA Minimum 13+
- Reconstruction/Addition/FEMA Requirements
  Cost $11,630,000

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Existing School Reconfiguration and Addition

13,200 SF @ $300 New Police Addition	$3,960,000
16,000 SF @ $240 Interior Reconfiguration	$3,840,000
Raise Existing Structure	$1,000,000
Subtotal	$8,800,000
10% Contingency	$880,000
FFE	$100,000
Site	$500,000
Soft Costs	$800,000
Technology	$250,000
Demolition of Existing Trailers	$300,000
Total	$11,630,000

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New Building

29,000 SF @ $300	$8,700,000
10% Contingency	$870,000
FFE	$500,000
Foundation	$300,000
Site	$600,000
Soft Costs	$1,000,000
Technology	$250,000
Fuel Site Relocation	$500,000
Demolition of Existing Building	$500,000
Total	$13,220,000

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Summary of Options

Rebuild in Place	School Site	New Facility At JFK
$12,950,000	$11,630,000	$13,220,000

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Tax Impact

CITY OF SEA ISLE
ILLUSTRATION OF POTENTIAL IMPACT CAPITAL PLAN WORKSHOP
CURRENT AND FUTURE DEBT SERVICE REQUIREMENTS

12/8/2012

GENERAL CAPITAL

	Principal	Interest	BANS P & I	Deferred Charges	11 million 2016 New Issue	13.22 2016 New @ JFK (20)	16 million 2019 New Issue	Total	2011 Budget 2,690,950	Estimated Assessed Value	Tax Rate	Tax Rate Change
2012	1,935,708	794,349	225,000					2,955,057	264,107	4,865,134,887	0.061	
2013	2,641,915	863,402	50,000					3,555,317	600,259	4,913,786,236	0.072	0.0116
2014	2,952,456	774,461	100,000					3,826,917	271,600	4,962,924,098	0.077	0.0048
2015	3,268,007	674,209	150,000					4,092,217	265,300	5,012,553,339	0.082	0.0045
2016	3,443,570	559,471	300,000					4,303,042	210,825	5,062,678,873	0.085	0.0034
2017	2,949,145	455,259			1,012,000	991,500		5,407,904	1,104,863	5,113,305,661	0.106	0.0208
2018	3,009,731	358,761	100,000		1,012,000	991,500		5,471,992	64,088	5,164,438,718	0.106	0.0002
2019	3,040,328	257,064	200,000		1,012,000	991,500		5,500,892	28,900	5,216,083,105	0.105	(0.0005)
2020	985,392	163,204	200,000		1,012,000	991,500	1,472,000	4,824,096	(676,796)	5,268,243,936	0.092	(0.0139)
2021	1,000,000	136,000			1,012,000	991,500	1,472,000	4,611,500	(212,596)	5,320,926,376	0.087	(0.0049)
2022	1,000,000	109,750			1,012,000	991,500	1,472,000	4,585,250	(26,250)	5,374,135,639	0.085	(0.0013)
2023	1,000,000	81,000			1,012,000	991,500	1,472,000	4,556,500	(28,750)	5,427,876,996	0.084	(0.0014)
2024	1,100,000	49,500			1,012,000	991,500	1,472,000	4,625,000	68,500	5,482,155,766	0.084	0.0004
2025	1,100,000	16,500			1,012,000	991,500	1,472,000	4,592,000	(33,000)	5,536,977,323	0.083	(0.0014)
2026	-	-			1,012,000	991,500	1,472,000	3,475,500	(1,116,500)	5,592,347,097	0.062	(0.0208)
2027	-				1,012,000	991,500	1,472,000	3,475,500	-	5,648,270,567	0.062	(0.0006)

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Tax Impact

CITY OF SEA ISLE
ILLUSTRATION OF POTENTIAL IMPACT CAPITAL PLAN WORKSHOP
CURRENT AND FUTURE DEBT SERVICE REQUIREMENTS

12/8/2012

GENERAL CAPITAL

	Principal	Interest	BANS P & I	Deferred Charges	11 million 2016 New Issue	11.63 2016 School (20)	16 million 2019 New Issue	Total	2011 Budget 2,690,950	Estimated Assessed Value	Tax Rate	Tax Rate Change
2012	1,935,708	794,349	225,000					2,955,057	264,107	4,865,134,887	0.061	
2013	2,641,915	863,402	50,000					3,555,317	600,259	4,913,786,236	0.072	0.0116
2014	2,952,456	774,461	100,000					3,826,917	271,600	4,962,924,098	0.077	0.0048
2015	3,268,007	674,209	150,000					4,092,217	265,300	5,012,553,339	0.082	0.0045
2016	3,443,570	559,471	300,000					4,303,042	210,825	5,062,678,873	0.085	0.0034
2017	2,949,145	455,259			1,012,000	872,250		5,288,654	985,613	5,113,305,661	0.103	0.0184
2018	3,009,731	358,761	100,000		1,012,000	872,250		5,352,742	64,088	5,164,438,718	0.104	0.0002
2019	3,040,328	257,064	200,000		1,012,000	872,250		5,381,642	28,900	5,216,083,105	0.103	(0.0005)
2020	985,392	163,204	200,000		1,012,000	872,250	1,472,000	4,704,846	(676,796)	5,268,243,936	0.089	(0.0139)
2021	1,000,000	136,000			1,012,000	872,250	1,472,000	4,492,250	(212,596)	5,320,926,376	0.084	(0.0049)
2022	1,000,000	109,750			1,012,000	872,250	1,472,000	4,466,000	(26,250)	5,374,135,639	0.083	(0.0013)
2023	1,000,000	81,000			1,012,000	872,250	1,472,000	4,437,250	(28,750)	5,427,876,996	0.082	(0.0014)
2024	1,100,000	49,500			1,012,000	872,250	1,472,000	4,505,750	68,500	5,482,155,766	0.082	0.0004
2025	1,100,000	16,500			1,012,000	872,250	1,472,000	4,472,750	(33,000)	5,536,977,323	0.081	(0.0014)
2026	-	-			1,012,000	872,250	1,472,000	3,356,250	(1,116,500)	5,592,347,097	0.060	(0.0208)
2027	-				1,012,000	872,250	1,472,000	3,356,250	-	5,648,270,567	0.059	(0.0006)

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Tax Impact

CITY OF SEA ISLE
ILLUSTRATION OF POTENTIAL IMPACT CAPITAL PLAN WORKSHOP
CURRENT AND FUTURE DEBT SERVICE REQUIREMENTS

12/8/2012

GENERAL CAPITAL

	Principal	Interest	BANS P & I	Deferred Charges	11 million 2016 New Issue	12.95 2016 Rebuild (20)	16 million 2019 New Issue	Total	2011 Budget 2,690,950	Estimated Assessed Value	Tax Rate	Tax Rate Change
2012	1,935,708	794,349	225,000					2,955,057	264,107	4,865,134,887	0.061	
2013	2,641,915	863,402	50,000					3,555,317	600,259	4,913,786,236	0.072	0.0116
2014	2,952,456	774,461	100,000					3,826,917	271,600	4,962,924,098	0.077	0.0048
2015	3,268,007	674,209	150,000					4,092,217	265,300	5,012,553,339	0.082	0.0045
2016	3,443,570	559,471	300,000					4,303,042	210,825	5,062,678,873	0.085	0.0034
2017	2,949,145	455,259			1,012,000	971,250		5,387,654	1,084,613	5,113,305,661	0.105	0.0204
2018	3,009,731	358,761	100,000		1,012,000	971,250		5,451,742	64,088	5,164,438,718	0.106	0.0002
2019	3,040,328	257,064	200,000		1,012,000	971,250		5,480,642	28,900	5,216,083,105	0.105	(0.0005)
2020	985,392	163,204	200,000		1,012,000	971,250	1,472,000	4,803,846	(676,796)	5,268,243,936	0.091	(0.0139)
2021	1,000,000	136,000			1,012,000	971,250	1,472,000	4,591,250	(212,596)	5,320,926,376	0.086	(0.0049)
2022	1,000,000	109,750			1,012,000	971,250	1,472,000	4,565,000	(26,250)	5,374,135,639	0.085	(0.0013)
2023	1,000,000	81,000			1,012,000	971,250	1,472,000	4,536,250	(28,750)	5,427,876,996	0.084	(0.0014)
2024	1,100,000	49,500			1,012,000	971,250	1,472,000	4,604,750	68,500	5,482,155,766	0.084	0.0004
2025	1,100,000	16,500			1,012,000	971,250	1,472,000	4,571,750	(33,000)	5,536,977,323	0.083	(0.0014)
2026	-	-			1,012,000	971,250	1,472,000	3,455,250	(1,116,500)	5,592,347,097	0.062	(0.0208)
2027	-				1,012,000	971,250	1,472,000	3,455,250	-	5,648,270,567	0.061	(0.0006)

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