

2016 Public Health and Safety Bond

Supplemental Appropriation
Request of \$176M (Not to Exceed)

First General Obligation Bond
Issuance

October 17, 2016



Requested Capital Planning Action

The Department of Public Health, SF Fire Department, Department of Homelessness and Supportive Housing, and Department of Public Works request consideration and approval of:

- Ordinance approving issuance and sale of Not to Exceed \$176,000,000 in general obligation bonds (First Bond Sale) for the Public Health and Safety Bond Program
- Supplemental Appropriation of Not to Exceed \$176,000,000

Program Budget

The City and County of San Francisco approved in June 2016 a \$350 million bond for improvements to vital City facilities to protect public health and safety.

The bond will improve community medical and mental health care services, modernize and upgrade homeless service sites, and improve earthquake safety, fire, and emergency medical response.

Projects	Budget
Zuckerberg San Francisco General, Existing Main Hospital, Building 5	\$222 M
DPH Community Health Centers	\$50 M
Ambulance Deployment Facility and Neighborhood Fire Stations	\$58 M
Homeless Service Sites Program	\$20 M
Total	\$350 M

First Bond Sale Budget and Allocation

	Public Health and Safety Components/Projects	Bond Authorization	Bond Budget	Current Appropriation*	1st Bond Sale
1	ZSFG Building 5 Seismic Upgrade and Outpatient Improvements Program	\$222,000,000	\$218,723,000	\$10,314,852	\$112,055,942
2	Southeast Health Center Renovation (Phase 1) and New Addition (Phase 2) Program	\$30,000,000	\$29,700,000	\$2,728,524	\$18,239,644
3	Community Health Centers Improvement Program (Various Locations)	\$20,000,000	\$19,800,000	\$3,575,000	\$16,190,000
4	Ambulance Deployment Facility (ADF) and Emergency Medical Services (EMS) Project	\$43,500,000	\$42,800,000	\$800,000	\$13,270,000
5	Neighborhood Fire Stations (NFS) Improvements Program (Various Locations)	\$14,500,000	\$14,290,000	\$0	\$6,650,000
6	Homeless Service Sites	\$20,000,000	\$19,700,000	\$0	\$4,850,000
	Oversight, Accountability, and Cost of Issuance	\$0	\$4,987,500	\$0	\$2,808,704
	Reserve for Market Uncertainty	\$0	\$0	\$0	\$1,940,000
	Total	\$350,000,000	\$350,000,000	\$17,420,000	\$176,000,000

* \$17.4 M pre-bond funding appropriation from General Funds will be reimbursed out of the First Bond Sale

First Bond Sale Sources and Uses*

City and County San Francisco
 General Obligation Bonds
 (Public Health and Safety, 2016), Series 2017A

	2017A
Maximum Not to Exceed Amount:	\$176,000,000
<i>Reserve Proceeds</i>	<i>\$1,940,000</i>
Sources:	
Par Amount	\$174,060,000
Total Sources:	\$174,060,000
Uses:	
Project Fund Deposits:	
Project Fund	\$171,251,296.00
CSA Audit Fee	\$342,503.00
Total Project Fund Deposits:	\$171,593,799.00
Cost of Issuance	\$551,541.00
Underwriter's Discount	\$1,740,600.00
CGOBOC Fee	\$174,060.00
Total Delivery Expense:	\$2,466,201.00
Total Uses:	\$174,060,000
<i>Reserve for Market Uncertainty</i>	<i>\$1,940,000</i>
Maximum Not to Exceed Amount:	\$176,000,000

*Source is from Controller's Office of Public Finance

ZSFG, Existing Main Hospital, Building 5

Existing Main Hospital, Building 5	
Start construction for seismic work	June 2017
Start construction for fire/life safety, other renovations	June 2018
Construction for fire/life safety, other renovations complete	Dec. 2019
Total Budget	\$222 M



1st Bond Sale Allocation \$112.1M

Pre-Bond Funding Accomplishments

- Completion of planning phase and start of design development phase for six projects
 - Seismic Retrofit Project, Public Health Laboratory Project, Physical Therapy Relocation Project, Dialysis Project, and Urgent Care Project

Planned Activities

- Completion of design and start of construction of these six projects.
- Initiate planning and design for other tenant and fire/life safety improvement projects
- Includes only partial funding for construction

DPH Community Health Centers

Southeast Health Center	
Start construction for renovation	Jan 2017
Construction for renovation complete; move in	May 2018
Start construction for addition	June 2018
Construction for addition complete; move in	June 2020
Total Budget	\$30 M



1st Bond Sale Allocation \$18.2M

Pre-Bond Funding Accomplishments

- Phase 1 (Renovation) - Completion of design and Building Permit received. Bidding started with construction to start Jan 2017.
- Phase 2 (Addition) – Programming phase initiated to finalize scope.

Planned Activities

- Phase 1 – Complete construction
- Phase 2 – Complete design and start construction. Includes only partial funding for construction

DPH Community Health Centers

Other Clinics

Start planning and design	Nov. 2016
Start construction	May 2017
Complete construction*; move-in <i>*phase construction occurs at multiple sites</i>	Nov. 2019 – May 2020
Total Budget	\$20 M

1st Bond Sale Allocation \$16.2M



Pre-Bond Funding Accomplishments

- Completed planning and programming and initiated design phase for Castro Mission and Maxine Hall HCs
- Initiated programming phase for Chinatown Public HC

Planned Activities

- Complete design and start construction for Castro Mission, Maxine Hall, and Chinatown Public HCs
- Includes full construction costs on three clinics
- Initiate planning/programming for building renewals and infrastructure improvements

SFFD Ambulance Deployment Facility

San Francisco Fire Department Ambulance Deployment Facility

Start construction	Jan. 2018
Construction complete	Feb 2020
Move in	May 2020
Total Budget	\$43.5 M



1st Bond Sale Allocation \$13.3M

Pre-Bond Funding Accomplishments

- Complete schematic design
- Initiated RF and selection of Architectural/Engineering Team

Planned Activities

- Complete design and selection of CM/GC Contractor.
- Initiation of pre-construction services and development of trade packages.
- Includes partial funding for construction.

Neighborhood Fire Stations

San Francisco Fire Department Neighborhood Fire Stations

Start planning and design	Jan 2017
Start construction	Oct 2017
Complete construction	May 2021
Total Budget	\$14.5 M



1st Bond Sale Allocation \$6.7M

Planned Activities

- Initiate planning/programming to develop scope definition for capital improvements related to neighborhood fire stations based on priority
- Build on the work started by the Earthquake Safety and Emergency Response (ESER) bond program
- Complete design and start construction

Homeless Service Sites Priorities

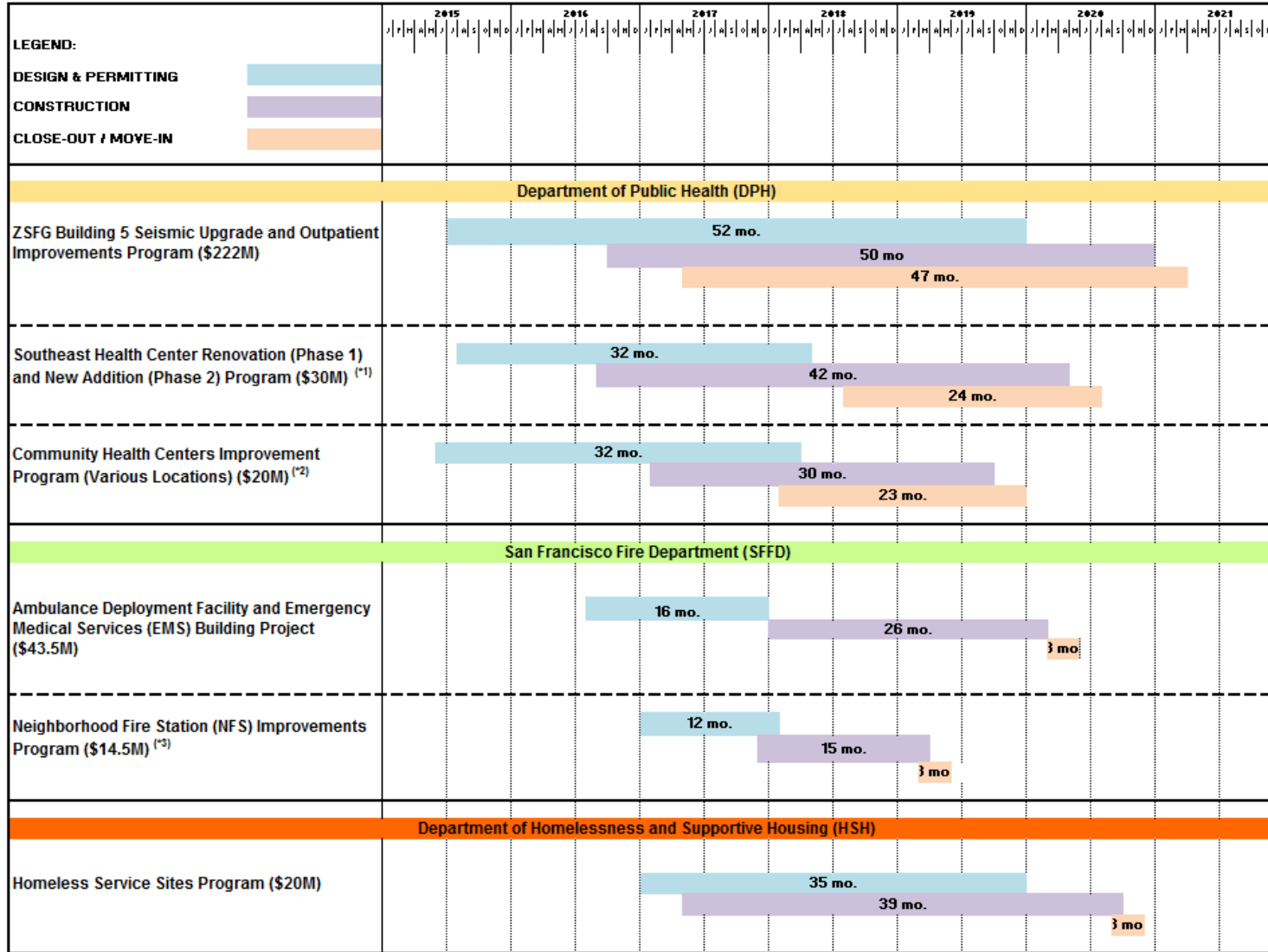
Homeless Service Sites Budget	
Start planning and design	Jan 2017
Start construction	Oct 2017
Complete construction	Nov. 2022
Total Budget	\$20 M



1st Bond Sale Allocation \$4.9M

- Planned Activities**
- Initiate planning/programming to develop scope definition for improvement of existing City-owned shelters or buildings.
 - Complete design and start construction

Program Schedule



Footnotes:

- (1) Southeast Health Center Phase 1 is a renovation project of the existing center. Phase 2 is a new addition to the existing building.
- (2) Program includes renovation projects at Castro Mission Health Center, Maxine Hall Health Center, Chinatown Public Health Center, and various infrastructure upgrades to
- (3) Various neighborhood fire stations will be renovated throughout the City.

Requested Capital Planning Action

The Department of Public Health, SF Fire Department, Department of Homelessness and Supportive Housing, and Department of Public Works request consideration and approval of:

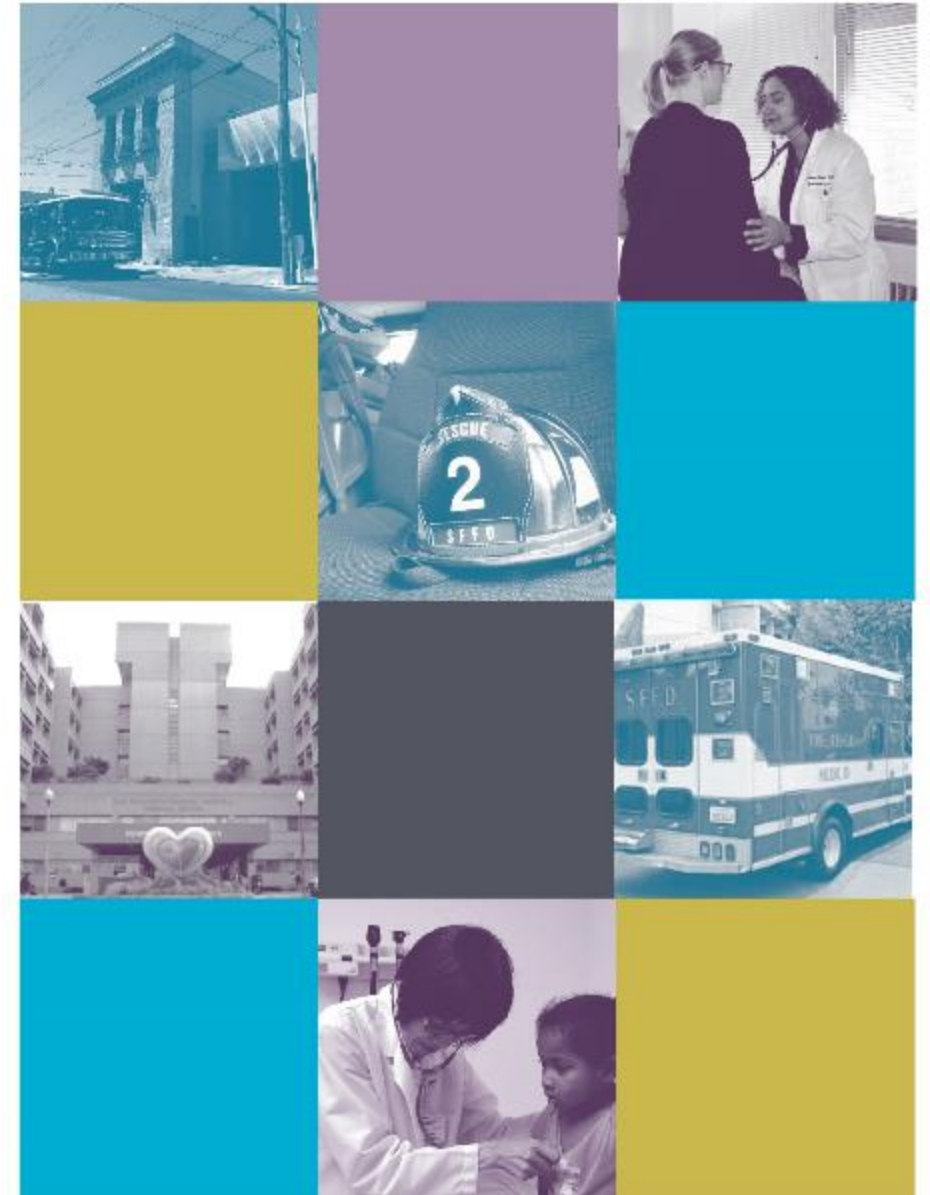
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2016 Public Health and Safety Bond

Webpage

sfpublicworks.org/publichealthbond

Questions?



San Francisco
Department of Public Health



San Francisco
Human Services Agency