



Pima County

BOND ADVISORY COMMITTEE

130 West Congress Street, 10th Floor • Tucson, Arizona 85701 • 520.724.8450

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February 5, 2015

To: Members,
Pima County Bond Advisory Committee

From: Larry Hecker, Chairman *Larry Hecker*
Carolyn Campbell, Vice-Chair *Carolyn Campbell*
Pima County Bond Advisory Committee

Re: **Bond Advisory Committee Chairs and County Administrator Joint Recommendations**

As all of you are aware, we have a monumental challenge ahead of us. When we concluded our latest round, we had identified projects totaling \$887,187,863 for inclusion in a possible general obligation bond package. The Committee has been working on a target of \$650 million, although there has been a sense that the total package could be significantly lower. However, the County Administrator now advises us that, based on the most recent assessed property values, a bond package of not more than \$650 Million could be authorized by the voters without increasing the secondary property tax rate above the Board of Supervisors' imposed cap.

As such, the BAC will have to reduce the approved project list by more than 25% before presenting it to the Board of Supervisors. Each of the projects in our final package is important and needs to be implemented. Unfortunately, that's not possible. Consequently, the BAC will have to make some very difficult decisions in the coming weeks.

Earlier this week, the two of us met with the County Administrator and his staff to discuss the different ways the BAC could approach this challenge, and revise our bond package to reflect a cap of not more than \$650 million. The result of that effort is attached, with a bond package totaling \$640.7 million. It was a difficult process that required individual compromise and flexibility (and no small amount of disagreement) but we believe this package achieves regional, jurisdictional and functional balance and is fair to the residents of Pima County and each of its jurisdictions. For maps of the distribution of projects and allocations, please visit <http://webcms.pima.gov/cms/one.aspx?portalId=169&pageId=7390>. At a minimum, it can serve as a starting point. Additionally, the options that we discussed for moving forward are:

Members, Pima County Bond Advisory Committee

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1. Review the current package on a project by project basis, including a Committee review of our recommendations.
2. Create a small sub-committee to develop a package for presentation to the full BAC at a subsequent meeting.
3. Utilize the services of a "decision lab" such as the one at PAG.

We look forward to our discussions on Friday.

Attachment

c: The Honorable Chair and Members, Pima County Board of Supervisors
Chuck Huckelberry, County Administrator

BAC's Draft Bond Package as of January 23, 2015:

\$887,187,863

BAC Chairs & County Administrator Joint Recommendations:

\$640,686,363

Note: highlighted projects indicate that the Joint Recommendation differs from the BAC Jan. 23 package

ID		Libraries and Community Facilities	Location*	County-wide Benefit**	Submitted By, Priority if Provided	Jan. 23 BAC Draft Bond Package	BAC Chairs & County Administrator Joint Recommendations	Notes for BAC Chairs & County Administrator Joint Recommendations
Libraries								
FM	35	Southwest Branch Library (formally West Valencia)	UPC	No	PC	8,600,000	600,000	Land acquisition only
FM	45	Sahuarita Branch Library	Sahuarita	No	PC	8,000,000	7,500,000	
FM	51	Flowing Wells Branch Library Expansion	UPC	No	PC	3,100,000	3,100,000	
FM	48	Joyner-Green Valley Library Expansion	UPC	No	PC	1,737,000	1,000,000	
FM	108a	Southeast Gov Center & Sheriff Substation	Tucson	No	PC	7,000,000	3,000,000	Sheriff substation only; cut community center
N	1	Southeast Regional Community Branch Library at UA Tech Park	UPC	No	PC	6,800,000	6,000,000	
		SUBTOTAL				35,237,000	21,200,000	
Community Facilities								
PR	18	El Pueblo Center Improvements	Tucson	No	Tucson - 17	2,500,000	2,000,000	
PR	42	Quincie Douglas Center Expansion	Tucson	No	Tucson - 20	1,000,000	1,000,000	
PR	11	Clements Senior Center Expansion	Tucson	No	Tucson - 21	4,500,000	4,500,000	
N	3	YMCA Community Center at the UA Science and Tech Park	UPC	No	YMCA	6,000,000	6,000,000	
N	6	Sahuarita Food Bank and Multi-Agency Community Service Facility	Sahuarita	No	Sahuarita Food Bank	300,000	300,000	
		SUBTOTAL				14,300,000	13,800,000	
		TOTAL				49,537,000	35,000,000	

ID	Museums and Tourism			Location*	County-wide Benefit**	Submitted By, Priority if Provided	Jan. 23 BAC Draft Bond Package	BAC Chairs & County Administrator Joint Recommendations	Notes for BAC Chairs & County Administrator Joint Recommendations
FM 107	Tucson Children's Museum			Tucson	Yes	Children's Museum	6,000,000	5,000,000	Increase Museum match
FM 109	Pima Air and Space Museum Cold War Hangar and Theater			Tucson	Yes	Pima Air and Space	4,000,000	4,000,000	
FM 77	County Fairgrounds Building & Infrastructure Improvements			UPC	Yes	SW Fair Commission	4,250,000	3,000,000	
N 7	County Fairgrounds RV Park and Infrastructure Improvements			UPC	Yes	SW Fair Commission	3,200,000	3,000,000	
N 10	Old Pima Co. Courthouse Restoration, Jan. 8th Memorial, Art			Tucson	Yes	PC	35,000,000	25,000,000	
N 11	Arizona-Sonora Desert Museum-Exhibits and Facility Expansion			UPC	Yes	Desert Museum	9,162,000	7,000,000	Increase Museum match
PR 80	Canoa Ranch New Museum/Orientation Center & Improvements			UPC	Yes	PC	15,000,000	10,000,000	
N 13	Reid Park Zoo African Expansion Phase II			Tucson	Yes	Tucson - 4	10,000,000	8,000,000	Increase Zoo match
N 14	Southern AZ Regional Orientation Center			Tucson	Yes	PC, COT, UA, Visit Tucs	15,000,000	18,000,000	
N 21	Downtown Community Theaters & Historic Cultural Landscape			Tucson	Yes	Tucson - 2	28,000,000	18,500,000	Reduce Fountain funding by 1/2; Add \$5M symphony match
N 22	Temple of Music and Art			Tucson	Yes	Tucson - 24	900,000	900,000	
	TOTAL						130,512,000	102,400,000	

ID	Historic, Cultural and Natural Area Conservation			Location*	County-wide Benefit**	Submitted By, Priority if Provided	Jan. 23 BAC Draft Bond Package	BAC Chairs & County Administrator Joint Recommendations	Notes for BAC Chairs & County Administrator Joint Recommendations
Historic and Cultural Resources									
HP 111	Steam Pump Ranch Rehabilitation			OV	No	OV - 1	5,000,000	2,000,000	Phase
HP 125	Ajo Curley School Gym, Town Plaza & Other Historic Buildings			UPC	No	PC	1,300,000	1,300,000	
HP 107	Repair & Rehab of Historic Buildings on County-Owned Ranches			UPC	Yes	PC	500,000	0	Include as part of Site Interp./Preservation
HP 108	Site Interpretation/Preservation of County-owned Cultural Resource Site			multiple	Yes	PC (supported by OV-6)	2,000,000	2,000,000	
HP 115	Historic Ft. Lowell Park Master Plan Implementation			Tucson	Yes	PC	5,000,000	4,000,000	
HP 126	Dunbar School Rehabilitation			Tucson	Yes	Tucson - 29	1,500,000	1,500,000	
N 15	Mission San Xavier East Tower & Façade Restoration			UPC	Yes	Patronato San Xavier	2,500,000	2,500,000	
	SUBTOTAL						17,800,000	13,300,000	
Natural Area Restoration									
PR 262	Altar Valley Watershed Restoration Project			UPC	No	Altar Valley Conserv. All	1,500,000	500,000	
	SUBTOTAL						1,500,000	500,000	
Floodprone and Open Space Land Acquisitions									
FC 2	Floodprone and Riparian Land Acquisition			multiple	Yes	PC	10,000,000	5,000,000	
OS 2	Open Space Acquisition Program			multiple	Yes	PC	120,000,000	95,000,000	
	SUBTOTAL						130,000,000	100,000,000	
	TOTAL						149,300,000	113,800,000	

ID	Parks and Recreation	Location*	County-wide Benefit**	Submitted By, Priority if Provided	Jan. 23 BAC Draft Bond Package	BAC Chairs & County Administrator Joint Recommendations	Notes for BAC Chairs & County Administrator Joint Recommendations
City of Tucson proposals							
PR	4 Udall Park Expansion (Tier 2)	Tucson	No	Tucson - 19	4,000,000	4,000,000	
PR	5 Jacobs Park Recreation Center (Tier 1)	Tucson	No	Tucson - 14	4,000,000	0	
PR	20 Reid Park Improvements (Tier 2)	Tucson	No	Tucson - 9	2,000,000	2,000,000	
PR	29 Purple Heart Park Expansion (Tier 2)	Tucson	No	Tucson - 23	1,500,000	1,500,000	
PR	267 Sentinel Park - A Mountain Park Improvement Project (Tier 1)	Tucson	Yes	Tucson - 13	2,500,000	1,500,000	
PR	34 Urban Greenways City of Tucson/City of South Tucson (Tier 3)	Tucson	No	Tucson - 3	16,500,000	10,000,000	Still to includes \$1.5M for S.Tucson
PR	19 Freedom Center Expansion and Pool Improvements (Tier 2)	Tucson	No	Tucson - 26	2,500,000	2,500,000	
PR	28 Lincoln Park Improvements (Tier 3)	Tucson	No	Tucson - 25	1,500,000	1,500,000	
PR	35 Regional Sports Fields and Lighting (Tier 3)	multiple	Yes	Tucson - 1	17,615,000	12,000,000	Reduce City/PC share proportionally
PR	201 Oury Pool Renovations (Tier 2)	Tucson	No	Tucson - 28	1,500,000	1,500,000	
PR	220 Adaptive Recreation Center Expansion (Tier 2)	Tucson	Yes	Tucson - 7	12,000,000	6,000,000	Phase
PR	14 Silverlake Park Expansion	Tucson	No	Tucson - 22	2,300,000	2,300,000	
PR	46 Kennedy Park Improvements and Expansion (Tier 1)	Tucson	No	Tucson - 15	2,500,000	2,500,000	
N	24 Murrieta Park Improvements	Tucson	No	Tucson - 16	5,000,000	5,000,000	
PR	44 Oury Park Festival Area	Tucson	No	Tucson - 27	1,500,000	0	Delete in favor of Oury Pool project
N	55 Jesse Owens Park Development	Tucson	No	Tucson - 18	1,000,000	1,000,000	
N	56 Buffalo Soldiers Memorial	Tucson	Yes	Tucson	250,000	250,000	
N	57 Fort Lowell Park Improvements	Tucson	No	Tucson	5,000,000	2,000,000	Already \$4M for Historic Ft. Lowell
	SUBTOTAL				83,165,000	55,550,000	
Town of Marana proposals							
PR	213 Marana Cultural and Heritage Park	Marana	No	Marana - 1	16,000,000	14,000,000	
N	60 Marana Pool Renovation	Marana	No	Marana - 2	3,000,000	3,000,000	
	SUBTOTAL				19,000,000	17,000,000	

Pima County proposals								
PR	103	Rillito Race Track Conversion (Tier 1)	Tucson	Yes	PC	14,000,000	8,000,000	light 2 soccer fields for 11 lit, grandstands, parking improvements
PR	109	Flowing Wells Park Skateboard Park and Improvements (Tier 1)	UPC	No	PC	1,600,000	1,250,000	share BMX parking, restrooms, etc
PR	115	Ted Walker Park Sporting Dog Training Site (Tier 1)	Marana	Yes	PC	2,500,000	0	
PR	237	Flowing Wells District Park Expansion (Tier 2)	UPC	No	PC	500,000	500,000	
PR	273	Kory Laos Freestyle Memorial BMX Park (Tier 3)	UPC	No	PC	1,300,000	1,300,000	
PR	138	SW Regional Sports Tournament Complex	Tucson	Yes	PC	32,200,000	25,000,000	reduce 12 to 8 soccer fields, plus 4 multi-use
PR	13	Esmond Station Regional Park (Tier 2)	Tucson	No	PC	6,800,000	6,800,000	
PR	137	Canoa Preserve Park (Tier 1)	UPC	No	PC and Baja Sports	3,500,000	3,250,000	Delay junior field for future phase
PR	140	Willie Blake Park (formally Ajo Detention Basin Park) (Tier 1)	Tucson	No	PC	350,000	350,000	
PR	280	Flowing Wells High School Sports Field Lighting & Track Improvements	Tucson	No	PC & School District	1,500,000	1,000,000	Reduce to track improvements, deletes lighting
PR	110	George Mehl Family Foothills Park (Tier 1)	Tucson	No	PC	2,500,000	0	
PR	116	Lawrence Park Improvements and Pool (Tier 1)	UPC	No	PC	6,500,000	3,500,000	Delete field; pool only
PR	277	Pima County Softball Tournament & Recreation Park at Sports Park (Tier 1)	Marana	No	PC	5,000,000	3,200,000	still 2 new softball fields, less parking & amenities
PR	96	Model Airplane Parks (Tier 3)	multiple	Yes	PC	1,500,000	1,000,000	
PR	278	River Park Acquisitions and Development Countywide	multiple	Yes	PC (OV-4)	20,000,000	10,000,000	
PR	281	Public Natural Park Trailheads	multiple	Yes	PC	3,750,000	3,750,000	
N	25	Kino Sports Complex Repurposing and Expansion	Tucson	Yes	PC	3,900,000	2,300,000	
N	26	County-wide Splash Pad Program	multiple	Yes	PC	7,000,000	4,200,000	2 COT & PC; 1 OV & Sahuarita
N	27	36th Street Natural Resource Park	Tucson	No	PC	480,000	480,000	
N	28	Agua Caliente Park Pond Restoration	UPC	No	PC	1,000,000	1,000,000	
FM	79	Colossal Cave Mountain Park Improvements	UPC	Yes	Colossal Cave	3,000,000	2,000,000	
		SUBTOTAL				118,880,000	78,880,000	
Town of Sahuarita proposals								
PR	181	Sahuarita Pool and Recreation Complex /YMCA (Tier 1)	Sahuarita	No	Sahuarita - 1	15,000,000	14,000,000	
Town of Oro Valley proposals								
PR	217	James D. Kriegh Park Upgrades (Tier 1)	OV	No	OV - 1	3,000,000	3,000,000	
PR	218	Naranja Park Improvements	OV	No	OV - 2	10,000,000	10,000,000	
N	33	Riverfront Park Softball Fields	OV	No	OV - 3	1,000,000	0	lower priority for OV
		SUBTOTAL				14,000,000	13,000,000	
Pascua Yaqui Tribe proposals								
PR	228	Lawrence Hiaki Pathway (Tier 1)	UPC	No	Pascua Yaqui - 2	500,000	500,000	
Other Organization proposals								
PR	231	Arizona Velodrome Center - Kino Campus	Tucson	Yes	Perimeter Bicycling	5,000,000	2,500,000	Require \$2.5M match by Perimeter Bicycling
FM	92	Ajo Community Golf Course Improvements	UPC	No	Ajo Golf Course	320,000	320,000	
N	35	First Tee of Tucson Youth Golf & Life Skills Center at Crooked Tree Golf	UPC	No	Tucson Conquistadores	800,000	800,000	
N	12	Old Tucson Expansion by Arizona Sonora Western Heritage Foundation	UPC	Yes	Old Tucson	6,000,000	3,000,000	Increases private match to \$4M
		SUBTOTAL				12,120,000	6,620,000	
		TOTAL				262,665,000	185,550,000	

ID	Neighborhoods, Affordable Housing, Public Health, Justice & Law Enforcement		Location*	County-wide Benefit**	Submitted By, Priority if Provided	Jan. 23 BAC Draft Bond Package	BAC Chairs & County Administrator Joint Recommendations	Notes for BAC Chairs & County Administrator Joint Recommendations
	Neighborhood Reinvestment & Affordable Housing							
CD	1	Pima County Affordable Housing Program	multiple	Yes	PC	30,000,000	20,000,000	
CD	2	Pima County Neighborhood Reinvestment Program	multiple	Yes	PC	30,000,000	25,000,000	
N	36	Pedestrian Safety and Walkability Improvements	multiple	Yes	Living Streets Alliance	25,000,000	12,000,000	
N	37	South 12th Avenue Cultural and Culinary Corridor	Tucson	No	Tucson - 6	3,178,500	1,000,000	
		SUBTOTAL				88,178,500	58,000,000	
	Health							
FM	97	Pima Co. North Clinic Relocation & Expansion	Tucson	No	PC	4,000,000	4,000,000	
FM	84	MHC Healthcare, Flowing Wells Family Health Center	Tucson	No	MHC	3,000,000	3,000,000	
N	38	Pima County Office of Medical Examiner Expansion & Remodel	Tucson	Yes	PC	20,000,000	15,000,000	
		SUBTOTAL				27,000,000	22,000,000	
	Justice & Law Enforcement Facilities							
FM	99	Drexel Heights Sheriff District Station	UPC	No	PC	2,200,000	0	
N	39	North Central Sheriff's Substation	UPC	No	PC	3,100,000	0	
N	41	Public Safety Training Academy - Judgmental Firearms Training Facility	Tucson	No	Tucson - 8	4,100,000	0	
N	42	Public Safety Training Academy - Multi-purpose Training Facility	Tucson	No	Tucson -10	11,700,000	0	
N	43	Public Safety Training Academy - Driver Training Facility	Tucson	No	Tucson - 12	3,000,000	0	
N	58	Pima County Jail Annex at Juvenile Detention Center Complex	Tucson	Yes	PC	5,000,000	5,000,000	
		SUBTOTAL				29,100,000	5,000,000	
		TOTAL				144,278,500	85,000,000	

ID	Flood Control and Governmental Facilities		Location*	County-wide Benefit**	Submitted By, Priority if Provided	Jan. 23 BAC Draft Bond Package	BAC Chairs & County Administrator Joint Recommendations	Notes for BAC Chairs & County Administrator Joint Recommendations
Flood Control								
FC	58	El Corazon - Santa Cruz River: Rillito and Canada del Oro Confluence	Marana	No	PC	10,000,000	7,000,000	
FC	14	40th Street Drainage	ST	No	S. Tucson - 1	3,000,000	3,000,000	
FC	16	South 7th Avenue Between West 28th and 20th Streets Drainage	ST	No	S. Tucson - 2	2,500,000	0	Keep only highest priority S.Tucson FC project
N	44	East 32nd 1/2 Street Drainage	ST	No	S. Tucson - 4	2,200,000	0	Keep only highest priority S.Tucson FC project
N	45	Cemetery Wash Drainage Improvements	UPC	No	PC & TO	2,000,000	2,000,000	
N	46	Pascua Yaqui Tribe Regional Drainage Construction	UPC	No	Pascua Yaqui -1	1,936,363	1,936,363	
		SUBTOTAL		No		21,636,363	13,936,363	
Governmental Facilities								
FM	34	Downtown Legal Services Building Asbestos Abatement & Fire Sprinkle	Tucson	Yes	PC	2,000,000	0	
FM	110	Elections Equipment	Tucson	Yes	PC	2,500,000	0	
		SUBTOTAL				4,500,000	0	
		TOTAL				26,136,363	13,936,363	

ID	Job Growth, Education and Workforce Training		Location*	County-wide Benefit**	Submitted By, Priority if Provided	Jan. 23 BAC Draft Bond Package	BAC Chairs & County Administrator Joint Recommendations	Notes for BAC Chairs & County Administrator Joint Recommendations
FM	1	Pima County One Stop Career Center	Tucson	Yes	PC	6,737,000	6,000,000	
N	47	UAMC South Campus	Tucson	Yes	UA	30,000,000	18,000,000	
N	48	Innovation/Technology Building, UA Tech Park - Bridges	Tucson	Yes	UA	25,000,000	20,000,000	Require UA to bond for \$25M instead of \$20M
N	49	Science Park Drive	UPC	Yes	UA and PC	10,772,000	10,000,000	
N	51	Sonoran Corridor Highway Improvements	multiple	Yes	PC	31,000,000	30,000,000	
N	52	Oro Valley Business Accelerator	OV	Yes	OV - 1	15,000,000	15,000,000	
N	54	JobPath Program Facility	Tucson	Yes	JobPath	1,250,000	1,000,000	
N	59	Davis Monthan Air Force Base Land Acquisition Program	Tucson	Yes	PC	5,000,000	5,000,000	
		TOTAL				124,759,000	105,000,000	

\$ 887,187,863 \$ 640,686,363

*Location: The jurisdiction where the project is physically located. OV= Oro Valley, ST= South Tucson, UPC=Unincorporated Pima County, Multiple = programs that have subprojects located in multiple jurisdictions

**County-wide Benefits: Yes=Benefits are more County-wide; No=Benefits are mainly to residents within a specific area or jurisdiction. (2013 Audit by AZ State AG's Office definition)