



2019-2023
Redwood County
Capital Improvement Plan

Public Hearing:

Adopted:

August 20, 2019

Acknowledgement

The county's management team and its respective staff worked diligently to produce a document that is both practical and insightful about the underlying capital needs of the county. Each year, the Office of Administration, under the direction of the Redwood County Board of Commissioners, will facilitate the effort to administratively update this five-year plan.

Any questions and/or comments may be directed to:

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REDWOOD COUNTY
2019-2023 Capital Improvement Plan

A. Introduction

The Redwood County Capital Improvements Plan (“CIP”) is a multi-year guide to the construction and/or improvement of County facilities and the acquisition of capital equipment to assist Redwood County to efficiently meet the needs of its constituents. Through the process of preparing and updating a capital improvements plan, the County can more effectively meet the needs for orderly maintenance of the physical assets of the County. This CIP is intended to serve as a planning tool and is structured to present a meaningful long-range perspective of the County’s long-range capital needs.

Minnesota Statutes, Section 373.40, allows counties to plan for and finance the “acquisition and betterment of public lands, buildings, and other improvements within the County for the purpose of a county courthouse, administrative building, health and social service facility, correctional facility, jail, law enforcement center, hospital, morgue, library, park, qualified indoor ice arena, and road and bridges.” The law requires that a Capital Improvements Plan be prepared which must cover at least the five-year period beginning with the date of the Plan adoption. The CIP must set forth:

- 1) The estimated schedule, timing and details of specific capital improvements;
- 2) Estimated cost of the capital improvements identified;
- 3) The need for the improvements; and
- 4) The sources of revenues needed to pay for the improvements.

The final draft of the CIP and annual amendments must be approved by the County Board after a noticed public hearing.

The Redwood County Capital Improvement Plan has been created in accordance with the guidelines of Minnesota Statutes, Section 373.40. The CIP covers all public improvement and building projects, with a useful life of five years or greater, currently anticipated to be undertaken by the County during the next five years. Some consideration has been provided within this CIP to anticipated needs exceeding five years. While cost estimates and proposed funding sources are identified for each general improvement area, the CIP is not intended to provide a detailed or complete financing plan for each project. As the County prepares to undertake individual projects, the County Board will consider a specific finance program as projects develop.

The CIP will be revised and updated on an annual basis during the annual budget cycle. Changes to the priorities established in the plan should be expected. Changes can be caused by reductions in funding levels, opportunities for grants or other aids, delays in obtaining construction permits or necessary approvals, emergency needs or simply changes in community preferences.

B. CIP Overview

In adopting the capital improvements program, the County finds:

- 1) The projects contained in the capital improvements plan are necessary to maintain the existing infrastructure of the County and to properly provide for the health, safety and general well-being of its residents.
- 2) The proposed projects provide an adequate response to anticipated service demands in each area of operation.
- 3) The County has considered the costs of the projects and the available financial resources and has determined that the projects are within the financial ability of the County.
- 4) The public improvement projects will result in lower operating costs by avoiding maintenance expense and by providing public services in a cost-effective manner. The projects have been designed to keep operating costs at a minimum.
- 5) The County has thoroughly reviewed the alternatives for undertaking the applicable projects through shared facilities with other counties or units of government. All of the proposed public facilities are an integral part of the services provided by the County. The County will participate in shared facility options (by partnerships or other arrangements with municipalities) when such options are found to be either efficient or cost-effective.
- 6) The CIP is designed to make the most effective use of all financial resources available to the County, including fund reserves, current budgeted revenues, grants, and borrowing. The County has considered several options for financing and has considered the relative benefits and costs of alternative uses of funds to finance each of the projects identified in this CIP. The County's goal is to strike a reasonable balance among all of its resources. The debt proposed in the CIP is within the statutory and financial capacity of the County. The County does not have sufficient cash reserves or other funds on hand to finance the projects for which it intends to issue bonds for discussed in Section II. County leadership has determined that it will be impossible for the County to meet its public facility's needs in a timely manner without incurring debt. The County will structure all necessary debt in a manner that makes the best use of its financial resources and minimizes the hardship on County residents.
- 7) In preparing the CIP, the County has considered the impacts on operating costs. Projects are designed to keep the increases in operating costs to a minimum. Increases in operating costs are balanced with the overall need to provide the improvement.
- 8) The majority of the projects in the CIP are financed without incurring debt. For those projects utilizing debt, borrowing is needed to provide the improvement in a timely manner and to spread the financial impact over a period of years. These objectives outweigh the increase in County debt and overlapping indebtedness.

C. Impact on Operating Budgets

New projects and all historical capital equipment purchases have been approved by the County Board on the premise that there would be little or no impact on operating budgets or the purchases result in reduced operating expenditures. Funding for most capital improvement projects, capital equipment and various repair projects is provided within the existing levy, and special levy (when statute dictates) outside of levy limits for debt service relating to capital improvements included in the five-year capital improvements plan or reserves.

Most CIP regular projects are repair/replacement and maintenance projects. These projects should help improve operating efficiencies and offset increased costs for operations and repairs. By continuing an ongoing equipment replacement schedule, departmental operating budgets will not need to fund replacement of this equipment. Replacing equipment on a scheduled basis also results in reduced maintenance costs of old equipment and can provide enhanced performance and productivity due to new equipment technology. Completion of scheduled building maintenance improvements will extend the usefulness of existing buildings. Providing funds for building improvements annually will enable capital improvements to be scheduled as needed, over time, rather than waiting for emergency situations which tend to cost substantially more to correct.

D. Types of CIP Long-Term Financing

State statutes authorize counties to incur debt obligations for capital improvements and specifies the rules and processes counties must follow. This section outlines the most common statutory authorities counties utilize and provides information specific to Redwood County.

General Obligation Bonds Authorized by Special Election: Minnesota Statutes, Chapter 475, allows general obligation bonds to be issued for authorized purposes in an amount up to the specific rules outlined in statutes. This requires a vote of the public and must be approved by one vote more than 50% of those voting.

Courthouse Bonds: Minnesota Statutes, Section 375.18, allows general obligation bonds to be issued for courthouse improvements without a hearing or election up to .0004030 times estimated market value: $.0004030 \times \$4,262,224,000 = \$1,717,767$. This amount is the total indebtedness (principal) of Courthouse Bonds that may be outstanding at any one time.

Capital Improvement Plan Bonds: Minnesota Statutes, Section 373.40, allows counties to issue general obligation bonds for purposes defined in the Capital Improvement Plan. The maximum annual debt service for bonds issued under M.S. 373.4 cannot exceed 0.12 percent of the estimated market value in the County. Currently for Redwood County, this would be $.0012 \times \$4,262,224,000 = \$5,114,669$. A portion of the Series 2013A Bonds were issued under M.S. 373.40. Including the proposed Series 2019A Bonds for courthouse security improvements, the County is expected to be well under the maximum annual debt service limit. The table below provides the calculation.

Maximum Annual Debt Service	
G.O. Bonds, Series 2013A (Law Enforcement Portion)	\$ 278,385
G.O. CIP Refunding Bonds, Series 2016A (2008A)	\$ 252,500
G.O. CIP Bonds, Series 2019A	\$ 670,000
Total Estimated Maximum Annual Debt Service	\$ 1,200,885
Max Debt Service Allowed by Statute	\$ 5,114,669
Estimated Annual Debt Service Margin	\$ 3,913,784

The adoption of this CIP is the first step in gaining the authority to issue these bonds. Once the CIP has been approved, the County must hold a public hearing on its plans to issue bonds. For a County to pursue financing of projects under Minnesota Statutes, Section 373.40, it must fulfill the requirements of the chapter. Specifically, the County Board must approve a sale of Capital Improvement Bonds by a 3/5ths majority. In addition, the County Board must hold a public hearing for public comment. Notice of such a hearing must be published in the official newspaper of the County 14 to 28 days prior to the public hearing. Although no referendum is required, the decision to issue capital improvement bonds is subject to “reverse referendum”. The County may issue the bonds unless a petition requesting a referendum signed by voters equal to 5% of the votes cast in the most recent general election is filed with the county auditor within 30 days following the public hearing. These procedures are, of course, subject to change with statutory revisions.

Jail Bonds: Minnesota Statutes, Section 641.23, allows the County to issue general obligation bonds authorized by Board resolution with project approval by the Commissioner of Corrections. These bonds may be issued for jail and other law enforcement facilities. The total annual debt service (principal and interest) may not exceed .0009671 times estimated market value: .0009671 X \$4,262,224,000 = \$4,121,997.

Jail/law enforcement facility financing may also be accomplished under Minnesota Statutes, Section 641.24, with bonds of a city within the County or a County housing and redevelopment authority that are backed by a general obligation lease-purchase agreement. The city or authority enters into a lease purchase agreement with the County, and the County (as lessee) makes payments over a period of time to the lesser in an amount sufficient to cover the bond principle and interest. Annual rentals may not exceed one-tenth of one percent of estimated market value: .001 X \$4,262,224,000 = \$4,262,224.

Annual Appropriations Lease-Purchase Financing: This form of financing requires a lease-purchase agreement between the County and the “lessor” which can be an HRA, and EDA, or other entity which owns the facility during the time lease payments are being made to cover the principal and interest on the bonds. At the end of the payments, the County becomes the owner of the facility. This is considered “debt” for debt limit purposes if the principal amount is more than \$1,000,000, and does not require an election. Debt service levies are special levies under the category “bonds of another governmental unit” of an HRA or EDA is used. The bonds are not general obligations of the County but rather are subject to annual allocation.

Other Financing Options: Solid waste projects can be financed with General Obligation (G.O.) Solid Waste Bonds (Minnesota Statutes, Section 115.46) and G.O. Solid Waste Revenue Bonds (Minnesota Statutes, Section 400.10). Counties may issue G.O. Capital Notes (Minnesota Statutes, Section 373) to finance road construction, public safety, medical, and data processing equipment. State aid payments can be pledged to retire general obligation bonds sold to finance state aid road improvements (Minnesota Statutes, Section 162).

Statutory Debt Limit

Minnesota Statutes, Section 475.53, provides that Minnesota counties have a debt limit equal to 3.0% of estimated market value. This statutory limit applies to: (1) general obligation bonds expected to be paid entirely from property taxes (not, for instance, to bonds which may have special assessments and/or revenues pledged to their payment) and (2) to lease purchase financing which is more than \$1,000,000 in size.

As of August 1, 2019, Redwood County’s debt limit is as follows:

Statutory Debt Limit	
Pay 2019 Estimated Market Value	\$ 4,262,224,000
Times 3%	3.0%
Statutory Debt Limit	\$ 127,866,720
Outstanding Principal Subject to Debt Limit (as of 8/1/2019)	
G.O. Bonds, Series 2013A (Law Enforcement Portion)	\$ 2,175,000
G.O. CIP Refunding Bonds, Series 2016A (2008A)	\$ 1,170,000
Outstanding Principal Subject to Debt Limit	\$ 3,345,000
Legal Debt Margin	\$ 124,521,720

E. Organization of the CIP

The CIP is a schedule of improvements, new facilities, special projects, and equipment needs for the years 2019-2023. The projects programmed for funding are based on need and the ability to prudently finance these improvements. The CIP covers a five-year period, the first year conforming to the budget. Each year the CIP plan is updated and extended one year to reflect changing conditions, circumstances, and needs. The CIP sets forth the schedule, timing, estimated cost, sources of funding to pay for the improvement, and specific details of each capital improvement project.

The CIP is divided into three sections:

Section I: Capital Facilities

Section I of the CIP is a 5-year projection of County facility needs and improvements. The section provides a general description of all County facilities, scheduled facility maintenance or

improvements, estimates of improvement costs, general funding sources and projected year of construction.

Section II: Equipment/Minor Improvements by Department

Section II of the CIP lists the capital equipment purchases proposed for the five-year window proposed in this CIP. Detailed equipment needs are organized by County department to facilitate review and authorization of the expenditures.

The CIP covers expenditures over \$2,000 for all departments in four (4) broad categories: public facilities, capital needs, special projects, and technology. The CIP includes projects that extend into or begin in any of the years in the five-year planning cycle. Projects included in this CIP have the following characteristics:

1. Projects over \$2,000, including lease-purchase agreements; and
2. Expected useful life of five years or more.

More detailed information regarding the County's Court Security Project is also provided in this section.

Section III: Existing Debt Service and Overlapping Debt

The final section of the CIP provides the debt service schedules for the County's outstanding bond issues and an estimated debt service schedule for the proposed issuance of General Obligation Capital Improvement Plan Bonds, Series 2019A, to make improvement to the County's Courthouse. Please note, the final repayment structure of the proposed Series 2019A Bonds is subject to change. In accordance with M.S. 373.40, a table of overlapping debt that includes all taxing jurisdictions in the County is also provided.

Section I

County Facilities

The Redwood County Board is confronted with a mandate to regularly review and update County-owned facilities to adequately house County government departments and operations. The purpose of this planning is not only to provide a sufficient amount of work space for County employees, but the arrangement, location and overall quality of facilities must effectively facilitate the most responsive delivery of services for County residents.

In October of 2005, Redwood County contracted with KKE Architects, Inc. to complete a Space Needs Study of various County facilities. The study reviewed population trends, staffing trends, and an evaluation of existing facilities. The study also identified a number of concerns related to the Law Enforcement Center, the Jail, the Courthouse and Court Administration that remain unaddressed.

The County currently spends thousands of dollars each year to board prisoners in neighboring county jails. The space study has also disclosed substantial security risks associated with the current jail and court facility configuration. In 2007, the County hired WOLD Architects to continue to develop sensible and economic solution options for updating the existing campus not only to address today's needs, but also for the future.

Routine maintenance and minor remodeling of County facilities will be funded through current property tax levies or the use of fund reserves. New construction and major remodeling of County facilities will be funded through the issuance of long-term debt and the use of reserves if available. Section Four of this CIP - County Facilities Section - provides general information related to each County facility, an evaluation of the facility, and a listing of any major maintenance, remodeling or construction that is expected for the facility during the next five years. Routine maintenance or minor remodeling activities are listed in Section Five of the CIP as building maintenance items.

The primary recommendations of the Plan include the following:

Continue to work with WOLD or other architect/space planner to review the Redwood County Space Needs Study as it relates to the existing courthouse, jail, county attorney and law enforcement facilities to evaluate creative and cost-effective solutions to departmental needs.

Evaluate and monitor existing County facilities and capital improvements to coordinate maintenance practices and preventative maintenance measures to minimize potentially adverse impacts caused by unexpected capital outlays.

Redwood County Courthouse

Constructed: 1891 (original)

Remodeled: 1970 (addition); 2008 (Elevator Modernization)

Estimated Cost: Renovation/Construction project of Court Administration: \$10.5 Million

Timing of Need: 2019

Funding Sources: A combination of courthouse bonds, jail bonds, capital improvement bonds and reserves.



The Redwood County Courthouse is an historic structure originally constructed before the turn of the century. A significant addition was added in 1970, new roof covering and rain gutters in 2007, elevator modernization in 2008, and lighting upgrade in 2010. Only periodic maintenance and nonstructural repairs/modifications have been completed since then. The Courthouse has three floors and houses the following offices:

Lower Level: Maintenance

1st Floor: County Attorney, Restorative Justice, Children's Advocacy Center, A.C.E.

2nd Floor: Court Administration, the Judge, and law clerks

In 2009, the County Administrator, Extension, Veteran's Service Office, License Center, Recorder, Auditor/Treasurer, Assessor, Information Systems/Technology and Environmental departments moved to the newly renovated Government Center.

Redwood County, like many Minnesota counties, is experiencing substantial growth of court proceedings - primarily in the criminal arena. The current layout of both Court Administration and the courtrooms limits the flexibility of space assignment and introduces significant security concerns to the Courthouse. Both courtrooms have one entrance with no waiting area - victims and defendants are forced to co-mingle in the hallway awaiting hearings. With no secure area in which to transport or hold defendants, those defendants that are in custody are walked across the public parking lot, up the public stairs, and are required to sit with the public in the courtroom awaiting appearances. There is only one conference room, little room for the Guardians ad Litem, and no area in which public defenders can meet privately with clients. The public law library is leasing space and is located at the Redwood Falls Public Library.

Court Administration also lacks an organized, well laid out area for administrative functions and file storage. The existing facility is a labyrinth of storage areas and work spaces and creates inefficiencies.

Also, the outside building infrastructure needs repair and upkeep. The total extent of this repair and maintenance is not presently known. A detailed structural and mechanical analysis of the existing Courthouse should be completed as part of this project if the new facility is to be attached to the existing Courthouse.

Recommendations of the architect to address needs brought forward from the County building committee include the following:

- Address substantial security risks in the current courtroom layout and procedures
- Upgrade the courtrooms for technology improvements
- More space is needed for Court Administration to effectively organize files and efficiently complete required tasks
- Reorganize Court Administration space on the third floor and provide for additional workspace and record storage
- Secure detainee holding and movement including holding cells
- Dedicated and private meeting space for Guardians ad Litem, Public Defenders and victims
- Assess and address air quality and/or environmental issues
- Three additional conference rooms

Recommended Improvements:

- Stone repair, tuck-pointing and caulking
- Window replacement
- Interior carpet replacement and/or repair
- Address environmental issues
- Repair/replacement of the existing HVAC systems
- 1970 portion roof replacement
- Fire alarm system
- Attic Insulation

Redwood County Government Center

Purchased: 2006 (Former Morgan's Grocery Store)

Renovation: 2009

Timing of Need: Adequate

The Government Center renovation was completed in 2009. This facility houses the majority of the County's operations, including County Board, Administration, Extension, Veteran's Service Office, License Center, Recorder, Auditor/Treasurer, Assessor, Environment/Planning and Zoning and Information systems. Since this facility is relatively new, little maintenance has been required.



Recommended Improvements:

- Replace sidewalk on north side of building

Redwood County Law Enforcement Center/Jail

Constructed: 1892 (former residence) demolished 2014

Remodeled: 1982 (administration and jail added)

Renovated: 2014

Timing of Need: Adequate



The Redwood County Law Enforcement (LEC) houses the County Sheriff, the City of Redwood Falls Police Department and a branch of the Minnesota State Patrol. The facility is owned by the County and the City leases office and administrative space within the building. The facility also houses the County jail and dispatch facilities, including PSAP. The jail contains 21 inmate beds (16.8-bed operational capacity) and jail administrative staff areas. As of 2018, the average daily inmate population now stands at an average of 32.5 prisoners per day.

Additionally, the small number of beds available has caused the County to house prisoners out of the county. The County currently boards prisoners in Renville County at an approximate cost of \$55 per day/per prisoner. The boarding cost for 2018 was \$ 335,985.

Redwood County Public Health/Department of Corrections

Originally Constructed: 1920s

Remodel/Expansion: 1995

Timing of Need: Adequate



In 1995 Redwood County purchased the facility, located at 266 East Bridge Street, Redwood Falls, Minnesota, and completely remodeled the interior of the building. Improvements and repairs were made to the building's exterior as well.

The building currently houses the Southwest Health and Human Services Department and the division of the Minnesota Department of Corrections that serves Redwood County probationers. As the facility has only recently been the subject of a complete restoration, little maintenance has been required. See Section V for ongoing maintenance/capital improvement needs.

**Redwood County
Household Hazardous Waste Building**

Constructed: 1970s

Remodel/Renovated: 2002

Timing of Need: Adequate



The update and renovation of the Redwood County Household Hazardous Waste Building was completed in 2002. Additional renovation in the fall of 2009 included insulation, sheeting and heat in the HHW work area. The facility houses the Redwood County Household Hazardous Waste and Product Exchange Programs, as well as a small meeting room and additional office space for the Redwood-Renville Regional Solid Waste Authority. This building houses the Road Rights of Way equipment, chemical inventory and heated storage for various recycling equipment. As the interior of the facility has been updated and remodeled, little maintenance has been required. Exterior maintenance/upkeep will be required within the next five years.

**Redwood County
Law Enforcement/Emergency
Management Equipment Bldg.**

Constructed: 2003

Renovation: 2011

Timing of Need: Adequate



The Redwood County Law Enforcement/Emergency Management Equipment Building was constructed in 2003. The facility is used to store both emergency management and law enforcement equipment in a secure, weather-proof environment. The facility is also used to secure impounded or confiscated contraband that is too large or bulky to be stored in the Law Enforcement Center. The renovation and expansion was completed in 2011, and included an enclosed storage facility of approximately 10,560 square feet within the steel frame building, installation of a concrete floor for the emergency management portion of the building, and installation of concrete floor for the impound lot storage area of the Sheriff storage building. As the facility has been recently constructed, little maintenance has been required. See Section V for ongoing maintenance/capital improvement needs.

Improvements needed:

- * Ventilation system
 - * Alarm system / security system
-

Redwood County Highway Building

Timing of Need: Adequate

Purchased: 2018 Former Titan Machinery Building

Constructed: 2013



The Redwood County Highway Building houses the Office of the County Engineer, Highway Accountant, Maintenance Shop, Sign Department and Engineering Department. The main building has 39,000 square feet including 8,400 square feet of office and 24,000 square feet of office and 24,000 square feet of heated vehicle repair and storage. The site also has an unheated 11,000 square foot storage building.

Section II

Projects by Department

The maintenance and replacement of equipment is an important part of the Capital Improvement Plan. The following reports summarize the major equipment acquisitions planned for this period by department. All of the items will be budgeted for in the general fund, a special revenue fund, annual department capital improvement budget or part of other non-bond process. Absent unforeseen events, funding will be provided through the current year levy, user fees or the use of fund reserves.

The building repairs and equipment purchased listed in this multi-year strategy will be reviewed and revised on an annual basis as part of the normal county annual budgeting process. Changes to the priorities should be expected. Changes may be caused by reductions in funding levels, opportunities for grants or other aid, emergency needs, or simply changes in community preferences. The County reserves the right to shift the expected years of completion for each project based on funding availability and market conditions.

Redwood County, Minnesota
Capital Improvement Plan
 2019 thru 2023

PROJECTS BY DEPARTMENT

Department	Project #	Priority	2019	2020	2021	2022	2023	Total
Capital Courthouse Projects								
Garage shingles, siding, door	CH-08	n/a	7,500					7,500
Court Security (refer to project detail report)	CH-10	n/a	10,000,000					10,000,000
Capital Courthouse Projects Total			10,007,500					10,007,500
Capital Parks Projects								
JD 4066R Tractor	PARK-01	n/a				36,000		36,000
New Bathhouse in Campground	PARK-09	n/a			205,000			205,000
1570 Front cut mower replacement	PARK-11	n/a			8,000			8,000
Lake Laura Bathhouse	PARK-12	n/a			185,000			185,000
Lake Laura Entrance redesign/landscaping	PARK-13	n/a			39,500			39,500
10 Additional Campsites	Park-14	n/a			120,000			120,000
Replace Playground equipment	PARK-15	n/a			50,000			50,000
Capital Parks Projects Total					607,500	36,000		643,500
Capital Repair Fund Projects								
North Sidewalk replacement	GOV-02	n/a					5,000	5,000
Public Facilities Lighting Upgrade	PF-01	n/a		7,500				7,500
Roof maintenance Public Health Building	PH-03	n/a			5,000			5,000
East PH Sidewalk replacement	PH-04	n/a			15,000			15,000
Capital Repair Fund Projects Total				7,500	20,000		5,000	32,500
Environmental Department								
2020 Side by Side Utility Vehicle	ENV-05	n/a		26,000				26,000
Environmental Department Total				26,000				26,000
General Capital Equipment								
Recorder Scanner	GEN-01	n/a			8,000			8,000
Assessor CAMA-Vanguard	GEN-03	n/a		11,100	11,100	11,100	44,045	77,345
Recorder Digitizing Project	GEN-08	n/a		10,000	10,000			20,000
General Capital Equipment Total				21,100	29,100	11,100	44,045	105,345
Highway Department								
Furniture at new Highway Bldg	RB-01	n/a	30,000					30,000
Carpet/Tile/Minor revisions at new bldg	RB-02	n/a	5,000					5,000
Salt Storage Bldg	RB-06	n/a	250,000					250,000
Replacement Snow Plow Trucks	RB-07	n/a	230,000	235,000	237,000	239,000	241,000	1,182,000
Replacement Motor Grader/roller implement	RB-08	n/a	322,000		340,000	342,000	342,000	1,346,000
Replacement Ditch Mower/offset hitch	RB-10	n/a	98,000	50,000				148,000
Pickup	RB-11	n/a	175,000	96,000	64,000	65,000	66,000	466,000
Replacement Front End Loader	RB-12	n/a	205,000					205,000
Replacement Skid Loader	RB-13	n/a		40,000				40,000

Department	Project #	Priority	2019	2020	2021	2022	2023	Total
Replacement Tractor/Loader	RB-14	n/a		120,000				120,000
Replacement Pup Trailer	RB-15	n/a		320,000	162,000			482,000
Small Dozer	RB-16	n/a			125,000			125,000
Misc. Small Equipment replacements	RB-17	n/a	50,000	50,000	50,000	50,000	50,000	250,000
Fuel Station	RB-18	n/a	125,000					125,000
Weed Chemical Storage Improvements	RB-19	n/a		75,000				75,000
Road Groom	RB-20	n/a	30,000					30,000
Signing at new facility	RB-21	n/a	40,000					40,000
Asbestos Mitigation	RB-22	n/a	25,000					25,000
Used Semi	RB-23	n/a		75,000				75,000
Used Low-Boy Trailer	RB-24	n/a		40,000				40,000
Used Water Tanker Trailer	RB-25	n/a		40,000				40,000
Highway Department Total			1,585,000	1,141,000	978,000	696,000	699,000	5,099,000
Maintenance Department								
Replace Skid sweeper	Maint-03	n/a		7,000				7,000
Riding Carpet Extractor	Maint-04	n/a			15,000			15,000
Trailer for Snow removal-LEC/PH	Maint-06	n/a			6,500			6,500
Maintenance Department Total				7,000	21,500			28,500
Museum								
Roof replacement	M-01	n/a			150,000			150,000
Demolition of Museum	M-02	n/a			100,000			100,000
Maintenance on HHW Facility	M-03	n/a	3,000					3,000
Museum Total			3,000		250,000			253,000
Sheriff's Department								
Squad Car Replacement	SC-01	n/a	15,000	15,000	15,000	15,000	15,000	75,000
Radio Tower Replacement	SC-02	n/a	35,400	35,400	35,400			106,200
Shooting Range Building	SC-05	n/a	15,000					15,000
South-East Skidwalk replacement	SC-06	n/a	30,000					30,000
E-911 Mapping	SC-07	n/a		26,000				26,000
Replace Mobile & Portable Radios	SC-08	n/a		46,500	46,500	46,500	46,500	186,000
Emergency Mgmt Vehicle Replacement	SC-09	n/a		18,500	18,500			37,000
Sheriff's Department Total			95,400	141,400	115,400	61,500	61,500	475,200
Technology Projects								
Telephone System	IT-2	n/a	75,000	10,000	10,000	10,000	10,000	115,000
iSeries Server and Data Migration	IT-3	n/a	20,000					20,000
VM Host Servers	IT-4	n/a	9,000	13,000		20,000		42,000
Data Com Switch replacement	IT-5	n/a	22,000	22,000	4,500			48,500
Microsoft License LEC	IT-6	n/a	5,000	5,000				10,000
Technology Projects Total			131,000	50,000	14,500	30,000	10,000	235,500
GRAND TOTAL			11,821,900	1,394,000	2,036,000	834,600	819,545	16,906,045

Capital Improvement Plan
Redwood County, Minnesota

2019 thru 2023

Department Capital Courthouse Projects
 Contact Maintenance Director
 Type Improvement
 Useful Life
 Category Buildings
 Priority n/a

Project # **CH-10**
 Project Name **Court Security (refer to project detail report)**

Description Total Project Cost: \$10,000,000
 New Secure Court Facility

Justification
 The Court Security project is a desired solution as a result of a 2005 Space and Needs Analysis conducted on the Court System as well as current substantial security risks associated with the current jail and court facility configuration. In developing the Capital Improvement Plan, the County Board has considered 1) the condition of the existing infrastructure, including the projected need for repair or replacement; 2) the likely demand for the improvement; 3) the estimated cost of the improvement; 4) the available public resources; 5) the level of overlapping debt; 6) the relative benefits and costs of alternative uses of the funds; 7) the operating costs of the proposed improvements; and 8) alternatives for providing services most efficiently through shared facilities with other local government units.

Expenditures	2019	2020	2021	2022	2023	Total
Construction/Maintenance	10,000,000					10,000,000
Total	10,000,000					10,000,000

Funding Sources	2019	2020	2021	2022	2023	Total
Capital Improvement Bonds	10,000,000					10,000,000
Total	10,000,000					10,000,000

Budget Impact/Other

Section III

Outstanding and Projected Debt Service Schedules

\$1,170,000

Redwood County, Minnesota

General Obligation Capital Improvement Plan Refunding Bonds, Series 2016A

Crossover Refunding of Series 2008A

DEBT SERVICE SCHEDULE

Date	Principal	Coupon	Interest	Total P+I
08/01/2017	-	-	15,730.00	15,730.00
02/01/2018	-	-	11,700.00	11,700.00
08/01/2018	-	-	11,700.00	11,700.00
02/01/2019	-	-	11,700.00	11,700.00
08/01/2019	-	-	11,700.00	11,700.00
02/01/2020	225,000.00	2.000%	11,700.00	236,700.00
08/01/2020	-	-	9,450.00	9,450.00
02/01/2021	225,000.00	2.000%	9,450.00	234,450.00
08/01/2021	-	-	7,200.00	7,200.00
02/01/2022	230,000.00	2.000%	7,200.00	237,200.00
08/01/2022	-	-	4,900.00	4,900.00
02/01/2023	240,000.00	2.000%	4,900.00	244,900.00
08/01/2023	-	-	2,500.00	2,500.00
02/01/2024	250,000.00	2.000%	2,500.00	252,500.00
Total	\$1,170,000.00	-	\$122,330.00	\$1,292,330.00

\$3,375,000

Redwood County, Minnesota
General Obligation Bonds, Series 2013A
Law Enforcement Center

Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I
02/01/2014	170,000.00	2.000%	42,292.50	212,292.50
08/01/2014	-	-	40,592.50	40,592.50
02/01/2015	200,000.00	2.000%	40,592.50	240,592.50
08/01/2015	-	-	38,592.50	38,592.50
02/01/2016	200,000.00	2.000%	38,592.50	238,592.50
08/01/2016	-	-	36,592.50	36,592.50
02/01/2017	205,000.00	2.000%	36,592.50	241,592.50
08/01/2017	-	-	34,542.50	34,542.50
02/01/2018	210,000.00	2.000%	34,542.50	244,542.50
08/01/2018	-	-	32,442.50	32,442.50
02/01/2019	215,000.00	2.000%	32,442.50	247,442.50
08/01/2019	-	-	30,292.50	30,292.50
02/01/2020	220,000.00	2.000%	30,292.50	250,292.50
08/01/2020	-	-	28,092.50	28,092.50
02/01/2021	225,000.00	2.250%	28,092.50	253,092.50
08/01/2021	-	-	25,561.25	25,561.25
02/01/2022	230,000.00	2.500%	25,561.25	255,561.25
08/01/2022	-	-	22,686.25	22,686.25
02/01/2023	235,000.00	2.750%	22,686.25	257,686.25
08/01/2023	-	-	19,455.00	19,455.00
02/01/2024	240,000.00	2.750%	19,455.00	259,455.00
08/01/2024	-	-	16,155.00	16,155.00
02/01/2025	245,000.00	3.000%	16,155.00	261,155.00
08/01/2025	-	-	12,480.00	12,480.00
02/01/2026	255,000.00	3.200%	12,480.00	267,480.00
08/01/2026	-	-	8,400.00	8,400.00
02/01/2027	260,000.00	3.200%	8,400.00	268,400.00
08/01/2027	-	-	4,240.00	4,240.00
02/01/2028	265,000.00	3.200%	4,240.00	269,240.00
Total	\$3,375,000.00	-	\$742,542.50	\$4,117,542.50

\$1,020,000

Redwood County, Minnesota
General Obligation Bonds, Series 2013A
Recycling Facility - Redwood

Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I
02/01/2014	70,000.00	2.000%	12,753.75	82,753.75
08/01/2014	-	-	12,053.75	12,053.75
02/01/2015	60,000.00	2.000%	12,053.75	72,053.75
08/01/2015	-	-	11,453.75	11,453.75
02/01/2016	60,000.00	2.000%	11,453.75	71,453.75
08/01/2016	-	-	10,853.75	10,853.75
02/01/2017	60,000.00	2.000%	10,853.75	70,853.75
08/01/2017	-	-	10,253.75	10,253.75
02/01/2018	60,000.00	2.000%	10,253.75	70,253.75
08/01/2018	-	-	9,653.75	9,653.75
02/01/2019	65,000.00	2.000%	9,653.75	74,653.75
08/01/2019	-	-	9,003.75	9,003.75
02/01/2020	65,000.00	2.000%	9,003.75	74,003.75
08/01/2020	-	-	8,353.75	8,353.75
02/01/2021	65,000.00	2.250%	8,353.75	73,353.75
08/01/2021	-	-	7,622.50	7,622.50
02/01/2022	65,000.00	2.500%	7,622.50	72,622.50
08/01/2022	-	-	6,810.00	6,810.00
02/01/2023	70,000.00	2.750%	6,810.00	76,810.00
08/01/2023	-	-	5,847.50	5,847.50
02/01/2024	70,000.00	2.750%	5,847.50	75,847.50
08/01/2024	-	-	4,885.00	4,885.00
02/01/2025	75,000.00	3.000%	4,885.00	79,885.00
08/01/2025	-	-	3,760.00	3,760.00
02/01/2026	75,000.00	3.200%	3,760.00	78,760.00
08/01/2026	-	-	2,560.00	2,560.00
02/01/2027	80,000.00	3.200%	2,560.00	82,560.00
08/01/2027	-	-	1,280.00	1,280.00
02/01/2028	80,000.00	3.200%	1,280.00	81,280.00
Total	\$1,020,000.00	-	\$221,536.25	\$1,241,536.25

\$1,020,000

Redwood County, Minnesota
General Obligation Bonds, Series 2013A
Recycling Facility - Renville

Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I
02/01/2014	70,000.00	2.000%	12,753.75	82,753.75
08/01/2014	-	-	12,053.75	12,053.75
02/01/2015	60,000.00	2.000%	12,053.75	72,053.75
08/01/2015	-	-	11,453.75	11,453.75
02/01/2016	60,000.00	2.000%	11,453.75	71,453.75
08/01/2016	-	-	10,853.75	10,853.75
02/01/2017	60,000.00	2.000%	10,853.75	70,853.75
08/01/2017	-	-	10,253.75	10,253.75
02/01/2018	60,000.00	2.000%	10,253.75	70,253.75
08/01/2018	-	-	9,653.75	9,653.75
02/01/2019	65,000.00	2.000%	9,653.75	74,653.75
08/01/2019	-	-	9,003.75	9,003.75
02/01/2020	65,000.00	2.000%	9,003.75	74,003.75
08/01/2020	-	-	8,353.75	8,353.75
02/01/2021	65,000.00	2.250%	8,353.75	73,353.75
08/01/2021	-	-	7,622.50	7,622.50
02/01/2022	65,000.00	2.500%	7,622.50	72,622.50
08/01/2022	-	-	6,810.00	6,810.00
02/01/2023	70,000.00	2.750%	6,810.00	76,810.00
08/01/2023	-	-	5,847.50	5,847.50
02/01/2024	70,000.00	2.750%	5,847.50	75,847.50
08/01/2024	-	-	4,885.00	4,885.00
02/01/2025	75,000.00	3.000%	4,885.00	79,885.00
08/01/2025	-	-	3,760.00	3,760.00
02/01/2026	75,000.00	3.200%	3,760.00	78,760.00
08/01/2026	-	-	2,560.00	2,560.00
02/01/2027	80,000.00	3.200%	2,560.00	82,560.00
08/01/2027	-	-	1,280.00	1,280.00
02/01/2028	80,000.00	3.200%	1,280.00	81,280.00
Total	\$1,020,000.00	-	\$221,536.25	\$1,241,536.25

\$10,500,000

Redwood County, Minnesota

**General Obligation Capital Improvement Plan Bonds, Series 2019
(Option 1 - Level Debt Service)**

NET DEBT SERVICE SCHEDULE

Date	Principal	Coupon	Interest	Total P+I	105% Overlevy
02/01/2021	385,000.00	1.500%	284,768.75	669,768.75	703,257.19
02/01/2022	445,000.00	1.550%	222,040.00	667,040.00	700,392.00
02/01/2023	455,000.00	1.600%	215,142.50	670,142.50	703,649.63
02/01/2024	460,000.00	1.650%	207,862.50	667,862.50	701,255.63
02/01/2025	465,000.00	1.700%	200,272.50	665,272.50	698,536.13
02/01/2026	475,000.00	1.750%	192,367.50	667,367.50	700,735.88
02/01/2027	485,000.00	1.850%	184,055.00	669,055.00	702,507.75
02/01/2028	495,000.00	1.950%	175,082.50	670,082.50	703,586.63
02/01/2029	500,000.00	2.050%	165,430.00	665,430.00	698,701.50
02/01/2030	510,000.00	2.150%	155,180.00	665,180.00	698,439.00
02/01/2031	525,000.00	2.200%	144,215.00	669,215.00	702,675.75
02/01/2032	535,000.00	2.250%	132,665.00	667,665.00	701,048.25
02/01/2033	545,000.00	2.350%	120,627.50	665,627.50	698,908.88
02/01/2034	560,000.00	2.400%	107,820.00	667,820.00	701,211.00
02/01/2035	575,000.00	2.450%	94,380.00	669,380.00	702,849.00
02/01/2036	585,000.00	2.500%	80,292.50	665,292.50	698,557.13
02/01/2037	600,000.00	2.550%	65,667.50	665,667.50	698,950.88
02/01/2038	615,000.00	2.600%	50,367.50	665,367.50	698,635.88
02/01/2039	635,000.00	2.650%	34,377.50	669,377.50	702,846.38
02/01/2040	650,000.00	2.700%	17,550.00	667,550.00	700,927.50
Total	\$10,500,000.00	-	\$2,850,163.75	\$13,350,163.75	\$14,017,671.94

Overlapping Debt

Taxing Unit ^(a)	2018/19 Adjusted Taxable Net Tax Capacity	Est. G.O. Debt As of 8-15-19 ^(b)	Debt Applicable to Tax Capacity in County	
			Percent	Amount
Cities:				
Lamberton	\$ 367,055	\$5,875,000	100.0%	\$ 5,875,000
Redwood Falls	3,045,421	2,230,000	100.0	2,230,000
Wabasso	332,714	1,080,000	100.0	1,080,000
School Districts:				
ISD No. 640 (Wabasso)	7,807,788	8,915,000	100.0	8,915,000
ISD No. 2198 (Yellow Medicine East)	15,645,437	6,690,000	1.8	120,420
ISD No. 2897 (Redwood Area)	12,110,468	5,525,000	81.9	4,524,975
ISD No. 2904 (Tracy Area)	13,416,179	1,075,000	7.6	81,700
Total				\$22,827,095

^(a) Only those units with outstanding general obligation debt are shown here.

^(b) Excludes general obligation tax and aid anticipation certificates and revenue-supported debt.