

# 2023 – 2027 Tentative Capital Plan

Five-Year \$54.6 Million Plan (Plus)

Capital Investment Schedule with Expected Funding Sources



Michael Cohen, CPA, Town Comptroller

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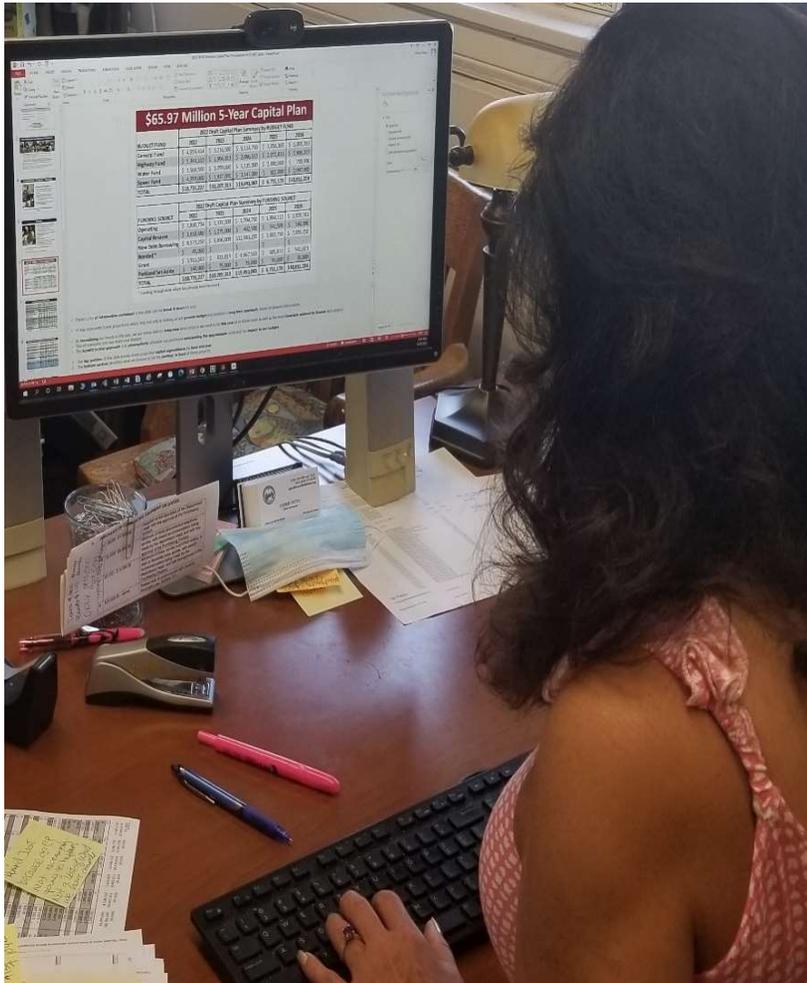
# 2022 Budget Schedule

Town Board Meetings & Workshops  
Unless otherwise noted all meetings begin at 6:00 pm  
Town Board Meetings will be Webcast & Archived

- **Workshop/Program Discussion** ✓ August 10 – 4pm (workshop)
- **Capital Plan** September 14 Town Board
- **Tentative Budget Presentation** September 28 Town Board
- **Continuing Budget Discussion** October 12 Town Board
- **Public Hearing/Preliminary Budget** October 26 Town Board
- **Final Budget Adoption** November 9 Town Board

**“2023 Town Budget”  
link on the Town website  
provides comprehensive information  
and is regularly updated**

# Accountability \* Integrity \* Reliability



## Purpose of the Capital Plan

- Provides a look across 5 years to focus on the Town's goals and needs
  - Department Heads provide capital objectives.
- Analyzes projected cost over plan period
- Helps guide difficult decisions on how to optimize limited Town resources
  - 12% of Bethlehem property taxes are allocated to provide all services

**The Capital Plan is not binding. It's a tool that's reevaluated annually.**

# Process



To balance goals and emerging demands within a sustainable financial plan, we:

- Evaluate the effects on future operations, debt limit, and reserves
  - Consider only projects and equipment deemed essential by Town departments
    - Comptroller's Office does not typically opine on what is deemed to be essential.
  - Identify appropriate financing
  - Reduce the need for debt and taxes by leveraging grants and alternative funding as they become available.
- 
- Incorporate items identified as operating expenses into our operating budget
  - Tie this information to our multi-year budget

# Funding Sources



- 1) Current Operating Funds
- 2) Capital Reserves
- 3) Parkland Set-Aside
- 4) Grants
- 5) Debt

# Sales Tax Revenue



- The Town's largest fund, the General Fund, is primarily funded through sales tax collection (60%), which is highly dependent on the economy.
  - Excess in sales taxes help fund capital in future years, therefore, any shortfall in this account may have a significant impact on how we fund future projects and equipment.
  - There are many economic uncertainties today which are, and will, impact sales taxes collections. This will be discussed further at the next budget presentation.
- This source of revenue is a significant piece of the data used to develop this plan.

# \$54.6 Million 5-Year Capital Plan

2023 Draft Capital Plan Summary by BUDGET FUND					
BUDGET FUND	2023	2024	2025	2026	2027
General Fund	6,072,990	3,408,425	5,999,240	970,061	923,454
Highway Fund	2,076,895	2,068,395	2,070,395	2,071,395	2,072,895
Water Fund	3,945,500	4,366,500	3,466,500	2,066,500	816,500
Sewer Fund	6,930,000	587,000	1,912,000	2,087,000	737,000
<b>TOTAL</b>	<b>19,025,385</b>	<b>10,430,320</b>	<b>13,448,135</b>	<b>7,194,956</b>	<b>4,549,849</b>

2023 Draft Capital Plan Summary by FUNDING SOURCE					
FUNDING SOURCE	2023	2024	2025	2026	2027
Operating	1,876,810	2,224,800	2,311,115	2,159,561	2,164,454
Capital Reserve	5,125,680	2,746,625	886,625	565,000	310,000
New Debt Borrowing	9,435,000	3,147,000	5,497,000	3,750,000	1,325,000
Bonded *	0	0	0	0	0
Grant	2,417,895	2,261,895	4,725,895	692,895	722,895
Parkland Set Aside	170,000	50,000	27,500	27,500	27,500
<b>TOTAL</b>	<b>19,025,385</b>	<b>10,430,320</b>	<b>13,448,135</b>	<b>7,194,956</b>	<b>4,549,849</b>

\* Funding through debt which has already been received.

# Compare 2023 to 2022 Capital Plan

<b>2023 Draft Capital Plan Summary by BUDGET FUND</b>				
<b>BUDGET FUND</b>	<b>2023</b>	<b>2024</b>	<b>2025</b>	<b>2026</b>
<b>General Fund</b>	\$ 6,072,990	\$ 3,408,425	\$ 5,999,240	\$ 970,061
<b>Highway Fund</b>	\$ 2,076,895	\$ 2,068,395	\$ 2,070,395	\$ 2,071,395
<b>Water Fund</b>	\$ 3,945,500	\$ 4,366,500	\$ 3,466,500	\$ 2,066,500
<b>Sewer Fund</b>	\$ 6,930,000	\$ 587,000	\$ 1,912,000	\$ 2,087,000
<b>TOTAL</b>	<b>\$19,025,385</b>	<b>\$ 10,430,320</b>	<b>\$13,448,135</b>	<b>\$ 7,194,956</b>

<b>2022 Capital Plan Summary</b>				
<b>BUDGET FUND</b>	<b>2023</b>	<b>2024</b>	<b>2025</b>	<b>2026</b>
<b>General Fund</b>	\$ 3,181,500	\$ 9,214,750	\$ 1,156,365	\$ 5,105,911
<b>Highway Fund</b>	\$ 1,994,813	\$ 2,096,313	\$ 2,072,813	\$ 2,999,313
<b>Water Fund</b>	\$ 3,159,000	\$ 5,135,000	\$ 2,680,000	\$ 709,000
<b>Sewer Fund</b>	\$ 2,262,000	\$ 3,147,000	\$ 922,000	\$ 2,097,000
<b>TOTAL</b>	<b>\$10,597,313</b>	<b>\$ 19,593,063</b>	<b>\$ 6,831,178</b>	<b>\$ 10,911,224</b>

<b>Difference 2022 &amp; 2023 Capital Plan Requests</b>				
<b>BUDGET FUND</b>	<b>2023</b>	<b>2024</b>	<b>2025</b>	<b>2026</b>
<b>General Fund</b>	\$ 2,891,490	\$ (5,806,325)	\$ 4,842,875	\$ (4,135,850)
<b>Highway Fund</b>	\$ 82,082	\$ (27,918)	\$ (2,418)	\$ (927,918)
<b>Water Fund</b>	\$ 786,500	\$ (768,500)	\$ 786,500	\$ 1,357,500
<b>Sewer Fund</b>	\$ 4,668,000	\$ (2,560,000)	\$ 990,000	\$ (10,000)
<b>TOTAL</b>	<b>\$ 8,428,072</b>	<b>\$ (9,162,743)</b>	<b>\$ 6,616,957</b>	<b>\$ (3,716,268)</b>

**Despite 2023 having increased by \$8.4 M from the 2022 plan, the four years that overlap combined have only increased by \$2.1M.**

\* Note: Comparison as presented last year to this year's requests for 2023-2026 period

# Large Projects 2023-2027

Fund	Description of Project	Funding Source	Classif. Types	Est. PPU	Recommended/Scheduled for 5-Yr. Period					Suggested Total 5 YRS	Total Project cost	Funding Source
					2023	2024	2025	2026	2027			
GF	Police Vehicles	Operating	Replacement	5	140,000	132,300	138,915	145,861	153,154	710,230	710,230	O
GF	Car Cameras & Body Cams	Operating	Health & Safet	5	150,000	150,000	150,000	150,000	150,000	750,000		O
GF	Car Cameras & Body Cams-ARPA Portion	Grant	Health & Safet	5	450,000	-	-	-	-	450,000	1,200,000	G
GF	Delaware Ave Complete Streets	Grant	Health & Safet	15	260,000	164,000	2,488,000	-	-	2,912,000		G
GF	Delaware Ave Complete Streets	Grant	Health & Safet	15	-	-	1,560,000	-	-	1,560,000		G
GF	Delaware Ave Complete Streets	Debt	Health & Safet	15	65,000	41,000	622,000	-	-	728,000	5,200,000	D
GF	Cherry Ave Extension - Multi Use path	Grant	Service	15	325,000	1,245,000	-	-	-	1,570,000		G
GF	Cherry Ave Extension - Multi Use path	Capital Res	Service	15	81,000	-	-	-	-	81,000		C
GF	Cherry Ave Extension - Multi Use path	Debt	Service	15	-	311,000	-	-	-	311,000	1,962,000	D
GF	Sidewalk repair, replacement -ARPA portion	Grant	Replacement	10	100,000	100,000	-	-	-	200,000		G
GF	Sidewalk repair, replacement	Operating	Replacement	10	150,000	150,000	150,000	150,000	150,000	750,000	950,000	O
GF	Elm Ave Park Improvements -Olympic pool	Debt	Health & Safet	15	1,600,000	-	-	-	-	1,600,000	1,600,000	D
GF	Compact wheel loader transfer station	Debt	Replacement	10	155,000	-	-	-	-	155,000		D
GF	Large wheel loader/compact wheel loader	Debt	Replacement	10	205,000	75,000	-	-	-	280,000		D
GF	Large wheel loader/compact wheel loader	Grant	Replacement	10	205,000	75,000	-	-	-	280,000	715,000	G
HF	Annual Pavement Program-Operating.	Operating	Preventative	15	319,000	319,000	319,000	319,000	319,000	1,595,000		O
HF	Annual Pavement Program-Chips,PaveNY,EWR,POP	Grant	Preventative	15	677,895	677,895	677,895	677,895	677,895	3,389,475	4,984,475	G
HF	Large Fleet purchase	Debt	Replacement	10	1,000,000	1,000,000	1,000,000	1,000,000	1,000,000	5,000,000	5,000,000	D
WF	Buildings & Improvements -lagoon dredging & New	Capital Res	Compliance	15	350,000	350,000	-	-	-	700,000	700,000	C
WF	Dam Facilities Mandated Improvements	Debt	Compliance	40	-	60,000	590,000	-	-	650,000	650,000	D
WF	Clarifier Rehab	Debt	Health & Safet	20	-	40,000	2,000,000	1,250,000	-	3,290,000	3,290,000	D
WF	Raw Water Reservoir Dredging	Debt	Compliance	40	-	1,500,000	-	-	-	1,500,000	1,500,000	D
WF	Backup generator - Dinmore Road Wellfield	Capital Res	Preventative	15	-	1,500,000	-	-	-	1,500,000	1,500,000	C
WF	Dinmore Road Wellfield Redevelopment	Capital Res	Replacement	5	100,000	100,000	100,000	100,000	100,000	500,000	500,000	C
WF	Elm ave Water Tank engineering & construction	Debt	Health & Safet	20	2,500,000	-	-	-	-	2,500,000	2,500,000	D
WF	Looping and replacement of aging water mains	Operating	Preventative	40	100,000	400,000	500,000	500,000	500,000	2,000,000		O
WF	Looping and replacement of aging water mains	Capital Res	Preventative	40	400,000	100,000	-	-	-	500,000	2,500,000	C
SF	Force Main Replacement / Rehab	Operating	Replacement	30	50,000	200,000	200,000	200,000	200,000	850,000		O
SF	Force Main Replacement / Rehab	Capital Res	Replacement	30	100,000	-	-	-	-	100,000	950,000	C
SF	Lining / Rehabilitation of sewers	Operating	Replacement	15	50,000	200,000	200,000	200,000	200,000	850,000		O
SF	Lining / Rehabilitation of sewers	Capital Res	Replacement	15	100,000	-	-	-	-	100,000	950,000	C
SF	Pump Station Replacement/Rehabs	Debt	Health & Safet	30	2,400,000	-	-	-	-	2,400,000		D
SF	Pump Station Replacement/Rehabs	Debt	Health & Safet	30	-	-	150,000	1,500,000	150,000	1,800,000	4,200,000	D
SF	UV Disinfection upgrade	Debt	Replacement	20	100,000	-	1,000,000	-	-	1,100,000	1,100,000	D
SF	Air Compressor Upgrade	Debt	Replacement	30	1,300,000	-	-	-	-	1,300,000	1,300,000	D
SF	Replace Backup Bar Screen Rockefeller WWTP	Capital Res	Replacement	30	1,600,000	-	-	-	-	1,600,000	1,600,000	C

Large Projects/Equipment Purchases	23	Large Projects	15,032,895	8,890,195	11,845,810	6,192,756	3,600,049	45,561,705	45,561,705
Total Projects/Equipment	120	Total Plan Projects	19,025,385	10,430,320	13,448,135	7,194,956	4,549,849	54,648,645	
Percentage of Total Plan	19.17 %	% Large to Plan	79.01%	85.23%	88.09%	86.07%	79.12%	83.37%	

Projects/Equipment purchases > \$500K are considered large for this purpose

# Non-Recurring & Recurring Large Projects 2023-2027

Fund	Description of Project	Funding Source	Classif. Types	Est. PPU	Recommended/Scheduled for 5-Yr. Period					Suggested Total 5 YRS
					2023	2024	2025	2026	2027	
GF	Delaware Ave Complete Streets	Grant	Health & Safet	15	260,000	164,000	2,488,000	-	-	2,912,000
GF	Delaware Ave Complete Streets	Grant	Health & Safet	15	-	-	1,560,000	-	-	1,560,000
GF	Delaware Ave Complete Streets	Debt	Health & Safet	15	65,000	41,000	622,000	-	-	728,000
GF	Cherry Ave Extension - Multi Use path	Grant	Service	15	325,000	1,245,000	-	-	-	1,570,000
GF	Cherry Ave Extension - Multi Use path	Capital Re	Service	15	81,000	-	-	-	-	81,000
GF	Cherry Ave Extension - Multi Use path	Debt	Service	15	-	311,000	-	-	-	311,000
GF	Elm Ave Park Improvements -Olympic pool	Debt	Health & Safet	15	1,600,000	-	-	-	-	1,600,000
GF	compact wheel loader transfer station	Debt	Replacement	10	155,000	-	-	-	-	155,000
GF	large wheel loader/compact wheel loader	Debt	Replacement	10	205,000	75,000	-	-	-	280,000
GF	large wheel loader/compact wheel loader	Grant	Replacement	10	205,000	75,000	-	-	-	280,000
WF	Buildings & Improvements -lagoon dredging & New f	Capital Re	Compliance	15	350,000	350,000	-	-	-	700,000
WF	Dam Facilities Mandated Improvements	Debt	Compliance	40	-	60,000	590,000	-	-	650,000
WF	Clarifier Rehab	Debt	Health & Safet	20	-	40,000	2,000,000	1,250,000	-	3,290,000
WF	Raw Water Reservoir Dredging	Debt	Compliance	40	-	1,500,000	-	-	-	1,500,000
WF	Backup generator - Dinmore Road Wellfield	Capital Re	Preventative	15	-	1,500,000	-	-	-	1,500,000
WF	Dinmore Road Wellfield Redevelopment	Capital Re	Replacement	5	100,000	100,000	100,000	100,000	100,000	500,000
WF	Elm ave Water Tank engineering & construction	Debt	Health & Safet	20	2,500,000	-	-	-	-	2,500,000
SF	UV Disinfection upgrade	Debt	Replacement	20	100,000	-	1,000,000	-	-	1,100,000
SF	Air Compressor Upgrade	Debt	Replacement	30	1,300,000	-	-	-	-	1,300,000
SF	Replace Backup Bar Screen Rockefeller WWTP	Capital Re	Replacement	30	1,600,000	-	-	-	-	1,600,000
GF	Police Vehicles	Operating	Replacement	5	140,000	132,300	138,915	145,861	153,154	710,230
GF	Car Cameras & Body Cams	Operating	Health & Safet	5	150,000	150,000	150,000	150,000	150,000	750,000
GF	Car Cameras & Body Cams-ARPA Portion	Grant	Health & Safet	5	450,000	-	-	-	-	450,000
GF	Sidewalk repair, replacement -ARPA portion	Grant	Replacement	10	100,000	100,000	-	-	-	200,000
GF	Sidewalk repair, replacement	Operating	Replacement	10	150,000	150,000	150,000	150,000	150,000	750,000
HF	Annual Pavement Program-Operating.	Operating	Preventative	15	319,000	319,000	319,000	319,000	319,000	1,595,000
HF	Annual Pavement Program-Chips,PaveNY,EWR,POP	Grant	Preventative	15	677,895	677,895	677,895	677,895	677,895	3,389,475
HF	Large Fleet purchase	Debt	Replacement	10	1,000,000	1,000,000	1,000,000	1,000,000	1,000,000	5,000,000
WF	Looping and replacement of aging water mains	Operating	Preventative	40	100,000	400,000	500,000	500,000	500,000	2,000,000
WF	Looping and replacement of aging water mains	Capital Re	Preventative	40	400,000	100,000	-	-	-	500,000
SF	Force Main Replacement / Rehab	Operating	Replacement	30	50,000	200,000	200,000	200,000	200,000	850,000
SF	Force Main Replacement / Rehab	Capital Re	Replacement	30	100,000	-	-	-	-	100,000
SF	Lining / Rehabilitation of sewers	Operating	Replacement	15	50,000	200,000	200,000	200,000	200,000	850,000
SF	Lining / Rehabilitation of sewers	Capital Re	Replacement	15	100,000	-	-	-	-	100,000
SF	Pump Station Replacement/Rehabs	Debt	Health & Safet	30	2,400,000	-	-	-	-	2,400,000
SF	Pump Station Replacement/Rehabs	Debt	Health & Safet	30	-	-	150,000	1,500,000	150,000	1,800,000

Large Projects/Equipment Purchases	9	Recurring	6,186,895	3,429,195	3,485,810	4,842,756	3,500,049	21,444,705
Total Projects/Equipment	23	Total Large Projects	15,032,895	8,890,195	11,845,810	6,192,756	3,600,049	45,561,705
Percentage of Total Plan	39.13 %	% Large to Plan	41.16%	38.57%	29.43%	78.20%	97.22%	47.07%

# Major Projects (>\$1 Million)

	Town	Grant
<b>Delaware Ave Complete Streets</b>	<b>728,000</b>	<b>4,472,000</b>
Large Fleet purchase	5,000,000	
Annual Pavement Program-Chips, Pave NY ,EWR , POP	1,595,000	3,389,475
<b>Pump Station Replacement/Rehabs</b>	<b>4,200,000</b>	
Clarifier Rehab	3,290,000	
Elm Ave. Water Tank Engineering & Construction	2,500,000	
Looping and replacement of aging water mains	2,500,000	
<b>Cherry Ave Extension - Multi Use path</b>	<b>392,000</b>	<b>1,570,000</b>
<b>Elm Ave Park Improvements -Olympic pool</b>	<b>1,600,000</b>	
<b>Replace Backup Bar Screen Rockefeller WWTP</b>	<b>1,600,000</b>	
Raw Water Reservoir Dredging	1,500,000	
Backup generator - Dinmore Road Wellfield	1,500,000	
<b>Air Compressor Upgrade</b>	<b>1,300,000</b>	
<b>Police Car &amp; Body Cams</b>	<b>750,000</b>	<b>450,000</b>
<b>UV Disinfection upgrade</b>	<b>1,100,000</b>	

**General Fund** – Highway Fund – **Water Fund** – **Sewer Fund**

# Capital Reserve Funds

Fund	Proposed 2023					Total	Available	Difference
	2023	2024	2025	2026	2027			
General Fund	985,680	481,625	496,625	350,000	95,000	2,408,930	2,289,889	(119,041)
Highway Fund	50,000	50,000	50,000	50,000	50,000	250,000	981,727	731,727
Water Fund	1,142,000	2,165,000	115,000	115,000	115,000	3,652,000	2,090,846	(1,561,154)
Sewer Fund	2,948,000	50,000	225,000	50,000	50,000	3,323,000	794,244	(2,528,756)
	<b>5,125,680</b>	<b>2,746,625</b>	<b>886,625</b>	<b>565,000</b>	<b>310,000</b>	<b>9,633,930</b>	<b>6,156,706</b>	<b>(3,477,224)</b>

**Note Projects previously reserved in Capital Reserve and included in proposed Capital Plan:**

**General Fund:**

Elsmere to Murray - TB approved Capital Reserve funding      230,000

# To Be Determined Projects

The Following projects are being considered for the future but not included in our five year outlook. Presently, they are classified as TBD, as we don't believe we have enough information to provide timing, cost or validation of the need.

**General Fund -- Highway Fund --  
Water Fund -- Sewer Fund**

Fund	TBD Project	Preliminary Cost Estimate
GF	Court Security / Police Renovations	4,000,000.00
GF	Town Hall Roof & Other Repairs	700,000.00
GF	Town Hall Window Replacement	560,000.00
GF	Town Hall Replace Generator	150,000.00
GF	Highway Addition (10 bays)	4,200,000.00
GF	Highway Garage Heating System Upgrade	150,000.00
GF	Highway Garage Roof	300,000.00
GF	Highway Garage Floor Drain Replacement	80,000.00
GF	Highway Garage Generator Replace	100,000.00
GF	Highway Yard Lighting	60,000.00
GF	Highway Garage Wash Bay	20,000.00
GF	Highway Garage Epoxy Floor	175,000.00
GF	Highway Administration Building	1,825,000.00
GF	Highway Garage Office Remodel & New AC (second floor)	90,000.00
HF	Blessing & Krumkill Intersection Improvement	675,000.00
HF	Highway Portion Town 2 Way Radio System	375,000.00
HF	Yard Waste Program Electric Vehicles. Only if Grant Funded.	3,500,000.00
HF	Commercial Grade Charging Station	150,000.00
WF	Rehabilitation of Remaining Tanks	3,700,000.00
WF	New Scotland Road Water Line Replacement	6,700,000.00
WF	Consolidated Field Operations Facility ( <i>Water Portion</i> )	2,500,000.00
SF	Consolidated Field Operations Facility ( <i>Sewer Portion</i> )	2,500,000.00
WF/SF	* Maintain Aging Pipes-Annual Infrastructure Repair/Replace	2,000,000.00

\* The purchase of City of Albany water will primarily cease at the end of 2023. The resulting saving will be used for long needed infrastructure repairs and replacement as well as personnel to handle these projects.

# Cost of Borrowing

## Total Borrowing Per Capital Plan (Excludes Current Debt)

	2023	2024	2025	2026	2027	Total Plan
General Fund	2,135,000	547,000	757,000	-	175,000	3,614,000
Highway Fund	1,000,000	1,000,000	1,000,000	1,000,000	1,000,000	5,000,000
Water Fund	2,500,000	1,600,000	2,590,000	1,250,000	-	7,940,000
Sewer Fund	3,800,000	-	1,150,000	1,500,000	150,000	6,600,000
	<b>9,435,000</b>	<b>3,147,000</b>	<b>5,497,000</b>	<b>3,750,000</b>	<b>1,325,000</b>	<b>23,154,000</b>

## Debt Service cost for related Borrowing @ 4.5%

	2024	2025	2026	2027	2028
General Fund	250,408.33	321,411.67	401,098.33	389,279.83	402,836.33
Highway Fund	145,000.00	285,500.00	421,500.00	553,000.00	680,000.00
Water Fund	237,500.00	357,875.00	581,120.00	686,651.25	670,620.00
Sewer Fund	299,333.33	293,558.33	394,533.33	528,783.33	528,908.33
	<b>932,241.67</b>	<b>1,258,345.00</b>	<b>1,798,251.67</b>	<b>2,157,714.42</b>	<b>2,282,364.67</b>

Every \$160K in Debt Service Cost = 1% Tax Levy Increase

	2024	2025	2026	2027	2028
Total Increase	<b>6.21%</b>	<b>8.39%</b>	<b>11.99%</b>	<b>14.38%</b>	<b>15.22%</b>

# Debt Limit

- In New York State, **Towns face a constitutional limit on debt**
  - ✓ Limit is a percentage of the full value of taxable properties
  - ✓ Calculated on a five-year average of full value, excluding debt for water supply/distribution and state-approved sewer exclusions

- **Estimated percentage of debt limit used** (based on Capital Plan as presented):

	<u>Bethlehem</u>	<u>Colonie</u>	<u>Niskayuna</u>	<u>E. Greenbush</u>	<u>N. Greenbush</u>
✓ 2022 (actual)	5.26%	10.44%*	20.09%*	15.20%*	7.54%*
✓ 2023	7.08%				
✓ 2024	7.01%				
✓ 2025	7.33%				
✓ 2026	7.46%				
✓ 2027	7.28%				

} Projected

- **Bethlehem is nowhere near the State Comptroller’s warning threshold** for concern about the debt limit
- The threshold does not take into account affordability.

\* Most recent data obtained from debt filings

# Final Notes

- **The Capital Plan is updated each year** and is a tool for mapping out our needs and expectations.
- **The Capital Plan does not authorize projects or spending.** These are authorized in budget appropriations, bond resolutions, and other actions.
- **Our plan exceeds** the State Comptrollers' recommended practices.
- **The Town is taking on several of long-term projects,** each with budgetary impacts. Our multiyear budget process ensures we are prepared for these costs.



# Questions?

