

Project #	52-14-01	Project Title	Lincoln Center Parking
Department	ADRC	Manager	Cindy Piotrowski/Todd Neuenfeldt
Phase	Concept		
Budget Action	On Hold	Date	March 1, 2013

CAPITAL BUDGET SUMMARY						
Year	2016	2017	2018	2019	2020	Total
Project Phase	Design	Construction	Construction	Construction	Construction	Project
Expenditure Budget						0
Revenue Budget						0
Net County Cost	0	0	0	0	0	0
COST DOCUMENTATION				REVENUE		
Architect/Engineering		0		State Grant		0
Land		0		User Fees		0
Land Improvements		0				0
Building		0				0
Building Improvements		0				0
Plans		0				0
Project Manager/Contractor		0				0
Site Preparation		0				0
Equipment		0				0
Furniture		0				0
Fixtures		0				0
Advertising/Legal Notices		0				0
Total Project Cost		0		Total Revenue		0
Expenditure Budget		0		Revenue Budget		0

Project Scope & Description:

The existing public parking available at Lincoln Center remains insufficient. Portage County's population is aging and demand for agency programs and services continues to increase. The need for additional parking has been evident for several years and has not yet been resolved by other county projects in the county campus area. The city public lot (Arlington Pl./Water St.) is currently used for staff parking and overflow agency volunteer and participant parking. This lot accommodates much of the need, but on busy Lincoln Center days or county/city business days, this lot and side street parking fill up quickly. For the past several years, ADRC staff, volunteers and participants, have used the private parking lot associated with the former Northwestern Mutual building for overflow parking. This property has now been sold and parking available on this property is being considered to address parking needs related to future development at Edgewater Manor. In addition, city parking lot spaces near Lincoln Center have been identified as potential solutions to future parking needs for Edgewater Manor developments. Use of additional city parking spaces for this private development will further exacerbate parking concerns for the ADRC/Lincoln Center.

Location:

Property adjacent to or near ADRC/Lincoln Center – 1519 Water Street, Stevens Point

Analysis of Need:

Lincoln Center currently has 72 public parking spaces (including handicapped parking) available in the north and south lots. In addition, five (5) spaces are reserved for ADRC bus parking. The city lot located on the corner of Water St./Arlington Pl. serves as parking for approximately 25 staff members and an additional 10 -15 volunteers and/or participants on any given day/time. Several times a week and at peak times of the day, the north and south parking lots at Lincoln Center are full and the city lot is at or near capacity. Special event days at Lincoln Center or major activities in the county/city create extreme parking shortages for staff, volunteers and participants and without access to overflow parking will pose major access issues for county residents. To meet current needs an

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additional 40 parking spaces are needed. Future changes to transportation services could result in a relocation of the ADRC buses/vehicles and free up five (5) additional spaces, reducing the current parking needs to 35 additional spaces (an approximately 50% increase over current Lincoln Center parking supply). To address current and future parking needs, given an aging population and increased demand for services, an additional 70 parking spaces will be needed.

Alternatives

Utilizing volunteers and community partnerships, ADRC programs/services are increasingly being offered at locations other than Lincoln Center. This decentralized approach to service delivery increases access to services in rural areas, reduces transportation barriers to accessing services, and will help to reduce some of the increased need for parking at Lincoln Center. This approach requires operational funding for volunteer management and other program costs (additional supplies for multiple locations, mileage reimbursement for instructors, space rental, etc.), but will not increase the demand for additional capital costs.

It is very expensive to purchase property, particularly if it contains dwellings, and create parking space. The Lincoln Center neighborhood has not been supportive of additional expansion for parking in the past. Exploring the acquisition of already existing parking lots in the area that are not currently being utilized would reduce costs associated with this project, would not eliminate any green space, and would be more likely to be acceptable to Lincoln Center's surrounding neighbors.

Changes to locations for other county/city departments and staff could also increase/decrease the available parking space in and around Lincoln Center. Future developments/projects within the county campus area need to consider any impact they may have on Lincoln Center parking.

Ongoing Operation Costs:

NA

Previous Action:

This project was first submitted for consideration beginning with a Memorandum to the Capital Improvements Committee and Space & Properties Committee dated September 11, 2003 as part of the 2004 – 2009 Capital Improvement Request process. The project has been resubmitted every year since that time, with the understanding that parking issues may be addressed by other proposed county/city projects.

At this time, parking remains a significant concern for the ADRC. The recent sale of the Northwestern Mutual property and discussions around the need for additional parking in the area for Edgewater Manor developments have increased our concerns regarding adequate parking for those in need of our services.

2014-2019 Capital Plan: Approved as new project.

2015-2020 Capital Plan: Delayed.

2016-2021 Capital Plan: On Hold.

Project #	54-15-01	Project Title	Removal of Asbestos Flooring
Department	HCC	Manager	John Lawson, Interim Administrator
Phase	Construction		
Budget Action	On Hold	Date	March 1, 2013

CAPITAL BUDGET SUMMARY						
Year	2016	2017	2018	2019	2020	Total Project
Project Phase	Construction					
Expenditure Budget	80,000					80,000
Revenue Budget						0
Net County Cost	80,000	0	0	0	0	80,000
COST DOCUMENTATION				REVENUE		
Architect/Engineering		-				-
Land		-				-
Land Improvements		-				-
Building		-				-
Building Improvements		80,000				-
Plans		-				-
Project Manager/Contractor		-				-
Site Preparation		-				-
Equipment		-				-
Furniture		-				-
Fixtures		-				-
Advertising/Legal Notices		-				-
Total Project Cost		80,000				-
Expenditure Budget		80,000				-
				Total Revenue		-
				Revenue Budget		-

Project Scope & Description:

Removal of asbestos tiles and glue from basement areas.

Location:

Basement of Portage County Health Care Center and isolated rooms on the main floor.

Analysis of Need:

Floor tiles have been coming loose for quite some time, becoming a safety hazard in break room hallway laundry room and loading dock area. Cleaning is more difficult as we need to be careful to not dislodge more tiles which would incur more maintenance staff time gluing and replacing tile. This will eliminate another environmental hazard as the tiles have asbestos.

Repairing and replacing tiles and sporadic removal and asbestos abatement. Regardless of future facility plans, the removal of the tiles will remain a need for any future building purpose as well as the existing need.

Alternatives:

Continue to replace and repair tiles as they come loose.

Ongoing Operation Costs:

Costs to repair floor will be reduced and easier to clean. Floor will be safer by reducing a tripping hazard. The costs to abate floors in future are sure to rise.

Previous Action:

2014-2019 Capital Plan: Approved as new project.

2015-2020 Capital Plan: Delayed.

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2016-2021 Capital Plan: On Hold.