





Proposed Capital Improvements Program

2026-2030

Financial Affairs Committee
November 4, 2025



Agenda

- Process Overview
- 2026-2030 Highlights
- Five Year Financial Summary
- Asset Management
- Street Improvement Program
- Top 10 Non-Street Improvement Program Projects
- New Projects in the 5-Year CIP
- Unfunded Projects

Capital Budgeting Process

- **5-year plan that rolls forward**

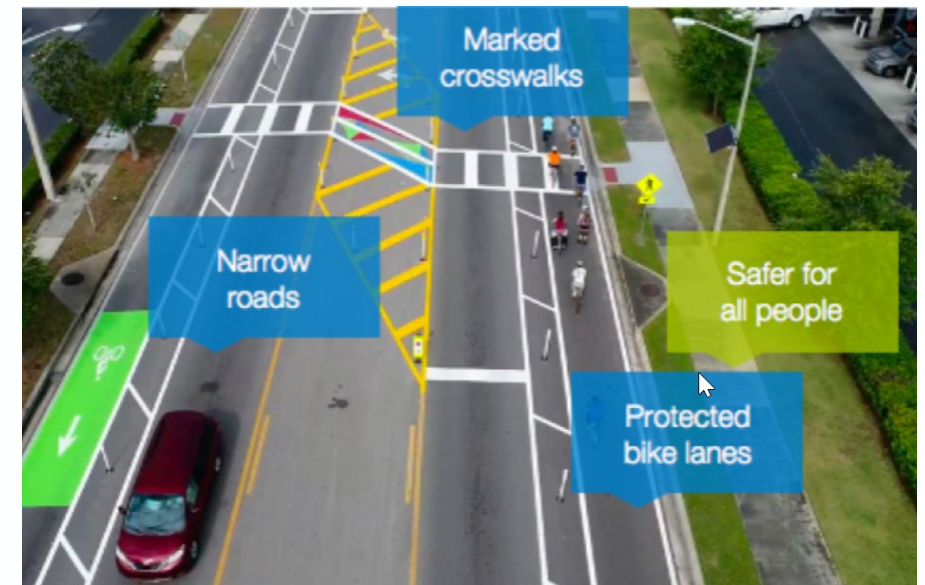
- Most of what you will see in 2026 as part of the 2026-2030 Capital Improvements Program (CIP) was included in 2026 in the 2025-2029 plan that was adopted in December of 2025.
- The Five-year Plan is adopted by the Common Council. Only the first year of the CIP's budget is authorized by the Common Council each year, 2026 in this case.

- **Guided by Financial Resiliency Policy**

- Five-year capital plan that achieves a minimum of 75% of the state of good repair spending over a five year period (**we are revamping this analysis – TBD**)
- Sewer rates are sufficient to fund the state of good repair level of spending while maintaining a 1.1 coverage ratio.
- Increase the property tax levy to finance debt service based on the five-year capital budget. Strive to smooth debt service increases with a target of a 1% annual levy increase.
- Operates within framework of Debt Policy including goal of 40% cash financing by 2031 (**at 54%**).
 - *Likely a temporary situation due to number of federal grants*

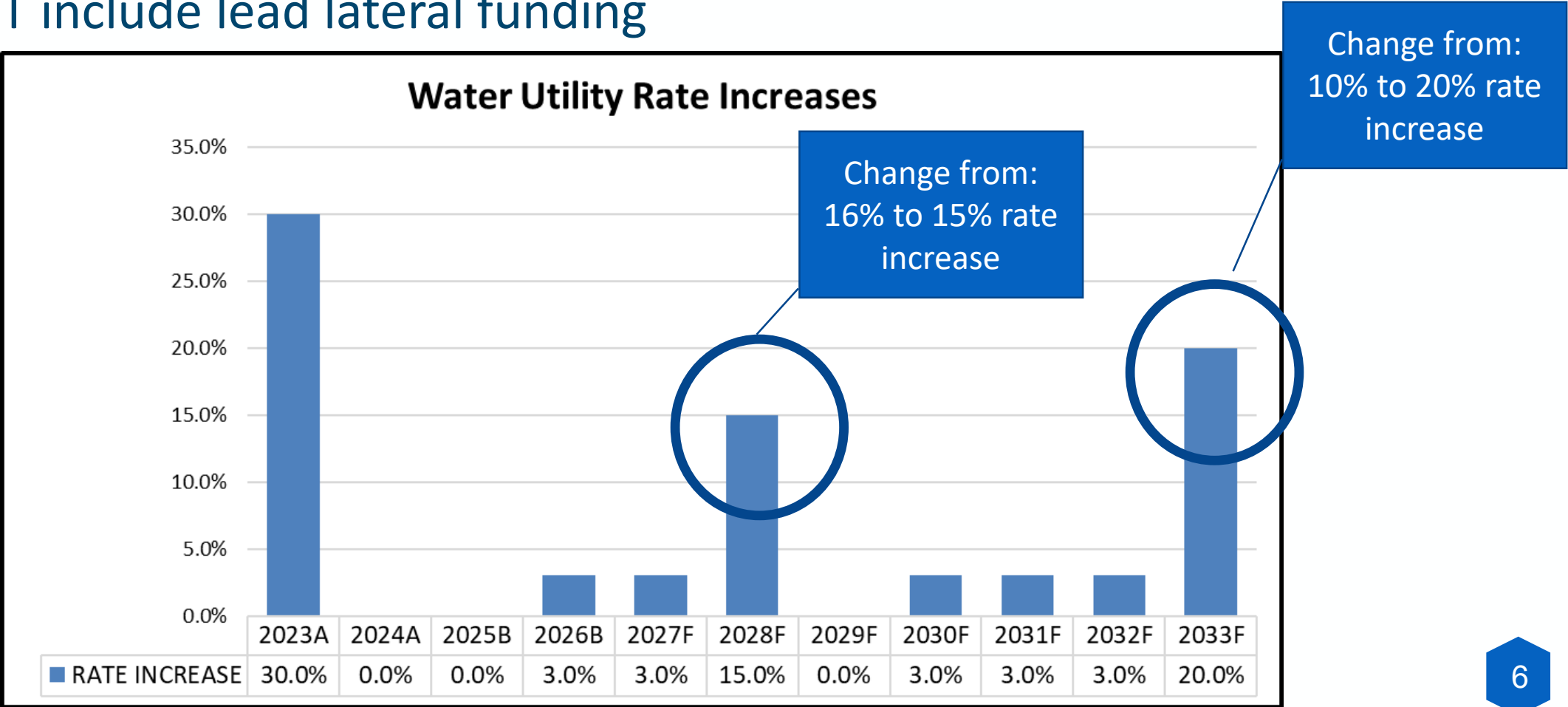
2026-2030 Highlights

- Five-year forecast impact
 - Sanitary and storm funding are within rate constraints.
 - Water exceeds rate constraints
- Continued focus on major arterial roads
 - STH 181 construction budget added
 - 11.6 roadway miles, including WisDOT corridors – 6.4% of total City roadway miles
- 5 New local street projects added in 2028-2030
- Maximizing grant opportunities
 - Approximately \$53.5 million in grants
 - Water and sanitary not covered by paving grants.
- Achieving Common Council policies increase costs
 - Bike & Ped - Complete Streets
 - 100-Year Storm Level of Protection



Impact on Water Rates - Revised

- \$12.7M in water costs for North Avenue
- \$10.6 million in storm costs for Watertown Plank
- Does NOT include lead lateral funding

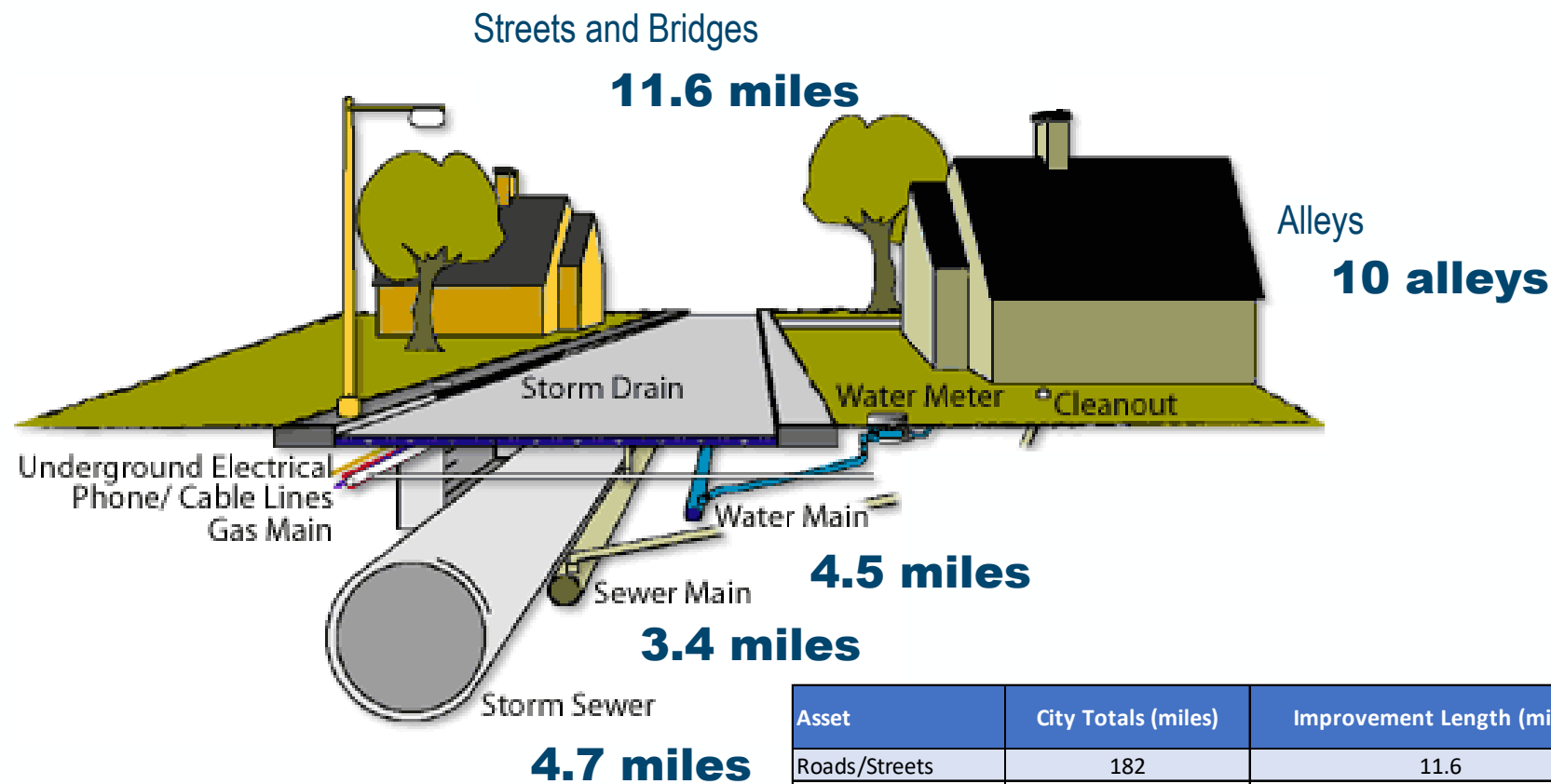


Financial Overview

Project Type	2026	2027	2028	2029	2030	Total By Type of Project
Transportation	\$ 7,219,694	\$ 9,776,279	\$ 39,862,415	\$ 6,304,382	\$ 19,654,593	\$ 82,817,364
Sanitary Sewers	\$ 1,147,060	\$ 4,240,500	\$ 7,296,000	\$ 1,297,004	\$ 10,174,788	\$ 24,155,352
Storm Sewers	\$ 3,965,472	\$ 2,685,754	\$ 6,018,356	\$ 632,826	\$ 6,353,582	\$ 19,655,990
Water	\$ 4,090,451	\$ 2,454,298	\$ 16,104,247	\$ 1,283,312	\$ 10,170,263	\$ 34,102,571
Structures & Equip.	\$ 2,958,763	\$ 3,095,000	\$ 1,538,000	\$ 1,075,000	\$ 1,340,000	\$ 10,006,763
TIF	\$ -	\$ 312,000	\$ 2,498,000	\$ 206,000	\$ -	\$ 3,016,000
Parks	\$ 2,088,000	\$ 555,000	\$ 75,000	\$ -	\$ -	\$ 2,718,000
Other	\$ 2,100,000	\$ 550,000	\$ 50,000	\$ 60,000	\$ 85,000	\$ 2,845,000
TOTAL	\$ 23,569,440	\$ 23,668,831	\$ 73,442,018	\$ 10,858,523	\$ 47,778,226	\$ 179,317,039

Includes approx.
\$53.5 million in grant funding
for contracts let by
DOT and MMSD

Improvements by Asset Type



Asset	City Totals (miles)	Improvement Length (miles)	Percentage of Asset Total (%)
Roads/Streets	182	11.6	6.4%
Storm Sewer	131	4.7	3.6%
Sanitary Sewer	153	3.4	2.2%
Water	202	4.5	2.2%

Asset	City Totals (# of alleys)	Proposed Improvements (# of alleys)	Percentage of Asset Total (%)
Alleys	138	10	7.2%

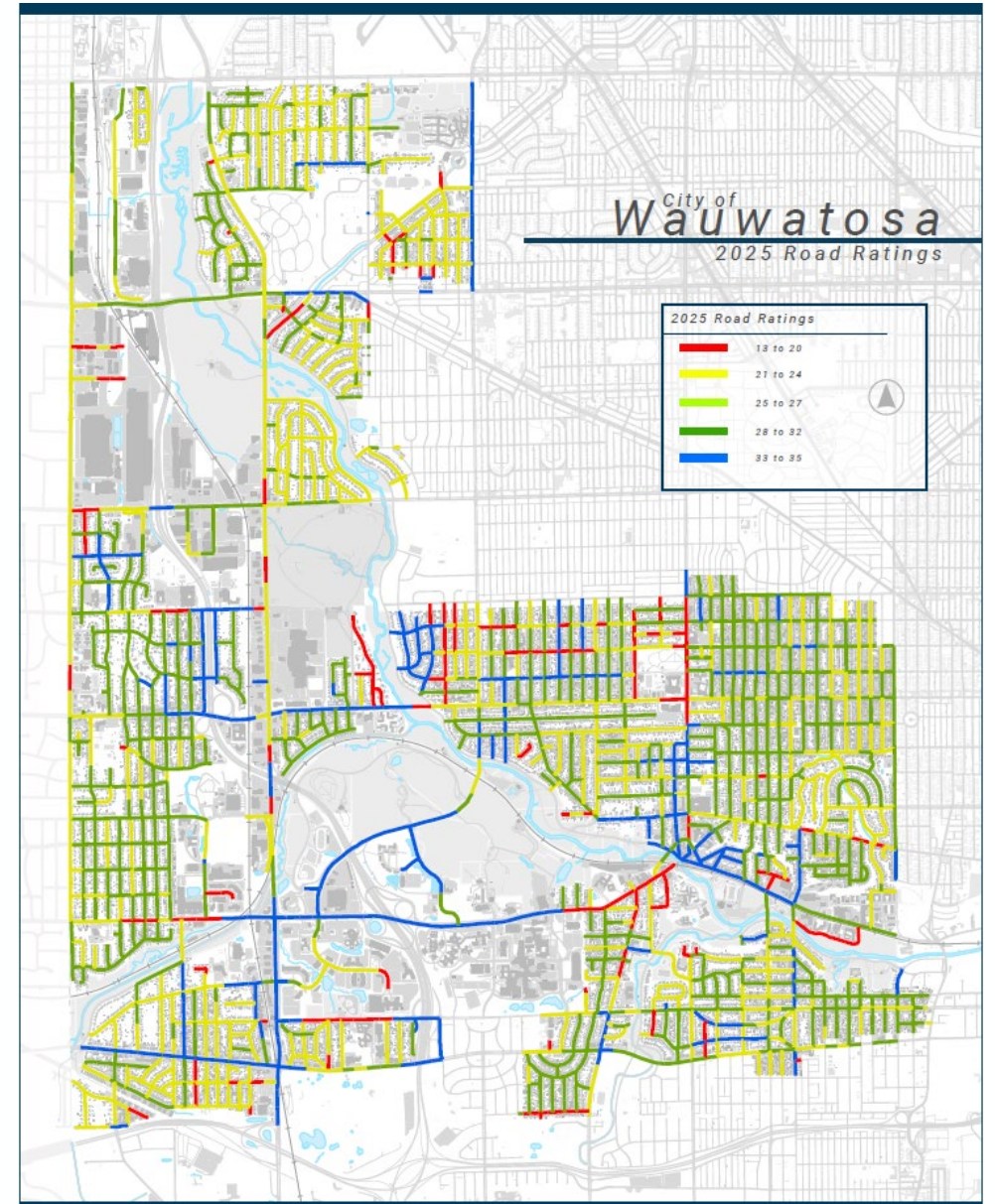
Street Improvement Program – Total Miles

Year	Miles Proposed	Target Goal
2026	0.39	4.00 miles
2027	0.45	4.00
2028	1.57	4.00
2029	2.14	4.00
2030	5.15	4.00
TOTALS	9.70	20.00 miles

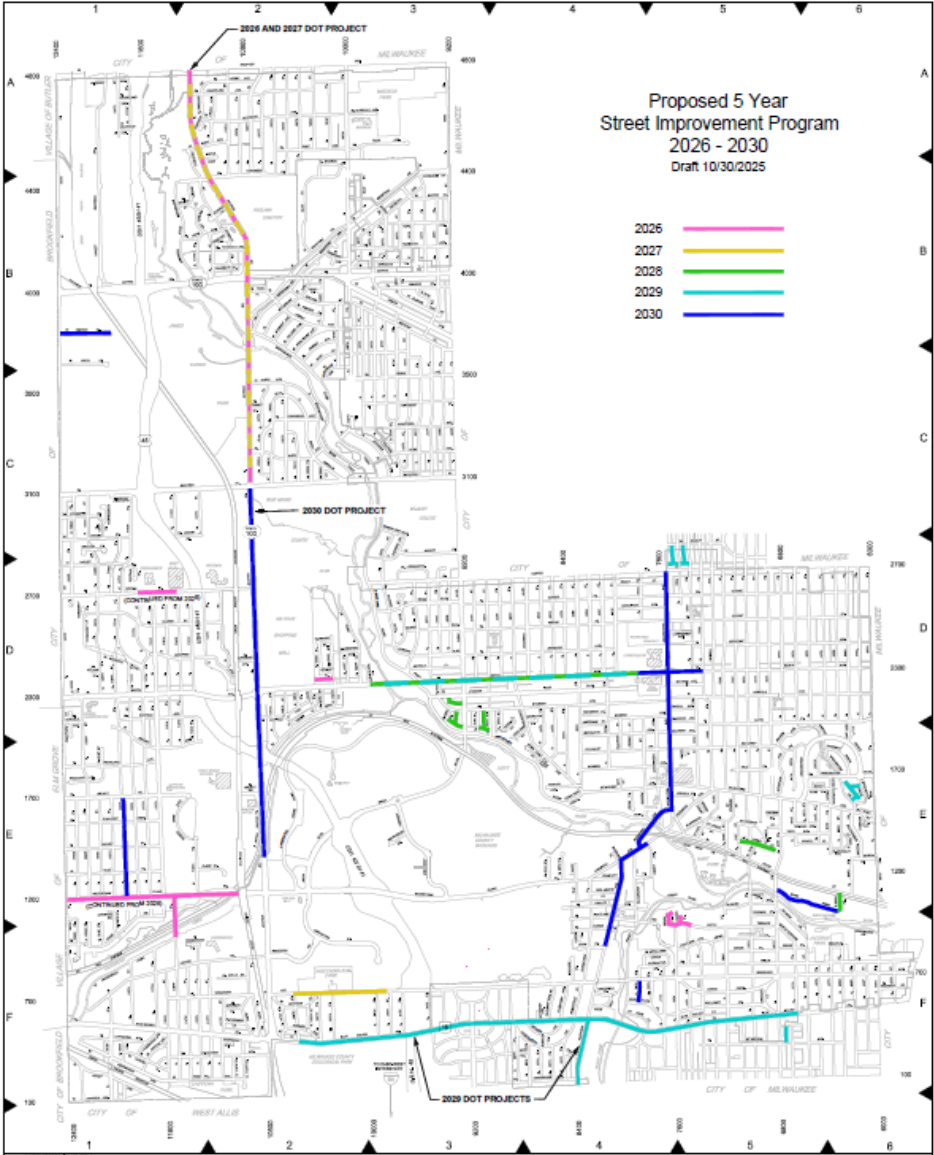
City Street Condition Ratings

Paser Ratings*	Miles of Roadway	Percentage of Total Miles (%)
13-20	11.7	6.4%
21-24	44.7	24.6%
25-27	62.3	34.3%
28-32	42.1	23.1%
33-35	15.2	8.3%

*Paser ratings do not include facilities under Milwaukee County jurisdiction



Street Improvement Program



Street Improvement Program

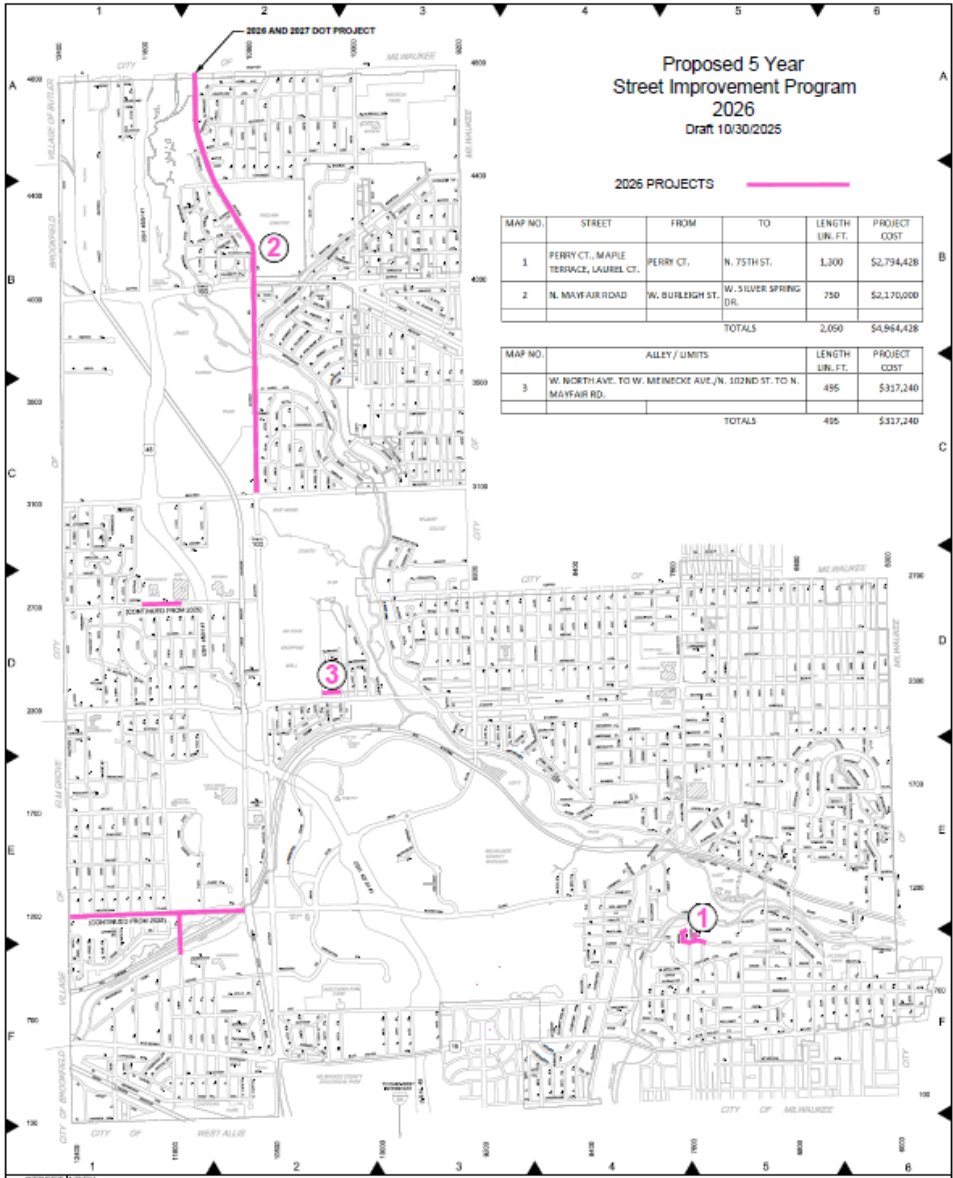
2026 STREET IMPROVEMENT PROGRAM

MAP NO.	STREET	FROM	TO	LENGTH LIN. FT.	PROJECT COST
1	PERRY CT., MAPLE TERRACE, LAUREL CT.	PERRY CT.	N. 75TH ST.	1,300	\$2,794,428
2	N. MAYFAIR ROAD	W. BURLEIGH ST.	W. SILVER SPRING DR.	750	\$2,170,000

TOTALS 2,050 \$4,964,428

MAP NO.	ALLEY / LIMITS	LENGTH LIN. FT.	PROJECT COST
3	W. NORTH AVE. TO W. MEINECKE AVE./N. 102ND ST. TO N. MAYFAIR RD.	495	\$317,240

TOTALS 495 \$317,240

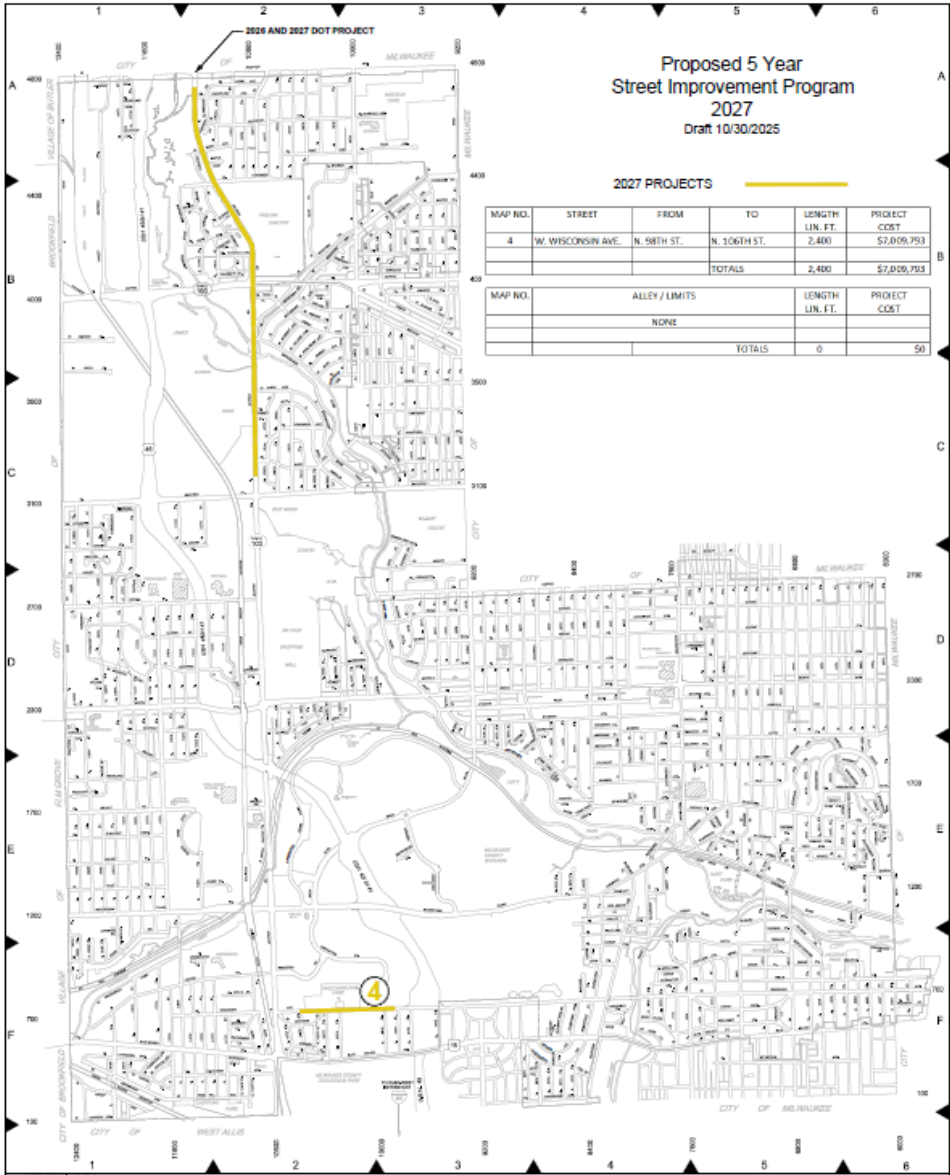


Street Improvement Program

2027 STREET
IMPROVEMENT
PROGRAM

MAP NO.	STREET	FROM	TO	LENGTH LIN. FT.	PROJECT COST
4	W. WISCONSIN AVE.	N. 98TH ST.	N. 106TH ST.	2,400	\$7,009,793
			TOTALS	2,400	\$7,009,793

MAP NO.	ALLEY / LIMITS		LENGTH LIN. FT.	PROJECT COST
	NONE			
		TOTALS	0	\$0

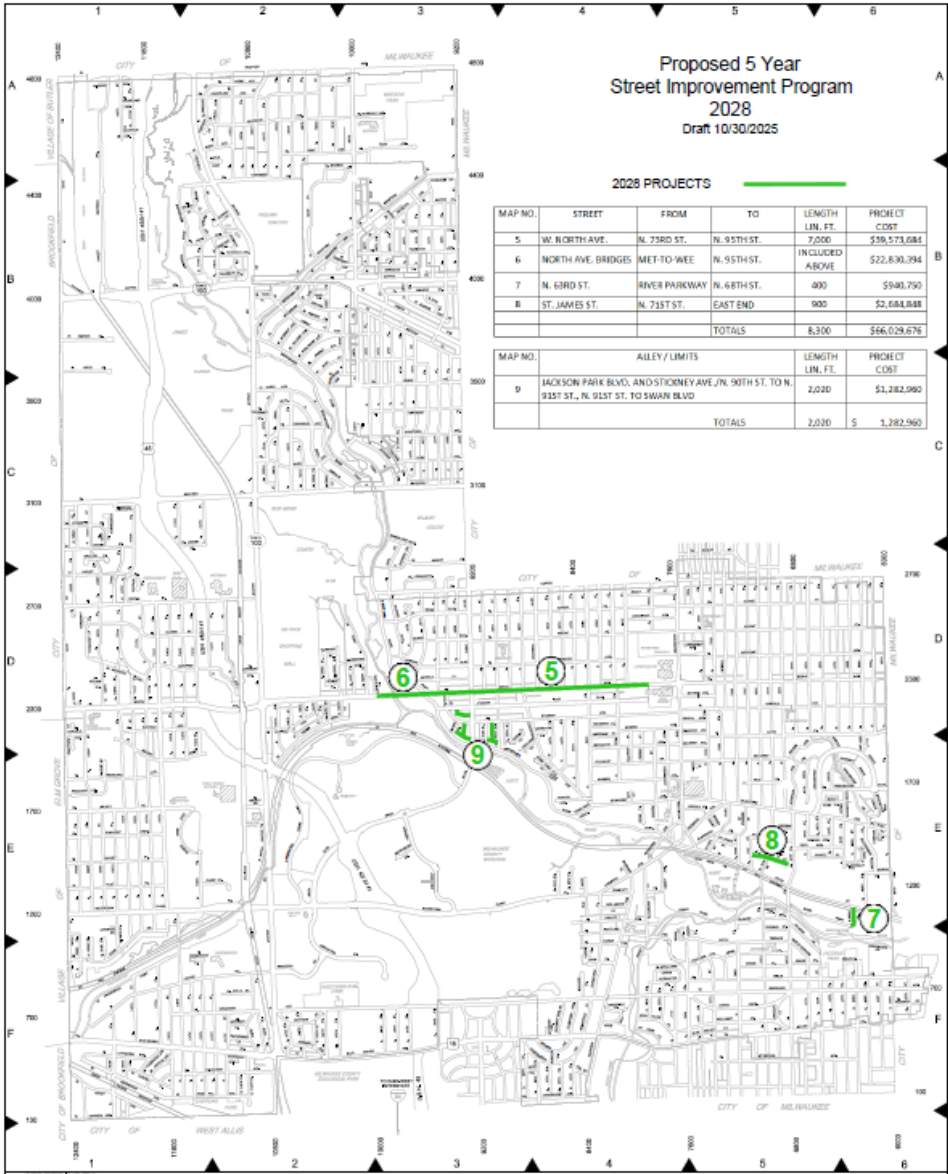


Street Improvement Program

2028 STREET IMPROVEMENT PROGRAM

MAP NO.	STREET	FROM	TO	LENGTH LIN. FT.	PROJECT COST
5	W. NORTH AVE.	N. 73RD ST.	N. 95TH ST.	7,000	\$39,573,684
6	NORTH AVE. BRIDGES	MET-TO-WEE	N. 95TH ST.	INCLUDED ABOVE	\$22,830,394
7	N. 63RD ST.	RIVER PARKWAY	N. 68TH ST.	400	\$940,750
8	ST. JAMES ST.	N. 71ST ST.	EAST END	900	\$2,684,848
			TOTALS	8,300	\$66,029,676

MAP NO.	ALLEY / LIMITS	LENGTH LIN. FT.	PROJECT COST
9	JACKSON PARK BLVD. AND STICKNEY AVE./N. 90TH ST. TO N. 91ST ST., N. 91ST ST. TO SWAN BLVD	2,020	\$1,282,960
	TOTALS	2,020	\$ 1,282,960

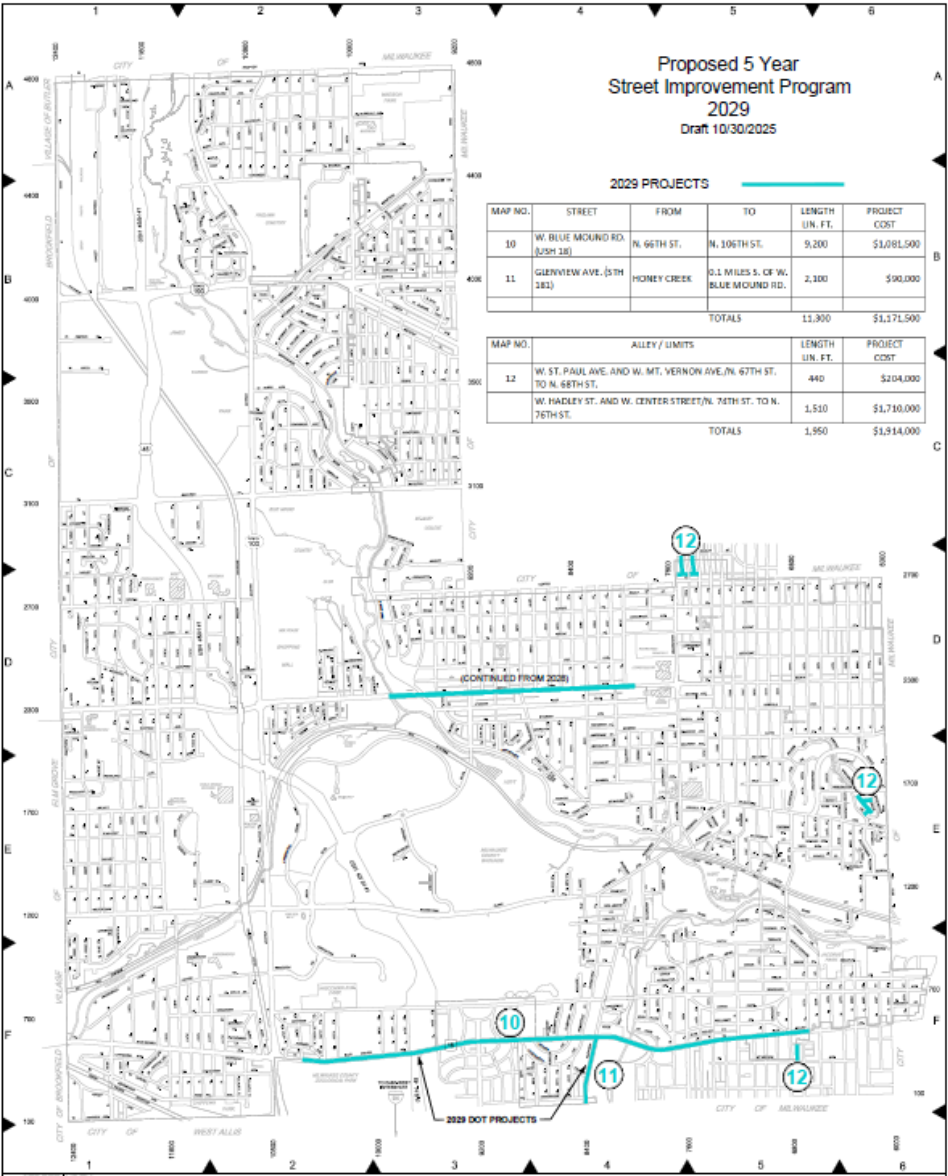


Street Improvement Program

2029 STREET IMPROVEMENT PROGRAM

MAP NO.	STREET	FROM	TO	LENGTH LIN. FT.	PROJECT COST
10	W. BLUE MOUND RD. (USH 18)	N. 66TH ST.	N. 106TH ST.	9,200	\$1,081,500
11	GLENVIEW AVE. (STH 181)	HONEY CREEK	0.1 MILES S. OF W. BLUE MOUND RD.	2,100	\$90,000
TOTALS				11,300	\$1,171,500

MAP NO.	ALLEY / LIMITS	LENGTH LIN. FT.	PROJECT COST
12	W. ST. PAUL AVE. AND W. MT. VERNON AVE./N. 67TH ST. TO N. 68TH ST.	440	\$204,000
	W. HADLEY ST. AND W. CENTER STREET/N. 74TH ST. TO N. 76TH ST.	1,510	\$1,710,000
TOTALS		1,950	\$1,914,000



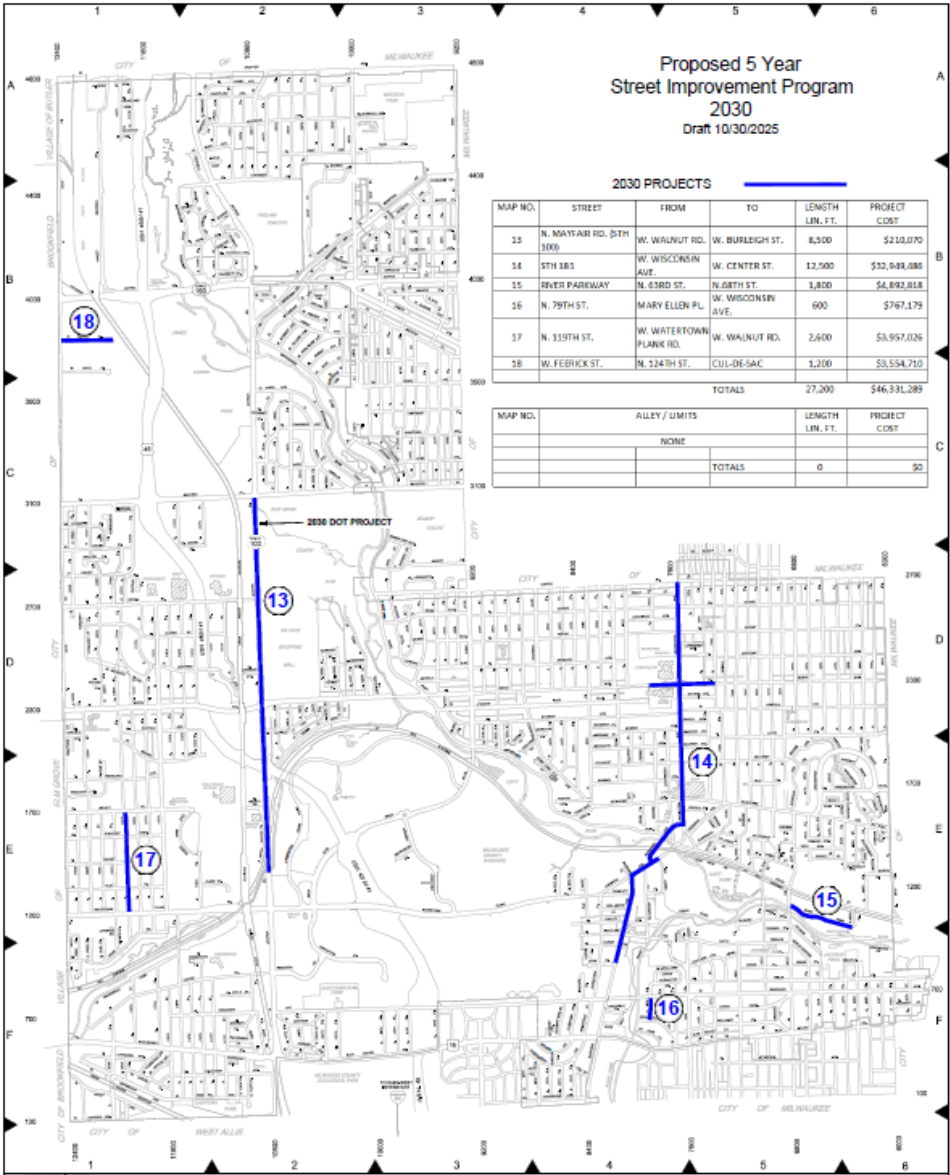
Street Improvement Program

2030 STREET IMPROVEMENT PROGRAM

MAP NO.	STREET	FROM	TO	LENGTH LIN. FT.	PROJECT COST
13	N. MAYFAIR RD. (STH 100)	W. WALNUT RD.	W. BURLEIGH ST.	8,500	\$210,070
14	STH 181	W. WISCONSIN AVE.	W. CENTER ST.	12,500	\$32,949,486
15	RIVER PARKWAY	N. 63RD ST.	N.68TH ST.	1,800	\$4,892,818
16	N. 79TH ST.	MARY ELLEN PL.	W. WISCONSIN AVE.	600	\$767,179
17	N. 119TH ST.	W. WATERTOWN PLANK RD.	W. WALNUT RD.	2,600	\$3,957,026
18	W. FEERICK ST.	N. 124TH ST.	CUL-DE-SAC	1,200	\$3,554,710

TOTALS 27,200 \$46,331,289

MAP NO.	ALLEY / LIMITS		LENGTH LIN. FT.	PROJECT COST
	NONE			
		TOTALS	0	\$0

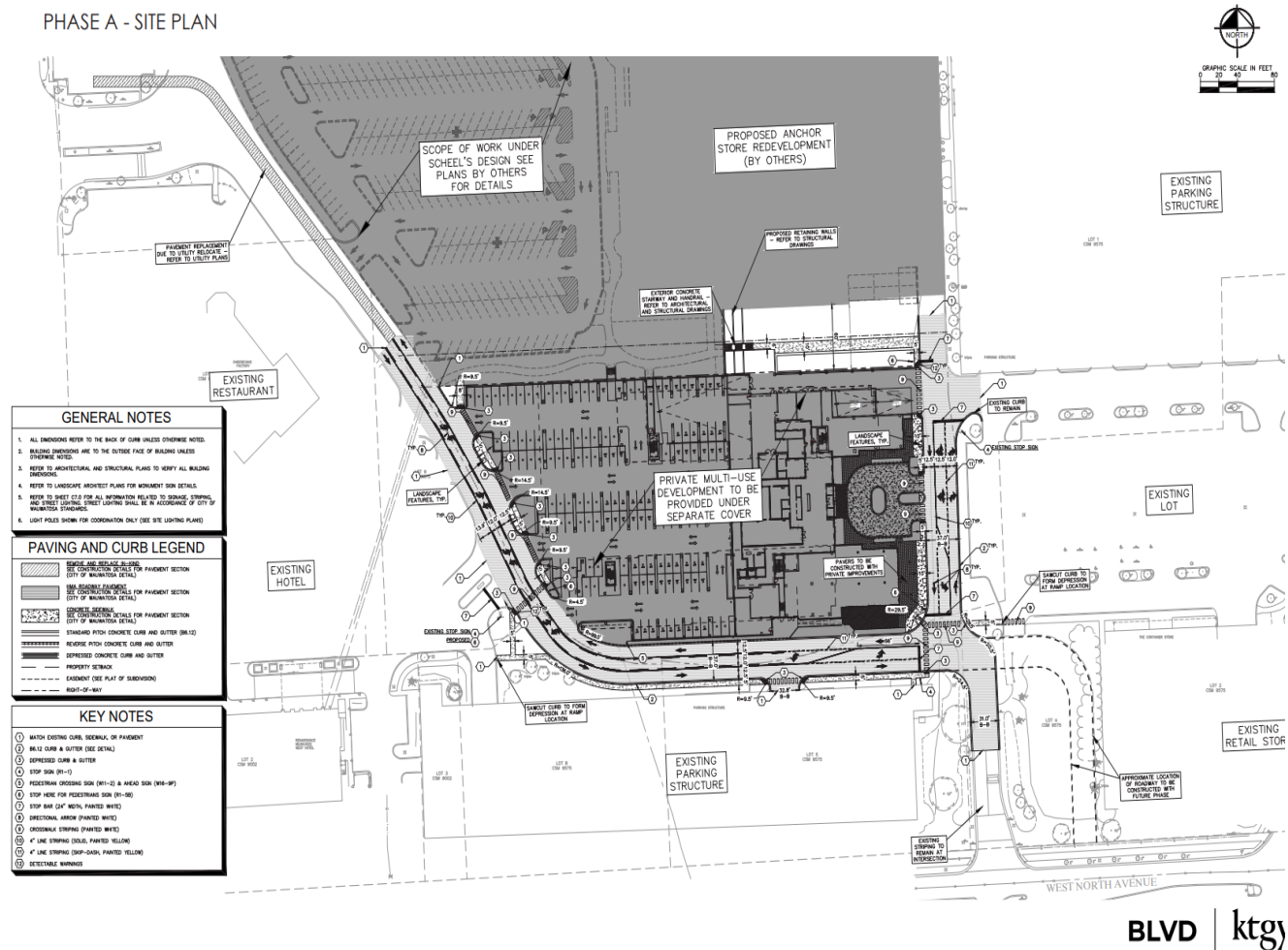


Top 10 Projects by Cost (excluding street improvement program)

#	Description	Page Number	Year/s	Total Cost
7015	TIF 15 – Mayfair Mall South	120	2026-2027	\$ 6,400,000.00
2026-2030	Sidewalk Improvement Program	51	2026-2030	\$ 4,911,250.00
3011	WA4004 Sanitary Sewer Lining and Lateral Grouting	59	2026-2027	\$ 2,775,000.00
2309	Tosa Trails - Wisconsin Ave Connector	48	2026-2027	\$ 2,165,000.00
2402	Construct Fiber Optic Connections between Critical City Facilities	122	2026-2030	\$ 1,662,500.00
3026-3030	Sanitary Sewer Spot Improvements	61	2026-2030	\$ 1,387,500.00
3100	Sanitary Lining Independent of Paving	62	2026-2030	\$ 1,387,500.00
2626-2630	Signalized Intersection Improvements	57	2026-2030	\$ 1,325,209.00
1124	Walnut Road UP Railroad Underpass	39	2026	\$ 1,250,000.00
1626-1630	Pavement Repairs and Spot Improvements	44	2026-2030	\$ 1,216,860.18

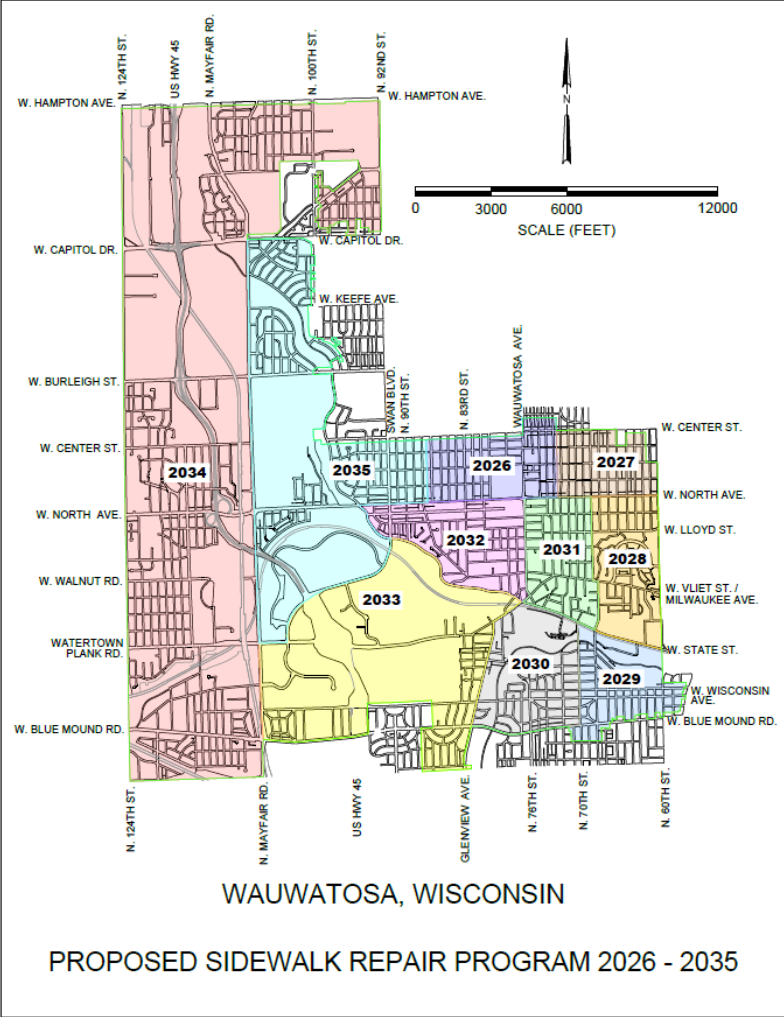
TIF 15 – Mayfair Mall South

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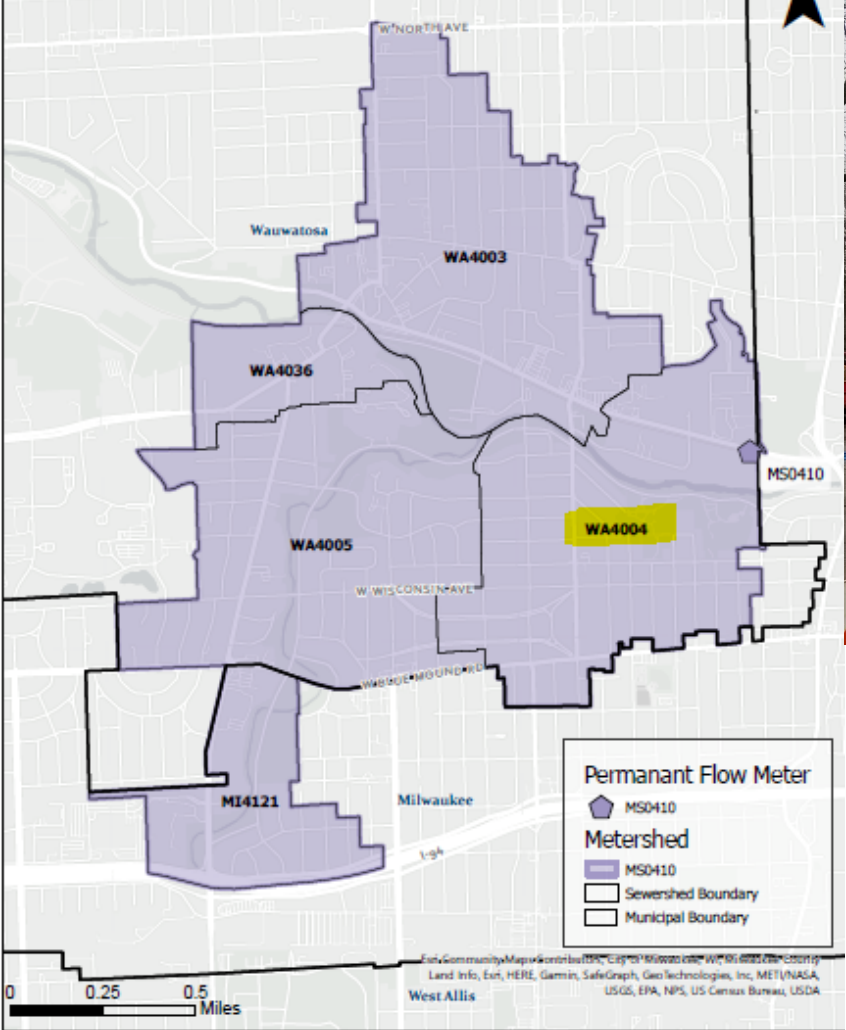
Sidewalk Improvement Program

#	Description	Page Number	Year/s	Total Cost
2026-2030	Sidewalk Improvement Program	51	2026-2030	\$ 4,911,250.00



WA4004 Sanitary Sewer Lining and Lateral Grouting

#	Description	Page Number	Year/s	Total Cost
3011	WA4004 Sanitary Sewer Lining and Lateral Grouting	59	2026-2027	\$ 2,775,000.00



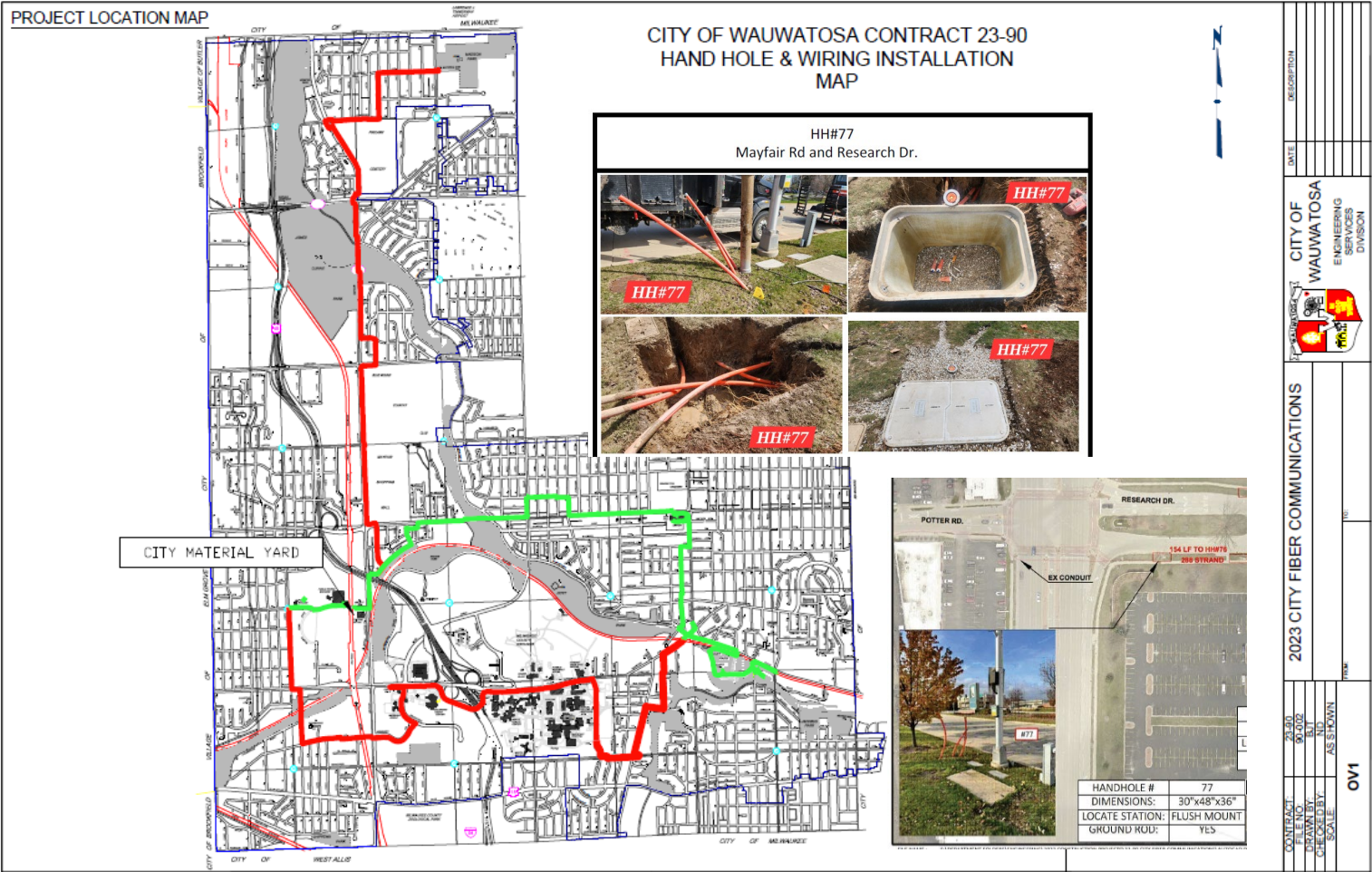
Tosa Trails - Wisconsin Ave Connector

#	Description	Page Number	Year/s	Total Cost
2309	Tosa Trails - Wisconsin Ave Connector	48	2026-2027	\$ 2,165,000.00



Construct Fiber Optic Connections between Critical City Facilities

#	Description	Page Number	Year/s	Total Cost
2402	Construct Fiber Optic Connections between Critical City Facilities	122	2026-2030	\$ 1,662,500.00



Sanitary Sewer Spot Improvements

#	Description	Page Number	Year/s	Total Cost
3026-3030	Sanitary Sewer Spot Improvements	61	2026-2030	\$ 1,387,500.00



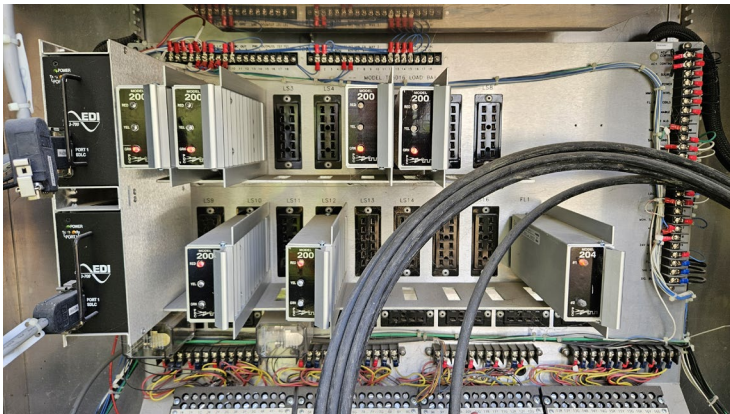
Sanitary Lining Independent of Paving

#	Description	Page Number	Year/s	Total Cost
3100	Sanitary Lining Independent of Paving	62	2026-2030	\$ 1,387,500.00



Signalized Intersection Improvements

#	Description	Page Number	Year/s	Total Cost
2626-2630	Signalized Intersection Improvements	57	2026-2030	\$ 1,325,209.00



Walnut Road UP Railroad Underpass

#	Description	Page Number	Year/s	Total Cost
1124	Walnut Road UP Railroad Underpass	39	2026	\$ 1,250,000.00



Pavement Repairs and Spot Improvements

#	Description	Page Number	Year/s	Total Cost
1626-1630	Pavement Repairs and Spot Improvements	44	2026-2030	\$ 1,216,860.18



New Projects in 2026-2030 Capital Improvement Plan

Project Number	Project Description	Page	Construction Year	Total Cost
1128	DOT Mayfair Rd Resurfacing, W. Walnut Rd. to W Burleigh St	43	2030	\$ 210,070.00
2310	Tosa Trails - N. 116th St. (W. Gilbert Ave. to W. North Ave.)	49	2027	\$ 131,919.84
2311	Tosa Trails - N. 116th St. (W. North Ave. to W. Center St.)	50	2028	\$ 260,913.00
2312	North Ave. (N. 73rd St. to N. 60th St.) Corridor Engineering Study	45	TBD	\$ 550,000.00
4104	N. 94th St./Jackson Park Blvd to Menomonee River Storm Sewer Improvements	65	2027	\$ 528,455.00
5119	Resurface 64th Street Water Reservoir	70	2029	\$ 600,000.00
6234	DPW Exterior Cladding Repairs	76	2028	\$ 210,000.00
6235	Purchase Rear Loader Refuse Truck	77	2026	\$ 340,000.00
6438	Parking Enforcement ALPR system	78	2026	\$ 45,763.00
6450	Police Station Air Handling Unit Variable Frequency Drive replacement	84	2030	\$ 25,000.00
6638	Fire Station Maintenance	95	2030	\$ 175,000.00
6639	Fire Stations Roofs and Solar	96	2026	\$ 1,200,000.00
6640	Fire Department HVAC updates	97	2030	\$ 275,000.00
6641	Fire Station 51 Uncovered Patio water intrusion mitigation	98	2027	\$ 110,000.00
8057	Hart Park Heating systems updates	115	2028	\$ 85,000.00
8058	Skatepark Lights at Hart Park	116	2026	\$ 180,000.00

Unfunded projects

Project Number	Project Description	Page
10273	2027 Paving Program (Plank Ct. - N. 113th St. to Cul de Sac)	17
10291	2029 Paving Program (68th Street Bridge over Menomonee River)	21
10303	2030 Paving Program (Milwaukee Ave. - W. Wauwatosa Ave. to N. 66th St.)	27
10304	2030 Paving Program (N. 95th St. - Ridge Blvd. to Beverly Pl., N. 96th St. - Ridge Blvd. to City Limit)	28
10307	2030 Paving Program (Windsor Court - W. Wisconsin Ave. to Cul de Sac)	31
10308	2030 Paving Program (W. Hawthorne Ave. - Glenview Ave. to West City Limits)	32
1111	Village Area Entry Point Vehicular Barrier System	121
1117	N. 124th Street - Lisbon to Ruby	34
1118	N. 124th Street Burleigh to Capitol	35
1125	Burleigh Road Reconstruction	40
3005	Schoonmaker Creek Sewershed Utility Improvements and Flood Relief	58
4100	Knoll Blvd Storm Sewer Improvements	64
5019	Water Main Replacements	66
7014	Research Park Infrastructure Update and Redesign	119



Questions?