



**CITY OF BEAVERTON**

**BUDGET TREND ANALYSIS - FY 2016-17 TO FY 2019-20**

With Explanations on Significant Changes between Budgeted 2018-19 and Recommended 2019-20

Fund:		<b>Capital Development</b>					% Change
CLASS	Actual FY 2016-17	Actual FY 2017-18	Budget FY 2018-19	Estimated FY 2018-19	Recommended FY 2019-20	Budgeted Vs. Recommended	
Material & Services	\$398,066	\$0	\$0	\$0	205,000	100.00%	
Capital Outlay	\$917,085	\$3,430,611	\$37,465,274	\$25,273,964	33,755,812	-9.90%	
Transfers	\$0	\$83,899	-	-	-	N/A	
<b>SUB-TOTAL</b>	<b>\$1,315,151</b>	<b>\$3,514,510</b>	<b>\$37,465,274</b>	<b>\$25,273,964</b>	<b>33,960,812</b>		
Contingency - Reserve			3,016		7,125,683		
<b>TOTAL</b>	<b>\$1,315,151</b>	<b>\$3,514,510</b>	<b>\$37,468,290</b>	<b>\$25,273,964</b>	<b>41,086,495</b>		
FTE's	-	-	-	-	-		

**Explanation of item(s) that are significant (10% and greater than \$10,000):**

**Material & Services:**

FY 2019-20 reflects debt issuance costs associated with the Patricia Reser Center for the Arts.

**Capital outlay:**

FY 2019-20 reflects construction of the Patricia Reser Center for the Arts building.

CITY OF BEAVERTON, OREGON  
FISCAL YEAR 2019-20 BUDGET

<b>FUND:</b> 301 CAPITAL DEVELOPMENT	<b>DEPARTMENT:</b> COMMUNITY DEVELOPMENT
<b>DEPARTMENT HEAD:</b> CHERYL TWETE	

**Program Goal:**

The Capital Development Fund provides for acquisition and development of civic, cultural and Capital Improvement Program (CIP) project facilities. Activities funded include: (1) due diligence, acquisition and management of properties that are of strategic value to the city's vision and plans; (2) project design and construction; and (3) community engagement and outreach regarding proposed projects.

The projects of this fund are selected to further achievement of the City Council's Goals and Capital Improvement Priorities. Relevant Council Priorities that this fund supports are:

- Build stronger relationships with local special district*
- Maximize use of city-owned properties, including the Griffith Drive Building*
- Prepare long-range budget plans for upcoming major projects and expenses*
- Broaden Capital Improvement Plan to include bike lanes, sidewalks, streetlights, and ramps*

**Capital Improvement programs affiliated with this fund:**

- 3509 Public Safety Center
- 3513 Property Acquisition Program
- 3514 Old Town Parking Garage
- 3518 Canyon Road Alternative Bike Network
- 3519 Canyon Road Intersection Improvement
- 3520 Downtown Beaverton Wayfinding Project
- 3521 Patricia Reser Center for the Arts
- 3522 City Park Fountain Improvements
- 3523 PACWEST Gas Station Acquisition/Demolition/Remediation

REQUIREMENTS	FY 2016-17 ACTUAL	FY 2017-18 ACTUAL	FY 2018-19 BUDGETED	FY 2019-20 PROPOSED	FY 2019-20 ADOPTED
POSITION					
MATERIALS & SERVICES	\$398,066	\$0	\$0	\$205,000	\$0
CAPITAL OUTLAY	917,085	3,430,611	37,465,274	33,755,812	0
TRANSFERS	0	83,899	0	0	0
DEBT SERVICE					
CONTINGENCY	0	0	3,016	7,125,683	0
<b>TOTAL</b>	<b>\$1,315,151</b>	<b>\$3,514,510</b>	<b>\$37,468,290</b>	<b>\$41,086,495</b>	<b>\$0</b>

Funding Sources:	FY 2016-17	FY 2017-18	FY 2018-19	FY 2019-20	FY 2019-20
Beginning Working Capital	\$242,514	\$36,232,882	\$35,295,805	\$12,239,088	\$0
Intergovernmental Revenues	0	0	460,000	425,000	0
Miscellaneous Revenues	156,929	510,770	986,575	7,043,686	0
Transfer from General Fund	1,985,005	423,464	312,575	172,721	0
Transfer from Street Fund	163,758	234,955	116,250	106,000	0
Transfer from TLT Fund	0	1,408,243	297,085	100,000	0
Bond Sale Proceeds	34,999,828	0	0	21,000,000	0

The amount in the contingency category represents unappropriated excess of resources over expenditure requirements. Refer to Statement of Financial Policies for the use of this fund.

CITY OF BEAVERTON, OREGON  
FISCAL YEAR 2019-20 BUDGET

<b>FUND:</b> 301 CAPITAL DEVELOPMENT	<b>DEPARTMENT:</b> COMMUNITY DEVELOPMENT
	<b>DEPARTMENT HEAD:</b> CHERYL TWETE

**Beaverton Community Vision Actions that this fund supports include:**

- Item #47: Implement solutions to reduce highway, road congestion.*  
Examples include the Canyon Road Alternative Bike Network and Canyon Road Intersection Improvement programs.
- Item #63: Add benches, restrooms, bike racks and fountains.*  
Identify and plan for installation at key locations a recognizable, vibrant, walkable mixed-use downtown as feasible.
- Item #71: Develop an arts and culture center.*  
Programming, design, due diligence, and fund-raising are ongoing for a Patricia Reser Center the Arts located at The Round.
- Item #92. Assemble real estate to support economic growth.*  
Assemble a real estate portfolio to support and facilitate economic growth.
- Item #103. Site high-density development near transit and services.*  
More than 300 housing units recently constructed in Old Town and Beaverton Central areas of downtown taking advantage of nearby services and mass-transit

**2017 Community Development Department Priorities this program supports include:**

- Priority #1: Beaverton Central Creekside Redevelopment and The Round*
- Priority #3: Economic Development Strategy Implementation*
- Priority #4: Complete Active Transportation Plan and Transportation Funding Strategy*
- Priority #5: Affordable Housing Development*

**Progress on the FY 2018-19 Action Plan**

- 3509 Public Safety Center (Ongoing)
- 3513 Property Acquisition Program (Ongoing)
- 3518 Canyon Road Alternative Bike Network (Completed)
- 3519 Canyon Road Intersection Improvement (Ongoing)
- 3521 Patricia Reser Center for the Arts (Ongoing – programming, fund raising, and design)
- 3522 City Park Fountain Improvements (Ongoing)
- 3523 PACWEST Gas Station Acquisition/Demolition/Remediation (new program)

**FY 2019-20 Action Plan**

**Listed by Program and affiliated Capital Improvement Program project number with name and project description:**  
Capital Development Fund projects for FY 2019-20 are listed below along with relevance to Community Development Department and Public Works Priorities, Capital Improvement Program Priorities, Beaverton Community Vision Actions, the Civic Plan, and the Creekside District Master Plan as follows:

**3509 Public Safety Center** (Ongoing – under construction, occupancy expected summer 2020)  
Support construction for a new Police Station with Emergency Management. In November 2016, Beaverton voters approved a ballot measure to construct a modern, earthquake resistant police and emergency management building. Beaverton’s public safety center will consolidate police services, move police facilities out of a flood zone, and meet residents’ needs for the next 30 years.

**3513 Property Acquisition Program** (Ongoing – identification and evaluation of properties, due diligence, negotiations, purchase agreements, close of sales.) Acquire properties that are of strategic value to the city’s vision and plans.

**3519A Canyon Road Intersection Improvement** (Ongoing - design)  
To support due diligence, project design, ROW acquisition and construction  
This Metro Transportation Improvement Plan project is intended to address safety, connectivity, and accessibility issues on 4,900 feet of Canyon Road (OR8) between SW Hocken Avenue and SW Short Street. The project will upgrade intersections at Hocken Avenue and Cedar Hills Boulevard as well as reconstruct Canyon Road from west of Hocken Avenue to Short Street. Improvements include sidewalks, pedestrian crossings, lighting, and signalization. The sidewalk

CITY OF BEAVERTON, OREGON  
FISCAL YEAR 2019-20 BUDGET

<b>FUND:</b> 301 CAPITAL DEVELOPMENT	<b>DEPARTMENT:</b> COMMUNITY DEVELOPMENT
	<b>DEPARTMENT HEAD:</b> CHERYL TWETE

crossing on Beaverton Creek may also be widened. The project requires extensive coordination with ODOT, the agency that has jurisdiction of Canyon Road. Funded 50% General Fund and 50% Street Fund.

**3521 Patricia Reser Arts Center** (Ongoing – design, permitting and construction)

To support due diligence, project design, and construction

The inter-departmental project team is led by the Development Division of the Community Development Department and Center for the Arts staff to support the community vision idea of a permanent home for arts and culture in Beaverton. The Patricia Reser Arts (PRCA) is a proposed public-private partnership to develop a multifunctional arts facility, with a 550 seat theater, educational space, art gallery, and meeting/event space. In FY 2018-19, the project team completed design and development review for the PRCA while the Arts Program staff and Beaverton Arts Foundation work to raise the private funds necessary to commence construction. Construction is proposed in FY 19-20 and will be partially funded by a Special Revenue Bond as well as private contributions. The City Council will review the progress of the private fund-raising before authorizing construction. See the Lodging Tax Fund (#107) for additional information.

**3522 City Park Fountain Improvements** (Ongoing – complete design and begin construction)

To support project design and construction

Repair and replace elements within the fountain and relocate the underground plumbing and controls within an existing vault to an above ground structure located adjacent to the fountain.

**3523 PACWEST Gas Station Acquisition/Demolition/Remediation** (New Project - design)

To support due diligence, project design, and construction

This is a parcel adjacent to the Public Safety Center that currently contains a gasoline service station which is proposed to be acquired, demolished and the site remediated. The proposed use is a public plaza or small park that serves as the entrance to the new facility as well as an attractive amenity in the Allen Street neighborhood.

The revenue and expenses for each program are separately budgeted in the Capital Development Fund. Many of the revenue sources are inter-fund transfers or grants. There are likely references to some of these projects in those respective funds.

**Performance Outcomes and Program Trends:**

This was another significant year for development in Beaverton. The community continues its transition from its previous suburban character into that of a complete community with a true mixed-use downtown core and healthy, quality residential neighborhoods and commercial centers. The city is instrumental in facilitating this transformation and many of the projects included in the capital development fund support that effort.

### BUDGET PREPARATION WORKSHEET SUMMARY

FUND: 301 CAPITAL DEVELOPMENT FUND      DEPT: 03 REVENUE

OBJ	2017 - ACTUAL		2018 - ACTUAL		2019 BUDGETED		2019 YTD	2019	2020 - PROPOSED		2020 - RECOMD		2020 ADOPTED	
	AMOUNT	FTE	AMOUNT	FTE	AMOUNT	FTE	ACT AMT	EST AMT	AMOUNT	FTE	AMOUNT	FTE	AMOUNT	FTE

CLASS: 05 BEGINNING WORKING CAPITAL

301 BEGINNING WORKING CAPITAL

	-242,514		-36,232,882		-35,295,805		-35,295,804	-35,295,805	-12,893,677		-12,239,088			
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TOTAL CLASS: 05 BEGINNING WORKING CAPITAL

	-242,514		-36,232,882		-35,295,805		-35,295,804	-35,295,805	-12,893,677		-12,239,088			
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CLASS: 15 INTERGOVERNMENTAL REVENUE

328 GRANTS - STATE

					-60,000			-35,000			-25,000			
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553 GRANTS - FEDERAL EPA BROWNFIELDS ASSMT

					-400,000						-400,000			
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TOTAL CLASS: 15 INTERGOVERNMENTAL REVENUE

					-460,000			-35,000			-425,000			
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CLASS: 20 PERMITS & FEES

339 PARKING PERMITS

							-1,365	-683						
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TOTAL CLASS: 20 PERMITS & FEES

							-1,365	-683						
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CLASS: 35 MISCELLANEOUS REVENUES

381 RENTAL OF CITY PROPERTY

	-27,161		-13,664		-13,664		-13,721	-13,721	-13,774		-13,774			
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382 SALE OF CITY OR BURA PROPERTY

			-8,004		-48,022		-40,019	-48,022	-48,023		-48,023			
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384 INVESTMENT INTEREST EARNINGS

	-119,768		-486,602		-415,300		-431,918	-606,000	-472,300		-472,300			
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389 MISCELLANEOUS REVENUES

	-10,000		-2,500											
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395 GRANTS - PRIVATE

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**BUDGET PREPARATION WORKSHEET SUMMARY**

FUND: 301 CAPITAL DEVELOPMENT FUND

DEPT: 03 REVENUE

OBJ	2017 - ACTUAL		2018 - ACTUAL		2019 BUDGETED		2019 YTD	2019	2020 - PROPOSED		2020 - RECOMD		2020 ADOPTED	
	AMOUNT	FTE	AMOUNT	FTE	AMOUNT	FTE	ACT AMT	EST AMT	AMOUNT	FTE	AMOUNT	FTE	AMOUNT	FTE
					-509,589						-509,589			
399	REIMBURSEMENTS - OTHER													
							-26,911	-26,911						
765	DONATION - PRCA MAJOR DONOR													
									-4,000,000		-4,000,000			
766	DONATION - PRCA BVTN ARTS FOUNDATION													
									-2,000,000		-2,000,000			
TOTAL CLASS: 35 MISCELLANEOUS REVENUES														
	-156,929		-510,770		-986,575		-512,569	-694,654	-6,534,097		-7,043,686			
CLASS: 40 INTERFUND TRANSFERS/LOANS														
411	TRSFERS FROM GENERAL FUND													
	-1,985,005		-423,464		-312,575		-198,789	-1,097,575	-2,845,721		-172,721			
412	TRSFERS FROM STREET FUND													
	-163,758		-234,955		-116,250		-2,465	-11,250	-106,000		-106,000			
442	TRANSFER FROM THE TLT FUND													
			-1,408,243		-297,085		-297,085	-378,085			-100,000			
TOTAL CLASS: 40 INTERFUND TRANSFERS/LOANS														
	-2,148,763		-2,066,662		-725,910		-498,339	-1,486,910	-2,951,721		-378,721			
CLASS: 45 NON-REVENUE RECEIPTS														
451	BOND SALE PROCEEDS													
	-34,999,828								-18,000,000		-21,000,000			
TOTAL CLASS: 45 NON-REVENUE RECEIPTS														
	-34,999,828								-18,000,000		-21,000,000			
TOTAL DEPARTMENT: 03 REVENUE														
	-37,548,034		-38,810,314		-37,468,290		-36,308,077	-37,513,052	-40,379,495		-41,086,495			

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**BUDGET PREPARATION WORKSHEET SUMMARY**

FUND: 301 CAPITAL DEVELOPMENT FUND DEPT: 70 COMMUNITY DEVELOPMENT DEPT

OBJ	2017 - ACTUAL		2018 - ACTUAL		2019 BUDGETED		2019 YTD	2019	2020 - PROPOSED		2020 - RECOMD		2020 ADOPTED	
	AMOUNT	FTE	AMOUNT	FTE	AMOUNT	FTE	ACT AMT	EST AMT	AMOUNT	FTE	AMOUNT	FTE	AMOUNT	FTE

CLASS: 10 MATERIALS & SERVICES

497	DEBT ISSUANCE COST													
	98,568								205,000		205,000			
498	UNDERWRITERS DISCOUNT, BOND													
	299,498													
TOTAL CLASS: 10 MATERIALS & SERVICES														
	398,066								205,000		205,000			

CLASS: 15 CAPITAL OUTLAY

620	1% For The Arts													
					362,008		58,248	60,000	162,008		302,008			
651	PROPERTY ACQUISTION(LAND/BLDG)													
	105,680	404,700			161,000		621,753	793,991	1,000,000		250,000			
652	RIGHT-OF-WAY AND EASEMENT COST													
	1,730				200,000				200,000		200,000			
653	BLDG DEMOLITION COST													
					23,000			23,000			140,000			
654	SITE SOIL REMEDIATION COST													
					412,000			12,000						
682	CONSTRUCTION													
	252,866	476,611			31,754,149		11,064,458	20,398,281	30,425,868		30,425,868			
683	CONST DESIGN & ENGR INSPECTION													
	556,809	2,549,300			4,553,117		3,238,190	3,986,692	4,197,936		2,437,936			
TOTAL CLASS: 15 CAPITAL OUTLAY														
	917,085	3,430,611			37,465,274		14,982,649	25,273,964	35,985,812		33,755,812			

CLASS: 25 TRANSFERS

807	TRSFR TO GENERAL FUND													
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**BUDGET PREPARATION WORKSHEET SUMMARY**

FUND: 301 CAPITAL DEVELOPMENT FUND      DEPT: 70 COMMUNITY DEVELOPMENT DEPT

OBJ	2017 - ACTUAL		2018 - ACTUAL		2019 BUDGETED		2019 YTD	2019	2020 - PROPOSED		2020 - RECOMD		2020 ADOPTED	
	AMOUNT	FTE	AMOUNT	FTE	AMOUNT	FTE	ACT AMT	EST AMT	AMOUNT	FTE	AMOUNT	FTE	AMOUNT	FTE
			83,899											
TOTAL CLASS: 25 TRANSFERS														
			83,899											
CLASS: 30 FUND BAL/CONTINGENCY/RESERVES														
991 CONTINGENCY - UNRESERVED														
					3,016				4,188,683		7,125,683			
TOTAL CLASS: 30 FUND BAL/CONTINGENCY/RESERVES														
					3,016				4,188,683		7,125,683			
TOTAL DEPARTMENT: 70 COMMUNITY DEVELOPMENT DEPT														
	1,315,151		3,514,510		37,468,290		14,982,649	25,273,964	40,379,495		41,086,495			

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City of Beaverton - Finance  
 Budget Preparation - 2020

**BP WORKSHEET & JUSTIFICATION**

FUND: 301 CAPITAL DEVELOPMENT FUND  
 DEPT: 03 REVENUE  
 PROGRAM: 3513 PROPERTY ACQUISITION PROGRAM

OBJ	2017 - ACTUAL		2018 - ACTUAL		2019 BUDGETED		2019	2020 - PROPOSED		2020 - RECOMD		2020 ADOPTED	
	AMOUNT	FTE	AMOUNT	FTE	AMOUNT	FTE	EST AMT	AMOUNT	FTE	AMOUNT	FTE	AMOUNT	FTE

CLASS: 05 BEGINNING WORKING CAPITAL

301	BEGINNING WORKING CAPITAL												
		158,615	382,360		1,930		1,930	120,082		120,082			

TOTAL CLASS: 05 BEGINNING WORKING CAPITAL

		158,615	382,360		1,930		1,930	120,082		120,082			
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CLASS: 35 MISCELLANEOUS REVENUES

381	RENTAL OF CITY PROPERTY												
		27,161	13,664		13,664		13,721	13,774		13,774			

382	SALE OF CITY OR BURA PROPERTY												
			8,004		48,022		48,022	48,023		48,023			48,023

384	INVESTMENT INTEREST EARNINGS												
		2,264	2,601		400		400	1,400		1,400			1,400

TOTAL CLASS: 35 MISCELLANEOUS REVENUES

		29,425	24,269		62,086		62,143	63,197		63,197			
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CLASS: 40 INTERFUND TRANSFERS/LOANS

411	TRSFERS FROM GENERAL FUND												
		300,000			100,000		100,000	816,721		66,721			

TOTAL CLASS: 40 INTERFUND TRANSFERS/LOANS

		300,000			100,000		100,000	816,721		66,721			
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TOTAL PROGRAM: 3513 PROPERTY ACQUISITION PROGRAM

		488,040	406,629		164,016		164,073	1,000,000		250,000			
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**BP WORKSHEET & JUSTIFICATION**

FUND: 301 CAPITAL DEVELOPMENT FUND  
 DEPT: 03 REVENUE  
 PROGRAM: 3513 PROPERTY ACQUISITION PROGRAM

OBJ	OBJECT DESCRIPTION
	JUSTIFICATIONS

301 BEGINNING WORKING CAPITAL

- 381 RENTAL OF CITY PROPERTY  
 ANNUAL LEASE ON LASCALA PROPERTY: GROUND LEASE FOR 75 YEARS PLUS 24 RENEWAL OPTION  
 PARKING LOT LEASE ORIGINALLY @ \$2,699 IN OCTOBER 2015, GROWING AT 2% EVERY YEAR FY 2016-17 INCLUDES TWO  
 ANNUAL LEASE PAYMENTS FOR JANUARY 2016 AND JANUARY 2017 \$13,774
- 382 SALE OF CITY OR BURA PROPERTY  
 REFLECTS PROCEEDS FROM THE CONTRACT SALE OF 1ST & ANGEL PROPERTY FOR THE RISE OLD TOWN  
 APARTMENT BUILDING COMPLEX SOLD TO REIMBOLD. THE CONTRACT PAYMENTS STARTED IN MAY 2018  
 AND WILL CONTINUE TO MAY 2025, UNLESS THE PURCHASER ELECTS TO PAY OFF THE CONTRACT  
 BALANCE EARLY. \$4,001,90 PER MONTH TIMES 12 MONTHS EQUALS \$48,023
- 384 INVESTMENT INTEREST EARNINGS  
 INTEREST EARNINGS IS BASED ON AVAILABLE CASH BALANCES AND INTEREST RATES:  
 FY 16-17 BUDGETED INTEREST EARNINGS ARE BASED UPON .55%  
 FY 17-18 BUDGETED INTEREST EARNINGS ARE BASED UPON 1.10%  
 FY 18-19 BUDGETED INTEREST EARNINGS ARE BASED UPON 1.75% FY 19-20 BUDGETED INTEREST EARNINGS ARE BASED  
 UPON 3.00% \$1,400

411 TRSFRS FROM GENERAL FUND  
 TRANSFER TO PROVIDE FUNDING FOR THE CITY'S PROPERTY ACQUISITION PROGRAM  
 NO TRANSFER FOR FY 2017-18 WAS REQUESTED.  
 FY 2018-19 TRANSFER FROM GENERAL FUND \$100,000  
 FY 2019-20 TRANSFER REQUEST FROM GENERAL FUND \$66,721

City of Beaverton - Finance  
 Budget Preparation - 2020

**BP WORKSHEET & JUSTIFICATION**

FUND: 301 CAPITAL DEVELOPMENT FUND  
 DEPT: 70 COMMUNITY DEVELOPMENT DEPT  
 PROGRAM: 3513 PROPERTY ACQUISITION PROGRAM

OBJ	2017 - ACTUAL		2018 - ACTUAL		2019 BUDGETED		2019	2020 - PROPOSED		2020 - RECOMD		2020 ADOPTED	
	AMOUNT	FTE	AMOUNT	FTE	AMOUNT	FTE	EST AMT	AMOUNT	FTE	AMOUNT	FTE	AMOUNT	FTE

CLASS: 15 CAPITAL OUTLAY

651	PROPERTY ACQUISITION(LAND/BLDG)												
		105,680	404,700	161,000			43,991	1,000,000		250,000			

TOTAL CLASS: 15 CAPITAL OUTLAY

		105,680	404,700	161,000			43,991	1,000,000		250,000			
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CLASS: 30 FUND BAL/CONTINGENCY/RESERVES

991	CONTINGENCY - UNRESERVED												
						3,016							

TOTAL CLASS: 30 FUND BAL/CONTINGENCY/RESERVES

						3,016							
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TOTAL PROGRAM: 3513 PROPERTY ACQUISITION PROGRAM

		105,680	404,700	164,016			43,991	1,000,000		250,000			
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### BP WORKSHEET & JUSTIFICATION

FUND: 301 CAPITAL DEVELOPMENT FUND  
DEPT: 70 COMMUNITY DEVELOPMENT DEPT  
PROGRAM: 3513 PROPERTY ACQUISITION PROGRAM

OBJ	OBJECT DESCRIPTION
	JUSTIFICATIONS

651 PROPERTY ACQUISITION(LAND/BLDG)  
PROPERTY PURCHASE ACQUISITION PAYMENTS:  
FY 2016-17 ACTUALS REFLECT CONTRACT PAYMENTS ON THE UMREIN PROPERTY TOTALING \$105,680  
FY 2017-18 ACTUALS REFLECTS PROPERTY PAYMENTS TOTALING \$404,670 COMPRISED OF:  
CONTRACT PURCHASE PAYMENTS ON THE UMRIEN PROPERTY \$103,150  
PURCHASE OF THE CHURCH PROPERTY AT THE PUBLIC SAFETY CENTER SITE \$301,520  
FY 2018-19 REFLECTS PROPERTY PAYMENTS TOTALING \$43,991 COMPRISED OF:  
FINAL CONTRACT PURCHASE PAYMENTS ON THE UMRIEN PROPERTY \$42,900  
PURCHASE OF REMNANT PROPERTY FROM WASHINGTON COUNTY AT 141ST AND FARMINGTON \$1,091  
FY 2019-20 FUNDS FOR ACQUISITION OF PROPERTY FOR REDEVELOPMENT PURPOSES \$250,000

991 CONTINGENCY - UNRESERVED

**BP WORKSHEET & JUSTIFICATION**

FUND: 301 CAPITAL DEVELOPMENT FUND

DEPT: 03 REVENUE

PROGRAM: 3519 CANYON RD INTERSECTION IMPRVMT

OBJ	2017 - ACTUAL		2018 - ACTUAL		2019 BUDGETED		2019	2020 - PROPOSED		2020 - RECOMD		2020 ADOPTED	
	AMOUNT	FTE	AMOUNT	FTE	AMOUNT	FTE	EST AMT	AMOUNT	FTE	AMOUNT	FTE	AMOUNT	FTE

CLASS: 40 INTERFUND TRANSFERS/LOANS

411 TRSFERS FROM GENERAL FUND

3,696	68,549	115,000	10,000	106,000	106,000
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412 TRSFERS FROM STREET FUND

3,161	70,126	115,000	10,000	106,000	106,000
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TOTAL CLASS: 40 INTERFUND TRANSFERS/LOANS

6,857	138,675	230,000	20,000	212,000	212,000
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TOTAL PROGRAM: 3519 CANYON RD INTERSECTION IMPRVMT

6,857	138,675	230,000	20,000	212,000	212,000
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City of Beaverton - Finance  
Budget Preparation - 2020

## BP WORKSHEET & JUSTIFICATION

FUND: 301 CAPITAL DEVELOPMENT FUND

DEPT: 03 REVENUE

PROGRAM: 3519 CANYON RD INTERSECTION IMPRVMT

OBJ	OBJECT DESCRIPTION
	JUSTIFICATIONS

411 TRSFERS FROM GENERAL FUND

412 TRSFERS FROM STREET FUND

**BP WORKSHEET & JUSTIFICATION**

FUND: 301 CAPITAL DEVELOPMENT FUND  
 DEPT: 70 COMMUNITY DEVELOPMENT DEPT  
 PROGRAM: 3519 CANYON RD INTERSECTION IMPRVMT

OBJ	2017 - ACTUAL		2018 - ACTUAL		2019 BUDGETED		2019	2020 - PROPOSED		2020 - RECOMD		2020 ADOPTED	
	AMOUNT	FTE	AMOUNT	FTE	AMOUNT	FTE	EST AMT	AMOUNT	FTE	AMOUNT	FTE	AMOUNT	FTE

CLASS: 15 CAPITAL OUTLAY

652 RIGHT-OF-WAY AND EASEMENT COST  
 200,000 200,000 200,000

683 CONST DESIGN & ENGR INSPECTION  
 6,857 138,676 30,000 20,000 12,000 12,000

TOTAL CLASS: 15 CAPITAL OUTLAY  
 6,857 138,676 230,000 20,000 212,000 212,000

TOTAL PROGRAM: 3519 CANYON RD INTERSECTION IMPRVMT  
 6,857 138,676 230,000 20,000 212,000 212,000

City of Beaverton - Finance  
Budget Preparation - 2020

## BP WORKSHEET & JUSTIFICATION

FUND: 301 CAPITAL DEVELOPMENT FUND  
DEPT: 70 COMMUNITY DEVELOPMENT DEPT  
PROGRAM: 3519 CANYON RD INTERSECTION IMPRVMT

OBJ	OBJECT DESCRIPTION
	JUSTIFICATIONS

652 RIGHT-OF-WAY AND EASEMENT COST

683 CONST DESIGN & ENGR INSPECTION  
CITY STAFF ENGINEERING EXPENSES - LOCAL MATCH FOR \$3.4 MILLION GRANT \$12,000

City of Beaverton - Finance  
 Budget Preparation - 2020

**BP WORKSHEET & JUSTIFICATION**

FUND: 301 CAPITAL DEVELOPMENT FUND  
 DEPT: 03 REVENUE  
 PROGRAM: 3521 PATRICIA RESER CENTER FOR THE ARTS

OBJ	2017 - ACTUAL		2018 - ACTUAL		2019 BUDGETED		2019	2020 - PROPOSED		2020 - RECOMD		2020 ADOPTED	
	AMOUNT	FTE	AMOUNT	FTE	AMOUNT	FTE	EST AMT	AMOUNT	FTE	AMOUNT	FTE	AMOUNT	FTE

CLASS: 05 BEGINNING WORKING CAPITAL

301	BEGINNING WORKING CAPITAL												
			1,099,326		1,808,242		1,808,242		683			683	

TOTAL CLASS: 05 BEGINNING WORKING CAPITAL

			1,099,326		1,808,242		1,808,242		683			683	
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CLASS: 20 PERMITS & FEES

339	PARKING PERMITS								683				
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TOTAL CLASS: 20 PERMITS & FEES

									683				
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CLASS: 35 MISCELLANEOUS REVENUES

389	MISCELLANEOUS REVENUES												
	10,000												
765	DONATION - PRCA MAJOR DONOR							4,000,000		4,000,000			
766	DONATION - PRCA BVTN ARTS FOUNDATION							2,000,000		2,000,000			

TOTAL CLASS: 35 MISCELLANEOUS REVENUES

			10,000					6,000,000		6,000,000			
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CLASS: 40 INTERFUND TRANSFERS/LOANS

411	TRSFERS FROM GENERAL FUND												
	1,500,000												
442	TRANSFER FROM THE TLT FUND												
	1,408,243			297,085			378,085					100,000	

TOTAL CLASS: 40 INTERFUND TRANSFERS/LOANS

			1,500,000	1,408,243	297,085		378,085					100,000	
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CLASS: 45 NON-REVENUE RECEIPTS

451	BOND SALE PROCEEDS							18,000,000		21,000,000			
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TOTAL CLASS: 45 NON-REVENUE RECEIPTS

								18,000,000		21,000,000			
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TOTAL PROGRAM: 3521 PATRICIA RESER CENTER FOR THE ARTS

			1,510,000	2,507,569	2,105,327		2,187,010	24,000,683		27,100,683			
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OBJ	OBJECT DESCRIPTION
	JUSTIFICATIONS

301 BEGINNING WORKING CAPITAL

339 PARKING PERMITS  
LIMITED DURATION PARKING PERMIT PROGRAM IN BEAVERTON CENTRAL AREA

389 MISCELLANEOUS REVENUES

765 DONATION - PRCA MAJOR DONOR  
MAJOR DONOR CONTRIBUTIONS TO THE PRCA CONSTRUCTION CAMPAIGN  
AMOUNT TO BE CONTRIBUTED AT GROUND BREAKING \$1,000,000  
AMOUNT TO BE CONTRIBUTED AT 25% PROJECT COMPLETION \$3,000,000

766 DONATION - PRCA BVTN ARTS FOUNDATION  
FUNDING TO BE RECEIVED FROM THE BEAVERTON ARTS FOUNDATION CAPITAL CONSTRUCTION CAMPAIGN  
FY 2019-20 \$2,000,000

411 TRSFERS FROM GENERAL FUND  
TRANSFER IN FROM THE GENERAL FUND AS A LOAN TO BE REPAID FROM THE LODGING TAX FUND OR FROM  
THE PROCEEDS OF A FUTURE SPECIAL REVENUE BOND ISSUE FOR THE CONSTRUCTION OF THE ARTS AND  
CULTURE CENTER. THE \$1.5 MILLION DOLLAR LOAN FUNDING WILL BE USED FOR THE  
ARCHITECTURAL DESIGN CONTRACT FOR THE ARTS AND CULTURE CENTER

442 TRANSFER FROM THE TLT FUND  
FUNDING FROM THE TRANSIENT LODGING TAX FUND FOR THE PRE-CONSTRUCTION COSTS OF THE  
BEAVERTON CENTER FOR THE ARTS BUILDING TO BRING THE PROJECT UP TO THE CONSTRUCTION BID  
DOCUMENTS PHASE

451 BOND SALE PROCEEDS  
ESTIMATED PROCEEDS FROM A SPECIAL REVENUE BOND ISSUE BACKED BY THE TRANSIENT LODGING TAX  
CITY CONTRIBUTION \$18,000,000  
BRIDGE FINANCING FUNDING \$3,000,000

City of Beaverton - Finance  
 Budget Preparation - 2020

**BP WORKSHEET & JUSTIFICATION**

FUND: 301 CAPITAL DEVELOPMENT FUND  
 DEPT: 70 COMMUNITY DEVELOPMENT DEPT  
 PROGRAM: 3521 PATRICIA RESER CENTER FOR THE ARTS

OBJ	2017 - ACTUAL		2018 - ACTUAL		2019 BUDGETED		2019 EST AMT	2020 - PROPOSED		2020 - RECOMD		2020 ADOPTED	
	AMOUNT	FTE	AMOUNT	FTE	AMOUNT	FTE		AMOUNT	FTE	AMOUNT	FTE	AMOUNT	FTE

CLASS: 10 MATERIALS & SERVICES

497 DEBT ISSUANCE COST

205,000 205,000

TOTAL CLASS: 10 MATERIALS & SERVICES

205,000 205,000

CLASS: 15 CAPITAL OUTLAY

682 CONSTRUCTION

77,846 395,781 395,781 19,070,000 19,070,000

683 CONST DESIGN & ENGR INSPECTION

410,674 621,481 1,709,546 1,790,546 600,000 700,000

TOTAL CLASS: 15 CAPITAL OUTLAY

410,674 699,327 2,105,327 2,186,327 19,670,000 19,770,000

CLASS: 30 FUND BAL/CONTINGENCY/RESERVES

991 CONTINGENCY - UNRESERVED

4,125,683 7,125,683

TOTAL CLASS: 30 FUND BAL/CONTINGENCY/RESERVES

4,125,683 7,125,683

TOTAL PROGRAM: 3521 PATRICIA RESER CENTER FOR THE ARTS

410,674 699,327 2,105,327 2,186,327 24,000,683 27,100,683

### BP WORKSHEET & JUSTIFICATION

FUND: 301 CAPITAL DEVELOPMENT FUND  
DEPT: 70 COMMUNITY DEVELOPMENT DEPT  
PROGRAM: 3521 PATRICIA RESER CENTER FOR THE ARTS

OBJ	OBJECT DESCRIPTION
	JUSTIFICATIONS

497 DEBT ISSUANCE COST  
ESTIMATED BOND ISSUANCE COST FOR THE \$18 MILLION SPECIAL REVENUE BOND ISSUE \$205,000

682 CONSTRUCTION  
ESTIMATED CONSTRUCTION START DATE OF 9/19 \$19,070,000

683 CONST DESIGN & ENGR INSPECTION  
ESTIMATED CONSTRUCTION START DATE OF 9/19 (NOTE: NEED \$100,000 OF TLT AT BEGINNING FISCAL YEAR TO COVER PRECONSTRUCTION DESIGN COSTS) \$700,000

991 CONTINGENCY - UNRESERVED

**BP WORKSHEET & JUSTIFICATION**

FUND: 301 CAPITAL DEVELOPMENT FUND

DEPT: 03 REVENUE

PROGRAM: 3523 PACWEST GAS STATN ACQ/DEMO/REMDIATN

OBJ	2017 - ACTUAL		2018 - ACTUAL		2019 BUDGETED		2019	2020 - PROPOSED		2020 - RECOMD		2020 ADOPTED	
	AMOUNT	FTE	AMOUNT	FTE	AMOUNT	FTE	EST AMT	AMOUNT	FTE	AMOUNT	FTE	AMOUNT	FTE

CLASS: 05 BEGINNING WORKING CAPITAL

301 BEGINNING WORKING CAPITAL 140,000

TOTAL CLASS: 05 BEGINNING WORKING CAPITAL 140,000

CLASS: 15 INTERGOVERNMENTAL REVENUE

328 GRANTS - STATE 35,000 35,000

TOTAL CLASS: 15 INTERGOVERNMENTAL REVENUE 35,000 35,000

CLASS: 40 INTERFUND TRANSFERS/LOANS

411 TRSFRS FROM GENERAL FUND 890,000

TOTAL CLASS: 40 INTERFUND TRANSFERS/LOANS 890,000

TOTAL PROGRAM: 3523 PACWEST GAS STATN ACQ/DEMO/REMDIATN 35,000 925,000 140,000

TOTAL DEPARTMENT: 03 REVENUE 37,548,034 38,810,314 37,468,290 37,513,052 40,379,495 41,086,495

### BP WORKSHEET & JUSTIFICATION

FUND: 301 CAPITAL DEVELOPMENT FUND

DEPT: 03 REVENUE

PROGRAM: 3523 PACWEST GAS STATN ACQ/DEMO/REMDIATN

OBJ	OBJECT DESCRIPTION
	JUSTIFICATIONS

301 BEGINNING WORKING CAPITAL



328 GRANTS - STATE  
FY 18-19 - OREGON BUSINESS DEVELOPMENT DEPARTMENT GRANT FOR BEAVERTON PUBLIC  
SAFETY CENTER PACWEST GAS STATION BROWNFIELD CLEANUP



411 TRSFERS FROM GENERAL FUND  
TRANSFER IN FROM THE GENERAL FUND TO ACQUIRE THE GAS STATION SITE



City of Beaverton - Finance  
 Budget Preparation - 2020

**BP WORKSHEET & JUSTIFICATION**

FUND: 301 CAPITAL DEVELOPMENT FUND  
 DEPT: 70 COMMUNITY DEVELOPMENT DEPT  
 PROGRAM: 3523 PACWEST GAS STATN ACQ/DEMO/REMDIATN

OBJ	2017 - ACTUAL		2018 - ACTUAL		2019 BUDGETED		2019	2020 - PROPOSED		2020 - RECOMD		2020 ADOPTED		
	AMOUNT	FTE	AMOUNT	FTE	AMOUNT	FTE	EST AMT	AMOUNT	FTE	AMOUNT	FTE	AMOUNT	FTE	
CLASS: 15 CAPITAL OUTLAY														
651	PROPERTY ACQUISTION(LAND/BLDG)						750,000							
653	BLDG DEMOLITION COST				23,000		23,000			140,000				
654	SITE SOIL REMEDIATION COST				12,000		12,000							
TOTAL CLASS: 15 CAPITAL OUTLAY					35,000		785,000			140,000				
TOTAL PROGRAM: 3523 PACWEST GAS STATN ACQ/DEMO/REMDIATN					35,000		785,000			140,000				
TOTAL DEPARTMENT: 70 COMMUNITY DEVELOPMENT DEPT					1,315,151		3,514,510	37,468,290	25,273,964	40,379,495	41,086,495			
TOTAL FUND: 301 CAPITAL DEVELOPMENT FUND					1,315,151		3,514,510	37,468,290	25,273,964	40,379,495	41,086,495			

### BP WORKSHEET & JUSTIFICATION

FUND: 301 CAPITAL DEVELOPMENT FUND  
DEPT: 70 COMMUNITY DEVELOPMENT DEPT  
PROGRAM: 3523 PACWEST GAS STATN ACQ/DEMO/REMDIATN

OBJ	OBJECT DESCRIPTION
	JUSTIFICATIONS

651 PROPERTY ACQUISTION(LAND/BLDG)

653 BLDG DEMOLITION COST

654 SITE SOIL REMEDIATION COST

