



Date of Council Meeting: July 24, 2012

**TOWN OF LEESBURG
TOWN COUNCIL MEETING**

Subject: Amending the FY 2012-2017 Capital Improvement Program (CIP) to add the Miller Drive Extension project and appropriating funding to complete the design and construction of the project.

Staff Contact: Renée LaFollette, P.E., Director, Capital Projects
Tom Brandon, P.E., Acting Deputy Director, Capital Projects
John Wells, Town Manager

Recommendation: Town staff recommends amending the CIP to include the extension of Miller Drive from Blue Seal Drive to Tolbert Lane. Staff also recommends appropriating the funding required to complete the design and construction of the extension.

Issue: Should Town Council utilize proffer funding, monetary donation, and land donation to complete the Miller Drive extension and add it to the approved FY 2012-2017 CIP?

Fiscal Analysis: The project is estimated to cost approximately \$1.2 million to complete the design and construction. The funding for this project is available through the use of proffers from the Village at Leesburg in the amount of \$1,114,816 and a monetary donation of \$140,000 from the National Institute for Automotive Service Excellence (ASE). The total value of funding available is \$1,254,816.

Background: Miller Drive is a four-lane, undivided street connecting the Dulles Greenway with Sycolin Road near the Leesburg Executive Airport. The alignment has been on the Town Plan since 1986, and is classified as a through collector. All of Miller Drive has previously been constructed by developers with the exception of a 900-foot long segment between Blue Seal Drive and Tolbert Lane which goes through ASE property. Staff presented an informational status report on the Miller Drive extension at the June 25, 2012 Council meeting. Since that time, the Loudoun County Board of Supervisors voted at their July 5, 2012 meeting to allow the use of the Village at Leesburg proffer money, in the amount of \$1,114,816, towards design and construction of the extension.

ASE is required to build this section of Miller Drive between Blue Seal Drive and Tolbert Lane as part of their proffer agreements with the Town of Leesburg. These proffers were a part of an approved rezoning application TLZM-2006-0002 and the associated proffer statement dated December 8, 2006. Town staff has been meeting with representatives of ASE and has been able to reach an agreement on a monetary donation in the amount of \$140,000 and the donation of the required right-of-way for the project. ASE had begun design of the project, which included the regional storm water pond necessary for full development of the vacant parcel including the four-lane roadway. As part of our project, we will only construct the roadway and the required storm water facilities necessary for the roadway. Any development that occurs for ASE or another developer on the vacant parcel will have to include in their design the required storm water facilities for their development.

Formal agreements with the Loudoun County Board of Supervisors and ASE will need to be completed. Town staff is in the process of working on these now.

The design and construction of Miller Drive is anticipated to take approximately fifteen months.

Attachments: CIP sheet

CAPITAL PROJECTS FUND PROJECTS (continued)

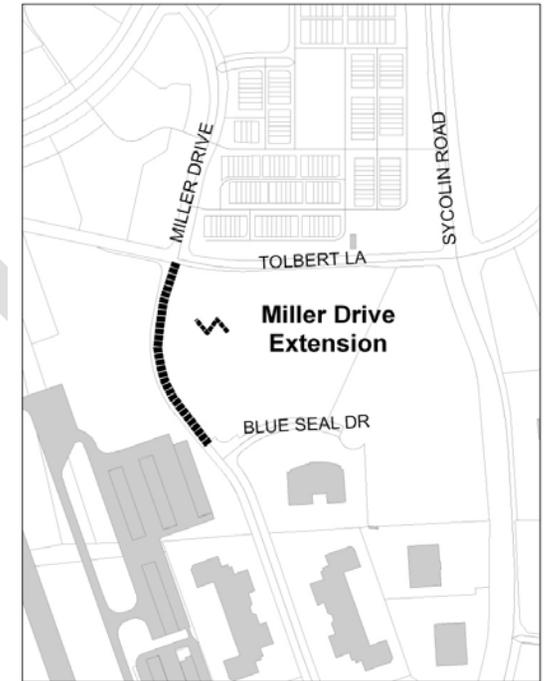
TITLE: Miller Drive Extension (NEW)
STATUS: NEW – This project is the result of requests from the Board of Supervisors and businesses located along Miller Drive.

PROGRAM DESCRIPTION: This project will include the design and construction of a 900 foot section of four-lane undivided roadway between Blue Seal Drive and Tolbert Lane. The roadway construction includes sidewalk on one side, curb and gutter, storm drain system, waterline extension, and street lights. This connection will provide an alternative route for emergency vehicles from the County facilities on Sycolin Road, reduce congestion on Sycolin Road especially during the VDOT project overpass of the Leesburg bypass, and provide a safe alternative route for the drivers on the southern portion of Miller Drive to access Battlefield Parkway and the Greenway.

CONSTRUCTION START DATE: Spring 2013

ESTIMATED COMPLETION DATE: Fall 2013

OPERATING IMPACT: VDOT maintenance payments will increase with the additional lanes of roadway.



GOAL ADDRESSED:

2005 Town Plan

Safe, convenient, and efficient multi-modal transportation system.

PLANNED FINANCING

Sources:	Total Required Project Funding	Funded through 6/30/11	Year						TOTAL for 6-Yr CIP	Future Funds Required
			2012	2013	2014	2015	2016	2017		
Proffer	\$1,114,816			\$914,816	\$200,000				\$1,114,816	
Monetary Donation	\$140,000			\$140,000					\$140,000	
TOTAL	\$1,254,816			\$1,054,816					\$1,254,816	

PLANNED EXPENDITURES

Uses:	Total Project Cost	Exp through 6/30/11	Year						TOTAL for 6-Yr CIP	Future Funds Required
			2012	2013	2014	2015	2016	2017		
Land										
Design/Eng.	200,000			\$200,000					\$200,000	
Construction	1,054,816			\$854,816	\$200,000				\$1,054,816	
TOTAL	\$1,254,816			\$1,054,816	\$200,000				\$1,254,816	

OPERATING IMPACT

Operating/Maintenance:	2012	2013	2014	2015	2016	2017	TOTAL for 6-Yr CIP
Lane Mile Maintenance				\$2,000	\$4,000	\$4,120	\$10,120

PRESENTED: July 24, 2012

RESOLUTION NO. 2012-

ADOPTED: _____

A RESOLUTION: AMENDING THE FY 2012-2017 CAPITAL IMPROVEMENT PROGRAM TO ADD THE MILLER DRIVE EXTENSION AND APPROPRIATING FUNDING TO COMPLETE THE DESIGN AND CONSTRUCTION OF THE PROJECT

WHEREAS, members of the Loudoun County Board of Supervisors and business owners along the southern end of Miller Drive have expressed interest in completing the Miller Drive extension between Blue Seal Drive and Tolbert Lane; and

WHEREAS, completing this section of roadway will provide an alternate route for emergency vehicles from the County facilities on Sycolin Road and reduce congestion on Sycolin Road especially during the construction of the VDOT overpass of the Leesburg Bypass; and

WHEREAS, the Loudoun County Board of Supervisors voted on July 5, 2012 to allow the use of proffers from the Village at Leesburg, in the amount of \$1,114,816, be used towards the completion of the Miller Drive extension; and

WHEREAS, staff has been working with representatives from the National Institute for Automotive Service Excellence (ASE) to obtain a monetary contribution of \$140,000 and donation of the required right-of-way; and

WHEREAS, agreements will need to be signed with the Loudoun County Board of Supervisors and ASE; and

WHEREAS, the construction that the Town proposes to complete will include only the roadway and the necessary storm water facilities for the roadway work only; and

WHEREAS, such time that the vacant parcel is developed by ASE or others, they will be required to design and construct the required storm water facilities for their proposed development; and

A RESOLUTION: AMENDING THE FY 2012-2017 CAPITAL IMPROVEMENT PROGRAM TO ADD THE MILLER DRIVE EXTENSION AND APPROPRIATING FUNDING TO COMPLETE THE DESIGN AND CONSTRUCTION OF THE PROJECT

WHEREAS, Town staff and the Loudoun County Board of Supervisors endorse this project; and

WHEREAS, with the proffer funding and the monetary donation, there is sufficient funding available to be appropriated to the Capital Fund to cover the estimated costs associated with the Miller Drive extension.

THEREFORE, RESOLVED by the Council of the Town of Leesburg in Virginia that:

SECTION I. The Town Manager is authorized to enter into an agreement with the Loudoun County Board of Supervisors to accept the proffer money, in the amount of \$1,114,816.

SECTION II. The Town Manager is authorized to enter into an agreement with ASE to accept the monetary donation of \$140,000 and the donation of the required right-of-way.

SECTION III. The Fiscal Year 2012-2017 Capital Improvements Program is hereby amended and a project is added with an appropriation of \$1,254,816 (\$1,114,816 from Village at Leesburg proffers; \$140,000 from ASE) for the fiscal year beginning July 1, 2012 ending June 30, 2013 to begin design and construction of the Miller Drive extension.

PASSED this ____ day of July, 2012.

Kristen C. Umstattd, Mayor
Town of Leesburg

ATTEST:

Clerk of Council