

**Priority:** Accountability **Lead Agency:** County Management  
**Program Offer Type:** Innovative/New Program **Program Contact:** Doug Butler  
**Related Programs:**  
**Program Characteristics:** One-Time-Only Request

**Executive Summary**

This program offer is for \$2.3 million to cover the current revenue shortfall and increased costs for the East County Justice Center project.

There is a current \$300,000 overall revenue shortfall from the sale of the Edgefield properties.

\$700,000 for additional property acquisition costs over the original project plan estimate of \$4,000,000.

\$500,000 for move/relocation costs that were unknown at the time of the project plan approval.

\$800,000 are for estimated construction cost increases over the last year.

**Program Description**

This program offer will increase the total project budget to \$21.1 million for the East County Justice Center project (ECJC).

There is a \$300,000 shortfall in the revenue of the Edgefield properties. Note: There is the potential for an additional \$1.7 million revenue shortfall if the SE 242nd Avenue Bypass is not vacated which is not covered in this program offer.

Note: The County has 18 months from the closing of the Edgefield property sale to have the SE 242nd Avenue Bypass vacated in order to receive the additional revenue of \$1.7 million as per the sales agreement. This timeline does not coincide with the project need but is not being requested at this time.

Further, increase costs for property acquisition will be incurred in the amount of \$700,000. This site is larger than originally projected and there is an active viable business that affected the County's upfront acquisition costs (Taco Bell).

Also, an increase of \$500,000 has been incurred due to the need to compensate property owners for move/relocation expenses as per State law. This cost was unknown until after the project plan had been approved and is unavoidable.

The other \$800,000 reflects an estimate of construction cost increases over the past year.

**Program Justification**

This program offer adjusts the East County Justice Center project budget based on impacts.

It is prudent to adjust project budgets as issues arise that affect the viability of the project.

**Performance Measures**

Measure Type	Primary Measure	Previous Year Actual (FY06-07)	Current Year Purchased (FY07-08)	Current Year Estimate (FY07-08)	Next Year Offer (FY08-09)
Output		0	0	0	0
Outcome		0	0	0	0

**Performance Measure - Description**

No separate performance measure is proposed for this program offer. See the Capital Improvement Program (CIP) program offer #72050.

## Legal/Contractual Obligation

## Revenue/Expense Detail

	Proposed General Fund	Proposed Other Funds	Proposed General Fund	Proposed Other Funds
<b>Program Expenses</b>	2008	2008	2009	2009
Capital Outlay	\$0	\$0	\$0	\$2,300,000
Cash Transfer	\$0	\$0	\$2,300,000	\$0
Subtotal: Direct Exps:	<b>\$0</b>	<b>\$0</b>	<b>\$2,300,000</b>	<b>\$2,300,000</b>
Administration	\$0	\$0	\$0	\$0
Program Support	\$0	\$0	\$0	\$0
Subtotal: Other Exps:	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>
Total GF/non-GF:	<b>\$0</b>	<b>\$0</b>	<b>\$2,300,000</b>	<b>\$2,300,000</b>
Program Total:	<b>\$0</b>		<b>\$4,600,000</b>	
Program FTE	0.00	0.00	0.00	0.00
<b>Program Revenues</b>				
Other / Miscellaneous	\$0	\$0	\$0	\$2,300,000
Program Revenue for Admin	\$0	\$0	\$0	\$0
<b>Total Revenue:</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$2,300,000</b>

## Explanation of Revenues

General Fund transfer of One-Time-Only funds in the amount of \$2.3 million.

## Significant Program Changes

**Last year this program was:**  
One-Time-Only program offer.