



AlexRenew is an independent public authority that manages Alexandria's wastewater to improve our local waterways.

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1800 Limerick Street, Alexandria, Virginia 22314

**BOARD OF DIRECTORS**

John Hill  
*Chair*

James Beall  
*Vice Chair*

William Dickinson  
*Sec'y-Treas*

Adriana Caldarelli

Mark Jinks

**CHIEF EXECUTIVE OFFICER**

Justin Carl, PE

**GENERAL COUNSEL**

McGuire Woods, LLP

## MEMORANDUM

TO: AlexRenew Board of Directors

FROM: Secretary-Treasurer

DATE: June 13, 2023

SUBJECT: Regular Board of Directors Meeting

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The Regular Meeting of the Board of Directors will be held Tuesday, June 20, 2023, at 6:00 p.m. at Alexandria Renew Enterprises.

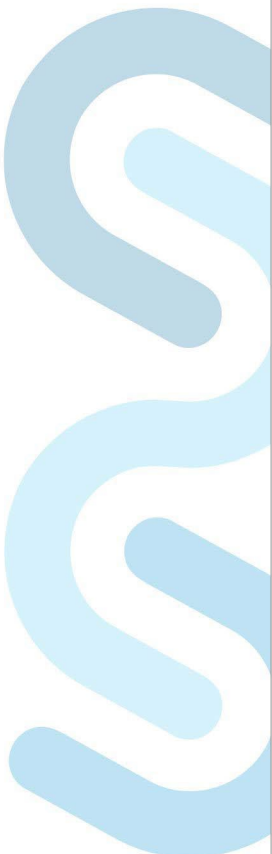
There are currently two unfinished business and two new business items for Board approval:

Unfinished Business

- Review and Approve FY2024-25 Rate Adjustment (Alex Only)
- Review and Approve FY2024 Operating and Capital Budget (Joint Use)

New Business

- Review and Approve Update to Board Policy on Procedures for the Procurement of Construction Management and Design-Build (Joint Use)
- Review and Approve Update to Board Policy on Electronic Meetings (Joint Use)





## Agenda

AlexRenew Board of Directors Meeting  
Tuesday, June 20, 2023 @ 6:00 p.m.  
1800 Limerick Street and livestream on YouTube  
<http://board.alexrenew.org>

The Tuesday, June 20, 2023, Board of Directors Meeting is being held at AlexRenew (1800 Limerick Street, Ed Semonian Boardroom, Alexandria, VA 22314). Members of the Board and staff are participating in person. The public may access the meeting in person or through the live broadcast on YouTube via <http://board.alexrenew.org>

Public comments will be received at the meeting. If you wish to speak during public comment, please contact the Board Secretary at (703) 721-3500 ext. 2260 or [lorna.huff@alexrenew.com](mailto:lorna.huff@alexrenew.com) in advance so you can be added to the speakers list. Submission of written statements is encouraged and may be emailed to the Board Secretary.

A recording of the meeting will be posted on <http://www.alexrenew.com> after the meeting.

No.	Item	Presenter	Action
1.	Call to Order (6:00 p.m.)	Chairman	
2.	Approval of Agenda (6:02 p.m.)	Chairman	Approval
3.	Public Comment Period (6:05 p.m.)	Chairman	
4.	Consent Agenda (6:15 p.m.)	Chairman	Approval
	a. Minutes (Meeting May 16, 2023) (Tab 1)		
	b. Minutes (Public Hearing held May 20, 2022) (Tab 1)		
	c. Review and Approve Renewal of Professional Services Contract 17-022 for RiverRenew Owner's Advisor (Joint Use) (Tab 2)		
	d. Review and Approve Amendment #10 to Contract 17-022 for RiverRenew Owner's Advisor (Joint Use) (Tab 3)		
	e. Review and Approve of Amendment #4 to Contract 20-013 for Tunnel System Resident Engineering and Inspection (Joint Use) (Tab 4)		
	f. Review and Approve a Revised Communications Policy ( <i>separate attachment</i> ) (Joint Use)		
5.	Unfinished Business (6:25 p.m.)	Chairman	Approval
	a. Review and Approve FY2024-25 Rate Adjustment (Alex Only) (Tab 5)		
	b. Review and Approve FY2024 Operating and Capital Budget (Joint Use) (Tab 6)		
6.	New Business (6:35 p.m.)	Chairman	Approval
	a. Job Order Contracting Presentation	Mr. Carl	
	b. Review and Approve Update to Board Policy on Procedures for the Procurement of Construction Management and Design-Build (Joint Use) (Tab 7)		
	c. Review and Approve Update to Board Policy on Electronic Meetings (Joint Use) (Tab 8)		
7.	AlexRenew Monthly Outcomes Update (7:05 p.m.) (Tab 9)	Mr. Carl	Information
8.	Adjourn (7:20 p.m.)	Chairman	

Times shown in parentheses ( ) are approximate start times and serve as guidelines

If you need an interpreter, translator, materials in alternate formats or other accommodations to access this service, activity or program, please call (703) 721-3500 ext. 2260 at least three business days prior to the meeting.

**The next Board of Directors meeting is scheduled for Tuesday, July 18, 2023 @ 6:00 p.m.**

### AlexRenew Board of Directors

Chair: John Hill | Vice Chair: Jim Beall | Secretary-Treasurer: William Dickinson  
Members: Adriana Caldarelli, Mark Jinks

Minutes of the 907<sup>th</sup> Meeting  
*“Celebrating Over 60 Years of Continuous Environmental Excellence”*  
Alexandria Renew Enterprises  
6:00 p.m., Tuesday, May 16, 2023

On Tuesday, May 16, 2023, the Alexandria Renew Enterprises Board of Directors held its regular Board of Directors meeting in the Edward Semonian Board Room at 1800 Limerick Street, with the following present:

Members: Mr. John Hill, Chairman  
Mr. James Beall, Vice Chairman  
Mr. William Dickinson, Secretary-Treasurer  
Ms. Adriana Caldarelli, Member  
Mr. Mark Jinks, Member

Staff: Mr. Justin Carl, General Manager/Chief Executive Officer  
Ms. Allison Deines, Chief Water Quality Officer  
Ms. Caitlin Feehan, Chief Administrative Officer  
Mr. Lake Akinkugbe, Director of Finance  
Ms. Lorna Huff, Secretary to the Board

Counsel: Ms. Amanda Waters, General Counsel,  
McGuireWoods LLP

Fairfax County  
Representative: Mr. Shahram Mohsenin, Branch Chief  
Wastewater Planning & Monitoring Division

City Representative: Ms. Suzanne Salva, Project Manager  
T&ES/Sanitary Sewer Infrastructure Division

Call to Order

The Chairman called the meeting to order at 6:01 p.m.

Approval of Agenda

The Chairman requested that members review and approve the agenda. Mr. Beall moved and Mr. Dickinson seconded. The Board unanimously approved.

Public Comment Period

There being no members of the public in attendance and wishing to speak, the Chairman closed the public comment period.

Consent Agenda

The Chairman requested members review the Consent Agenda which contained the Minutes of the April 18, 2023, meeting and a request for approval of a contract award for construction of the primary settling tanks rehabilitation project. Mr. Carl noted the location of the settling tanks and defined “chains and flights” for members. There being no changes to the Consent Agenda, the Chairman requested a motion to approve, Mr. Beall moved approval and Ms. Caldarelli seconded. The Board unanimously approved.

New Business

A. Customer Service Migration Update.

Discussion.

Mr. Carl recognized Mr. Robertson who updated members on AlexRenew's upcoming customer service migration. AlexRenew's current customer service solution includes payment processing, online portal and call center services. Payment plans for delinquent accounts have transitioned from GCWW to Promise Pay. He reviewed the role of Virginia American Water (VAW) noting they provide disconnection services to AlexRenew. AlexRenew's new partner is Enterprise Solutions Consulting (ESC) whose focus is providing customer service solutions for utilities across the country. The new system allows for customization of the portal, and more payment options including Google Pay, Apple Pay and Paypal.

Staff has worked with ESC to keep the bill format consistent and customer account numbers will transfer with the new system. Additionally, it is believed that automatic payments will transition to the new system and a chat feature has been added. Mr. Dickinson inquired about AlexRenew's onsite staff for customer service requests. Mr. Robertson reported that customer calls are routed to the customer service call center. If customer walks in then the customer service manager will assist with their account.

Customer service hours have increased and will run from 6:00 a.m. to 6:00 p.m. Mr. Jinks inquired about where the software is housed for any upgrades, glitches, etc., and bill mailing. Mr. Robertson reported that ESC will manage that process. Mr. Dickinson inquired about the organization Promise. Mr. Robertson reported that Promise is the organization that handles our payment plans and administers LIWHAP. Mr. Robertson reported that staff has to integrate Promise's payment arrangement data into the new ESC platform. Ms. Caldarelli inquired about start/stop services. Mr. Robertson reported that new account service begins with VAW. That information is passed to AlexRenew's customer service database. He reviewed the communications campaign noting that best practices for a communications campaign is about 60 days out. Staff will work this transition from 90 days out.

Mr. Robertson completed his remarks and inquired if members had any questions. The Chairman inquired about call center metrics. Mr. Roberts reported that the metrics are built into the contract and more call center reps will be available through the transition process. Staff will continue to monitor metrics such as the number of calls into the center and disposition. Ms. Salva inquired about the change in cost due to a new provider. There is an initial upfront cost for the new system and then a significant savings per year. Mr. Hill inquired about ESC's other customers. The City of Chattanooga is a new client. They have over 30 utility clients in many different time zones. They are located in California. Mr. Dickinson inquired if they use call centers that are offshore. Mr. Robertson reported that their call centers are in the United States.

B. Review and Approve a Resolution Authorizing an Increase to the Line of Credit Financing.

Discussion

The Chairman recognized Mr. Carl who reported on AlexRenew's Line of Credit Financing. In 2021, AlexRenew opened a \$30 million line of credit to help fund construction activities on RiverRenew in the event a government shutdown made funds unavailable through the Virginia Clean Water Revolving Loan Fund (VCWRLF) and the Water Infrastructure Finance and Innovation Act (WIFIA). Staff proposes an extension to the line of credit from \$30 million to \$60 million to provide flexibility and to keep construction moving. He reported AlexRenew's current cash position of \$55 million. The current spend on RiverRenew is approximately \$8 million per month currently on construction.

Staff does not anticipate needing to use it but wanted to have the option if necessary. The current line of credit has a balance of approximately \$22 million. After the increase to the line of credit, there will be approximately \$38 million. Members inquired about how the decision was made for this approach, interest rates and the ARPA funds. Mr. Carl reported that the internal team in seeking to manage risk wanted to pursue this option and consulted with AlexRenew's financial advisor, PFM, who concurred. Mr. Carl reported that staff had recently requested and received its first \$12 million from WIFIA. The turn around time was two days. Mr. Carl reported that the ARPA funds are being processed and the turnaround time is expected to be a few weeks. There were no additional questions and the Chair requested a motion from Mr. Jinks. Mr. Jinks moved approval and Mr. Dickinson seconded. The Board unanimously approved.

Be It Resolved That, the Board authorizes the CEO to execute an agreement for the extension of a line of credit in the amount of \$30 million.

There was no additional questions or comments and the Chairman moved to CEO Monthly Outcomes.

### CEO Monthly Outcome Reports

#### CEO Board Report

Mr. Carl reported referenced the customer call numbers on the 2<sup>nd</sup> page of the CEO report for Board reference. There were no questions on the CEO Report and Mr. Carl moved to the RiverRenew Dashboard.

#### RiverRenew Dashboard

Mr. Carl reported that RiverRenew is approximately 41% complete on the project. The Waterfront Tunnel and pump station at the plant are delayed. Tunneling continues to progress with operations reaching 100 to 120 feet per day from an original planned 40 feet per day, Approximately, 3,000 feet has been accomplished to date. Staff has continued outreach with the community with tours with citizens and various agencies. The Chairman inquired on the impact of the increased speed for the crews on the ground. Mr. Carl reported that the increased speed, has resulted in an increase in traffic. Mr. Dickinson inquired on supply chain issues with the tunnel ring manufacturers. Mr. Carl reported that the rings are being manufactured in Brandywine, Maryland so none have been experienced.

Mr. Dickinson reported that the feedback he had been receiving from the tours was positive and inquired on the feedback received from staff. Mr. Carl reported that we had tunnel tours two weekends ago and had over 100 people come out from the community. Feedback was overwhelmingly positive. Staff has received additional requests for tours but are not accepting tours,

The Chairman reported that he attended the tour and was impressed with the amount of work done in a short period of time and the enthusiasm of staff. Mr. Dickinson inquired about publicity from the tours. Mr. Carl reported that there was an article written in Alexandria Living and in the Zebra. Staff is still waiting for Council to give a date for Board tours. Council and Board tours will be different from the community tours and a personnel carrier will be used to transport people back and forth. Staff is working on a date in July and will advise members when the scheduling is complete.

Mr. Carl referenced page 5 of the Dashboard, noting \$309 million spent to date. Staff had a meeting with Senator Surovell on April 27<sup>th</sup>. to provide an update on the schedule delay. They asked questions throughout and were very supportive throughout. The intent is to get the milestone extended in the next legislative session. Mr. Carl will discuss the project delay and upcoming rate increase with the group.

Financial Report

Mr. Carl noted that staff had been doing outreach regarding delinquencies. Letters have been sent to all delinquent accounts. Additionally, outreach has been done through telephone calls and door hangers. Mr. Carl noted that delinquencies stabilized in the last month. Ms. Caldarelli noted there are 91 accounts that are on active payment plans and it looks like over 1,000 that are delinquent. Is staff expecting an increase. Mr. Carl reported that staff is unsure, the data shows that bills just haven't been paid. The payment plans are largely with commercial accounts.

The Chairman inquired if there were any additional questions on the Outcomes report. Mr. Carl reported on the invitation to the Board Retreat scheduled for January. Staff has planned a dinner for the night before with the Retreat the following morning. With Mr. Dickinson's resignation, staff wanted the board member to have the opportunity prior to the retreat to understand AlexRenew and its Mission, Vision and Values.

Mr. Dickinson discussed the Ellen Pickering Award Selection Ceremony and thanked staff for their participation. Mr. Carl reported that AlexRenew got some really good traction as the entire Mount Vernon Trail Association attended the tunnel tour. Representative Byer also participated in the event.

There being no additional business, the Chairman moved to adjourn and Mr. Beall seconded. The Board unanimously approved. The meeting adjourned at 6:45 p.m.

**APPROVED:**

\_\_\_\_\_  
**Secretary-Treasurer**

Minutes of a Public Hearing  
*"Celebrating Over 60 Years of Continuous Environmental Excellence"*  
Alexandria Renew Enterprises  
9:00 a.m., Saturday May 20, 2023

On May 20, 2023, the Alexandria Renew Enterprises Board of Directors held a public hearing to receive comments on its FY 2024 Proposed Operating and Capital Budget and the FY2024-FY2025 Resolution of Intent to Adopt and Change Certain Rates Fees and Charges in the Edward Semonian Board Room at 1800 Limerick Street. The hearing was livestreamed on the Alexandria Renew YouTube channel and a recording will be posted on the Alexandria Renew Enterprises website.

The following were in attendance:

Members: Mr. John Hill, Chairman  
Mr. James Beall, Vice Chairman  
Mr. William Dickinson, Secretary-Treasurer  
Ms. Adriana Caldarelli, Member  
Mr. Mark Jinks, Member

Staff: Mr. Justin Carl, General Manager/Chief Executive Officer  
Ms. Caitlin Feehan, Chief Administrative Officer  
Mr. Lake Akinkugbe, Director of Finance  
Ms. Lorna Huff, Secretary to the Board

Call to Order

The Chairman called the meeting to order at 9:01 a.m.

Review of the Process

The Chairman reviewed the process and rules for staff and participants of the public hearing.

Discussion

The Chairman recognized Mr. Carl who reported that staff was going to present on the FY2024 Proposed Operating and Capital Budget and the FY2024-FY2025 Resolution of Intent to Adopt Certain Rates, Fees and Charges. AlexRenew's budget process began in August 2022 with the development of the Capital Improvement Program (CIP) for FY2024. Staff provided the Board with an overview of the rate and budget process in February and presented the FY2024 Preliminary Operating and Capital Budget in March.

Increases in AlexRenew's capital budget are largely due to RiverRenew spending entering its peak year with approximately \$162 million expected. Operating costs increases are due primarily to chemicals, electricity and merit adjustments for staff. Mr. Carl then recognized Ms. Feehan.

Ms. Feehan reviewed AlexRenew's governance structure, 2040 vision and guiding principles. Ms. Feehan provided an overview of the AlexRenew organization noting that it annually cleans 13 billion gallons of wastewater and serves over 300,000 customers in Alexandria and Fairfax County. An independent political subdivision, AlexRenew is governed by a 5-member citizen board. She then reviewed AlexRenew's service area and assets reporting that Fairfax County is a wholesale customer contributing to AlexRenew's operating and capital budgets.

AlexRenew's three service agreements with Fairfax and Arlington Counties and the City of Alexandria, establish the relationship among the stakeholders.

AlexRenew’s fiscal principles guide the rate setting process and this in turn sets our FY2024 budget. For FY2024, AlexRenew plans for a \$262.8 million budget with the key drivers being our operations and maintenance budget, improvement, renewal and replacement (IRR) budget and the capital improvement budget which is driven primarily for the RiverRenew project as the organization enters peak spending in 2024 of \$162 million, noting that 40% of the RiverRenew project is completed. She noted that major construction will include finishing up the mining and construction of the Hooffs Run Tunnel.

She then reviewed the budget summary of revenues and expenses and major IRR and capital improvement projects.

Ms. Feehan recognized Mr. Akinkugbe who focused on the 10-year CIP. Major projects in the CIP include the Tertiary Upgrades project currently in the design phase with a construction start date schedule for FY2026 and total capital of \$37 million. Construction was delayed due to the ongoing RiverRenew project. The Potomac Interceptor project and the Holmes Run Trunk Sewer rehabilitation project are both in the pipeline. Work here will be performed towards the end of the 10-year timeline.

He then reported on the summary of total 10-year capital expenditures and the percentages. In 2020 AlexRenew adopted a two-year rate adjustment to fund revenue requirements including initiation of RiverRenew. He further reviewed past rate adjustments as well FY2024 rate adjustments of 5.4% and 5.1%, respectively which amounts to approximately \$2.70 per month per year.

He then reviewed existing rates vs FY2024 and FY2025 rates and the rates of comparable wastewater utilities in the area.

Next steps at the June 20 meeting is to approve FY2024 Budget and FY2024-2025 rate adjustment. New rates take effect on July 1, 2023.

The Chairman thanked AlexRenew staff. There were no written comments submitted by the public or questions by the Board. The Chairman requested a motion to adjourn. Mr. Jinks moved approval and Mr. Beall seconded. The Board unanimously approved. The meeting adjourned at 9:35 a.m.

**APPROVED:**

\_\_\_\_\_  
**Secretary-Treasurer**





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## MEMORANDUM

TO: AlexRenew Board of Directors

FROM: Justin Carl, Chief Executive Officer

DATE: June 13, 2023

SUBJECT: Consent Agenda, Joint Action Item: Review and Approve Amendment No. 9 to Contract 17-022 for RiverRenew Owner's Advisor

### Issue

Contract 17-022 was executed in November 2017 with Brown and Caldwell to provide professional services for RiverRenew Owner's Advisor services for one (1) three (3) year period. The Contract was renewed for one (1) additional three (3) year period in November 2020 and expires November 2023. At AlexRenew's discretion, the contract may be renewed for three (3) subsequent years, one (1) year at a time.

### Recommendation

Staff respectfully recommends that the Board authorize the Chief Executive Officer to execute Amendment No. 9 to renew Contract 17-022 for a one (1) year term to support RiverRenew implementation.

### Budget and Funding

The FY2024 Operating and Capital Budget includes costs associated with continued RiverRenew Owner's Advisor services. Budget for FY2024 will be authorized via a separate amendment.

### Discussion

AlexRenew is currently constructing the RiverRenew Tunnel System Project, the final phase of the RiverRenew Program to prevent millions of gallons of combined sewage from polluting Alexandria's waterways each year. The Tunnel System Project is entering its third year of construction toward its mandated completion date of July 2025.

### Congruence with AlexRenew Strategic Plan:

This action enables AlexRenew's strategy of Operational Excellence.

#### BOARD OF DIRECTORS

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*Chair*

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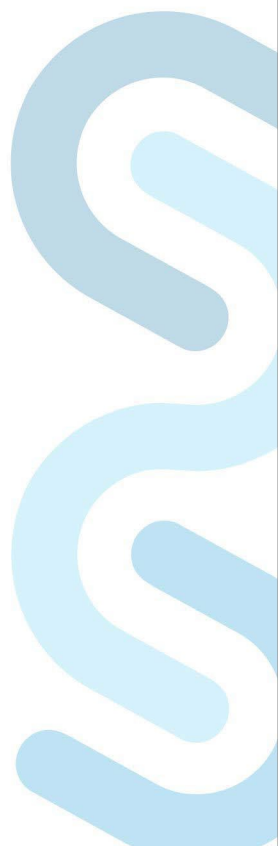
Mark Jinks

#### CHIEF EXECUTIVE OFFICER

Justin Carl, PE

#### GENERAL COUNSEL

McGuire Woods, LLP



**ACTION TAKEN**

Approved: \_\_\_\_\_

Disapproved: \_\_\_\_\_

Approved with Modification: \_\_\_\_\_

Modification(s): \_\_\_\_\_  
\_\_\_\_\_



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1800 Limerick Street, Alexandria, Virginia 22314

## MEMORANDUM

TO: AlexRenew Board of Directors

FROM: Justin Carl, Chief Executive Officer

DATE: June 13, 2023

SUBJECT: Consent Agenda, Joint Action Item: Review and Approve Amendment No. 10 to Contract 17-022 for RiverRenew Owner's Advisor

### Issue

Contract 17-022 was executed in November 2017 with Brown and Caldwell for RiverRenew Owner's Advisor services. The contract requires an amendment for the seventh-year scope of services and budget.

### Recommendation

Staff respectfully recommends that the Board authorize the Chief Executive Officer to execute Amendment No. 10 to Contract 17-022 for a not-to-exceed amount of \$9,959,000.

### Budget and Funding

Funding for Amendment No. 10 is included in the FY2024 Operating and Capital Budget.

### Discussion

AlexRenew is currently constructing the RiverRenew Tunnel System Project, the final phase of the RiverRenew Program to prevent millions of gallons of combined sewage from polluting Alexandria's waterways each year. The Tunnel System Project is entering its third year of construction toward its mandated completion date of July 2025.

Since 2017, the Owner Advisor has supported AlexRenew with the implementation of the RiverRenew Program. The contract is amended annually to incorporate the yearly scope of services and budget.

### Congruence with AlexRenew Strategic Plan:

This action enables AlexRenew's strategy of Operational Excellence.

#### BOARD OF DIRECTORS

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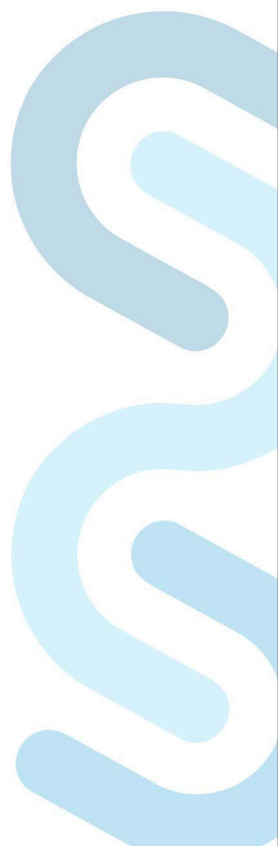
Mark Jinks

#### CHIEF EXECUTIVE OFFICER

Justin Carl, PE

#### GENERAL COUNSEL

McGuire Woods, LLP



**ACTION TAKEN**

Approved: \_\_\_\_\_

Disapproved: \_\_\_\_\_

Approved with Modification: \_\_\_\_\_

Modification(s): \_\_\_\_\_  
\_\_\_\_\_



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Justin Carl, PE

#### GENERAL COUNSEL

McGuire Woods, LLP

## MEMORANDUM

**TO:** AlexRenew Board of Directors

**FROM:** Justin Carl, Chief Executive Officer

**DATE:** June 13, 2023

**SUBJECT:** Consent Agenda, Joint Action Item: Review and Approve Amendment No. 4 to Contract 20-013 for RiverRenew Tunnel System Resident Engineering and Inspection (RE&I)

### Issue

Contract 20-013 was executed in April 2020 with EPC Consultants, Inc. (EPC) for the Tunnel System Resident Engineering and Inspection (RE&I) Services. The Contract requires an amendment for the fourth-year scope of services and budget.

### Recommendation

Staff respectfully recommends that the Board authorize the Chief Executive Officer to execute Amendment No. 4 to Contract 20-013 for a not-to-exceed amount of \$7,749,500

### Budget and Funding

Funding for Amendment No. 4 is included in the approved FY2024 Operating and Capital Budget.

### Discussion

AlexRenew is currently constructing the RiverRenew Tunnel System Project, the final phase of the RiverRenew Program to prevent millions of gallons of combined sewage from polluting Alexandria's waterways each year. The Tunnel System Project is entering its third year of construction toward its mandated completion date of July 2025.

Since 2020, the RE&I has supported AlexRenew with construction oversight, inspection, safety, quality, document control, schedule, and change management associated with the RiverRenew Tunnel System Project. The contract is amended annually to incorporate the yearly scope of services and budget.

### Congruence with AlexRenew Strategic Plan

This action enables AlexRenew's strategy of Operational Excellence.

**ACTION TAKEN**

Approved: \_\_\_\_\_

Disapproved: \_\_\_\_\_

Approved with Modification: \_\_\_\_\_

Modification(s): \_\_\_\_\_  
\_\_\_\_\_



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Justin Carl, PE

**GENERAL COUNSEL**

McGuire Woods, LLP

# MEMORANDUM

**TO:** Alexandria Renew Enterprises Board of Directors  
**FROM:** Justin Carl, CEO  
**DATE:** June 15, 2023  
**SUBJECT:** Action Item, Joint Use – Consent Agenda – Review and Approve Update to Board Policy on Communications

### Issue

At the April 18, 2022 Board Governance Meeting, an update to the Board Policy on Communications was presented. The policy has been revised to address the Board's comments on the policy.

### Recommendation

Staff respectfully requests Board approval of the attached updated policy for Communications.

### Budget and Funding

Not applicable.

### Discussion

AlexRenew's Communication Policy was first adopted in June 2016 and further revised in April 2022. After discussion at the April 18, 2022 Board Governance Committee Meeting, the policy was never finalized and approved. The policy has been updated to address discussion from the April 18, 2022 meeting and requires Board approval.

### Congruence with AlexRenew Strategic Plan

This action enables all our strategy of Public Trust.

### ACTION TAKEN

Approved: \_\_\_\_\_  
Disapproved: \_\_\_\_\_  
Approved with Modification: \_\_\_\_\_  
Modification(s): \_\_\_\_\_



# City of Alexandria, Virginia Sanitation Authority Board Adopted Policy



**Title: Communications Policy**

Date of Adoption: June 21, 2016

Date of Revision: April 18, 2022; June 20, 2023

Page 1 of 2

AlexRenew advances its mission with the public through consistent and accurate messaging. This Communications Policy (policy) outlines the Board of Director's (Board) roles and procedures to ensure message consistency, facilitate effective communication, and support AlexRenew's overall communications objectives. In all communications on behalf of AlexRenew, the Board must speak with one unified voice. As a general rule, individual board members other than the Chair are not authorized spokespersons for AlexRenew [June 20, 2023 Addendum].

## Media/Press Communications

The media/press can be advocates to share AlexRenew's mission with a wider audience. AlexRenew regularly gets media coverage. By having a media policy and establishing a designated media contact, AlexRenew can help avoid potential inaccuracies and conflicting messages.

- All media and press inquiries are to be handled by AlexRenew's General Manager/Chief Executive Officer (CEO) or his/her designee.
- All media and press inquiries shall be submitted to the CEO immediately upon receipt. The CEO will work with the Communications Team to respond to all media/press inquiries.
- All press releases, talking points, and other materials are to be approved by the CEO or his/her designee prior to dissemination/communication to the media.
- Unless authorized by the CEO and Board Chair, Board members shall not make statements or provide information to the media/press. If authorized in advance by the CEO and Board Chair, Board members may communicate with media/press using CEO-approved materials [June 20, 2023 Addendum].
- Opposite Editorials (Op-eds)
  - Op-eds shall be submitted to press/media only by the CEO.
  - The CEO may work with Board members to develop strategic op-eds.

## Social Media

AlexRenew actively uses Facebook, Twitter, and Instagram social media platforms to communicate, and engage with customers and stakeholders.

- Board members should not use their personal social media platforms to promote AlexRenew's mission or discuss official business. Using personal social media platforms to engage in discussion of AlexRenew business may result in such platforms being deemed a public forum and restricting members' ability to block or filter comments.
- Board members are encouraged to promote public posts from AlexRenew's official social media platforms.
- Board members shall be aware that they are public officials and that their online presence can affect AlexRenew. Therefore, Board members are encouraged to use personal social media



# City of Alexandria, Virginia Sanitation Authority Board Adopted Policy



**Title: Communications Policy**

Date of Adoption: June 21, 2016

Date of Revision: April 18, 2022; June 20, 2023

Page 2 of 2

platforms responsibly and respectfully.

- Board members using personal social media accounts are encouraged to use a disclaimer such as “the following statements are made in my capacity as a private citizen, and not in my capacity as an AlexRenew Board member. These statements are also not representative of the Board or its individual members, and solely represent my own personal opinions.”

## **Stakeholder Interactions**

Given Alexandria’s highly engaged citizenry, Board members will likely interact with customers and stakeholders in their official capacity and in casual conversations.

- When communicating with stakeholders, Board members shall use approved talking points provided by the CEO.
- Any questions not able to be answered from the approved talking points should be captured and directed to the CEO.

*-[June 20, 2023 Addendum].*

## **Board Communication with AlexRenew Employees**

*Board members should direct questions and requests for information to the CEO and the Board Secretary. The CEO may authorize direct communication with other staff with subject matter expertise. Board members are discouraged from engaging in direct conversations with AlexRenew employees on organizational and operational matters without prior authorization from the CEO [June 20, 2023 Addendum].*



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#### BOARD OF DIRECTORS

John Hill  
*Chair*

James Beall  
*Vice Chair*

William Dickinson  
*Sec'y-Treas*

Adriana Caldarelli

Mark Jinks

#### CHIEF EXECUTIVE OFFICER

Justin Carl, PE

#### GENERAL COUNSEL

McGuire Woods, LLP

## MEMORANDUM

**TO:** Alexandria Renew Enterprises Board of Directors

**FROM:** Justin Carl, CEO

**DATE:** June 13, 2023

**SUBJECT:** Action Item, Alexandria Only – Unfinished Business – Approve and Adopt Rates for Fiscal Years 2024 and 2025

### Issue

A public comment period was posted and a public hearing was held on Saturday, May 20, 2023 at 9:00 a.m. to receive comments on AlexRenew's Notice of Intent to Adopt Certain Rates, Fees, and Charges for Fiscal Years (FY) 2024 and 2025. No public comments were received.

### Recommendation

Staff respectfully requests the Board of Directors adopt the attached resolution enabling AlexRenew's rate change of 5.4% and 5.1% for FY2024 and FY2025, respectively.

### Discussion

The FY2024-2025 Rate Recommendation supports necessary spending on RiverRenew and the ongoing operations at AlexRenew. To ensure Board review and public comment, AlexRenew followed a process that included:

- March 21: FY2024 Preliminary Draft Budget and FY2024-2025 Rate Recommendation presented to Board
- March 27: FY2024 Preliminary Draft Budget and FY2024-2025 Rate Recommendation reviewed with Finance and Audit Committee
- April 18: FY2024 Draft Budget and FY2024-2025 Rate Recommendation presented to Board for approval of resolution for public notice and to set the public hearing
- May 20: FY2024 Draft Budget and FY2024-2025 Rate Recommendation Public Hearing held for public comment

From April to May, AlexRenew performed outreach to ratepayers that included website updates, social media posts, bill inserts, digital ads, and emails to key stakeholders.

### Congruence with AlexRenew Strategic Plan

This action enables AlexRenew's strategy of Effective Financial Stewardship.

**ACTION TAKEN**

Approved: \_\_\_\_\_

Disapproved: \_\_\_\_\_

Approved with Modification: \_\_\_\_\_

Modification(s): \_\_\_\_\_

**BOARD OF DIRECTORS**

John Hill  
*Chair*

James Beall  
*Vice Chair*

William Dickinson  
*Sec'y-Treas*

Adriana Caldarelli

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**CHIEF EXECUTIVE OFFICER**

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This action enables AlexRenew's strategy of Effective Financial Stewardship.

**ACTION TAKEN**

Approved: \_\_\_\_\_

Disapproved: \_\_\_\_\_

Approved with Modification: \_\_\_\_\_

Modification(s): \_\_\_\_\_

**RESOLUTION TO ADOPT AND CHANGE CERTAIN RATES, FEES, AND CHARGES**

BE IT RESOLVED, that the City of Alexandria, Virginia Sanitation Authority d/b/a Alexandria Renew Enterprises, adopts the following Rates, Rules, and Regulations schedule:

Description	Meter Size	Current Effective July 1, 2022	Proposed Effective July 1, 2023	Proposed Effective July 1, 2024
Individually Metered Residential Service – Wastewater Treatment Charge	All Meters	\$9.26*	\$9.76*	\$10.26*
Commercial Service – Wastewater Treatment Charge				

\*Per 1,000 gallons

Description	Meter Size	Current Effective July 1, 2022	Proposed Effective July 1, 2023	Proposed Effective July 1, 2024
Residential Base Charge	All Meters	\$13.14	\$13.85	\$14.57
Commercial Base Charge	5/8"	\$39.42	\$41.55	\$43.68
	3/4"	\$39.42	\$41.55	\$43.68
	1"	\$98.55	\$103.87	\$109.19
	1-1/2"	\$197.10	\$207.74	\$218.38
	2"	\$315.36	\$332.39	\$349.41
	3"	\$591.30	\$623.23	\$655.14
	4"	\$985.50	\$1,038.72	\$1,091.90
	6"	\$1,971.00	\$2,077.43	\$2,183.80
8"	\$3,153.60	\$3,323.89	\$3,494.08	
Minimum Deposit Based on Meter Size	-	\$0.00	\$0.00	\$0.00
Residential Customer Activation Fee	-	\$15.00	\$15.00	\$15.00

This Resolution shall take effect July 1, 2023.

Adopted this \_\_\_ day of \_\_\_\_\_, 2023.

\_\_\_\_\_  
Secretary-Treasurer

\_\_\_\_\_  
Chair

**BOARD OF DIRECTORS**

John Hill  
*Chair*

James Beall  
*Vice Chair*

William Dickinson  
*Sec'y-Treas*

Adriana Caldarelli

Mark Jinks

**CHIEF EXECUTIVE OFFICER**

Justin Carl, PE

**GENERAL COUNSEL**

McGuire Woods, LLP

## MEMORANDUM

**TO:** Alexandria Renew Enterprises Board of Directors

**FROM:** Justin Carl, CEO

**DATE:** June 13, 2023

**SUBJECT:** Action Item, Joint Use – Unfinished Business – Review and Approve Fiscal Year 2024 Operating and Capital Budget

### Issue

A public comment period was posted and a public hearing was held on Saturday, May 20, 2023 at 9:00 a.m. to receive comments on AlexRenew's Fiscal Year (FY) 2024 Operating and Capital Budget. No public comments were received.

### Recommendation

Staff respectfully requests the Board of Directors approve the FY2024 Operating and Capital Budget.

### Discussion

The FY2024 Operating and Capital Budget totals \$262 million. It includes an Operating Budget of \$33.0 million and a Capital Budget of \$212.5 million to accommodate RiverRenew's peak spending year of \$162 million. The budget balances ongoing economic conditions with AlexRenew's need to meet its day-to-day mission and support necessary spending on the RiverRenew. To ensure Board review and public comment, AlexRenew followed a process that included:

- March 21: FY2024 Preliminary Draft Budget and FY2024-2025 Rate Recommendation presented to Board
- March 27: FY2024 Preliminary Draft Budget and FY2024-2025 Rate Recommendation reviewed with Finance and Audit Committee
- April 18: FY2024 Draft Budget and FY2024-2025 Rate Recommendation presented to Board for approval of resolution for public notice and to set the public hearing
- May 20: FY2024 Draft Budget and FY2024-2025 Rate Recommendation Public Hearing held for public comment

From April to May, AlexRenew performed outreach to ratepayers that included website updates, social media posts, bill inserts, digital ads, and emails to key stakeholders.

### Congruence with AlexRenew Strategic Plan

This action enables AlexRenew's strategy of Effective Financial Stewardship.

**ACTION TAKEN**

Approved: \_\_\_\_\_

Disapproved: \_\_\_\_\_

Approved with Modification: \_\_\_\_\_

Modification(s): \_\_\_\_\_  
\_\_\_\_\_





# FY 2024 Operating & Capital Budget

July 1, 2023 - June 30, 2024  
Alexandria, VA

Adopted - June 20, 2023

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**Alexandria Renew Enterprises  
Board of Directors**

John B. Hill, Chair  
James Beall, Vice Chair  
William Dickinson, Secretary-Treasurer  
Adriana Caldarelli, Member  
Mark Jinks, Member

**Fairfax County Representative to the Board**

Shahram Mohsenin, P.E.

**Executive and Financial Staff**

Justin Carl, P. E., Chief Executive Officer  
Wendy Callahan, Chief Human Resources Officer  
Allison Deines, Chief Water Quality Officer  
Caitlin Feehan, Chief Administrative Officer  
Felicia Glapion, Chief Engineering Officer  
Dave Roberts, Chief Information Technology Officer  
Lake Akinkugbe, Director of Finance

## Chief Executive Officer's Message

To the AlexRenew Board of Directors and our Customers:

As Alexandria's resilient provider of healthy waterways, Alexandria Renew Enterprises (AlexRenew) plays an important role in ensuring that our community remains a thriving location for people to live, work, learn, and visit. Each year, AlexRenew fulfills its mission by investing in wastewater infrastructure, supporting local businesses, creating jobs, and improving public health.

The adopted budget and rate structure for AlexRenew's Fiscal Year 2024 (FY2024) will minimize increases to customers while maintaining operations and supporting the construction of the largest infrastructure project in the history of the city. The operating budget is projected to be \$33.0 million, representing an 8.5 percent year-over-year increase. This increase accounts for inflationary conditions that affect AlexRenew's ability to procure energy, chemicals, supplies, and necessary services. The adjustments will also allow the organization to invest in employees and comply with ongoing regulatory requirements.

The adopted capital budget for FY2024 totals \$212.5 million. This budget represents a 20.8 percent increase over FY2023 and reflects the peak spending associated with the RiverRenew program. Since the inception of RiverRenew, AlexRenew has received (or is in the process of securing) grants from the Commonwealth of Virginia totaling \$140 million. The grants are helping to reduce AlexRenew's debt capacity associated with the program, which assists in offsetting rate increases to customers.

At AlexRenew, we are committed to improving our local waterways and making our community a cleaner, healthier place for all. We appreciate your continued partnership and thank you for your support of our mission.

A handwritten signature in blue ink, appearing to read "Justin Carl".

Justin Carl, P. E.

AlexRenew General Manager and Chief Executive Officer

## Section 1 Understanding the Budget

AlexRenew's budget is a financial instrument, crafted within a financial, legal, policy, regulatory, and capital investment framework to ensure financial sustainability, support public health, and provide a clean, healthy water environment for the community. The budget is developed in a manner that ensures AlexRenew has the financial resources to efficiently construct, operate, and maintain a water resource recovery facility, intercepting system, and pump stations that comply with state and federal law.

Current expenses and capital outlays are estimates based on experience and judgment related to cost trends in labor, materials, and services required to operate and maintain AlexRenew's facilities. AlexRenew has no discretion with respect to the level of service it must provide to meet its regulatory requirements, and no discretionary programs within its assigned scope of activity. The primary purpose of the budget is to ensure AlexRenew maintains its mandated level of service, satisfies the requirements of the Master Indenture of Trust (Indenture), and achieves the objectives of AlexRenew's Financial Policies.

AlexRenew has only two major sources of revenue to fund all expenditures: wastewater treatment charges paid by City of Alexandria customers, and the reimbursement of a portion of expenses paid by Fairfax County. Fairfax County makes payments to AlexRenew under an amended and restated Service Agreement dated October 1, 1998 (Fairfax County Service Agreement). In accordance with the Fairfax County Agreement, Fairfax County pays a percentage of operations and maintenance expenses based upon sewer flow volume. Fairfax County also contributes to the Improvement, Renewal, and Replacement Fund (IRR) and Capital Improvement Program (CIP), at predetermined levels, to allow for the upgrade and replacement of capital assets as they depreciate, and the acquisition of new assets associated with regulatory compliance.

### 1.1 How is AlexRenew's Budget Organized?

AlexRenew builds its budget from documents that provide legal or internal policy direction. These documents include the Indenture and related financing documents; the Fairfax County Service Agreement; a service agreement with the City of Alexandria; a service agreement between AlexRenew and Arlington County (Arlington County Service Agreement); and Financial Policies adopted by the AlexRenew Board of Directors.

The Indenture is a legal agreement that mandates how AlexRenew will collect and use its revenues for operations, maintenance, and capital expenses. The Indenture requires that wastewater treatment charges collected from City of Alexandria sewer system customers be deposited in a Revenue Fund. The Indenture is also requires operating expense payments that are made by Fairfax County to AlexRenew, for its reserved capacity in the sewer system, also be deposited in the Revenue Fund. The amount due to AlexRenew from Fairfax County is established in the Fairfax County Service Agreement.

The Fairfax County Service Agreement further directs the amount and timing for monies to be paid by the County to AlexRenew for improvements and repairs to the sewer system infrastructure and investments in major capital projects.

The Arlington County Service Agreement is similar to the Fairfax County Service Agreement. This legal document establishes the amount and timing for monies paid by AlexRenew to Arlington County for agreed upon capacity in the Arlington County sewer system that treats wastewater flows from the northwestern quadrant of the city.

AlexRenew's budget is also structured to comply with the Financial Policies adopted by the Board of Directors to maintain a combined 120 days of reserves in the Operating Fund and General Reserve sub-Fund, to ensure that revenues available to pay debt service are at least equal to 1.50 times the amount of debt service due in any fiscal year, and to fund at least 15% of the CIP from cash and reserves (PAYGO).

### 1.2 What is AlexRenew's Strategic Plan?

The AlexRenew Strategic Plan cascades from the AlexRenew 2040 Vision, shown on the following page. The 2040 Vision was originally developed in 2012 by AlexRenew's citizen-led Board and was most recently updated in 2018.

## Section 2 AlexRenew’s 2040 Vision

AlexRenew’s 2040 Vision is to effectively partner with all watershed stakeholders to:

Enable local citizens the opportunity to embrace the best use of water resources and <b>establish a personal connection</b> with local waterways.	Create a <b>healthy environment</b> and improve quality of life through the exceptional reclamation of used water resources.
<b>Sustainably manage water</b> as a single resource through the entire water cycle.	Maximize use of multiple financial options to continue <b>fiscal stability</b> .

In support of AlexRenew’s 2040 Vision, the following strategic outcomes set organizational objective and budget.



**Operational Excellence:** Continually enhance water resource and recovery procedures to provide exceptional quality products.



**Public Engagement and Trust:** Engage our community to help them become informed consumers and supporters of clean water.



**Watershed Stewardship:** Facilitate collaboration to collectively manage and improve water resources.



**Adaptive Culture:** Establish an organization-wide commitment to exceptional outcomes through an enthusiasm for learning, adapting, and solving problems to achieve clean water.



**Effective Financial Stewardship:** Manage our financial resources to create an efficient and resilient organization that contributes to the health of the local economy.



### Section 3 Budget Timeline

AlexRenew utilizes a fiscal year cycle ending June 30. The FY 2024 budget will encompass the 12-month period from July 1, 2023 – June 30, 2024. AlexRenew typically develops the budget during the prior fiscal year before it undergoes review by the Board of Directors and the public. The FY2024 budget cycle also includes the adoption of new rates and charges for FY2024 and FY2025.

**Table 3.1. Schedule for FY2024 budget and rate adjustment**

Item	Feb	Mar	Apr	May	Jun	Jul
<b>Board Meeting</b>	<b>Feb 21.</b> Rate History and Principles Presentation	<b>Mar 21.</b> FY2024 Preliminary Budget and Rate Proposal	<b>Apr 18.</b> Adopt Draft Budget and Approve Resolution for Public Hearing		<b>Jun 20.</b> Approve FY2024 Budget and Rate Proposal	
<b>Finance &amp; Audit Committee</b>		<b>Mar 27.</b> Review Preliminary Budget and Rate Proposal				
<b>Public Notice</b>			<b>Apr 20 or 27.</b> Alexandria Gazette	<b>May 4.</b> Alexandria Gazette (if 1 <sup>st</sup> posting Apr 27)		
<b>Draft Budget and Rate Hearing</b>				Sat., May 20 9am – 12pm		
<b>Rate Adjustment</b>						<b>Jul 1.</b> Implement Rate Adjustment

## Section 4 Consolidated Enterprise Budget Statement

AlexRenew begins its annual budget presentation by preparing a Consolidated Enterprise Budget Statement (Statement) that combines all the estimated sources and uses of funds for the upcoming fiscal year. This statement is organized in accordance with the terms mandated in Article VII of the Indenture. The primary purpose for this Statement is to demonstrate that the overall FY2024 operating and capital budgets are in “structural” balance – which means all of the revenues and expenses are consistent with the historical financial performance, all balances that remain in the prescribed funds and accounts meet stated requirements, and if total revenues exceed total expenses, any potential excess funds are deposited in the General Fund to serve as reserves.

The chart below serves as a glossary that can be used to better understand the purpose, order of priority, and funding method for each of the Funds and Accounts established in the Indenture.

**Table 4.1. Flow of Funds in the Master Indenture of Trust**

<b>Master Indenture of Trust – Flow of Funds</b>	
Revenue Fund	Revenues <sup>1</sup> are initially deposited to the Revenue Fund and then transferred to other funds in the following order of priority.
Operating Fund	Revenues are then deposited to the Operating Fund to pay operating expenses. At the end of each month, AlexRenew must ensure that 1/6 <sup>th</sup> (or 60 days) of annual budgeted operating expenses are deposited into the Operating Fund.
Bond Fund	Revenues are then deposited to the Bond Fund in order to pay debt service payments.
Debt Service Reserve Fund	Any required transfers to the debt service reserve account must be made.
Joint IRR <sup>2</sup> Fund	Revenues then deposited to the Joint IRR Fund to meet required Joint IRR transfers per Fairfax Agreement
General IRR <sup>2</sup> Fund	Revenues then deposited to the General IRR Fund to meet required Alex-only specific IRR needs
General Fund	Any remaining revenues deposited within the General Fund

<sup>1</sup>Revenues means all revenues, receipts, and other income derived or received by AlexRenew from owning and operating its system. This primarily includes AlexRenew Wastewater Treatment Charges and Fairfax County operating expense charges.

<sup>2</sup>Improvement, Renewal, and Replacement

The schedule below (Table 4.2) summarizes the funding sources and budgeted expenses associated with AlexRenew’s FY2024 budget, which totals \$262.8 million, a 18.7% increase compared to the prior year.

**Table 4.2. Condensed Summary of Funding Sources and Budgeted Expenses**

Funding Sources and Budgeted Expenses	Adopted FY2023	Adopted FY2024	ANNUAL VAR %
<b>OPERATING REVENUES</b>			
AlexRenew Wastewater Treatment Charges	\$ 50,922,485	\$ 53,672,299	5.4%
Fairfax County Operating Expense Charge	11,694,706	12,796,021	9.4%
	\$ 62,617,191	\$ 66,468,320	6.2%
<b>IR&amp;R AND CAPITAL CONTRIBUTIONS</b>			
Fairfax County IRR Contribution	\$ 3,477,819	\$ 3,723,671	7.1%
Fairfax County Capital Contribution	30,699,887	32,696,130	6.5%
	\$ 34,177,706	\$ 36,419,800	6.6%
<b>DEBT PROCEEDS AND OTHER SOURCES</b>			
Parity Debt Proceeds	\$ 118,814,132	\$ 153,652,896	29.3%
Interest Income	115,000	115,000	0.0%
Use of Fund Balances	5,695,285	6,155,291	8.1%
	\$ 124,624,417	\$ 159,923,187	28.3%
<b>TOTAL FUNDING SOURCES</b>	<b>\$ 221,419,313</b>	<b>\$ 262,811,307</b>	<b>18.7%</b>
<b>OPERATING AND MAINTENANCE (O&amp;M) EXPENSES</b>			
O&M Expenses (Alex-Only)	\$ 18,748,282	\$ 20,227,572	7.9%
O&M Expenses (Joint)	11,694,706	12,796,021	9.4%
	\$ 30,442,988	\$ 33,023,593	8.5%
<b>NON-OPERATING EXPENSES</b>			
Parity Debt Service	14,739,509	16,448,494	11.6%
Joint IRR	10,327,855	10,652,748	3.1%
Alex-only IRR	689,475	166,000	-75.9%
Fund Balance Additions	337,972	876,587	159.4%
	\$ 26,094,810	\$ 28,143,829	7.9%
<b>CAPITAL OUTLAY</b>			
RiverRenew	\$ 123,600,000	\$ 162,278,264	31.3%
General CIP (Alex-only)	3,481,290	8,183,100	135.1%
General CIP (Joint)	37,800,225	31,182,521	-17.5%
	\$ 164,881,515	\$ 201,643,885	22.3%
<b>TOTAL EXPENSES AND CAPITAL OUTLAY</b>	<b>\$ 221,419,313</b>	<b>\$ 262,811,307</b>	<b>18.7%</b>

The FY2024 revenue projection is based on the rates and charges AlexRenew anticipates will be in effect for FY2024 as further detailed in this document.

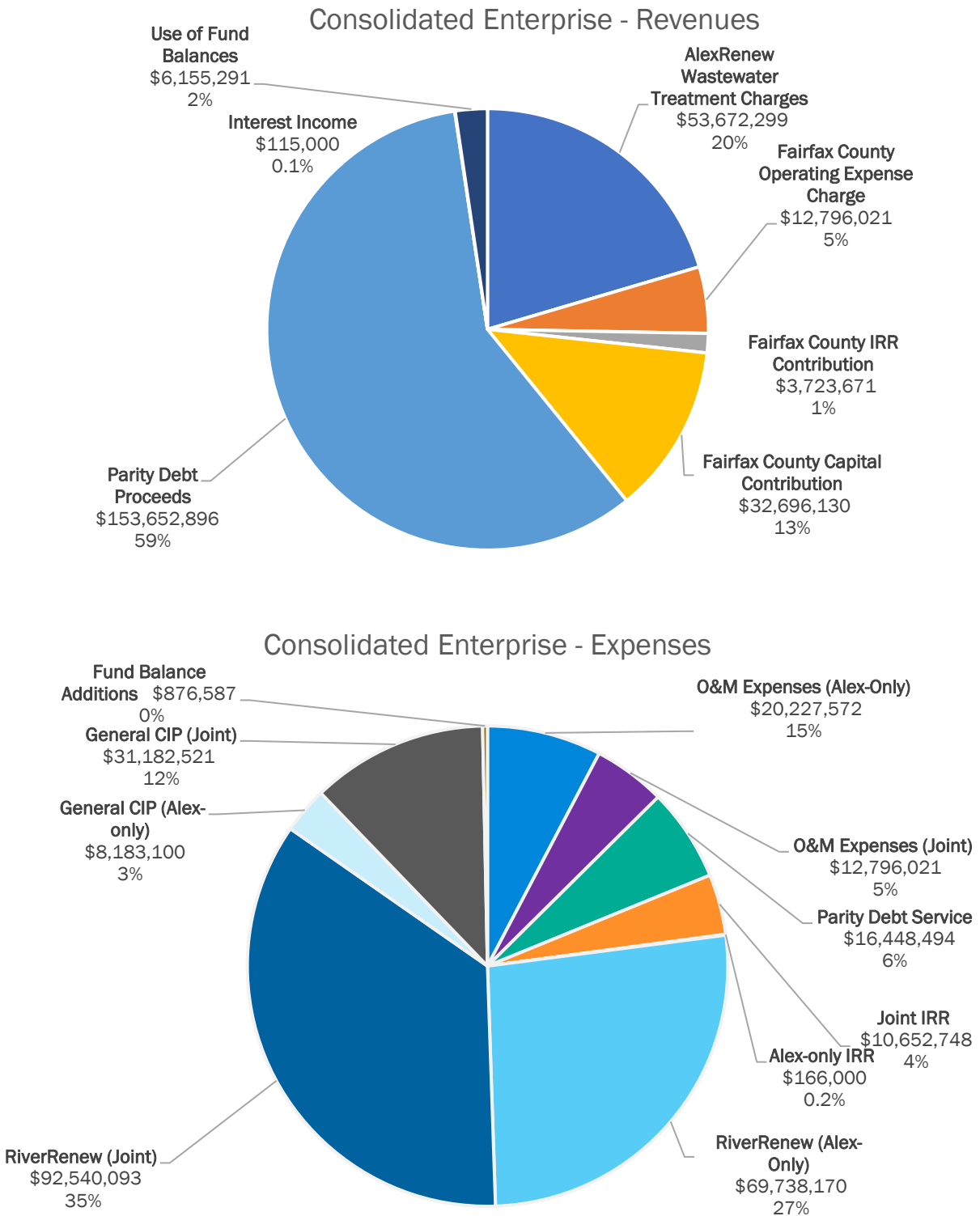
At approximately 76.7%, capital outlay represents the largest share of the budget. Together with the Parity Debt Service Fund at 6.3%, these combined expenses comprise 83.0% of the FY2024 budget.

The FY2024 operating budget reflects an increase of 8.5%. As global and regional markets continue to recover from the COVID pandemic, many core expense areas are experiencing significant cost increase pressures, including energy, chemicals, construction, labor, and transportation. As such, the budget accounts for current market conditions while maintaining efficiency across the business and conservatively planning for future needs.

The FY2024 capital budget reflects continued momentum in the capital program with \$201.6 million in planned spending across the RiverRenew and other capital projects. Funding for improvement, renewal, and replacement projects increased year-over-year reflecting an effort to ensure timely upgrades of AlexRenew’s infrastructure to maintain efficient operations. The budget funds the capital program with cash and reserves, along with \$153.7 million in debt proceeds for RiverRenew construction.

The charts below further depict the funding sources and budgeted expenses for FY2024, again highlighting the significant activity related to debt financing and capital project construction associated with RiverRenew.

**Figure 4.1. Consolidated Enterprise Revenues & Expenses for FY2024**



## **Section 5 Determining Rates, Charges, and Revenues**

For more than eighteen years, AlexRenew has employed rate modeling to analyze, evaluate, and implement an annual and long-term fee structure to support the financial obligations of the enterprise. AlexRenew has engaged an independent, third-party consultant to develop and monitor a rate model designed specifically for AlexRenew. This model is used to manage revenue performance in the current year and to forecast revenue requirements, based on anticipated operating and capital costs, each year over a 10-year time horizon.

In addition to rate modeling, the AlexRenew Board of Directors (AlexRenew Board) has adopted a strong Financial Policy (see Appendix A) to guide the approach to setting rates and maintaining a sustainable financial position. These policies target key financial metrics, represent best practices, and ensure AlexRenew maintains cost-efficient operations while delivering superior public services for AlexRenew's customers and community.

### **5.1 The Rate Modeling Process**

Annually, upon completion and acceptance of AlexRenew's audited financial statements, and more frequently as necessary, rate consultants review and update the AlexRenew rate model. This process, and the model, is heavily data-driven and uses historical and projected data comprised of billing statistics, historical financial data, the current budget, and capital plan forecasts. The rate consultants perform comprehensive due diligence exercises to validate all information provided by AlexRenew and obtained from other relevant sources. Once validation is complete, the rate consultants review their findings with AlexRenew leadership to discuss observed historical trends, how they compare to prior forecasts, what the current projections are, and whether the consultants should adjust for known conditions, such as a contingency.

The resultant revenues, and assumptions of additional debt and capital funding, are evaluated relative to AlexRenew's annual cash flow requirements and likely financial position at year-end. This iterative process allows AlexRenew and its rate consultants to examine how subtle changes to rates or assumptions today have the potential to materially influence financial position across the forecast. It also allows for sensitivity analysis and the ability to examine AlexRenew's financial profile under various hypothetical scenarios, which is instructive to management and provides a stronger basis for recommending the timing and magnitude of potential rate adjustments.

As a single, dominant revenue source that accounts for over 80% of operating revenues, the Wastewater Treatment Charges are critical to the funding of current operations and long-term financial viability. As a result, it is imperative to combine a thorough understanding of the rate modeling process, strict adherence to the terms of the Indenture, faithfulness to AlexRenew's Financial Policies, and the needs of the community when establishing rates and charges.

### **5.2 Revenue Growth Assumptions**

AlexRenew has historically modeled growth in Wastewater Treatment Charges of approximately 0.50% - 2.00% and Fairfax County Operating Expense Charges of approximately 1.00% - 3.00% when determining rates and revenues over the forecast period.

### **5.3 Expenditure Growth Assumptions**

AlexRenew has historically used CPI to evaluate costs over the forecast period and has commonly assumed an inflation range of 2.0% to 3.5%.

### **5.4 Revenue Forecast Assumptions**

Starting in FY2020, AlexRenew began implementing a multi-year phased rate increase initiative, primarily to fund capital expenditures including the RiverRenew program. The revenue assumptions included in this budget includes annual rate increases that are adopted for FY2024 and FY2025, as further described on the following page.

## 5.5 Rates and Charges

The following schedule details the monthly rates and charges for all individually metered residential customers and commercial customers discharging sewage to and/or requiring wastewater treatment service from AlexRenew. Commercial wastewater customers include all commercial, industrial, government, and other public agencies, master-metered residential, and all other accounts or customers not otherwise classified as individually metered residential customers.

A wastewater customer’s monthly bill for wastewater interception, treatment, and discharge services is based on the sum of their: (1) base charge and (2) wastewater treatment charge, as determined by water meter readings conducted by Virginia American Water, at the customer premise. The base charge serves as the minimum monthly bill for sewer service for all customers served by AlexRenew.

The AlexRenew Board adopted rate adjustments in 2019 and 2021, each for two-year periods to fund the RiverRenew program. New rates went into effect on July 1, 2019 for FY2020, July 1, 2020 for FY2021, July 1, 2021 for FY2022, and on July 1, 2022 for FY2023. AlexRenew is proposing rate a 5.4% for FY2024 and 5.1% for FY2025. These adopted rates are projected to increase the average bill by approximately \$2.71/month and \$2.72, respectively in each year (based on 4,000 gallons monthly usage). These rate adjustments will allow AlexRenew to maintain its fiscal profile while funding the budget and capital program herein. The chart below details the current FY2023 rate structure and the adopted rate structures for FY2024 and FY2025.

**Table 5.5.1. Adopted FY2024 and FY2025 Rate Adjustments to Base Charges**  
Charge per account based on meter size at the customer premise.

Description	Meter Size	Current (Effective July 1, 2022) Monthly	Adopted (Effective July 1, 2023) Monthly	Adopted (Effective July 1, 2024) Monthly
Residential Base Charge	All Meters	\$13.14	\$13.85	\$14.57
Commercial Base Charge	5/8"	\$39.42	\$41.55	\$43.68
	3/4"	\$39.42	\$41.55	\$43.68
	1"	\$98.55	\$103.87	\$109.19
	1-1/2"	\$197.10	\$207.74	\$218.38
	2"	\$315.36	\$332.39	\$349.41
	3"	\$591.30	\$623.23	\$655.14
	4"	\$985.50	\$1,038.72	\$1,091.90
	6"	\$1,971.00	\$2,077.43	\$2,183.80
	8"	\$3,153.60	\$3,323.89	\$3,494.08
Residential Customer Activation Fee		\$15.00	\$15.00	\$15.00

**Table 5.5.2. Adopted FY2024 and FY2025 Rate Adjustments to Wastewater Treatment Charges**  
Charge per account based on water consumption as measured by VAW from meter at customer premise.

Description	Meter Size	Current (Effective July 1, 2022) Monthly	Adopted (Effective July 1, 2023) Monthly	Adopted (Effective July 1, 2024) Monthly
Individual Meter Residential Wastewater Treatment Charge	All Meters	\$9.26	\$9.76	\$10.26
Commercial Wastewater Treatment Charge	All Meters	\$9.26	\$9.76	\$10.26

## Section 6 Revenue Fund Statement

AlexRenew’s Indenture establishes nine (9) funds into which monies may be deposited to manage operating and maintenance, non-operating, and capital obligations. The collection and deposit of monies typically occurs monthly at specified times and in specified amounts, and in a prescribed order of priority.

AlexRenew is required to collect and deposit Revenues, as defined in the Indenture, in the Revenue Fund and make monthly transfers to each of its actively managed funds. Deposits to the Revenue Fund do not include Fairfax County Improvement, Renewal, and Replacement (IRR) payments or Capital Contributions. These dollars are deposited by Fairfax County directly into the Joint Use Facilities Account of the IRR Fund or the Project or General Funds for capital outlay reimbursements, as appropriate.

The schedule below presents adopted and estimated Revenues expected to be received by AlexRenew for the period FY2024 – FY2028, respectively. In addition, planned Revenue transfers to various operating and non-operating funds are provided to highlight the use or purpose of the funds.

**Table 6.1. Revenue Fund Summary**

Revenues and Transfers to Revenue Fund	Adopted FY2023	Adopted FY2024	VAR %	Estimated FY2025	Estimated FY2026	Estimated FY2027	Estimated FY2028
<b>REVENUES</b>							
AlexRenew Wastewater Treatment Charges	\$ 50,922,485	\$ 53,672,299	5.4%	\$ 56,420,321	\$ 59,224,411	\$ 62,138,252	\$ 64,779,128
Fairfax County Operating Expense Charge	11,694,706	12,796,021	9.4%	13,180,088	13,575,680	13,825,488	14,079,640
<b>Total Revenues</b>	<b>\$ 62,617,191</b>	<b>\$ 66,468,320</b>	<b>6.2%</b>	<b>\$ 69,600,409</b>	<b>\$ 72,800,091</b>	<b>\$ 75,963,740</b>	<b>\$ 78,858,768</b>
<b>TRANSFERS</b>							
Transfer to Operating Fund <sup>1</sup>	\$ 30,770,960	\$ 33,890,180	10.1%	\$ 34,906,886	\$ 35,954,092	\$ 36,673,174	\$ 37,406,638
Transfer to Parity Debt Service Fund	14,649,508	16,358,494	11.7%	19,036,687	21,257,774	21,725,453	22,133,401
Transfer to IRR Fund - Joint Use Facilities Accou	2,410,801	2,581,224	7.1%	2,704,353	3,545,302	4,288,525	3,044,086
Transfer to IRR Fund - General Account	689,475	166,000	-75.9%	349,000	166,000	166,000	166,000
Transfer to General Fund	14,096,447	13,472,422	-4.4%	12,603,483	11,876,923	13,110,587	16,108,643
<b>Total Uses</b>	<b>\$ 62,617,191</b>	<b>\$ 66,468,321</b>	<b>6.2%</b>	<b>\$ 69,600,408</b>	<b>\$ 72,800,091</b>	<b>\$ 75,963,740</b>	<b>\$ 78,858,768</b>

<sup>1</sup> Includes entire Fairfax County Operating Expense Charge

## Section 7 Fairfax County Contributions

The following table demonstrates the method by which Fairfax County annual payments and contributions are determined based on the capacity rights Fairfax County currently receives under the Fairfax County Service Agreement. The County currently makes equal monthly Operating Expense Charge installments into the Revenue Fund, equal monthly contributions into the Joint Use Facilities Account of the IRR Fund, and variable monthly capital contributions (formulaic reimbursements based actual capital expenditures) into the Project Fund.

**Table 7.1. Fairfax County Contributions Summary**

Fairfax County Contributions	Adopted FY2023	Adopted FY2024	VAR %	Estimated FY2025	Estimated FY2026	Estimated FY2027	Estimated FY2028
<b>Operating Expense Charge:</b>							
Total Estimated Operating Expenses	\$ 30,442,988	\$ 33,023,593	8.5%	\$ 34,014,301	\$ 35,034,730	\$ 35,735,424	\$ 36,450,133
Less Estimated "Alexandria Only" Expenses	(4,414,233)	(4,546,660)	3.0%	(4,683,060)	(4,823,552)	(4,968,258)	(5,117,306)
Net Estimated Joint Operating Expenses	\$ 26,028,755	\$ 28,476,933	9.4%	\$ 29,331,241	\$ 30,211,178	\$ 30,767,166	\$ 31,332,827
Estimated Fairfax County Net Flow	45.0%	45.0%		45.0%	45.0%	45.0%	45.0%
Estimated Fairfax County Operating Expense Charge	11,712,940	12,814,620	9.4%	13,199,058	13,595,030	13,845,225	14,099,772
Less Alexandria Only Flow Charge	(18,234)	(18,599)	2.0%	(18,971)	(19,350)	(19,737)	(20,132)
<b>Estimated Fairfax County Operating Expense Charge</b>	<b>\$ 11,694,706</b>	<b>\$ 12,796,021</b>	<b>9.4%</b>	<b>\$ 13,180,088</b>	<b>\$ 13,575,680</b>	<b>\$ 13,825,488</b>	<b>\$ 14,079,640</b>
<b>IRR Fund - Joint Account Contribution:</b>							
Estimated Joint Use Plant Investment	\$ 841,231,254	\$ 900,699,169	7.1%	\$ 943,664,099	\$ 1,004,641,248	\$ 1,036,838,184	\$ 1,062,211,441
Estimated Joint Use IRR Funding Percentage	0.7%	0.7%	0.0%	0.7%	0.7%	0.7%	0.7%
Additional Transfers	\$ -	\$ -		\$ -	\$ 1,627,263	\$ 3,217,280	\$ -
Estimated Joint Use IRR Investment	\$ 5,888,619	\$ 6,304,894	7.1%	\$ 6,605,649	\$ 8,659,752	\$ 10,475,147	\$ 7,435,480
Investment Allocation at 60%	\$ 5,476,416	\$ 5,863,552	7.1%	\$ 6,143,253	\$ 8,053,569	\$ 9,741,887	\$ 6,914,996
Investment Allocation at 49%	353,317	378,294	7.1%	396,339	519,585	628,509	446,129
Investment Allocation at 32%	58,886	63,049	7.1%	66,056	86,598	104,751	74,355
<b>Total IRR - Joint Account Investment</b>	<b>\$ 5,888,619</b>	<b>\$ 6,304,894</b>	<b>7.1%</b>	<b>\$ 6,605,649</b>	<b>\$ 8,659,752</b>	<b>\$ 10,475,147</b>	<b>\$ 7,435,480</b>
Fairfax County Allocation at 60%	\$ 3,285,850	\$ 3,518,131	7.1%	\$ 3,685,952	\$ 4,832,142	\$ 5,845,132	\$ 4,148,998
Fairfax County Allocation at 49%	173,125	185,364	7.1%	194,206	254,597	307,969	218,603
Fairfax County Allocation at 32%	18,844	20,176	7.1%	21,138	27,711	33,520	23,794
<b>Total Fairfax County IRR - Joint Account Contribution</b>	<b>3,477,819</b>	<b>3,723,671</b>	<b>7.1%</b>	<b>3,901,296</b>	<b>5,114,449</b>	<b>6,186,622</b>	<b>4,391,395</b>
AlexRenew Joint IRR Contribution	2,410,801	2,581,224	7.1%	2,704,353	3,545,302	4,288,525	3,044,086
<b>Capital Project Contribution - Joint Use Facilities:</b>							
Estimated Joint Capital Improvements at 60%/40%	\$ 37,150,225	\$ 29,182,521	-21.4%	\$ 39,793,680	\$ 57,393,080	\$ 64,526,615	56,985,519
Fairfax County Allocation at 60%	22,290,135	17,509,513	-21.4%	23,876,208	34,435,848	38,715,969	34,191,311
Estimated Joint Capital Improvements at 49%/51%	650,000	2,000,000	207.7%	2,500,000	1,200,000	300,000	300,000
Fairfax County Allocation at 49%	318,500	980,000	207.7%	1,225,000	588,000	147,000	147,000
Estimated Joint Capital Improvements RiverRenew	57,800,000	92,540,093	60.1%	64,083,402	8,379,997	-	-
Fairfax County Allocation <sup>1</sup>	8,091,252	14,206,617	75.6%	9,988,276	745,429	-	-
Estimated Joint Capital Improvements at 32%/68%	-	-	0.0%	-	300,000	-	-
Fairfax County Allocation at 32%	-	-	0.0%	-	96,000	-	-
<b>Total Fairfax County Capital Contribution</b>	<b>30,699,887</b>	<b>32,696,130</b>	<b>6.5%</b>	<b>35,089,484</b>	<b>35,865,276</b>	<b>38,715,969</b>	<b>34,191,311</b>
<b>Total Fairfax County Contributions</b>	<b>\$ 45,872,411</b>	<b>\$ 49,215,821</b>	<b>7.3%</b>	<b>\$ 52,170,867</b>	<b>\$ 54,555,406</b>	<b>\$ 58,728,078</b>	<b>\$ 52,662,346</b>



## Section 8 Operating Fund Statement

Table 8.1. Operating Fund Summary

Operating Expenses Categories	Adopted FY2023	Adopted FY2024	VAR %	Estimated FY2025	Estimated FY2026	Estimated FY2027	Estimated FY2028
<b>REVENUES</b>							
Transfer from Revenue Fund	\$ 30,770,960	\$ 33,890,180	10.1%	\$ 34,906,886	\$ 35,954,092	\$ 36,673,174	\$ 37,406,638
Interest Income	10,000	10,000	0.0%	10,000	10,000	10,000	10,000
<b>Total</b>	<b>\$ 30,780,960</b>	<b>\$ 33,900,180</b>	<b>10.1%</b>	<b>\$ 34,916,886</b>	<b>\$ 35,964,092</b>	<b>\$ 36,683,174</b>	<b>\$ 37,416,638</b>
<b>EXPENSES</b>							
Personnel	\$ 13,859,176	\$ 16,094,350	16.1%	\$ 16,577,181	\$ 17,074,496	\$ 17,415,986	\$ 17,764,306
Utilities	3,577,585	4,238,000	18.5%	4,365,140	4,496,094	4,586,016	4,677,736
Chemicals	2,524,150	3,347,500	32.6%	3,447,925	3,551,363	3,622,390	3,694,838
Operation Maintenance	1,138,198	1,145,250	0.6%	1,179,607	1,214,996	1,239,296	1,264,081
Arlington Sewage Disposal	1,359,893	1,528,443	12.4%	1,574,296	1,621,525	1,653,956	1,687,035
Sludge Disposal	1,117,930	1,298,000	16.1%	1,336,940	1,377,048	1,404,589	1,432,681
General, Admin, Cust. Service and Other	6,866,056	5,372,050	-21.8%	5,533,212	5,699,208	5,813,192	5,929,456
<b>Total</b>	<b>\$ 30,442,988</b>	<b>\$ 33,023,593</b>	<b>8.5%</b>	<b>\$ 34,014,301</b>	<b>\$ 35,034,730</b>	<b>\$ 35,735,424</b>	<b>\$ 36,450,133</b>
<b>Excess (Deficiency) <sup>1</sup></b>	<b>\$ 337,972</b>	<b>\$ 876,587</b>		<b>\$ 902,585</b>	<b>\$ 929,362</b>	<b>\$ 947,750</b>	<b>\$ 966,505</b>
<b>FUND BALANCE - Beginning</b>	<b>\$ 4,666,354</b>	<b>\$ 5,004,326</b>		<b>\$ 5,880,913</b>	<b>\$ 6,783,498</b>	<b>\$ 7,712,860</b>	<b>\$ 8,660,610</b>
<b>FUND BALANCE - Ending <sup>1</sup></b>	<b>\$ 5,004,326</b>	<b>\$ 5,880,913</b>		<b>\$ 6,783,498</b>	<b>\$ 7,712,860</b>	<b>\$ 8,660,610</b>	<b>\$ 9,627,115</b>

<sup>1</sup> Operating Reserve Requirement of 60 days cash

## Section 9 Personnel

AlexRenew continues to invest in its workforce to attract, retain, and continuously develop top tier water sector professionals. \$16.1 million (48.7%) of AlexRenew’s budgeted operating expenditures are utilized for personnel expenses, consisting of salaries and benefits. Salaries are provided for full and part time employees, while fringe benefits for qualifying employees include healthcare, retirement, social security, short and long-term disability, personal protective gear, and other competitive benefits. Paid time off is provided at a rate based on years of service.

**Table 9.1. Personnel Budget Summary**

Personnel Budget		Operating Budget	
Salaries	\$12,174,000	Personnel Budget	\$16,094,350
Benefits	\$3,920,350	Non-Personnel Budget	\$16,929,243
Total Personnel Budget	\$16,094,350	Total Operating Budget	\$33,023,593

Other personnel and compensation highlights from the FY2024 Budget include:

- In keeping with AlexRenew’s Board-enacted compensation philosophy, AlexRenew completed a compensation study in March 2022 to benchmark positions and determine the competitive posture of AlexRenew’s compensation packages. AlexRenew has 14 general salary grades. The results of the compensation study led to adjustments in salary bands and positions, which have been incorporated into the FY2024 budget. Employees are eligible for performance-based merit pay increases ranging from 2.0 to 5.0% of salary.
- In September 2022, AlexRenew received the employee medical insurance renewal rates from United Healthcare. Based on multiple factors, our renewal rate was zero percent. AlexRenew will continue to offer only one medical plan option, High Deductible with a Health Savings Account. AlexRenew pays 85% for employee-only premiums and 84% of dependent coverage.
- AlexRenew continues to offer a benefits program that balances quality and affordability and includes broad offerings such as the Employee Assistance Program, short and long term disability, family care & tutoring services through Care@Work, legal and identity theft support, and a robust Employee Wellness Incentive Program that encourages participation in wellness program activities, events, and challenges.
- A total of 1,000 hours of professional development training are planned for AlexRenew employees during FY2024, reflecting investment in the of AlexRenew team members.

### 9.1 Retirement Benefit

Budgeted funds for staff retirement are the contributions AlexRenew pays into the Virginia Retirement System (VRS). VRS administers pension plans and other benefits for Virginia’s covered public sector employees and updates the employer contribution every other even calendar year. AlexRenew’s contribution to VRS increased from 6.44% to 8.19% in July 2022 through June 2024.

Full-time, regular employees hired since January 1, 2014 have been placed into the VRS Hybrid plan unless they are already participating in VRS from previous employment. The VRS Hybrid plan does not offer disability benefits as part of its core provisions. VRS has offered the VLDP (Virginia Local Disability Plan) for jurisdictions who do not elect to opt out. AlexRenew has opted out of the VLDP Plan and provides a comparable disability plan.

AlexRenew currently has 18 employees in the VRS Plan 1 retirement plan, which allowed enrollment before July 1, 2010. AlexRenew has 6 employees in the VRS 2 retirement plan, which was available between July 1, 2010 and December 31, 2013. 77 employees are enrolled in the VRS Hybrid plan, which started on January 1, 2014 and is still in effect.

## 9.2 Other Post-Employment Benefits (OPEB)

OPEB funding supports retiree healthcare benefits. The FY2024 budget provides for approximately \$150,000 in OPEB funding. AlexRenew currently has 5 retirees enrolled in the retiree medical benefit.

## 9.3 Workforce by Full Time Equivalent (FTE)

As shown below by Department, the FY2024 budget includes an increase in headcount compared to the FY2023 Adopted Budget.

Table 9.3.1. Headcount Summary

Department	FY2023 Adopted	FY2024 Adopted	FTE Impact
<b>Executive</b>	3.0	3.0	0.0
<b>Human Resources</b>	6.0	6.0	0.0
<b>Information Systems</b>	10.0	10.0	0.0
<b>Administration</b>	16.0	16.0	0.0
Communications	6.0	6.0	0.0
Finance	5.0	5.0	0.0
Purchasing	4.0	4.0	0.0
<b>Water Quality</b>	47.5	48.5	1.0
Laboratory	7.5	7.5	0.0
Operations	34.0	35.0	1.0
Process Sustainability Regulatory & Policy Pretreatment	5.0	5.0	0.0
<b>Engineering</b>	40.0	41.0	1.0
Engineering	5.0	6.0	1.0
Maintenance	34.0	34.0	0.0
<b>Total</b>	<b>122.5</b>	<b>124.5</b>	<b>2.0</b>

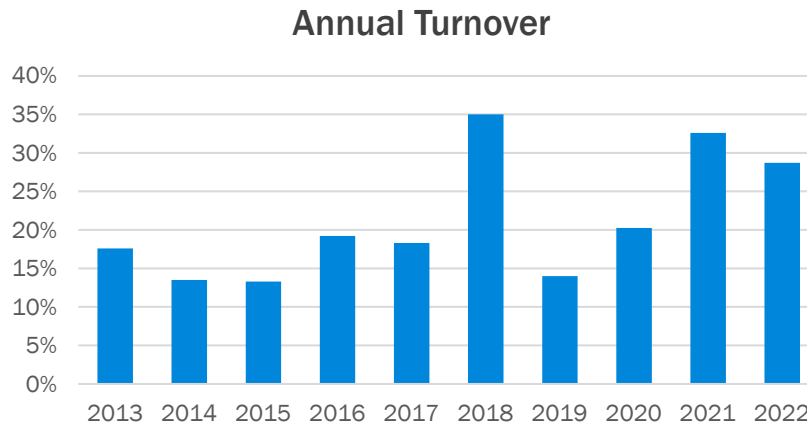
## 9.4 Equity in the Workplace

AlexRenew is committed to fostering, promoting, and preserving a culture of diversity and inclusion throughout the workplace. To support this commitment, our current diversity and inclusion initiatives extend to our practices and policies on recruitment and selection; compensation and benefits; professional development and training; and the ongoing development of a work environment built on the premise of gender and diversity equity.

## 9.5 Workforce Impacts

AlexRenew saw continued workforce impacts due to pandemic related stresses as employees made life decisions affecting their tenure at AlexRenew. AlexRenew continues to utilize the apprentice program for succession development for its trades.

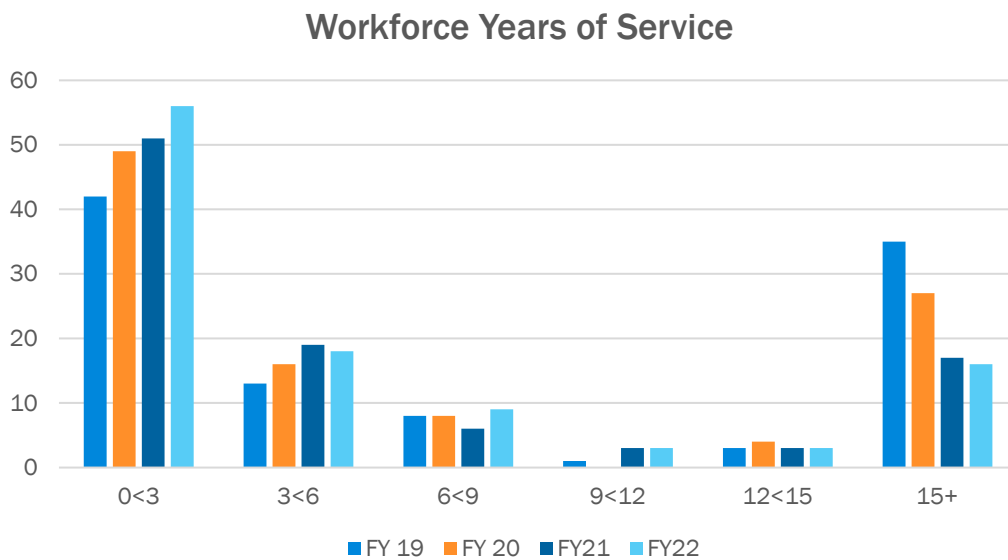
Figure 9.5.1. Annual Turnover



## 9.6 Years of Service

Eighty percent (80%) of the current workforce has been employed with AlexRenew for ten years or less while twenty-percent (20%) have worked for AlexRenew for more than 10 years. The average years of service is currently six and a half (6.5) years.

Figure 9.6.1. Workforce Years of Service Overview



## Section 10 Parity Debt Service Fund Statement

The Parity Debt Service Fund includes the amounts due in FY2024 to pay principal and interest on outstanding and projected AlexRenew debt. To date, AlexRenew has borrowed from the Virginia Clean Water Revolving Loan Fund (CWRLF) and Virginia Pooled Financing Program (VPFP) through the Virginia Resources Authority (VRA) as well as through the federal Water Infrastructure Financing and Innovation Act (WIFIA) loan program. Within the context of the Indenture, capital funding in this manner is deemed parity debt.

**Table 10.1. Parity Debt Service Fund Summary**

Parity Debt Service Fund	Adopted FY2023	Adopted FY2024	Estimated FY2025	Estimated FY2026	Estimated FY2027	Estimated FY2028
<b>REVENUES</b>						
Beginning Balance	\$ 0	\$ 0	\$ (0)	\$ (0)	\$ 0	\$ (0)
Transfer from Revenue Fund	14,649,508	16,358,494	19,036,687	21,257,774	21,725,453	22,133,401
Interest Income	90,000	90,000	90,000	90,000	90,000	90,000
<b>Total Revenue</b>	<b>14,739,508</b>	<b>16,448,494</b>	<b>19,126,687</b>	<b>21,347,774</b>	<b>21,815,453</b>	<b>22,223,401</b>
<b>EXPENDITURES</b>						
VRA BOND SERIES 00B INTEREST	\$ 77,464	\$ -	\$ -	\$ -	\$ -	\$ -
VRA BOND SERIES 00B PRINCIPAL	4,024,113	-	-	-	-	-
VRA BOND SERIES 04 INTEREST	31,609	17,646	3,543	-	-	-
VRA BOND SERIES 04 PRINCIPAL	1,392,803	1,406,766	708,669	-	-	-
VRA BOND SERIES 06 INTEREST	39,187	30,038	20,798	12,979	5,589	-
VRA BOND SERIES 06 PRINCIPAL	912,620	921,769	830,185	737,180	744,570	-
VRA BOND SERIES 09 INTEREST	175,299	152,554	129,186	105,178	80,512	55,171
VRA BOND SERIES 09 PRINCIPAL	830,578	853,324	876,692	900,700	925,366	950,707
VRA BOND SERIES 11 INTEREST	120,332	110,856	101,157	91,277	81,063	70,659
VRA BOND SERIES 11 PRINCIPAL	400,877	410,353	420,053	429,982	440,146	450,550
VRA BOND SERIES 14A INTEREST	112,361	104,513	96,566	88,520	80,373	72,123
VRA BOND SERIES 14A PRINCIPAL	625,910	633,758	641,705	649,751	657,899	666,148
VRA BOND SERIES 14B INTEREST	20,857	19,333	17,792	16,231	14,652	13,054
VRA BOND SERIES 14B PRINCIPAL	126,567	128,117	128,859	130,410	132,771	134,369
VRA BOND SERIES 14C INTEREST	841,625	827,019	811,772	795,756	775,714	742,148
VRA BOND SERIES 14C PRINCIPAL	280,000	290,000	305,000	320,000	490,000	900,000
VRA BOND SERIES 17A INTEREST	892,772	862,534	830,759	797,319	762,084.00	730,334
VRA BOND SERIES 17A PRINCIPAL	575,000	605,000	635,000	670,000	705,000.00	735,000
VRA BOND SERIES 19 INTEREST	114,070	112,970	111,870	110,220	107,470	106,370
VRA BOND SERIES 19 PRINCIPAL	100,000	100,000	100,000	300,000	100,000	100,000
VRA BOND SERIES 21 INTEREST	3,045,463	3,597,117	8,867,258	2,293,042	2,204,806	2,115,375
VRA BOND SERIES 21 PRINCIPAL	-	5,264,825	2,442,336	6,514,011	6,602,247	6,691,678
WIFIA BOND SERIES 21 INTEREST	-	-	1,047,488	6,284,926	6,281,155	6,263,348
WIFIA BOND SERIES 21 PRINCIPAL	-	-	-	100,291	624,035	1,426,366
<b>TOTAL EXPENSES</b>	<b>\$ 14,739,509</b>	<b>\$ 16,448,494</b>	<b>\$ 19,126,687</b>	<b>\$ 21,347,774</b>	<b>\$ 21,815,453</b>	<b>\$ 22,223,401</b>
Total Interest	5,471,040	5,834,582	12,038,188	10,595,449	10,393,419	10,168,583
Total Principal	9,268,468	10,613,912	7,088,499	10,752,325	11,422,034	12,054,819

## Section 11 IRR Fund Statement - Joint Use Facilities Account

The Improvement, Renewal, & Replacement (IRR) Fund – Joint Use Facilities Account funds the project costs associated with the upgrade of infrastructure and equipment for the portions of the facility used jointly by the City and Fairfax County.

As noted in the accompanying schedule, contributions to the Joint Use Facilities Account are made annually by both AlexRenew and Fairfax County in a combined amount equal to 0.7% of AlexRenew’s estimated joint capital asset value for FY2024. Fairfax County’s portion of the total contribution is also based on the allocation percentages detailed on page 13 and affirmed in the Agreement.

Planned spending in the IRR program is expected to increase in the upcoming FY2024 to provide funding for improvements in broad, treatment-process-based categories (e.g., preliminary/primary, secondary, solids, tertiary) and plantwide upgrades to safety, security, and IT.

**Table 11.1. IRR Fund – Joint Use Facilities Account Summary**

IRR Fund - Joint Use Facilities Account	Adopted FY2023	Adopted FY2024	VAR %	Estimated FY2025	Estimated FY2026	Estimated FY2027	Estimated FY2028
<b>REVENUES</b>							
Revenue Fund Transfer	\$ 2,410,801	\$ 2,581,224	7.1%	\$ 2,704,353	\$ 3,545,302	\$ 4,288,525	\$ 3,044,086
Fairfax County Contribution	3,477,819	3,723,671	7.1%	3,901,296	5,114,449	6,186,622	4,391,395
<b>Total Revenues</b>	<b>\$ 5,888,619</b>	<b>\$ 6,304,894</b>	<b>7.1%</b>	<b>\$ 6,605,649</b>	<b>\$ 8,659,752</b>	<b>\$ 10,475,147</b>	<b>\$ 7,435,480</b>
<b>EXPENSES</b>							
Campus Wide Projects	\$ 1,178,756	\$ 2,400,000	103.6%	\$ 2,400,000	\$ 3,000,000	\$ 5,531,699	\$ 734,516
Collection System Projects	15,000	\$ 15,000	0.0%	\$ 15,000	\$ 15,000	\$ 15,000	\$ 15,000
Information Technology Projects	3,300,000	\$ 300,000	-90.9%	\$ 300,000	\$ 300,000	\$ 300,000	\$ 300,000
Compliance Laboratory	45,500	\$ 50,000	9.9%	\$ 10,000	\$ 10,000	\$ 10,000	\$ 10,000
Preliminary / Primary Infrastructure	80,800	\$ 85,648	6.0%	\$ 86,504	\$ 87,370	\$ 34,948	\$ 35,297
Secondary Infrastructure	1,737,099	\$ 2,000,000	15.1%	\$ 1,000,000	\$ 1,500,000	\$ 1,500,000	\$ 1,500,000
Solids Infrastructure	1,000,000	\$ 1,000,000	0.0%	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000
Tertiary Infrastructure	2,240,700	\$ 2,252,100	0.5%	\$ 1,763,900	\$ 1,776,000	\$ 683,500	\$ 696,400
Warehouse and Inventory Upgrades	150,000	\$ -	-100.0%	\$ -	\$ -	\$ -	\$ -
West Campus Projects	-	\$ 1,000,000	100.0%	\$ 750,000	\$ 750,000	\$ 750,000	\$ 750,000
UV System Rehabilitation	225,000	\$ -	0.0%	\$ -	\$ -	\$ 500,000	\$ 1,000,000
Safety and Security	355,000	\$ 1,050,000	195.8%	\$ 1,030,000	\$ 1,030,000	\$ 50,000	\$ 50,000
Building Exteriors	-	\$ 500,000	100.0%	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000
<b>Joint IRR Expenses</b>	<b>\$ 10,327,856</b>	<b>\$ 10,652,748</b>	<b>0.0%</b>	<b>\$ 8,455,404</b>	<b>\$ 9,568,370</b>	<b>\$ 10,475,147</b>	<b>\$ 6,191,213</b>
<b>Excess (Deficiency)</b>	<b>\$ (4,439,237)</b>	<b>\$ (4,347,854)</b>		<b>\$ (1,849,755)</b>	<b>\$ (908,618)</b>	<b>\$ -</b>	<b>\$ 1,244,267</b>
<b>FUND BALANCE - Beginning</b>	<b>\$ 11,545,464</b>	<b>\$ 7,106,227</b>		<b>\$ 2,758,373</b>	<b>\$ 908,618</b>	<b>\$ -</b>	<b>\$ -</b>
<b>FUND BALANCE - Ending</b>	<b>\$ 7,106,227</b>	<b>\$ 2,758,373</b>		<b>\$ 908,618</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 1,244,267</b>

## Section 12 IRR Fund Statement - General Account

The Improvement, Renewal & Replacement (IRR) Fund – General Account funds the project costs associated with the upgrade of infrastructure and equipment for the portions of the facility used for the benefit of the City only.

Contributions to the General Account are made annually for projects AlexRenew determines are necessary to maintain the safe and effective operation for collection system and Alex-only campus needs.

**Table 12.1. IRR Fund – General Account Summary**

IRR Fund - General Account	Adopted FY2023	Adopted FY2024	VAR %	Estimated FY2025	Estimated FY2026	Estimated FY2027	Estimated FY2028
<b>Revenues</b>							
Revenue Fund Transfer	\$ 689,475	\$ 166,000		\$ 166,000	\$ 166,000	\$ 166,000	\$ 166,000
<b>Total Revenue</b>	<b>\$ 689,475</b>	<b>\$ 166,000</b>	<b>-75.9%</b>	<b>\$ 166,000</b>	<b>\$ 166,000</b>	<b>\$ 166,000</b>	<b>\$ 166,000</b>
<b>Expenses</b>							
Billing and Customer Information System	\$ 523,475	\$ 0	-100.0%	\$ 0	\$ 0	\$ 0	\$ 0
Campus Wide Projects	22,000	\$22,000	0.0%	\$22,000	\$22,000	\$22,000	\$22,000
Collection System Projects	144,000	\$144,000	0.0%	\$144,000	\$144,000	\$144,000	\$144,000
<b>Total Expenses</b>	<b>\$ 689,475</b>	<b>\$ 166,000</b>	<b>-75.9%</b>	<b>\$ 166,000</b>	<b>\$ 166,000</b>	<b>\$ 166,000</b>	<b>\$ 166,000</b>

## Section 13 General Fund Statement

The General Fund is the repository of funds remaining after deposits to all other Funds are made and may be used for any lawful purpose of AlexRenew. AlexRenew uses the General Fund to finance City-only capital improvements, contribute PAYGO (cash) funding to the Joint capital program, manage unanticipated expenditures, and maintain sufficient reserves to promote ongoing financial strength.

The General Fund balance is projected to increase to \$3.4 million through FY2024, with a projected balance of over \$34.8 million.

**Table 13.1. General Fund Summary**

General Fund	Adopted FY2023	Adopted FY2024	VAR %	Estimated FY2025	Estimated FY2026	Estimated FY2027	Estimated FY2028
<b>REVENUES</b>							
Revenue Fund Transfer	\$ 14,096,447	\$ 13,472,422	-4%	\$ 12,786,483	\$ 11,876,923	\$ 13,110,587	\$ 16,108,643
Interest Income	15,000	15,000	0%	15,000	15,000	15,000	15,000
<b>Total Revenues</b>	<b>\$ 14,111,447</b>	<b>\$ 13,487,422</b>	<b>-4.4%</b>	<b>\$ 12,801,483</b>	<b>\$ 11,891,923</b>	<b>\$ 13,125,587</b>	<b>\$ 16,123,643</b>
<b>EXPENSES</b>							
Alex-only General Capital Expenses	\$ 3,481,290	\$ 8,183,100	135.1%	\$ 10,236,790	\$ 8,862,700	\$ 21,182,600	\$ 29,262,600
Transfer to Joint CIP Project Fund	11,886,206	1,887,098	-84.1%	1,725,000	0	0	0
<b>Total Expenses</b>	<b>\$ 15,367,496</b>	<b>\$ 10,070,198</b>	<b>-34.5%</b>	<b>\$ 11,961,790</b>	<b>\$ 8,862,700</b>	<b>\$ 21,182,600</b>	<b>\$ 29,262,600</b>
<b>Fund Balance Increase (Decrease)</b>	<b>\$ (1,256,049)</b>	<b>\$ 3,417,225</b>		<b>\$ 839,693</b>	<b>\$ 3,029,223</b>	<b>\$ (8,057,013)</b>	<b>\$ (13,138,957)</b>
<b>Fund Balance - Beginning</b>	<b>\$ 42,250,354</b>	<b>\$ 36,964,336</b>		<b>\$ 40,381,560</b>	<b>\$ 40,381,560</b>	<b>\$ 41,221,253</b>	<b>\$ 43,410,783</b>
<b>Fund Balance - Ending</b>	<b>\$ 40,994,305</b>	<b>\$ 40,381,560</b>		<b>\$ 41,221,253</b>	<b>\$ 43,410,783</b>	<b>\$ 33,164,241</b>	<b>\$ 30,271,826</b>
General Reserve sub-Fund <sup>1</sup>	\$ (5,004,327)	\$ (5,591,392)		\$ (5,759,134)	\$ (5,759,134)	\$ (5,874,316)	\$ (5,991,803)
<b>Available Balance</b>	<b>\$ 35,989,978</b>	<b>\$ 34,790,168</b>	<b>-3.3%</b>	<b>\$ 35,462,120</b>	<b>\$ 37,651,649</b>	<b>\$ 27,289,924</b>	<b>\$ 24,280,023</b>

<sup>1</sup> Additional Operating Reserve Requirement of 60 days cash per Board-approved Financial Policies



## Section 14 Capital Improvement Program

AlexRenew manages its capital projects for both Joint Use and City only infrastructure and equipment through its Capital Improvement Program (CIP). The CIP is summarized in the 10-year plan and is a key element in planning for and managing to future regulatory compliance through large-scale capital investments.

The 10-year plan is an important tool used to formulate future project financing plans, maximize federal and state grant opportunities, proactively plan for the replacement or reconstruction of essential assets nearing the end of their service life, and schedule and coordinate the execution of multiple projects to minimize operational impact. The FY2024 – FY2033 CIP includes project cost assumptions for all capital projects, including the RiverRenew program, as well as the Improvement, Renewal, and Replacement program.

While the CIP provides a long-term roadmap for planned capital expenditures, AlexRenew retains the ability to defer projects if needed, and may elect to defer certain new capital projects, depending on revenue performance throughout the fiscal year.

### 14.1 Definition of Capital Projects

A capital project involves expenditures to construct or acquire assets of a relatively permanent nature such as property, plant, and equipment with a useful life that exceeds approximately two years.

### 14.2 CIP Funding

Potential funding sources for CIP projects include loans from the Virginia Department of Environmental Quality (VA DEQ), Clean Water Revolving Loan Fund (CWRLF), Virginia Pooled Financing Program (VPFP), Commonwealth of Virginia Grant programs, Water Infrastructure Finance and Innovation Act (WIFIA) loans, revenue bond issues, bank loans and lines of credit, grants, and AlexRenew cash and reserves, also called pay-as-you-go (PAYGO) funds. To comply with its Board-adopted Financial Policies, AlexRenew funds at least 15% of the annual CIP with PAYGO funds.

### 14.3 Alex-Only CIP

Capital projects that are the responsibility of AlexRenew only are funded from General Fund resources and/or using various financing instruments. Costs associated with the Alex-only CIP are detailed below.

### 14.4 Joint-Use CIP

Capital projects for which AlexRenew and Fairfax County share joint responsibility are funded pay-as-you-go from General Fund resources and/or using various financing instruments. Costs associated with the Joint Use Facilities CIP are detailed below.

### 14.5 Capital Budget Overview

AlexRenew is proposing a FY2024 capital budget of \$212.5 million and a total 10-year capital budget of \$842.5 million. Based on current project spending projections, the capital spend in FY2024 is expected to be higher than the year prior primarily due the RiverRenew Program.

#### **In addition to RiverRenew, highlights of the FY2024 CIP include:**

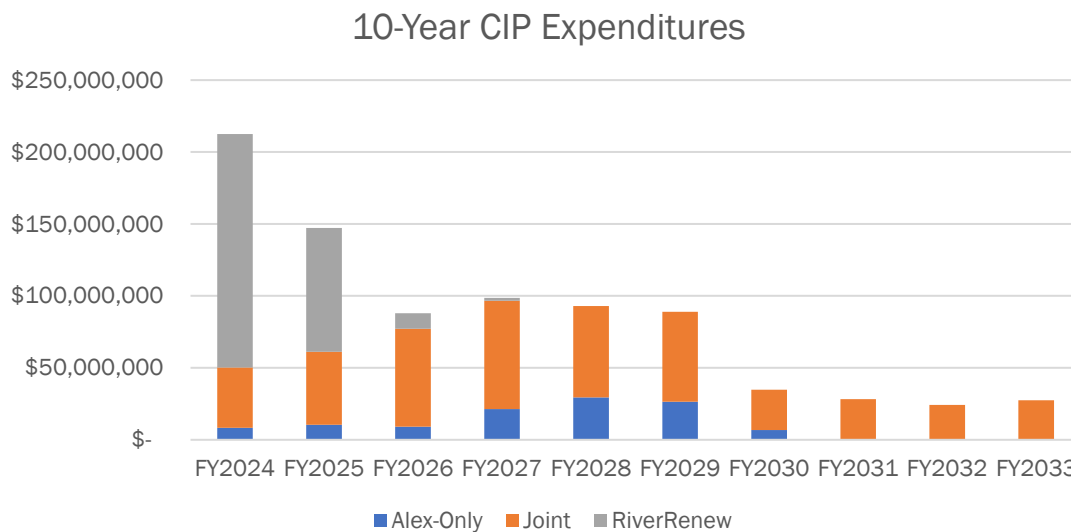
- Funding for City-only projects such as planning and design of the Commonwealth Interceptor Upgrade project
- Continued funding for ongoing Joint CIP projects such as Preliminary/Primary System Upgrades, Information Technology projects, and Solids Master Planning work
- Funding for CIP projects that grew out of IRR work related to the Preliminary Settling Tanks and Secondary Settling Tanks

Highlights of the 10-year plan include:

- Continued funding for the RiverRenew Tunnel Project through 2025
- Continued funding for Preliminary/Primary System Upgrades through 2029
- Continued funding for the Tertiary Upgrade project
- Increased investments for IT systems and infrastructure and care of existing digital assets
- Funding for future Solids Management projects to come from master planning initiative through 2033
- Funding for the Commonwealth Interceptor Upgrade project
- Funding for future rehabilitation projects on Holmes Run Trunk Sewer and Potomac Interceptor
- Continued capital contributions to Arlington County
- Contingency based on overall capital spend

The graph below illustrates the planned capital spending over the 10-year period including the significant increase in capital spend for RiverRenew through 2025.

**Figure 14.5.1. Draft Adopted CIP Expenditures – 10-year Forecast**



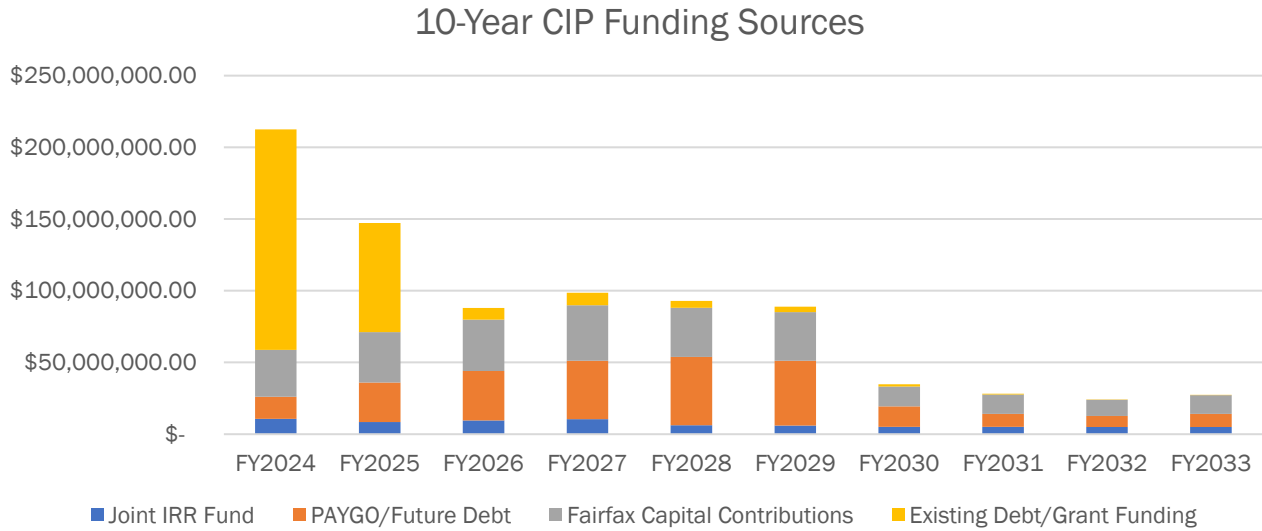
The specific funding sources for the CIP include PAYGO (cash contributions from AlexRenew’s operations and reserves), capital contributions from Fairfax County (which are determined according to negotiated percentages for the relevant project), and debt or grant funding. Per AlexRenew’s Financial Policies, at least 15% of the CIP is funded from PAYGO each fiscal year.

Expected debt and grant funding sources include proceeds from four existing AlexRenew loans – its Series 2017 and Series 2021 Bonds issued through the CWRLF and the Series 2021 WIFIA loan. Additional details on the loans can be found under the detailed Parity Debt Service Fund statement.

The graph on the following page illustrates the planned capital funding sources over the 10-year period including the continued significant debt financing to be utilized to fund the high level of ongoing RiverRenew construction.

The CIP and related funding strategies comply with all relevant AlexRenew financial policies including the required 15% PAYGO funding requirement and sufficient projected net revenues to produce coverage of debt service requirements in excess of the 1.5x policy minimum.

**Figure 14.5.2. Draft Adopted CIP Expenditures – 10-year Forecast**



The pages to follow provide additional detail on the specific funding levels for each project over each of the next ten fiscal years, as well as a project sheet for each major project detailing the project’s description, justification, benefits, milestones, useful life, and impact to the community.

**Table 14.5.1. FY2024 10-year Capital Improvement Program – Summary of Estimated Expenditures and Funding Sources**

Summary of Estimated Expenditures	Adopted FY2023	Adopted FY2024	Estimated FY2025	Estimated FY2026	Estimated FY2027	Estimated FY2028	Estimated FY2029	Estimated FY2030	Estimated FY2031	Estimated FY2032	Estimated FY2033	10-year Total
<b>IRR Program</b>												
Alex-only IRR	\$ 0.69	\$ 0.17	\$ 0.17	\$ 0.17	\$ 0.17	\$ 0.17	\$ 0.17	\$ 0.17	\$ 0.17	\$ 0.17	\$ 0.17	\$ 1.66
Joint IRR	\$ 10.33	\$ 10.65	\$ 8.46	\$ 9.57	\$ 10.48	\$ 6.19	\$ 5.95	\$ 5.10	\$ 5.12	\$ 5.00	\$ 5.04	\$ 71.55
<b>IRR Program Subtotal</b>	<b>\$ 6.76</b>	<b>\$ 10.82</b>	<b>\$ 8.62</b>	<b>\$ 9.73</b>	<b>\$ 10.64</b>	<b>\$ 6.36</b>	<b>\$ 6.12</b>	<b>\$ 5.26</b>	<b>\$ 5.28</b>	<b>\$ 5.17</b>	<b>\$ 5.21</b>	<b>\$ 73.21</b>
<b>General CIP</b>												
Alex-only Capital Improvement Projects	\$ 3.48	\$ 8.18	\$ 10.24	\$ 8.86	\$ 21.18	\$ 29.26	\$ 26.26	\$ 6.59	\$ 0.38	\$ 0.38	\$ 0.38	\$ 111.71
Joint Capital Improvement Projects	\$ 37.80	\$ 31.18	\$ 42.29	\$ 58.59	\$ 64.83	\$ 57.29	\$ 56.53	\$ 22.93	\$ 22.51	\$ 18.62	\$ 21.79	\$ 396.56
<b>General CIP Subtotal</b>		<b>\$ 39.37</b>	<b>\$ 52.53</b>	<b>\$ 67.46</b>	<b>\$ 86.01</b>	<b>\$ 86.55</b>	<b>\$ 82.79</b>	<b>\$ 29.52</b>	<b>\$ 22.89</b>	<b>\$ 19.00</b>	<b>\$ 22.17</b>	<b>\$ 508.27</b>
<b>RiverRenew Program</b>												
RiverRenew Program	\$ 123.60	\$ 162.28	\$ 86.00	\$ 10.74	\$ 1.95	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 260.98
<b>RiverRenew Subtotal</b>	<b>\$ 123.60</b>	<b>\$ 162.28</b>	<b>\$ 86.00</b>	<b>\$ 10.74</b>	<b>\$ 1.95</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 260.98</b>
<b>Total CIP Expenditures</b>	<b>\$ 130.36</b>	<b>\$ 212.46</b>	<b>\$ 147.16</b>	<b>\$ 87.93</b>	<b>\$ 98.60</b>	<b>\$ 92.91</b>	<b>\$ 88.91</b>	<b>\$ 34.79</b>	<b>\$ 28.17</b>	<b>\$ 24.17</b>	<b>\$ 27.38</b>	<b>\$ 842.46</b>

**Table 14.5.2. FY2024 10-year Capital Improvement Program – Detailed Expenditures**

Projects	Project Total	Prior Years	Adopted FY2024	Estimated FY2025	Estimated FY2026	Estimated FY2027	Estimated FY2028	Estimated FY2029	Estimated FY2030	Estimated FY2031	Estimated FY2032	Estimated FY2033	10-year Total
<b>IRR Program</b>													
<b>Alex-only IRR</b>													
IRR: Campus Wide Projects	\$ 0.24	\$ 0.02	\$ 0.02	\$ 0.02	\$ 0.02	\$ 0.02	\$ 0.02	\$ 0.02	\$ 0.02	\$ 0.02	\$ 0.02	\$ 0.02	\$ 0.22
IRR: Collection System Projects	\$ 1.58	\$ 0.14	\$ 0.14	\$ 0.14	\$ 0.14	\$ 0.14	\$ 0.14	\$ 0.14	\$ 0.14	\$ 0.14	\$ 0.14	\$ 0.14	\$ 1.44
<b>Alex-only IRR Subtotal</b>	<b>\$ 1.82</b>	<b>\$ 0.16</b>	<b>\$ 0.17</b>	<b>\$ 0.17</b>	<b>\$ 0.17</b>	<b>\$ 0.17</b>	<b>\$ 0.17</b>	<b>\$ 0.17</b>	<b>\$ 0.17</b>	<b>\$ 0.17</b>	<b>\$ 0.17</b>	<b>\$ 0.17</b>	<b>\$ 1.66</b>
<b>Joint IRR</b>													
IRR: Campus-Wide Projects	\$ 18.98	\$ 1.18	\$ 2.40	\$ 2.40	\$ 3.00	\$ 5.53	\$ 0.73	\$ 0.74	\$ 0.74	\$ 0.74	\$ 0.75	\$ 0.77	\$ 17.80
IRR: West Campus Projects	\$ 7.75	\$ -	\$ 1.00	\$ 0.75	\$ 0.75	\$ 0.75	\$ 0.75	\$ 0.75	\$ 0.75	\$ 0.75	\$ 0.75	\$ 0.75	\$ 7.75
IRR: Preliminary/Primary Infrastructure	\$ 0.59	\$ 0.08	\$ 0.09	\$ 0.09	\$ 0.09	\$ 0.03	\$ 0.04	\$ 0.04	\$ 0.04	\$ 0.04	\$ 0.04	\$ 0.04	\$ 0.51
IRR: Secondary Infrastructure	\$ 16.74	\$ 1.74	\$ 2.00	\$ 1.00	\$ 1.50	\$ 1.50	\$ 1.50	\$ 1.50	\$ 1.50	\$ 1.50	\$ 1.50	\$ 1.50	\$ 15.00
IRR: Tertiary Infrastructure	\$ 12.08	\$ 2.24	\$ 2.25	\$ 1.76	\$ 1.78	\$ 0.68	\$ 0.70	\$ 0.45	\$ 0.60	\$ 0.61	\$ 0.50	\$ 0.51	\$ 9.84
IRR: Solids Infrastructure	\$ 11.00	\$ 1.00	\$ 1.00	\$ 1.00	\$ 1.00	\$ 1.00	\$ 1.00	\$ 1.00	\$ 1.00	\$ 1.00	\$ 1.00	\$ 1.00	\$ 10.00
IRR: Odor Control System	\$ 2.50	\$ -	\$ -	\$ -	\$ -	\$ 0.50	\$ 1.00	\$ 1.00	\$ -	\$ -	\$ -	\$ -	\$ 2.50
IRR: WRRF Safety and Security	\$ 3.46	\$ -	\$ 1.05	\$ 1.03	\$ 1.03	\$ 0.05	\$ 0.05	\$ 0.05	\$ 0.05	\$ 0.05	\$ 0.05	\$ 0.05	\$ 3.46
IRR: Collection System Projects	\$ 0.17	\$ 0.02	\$ 0.02	\$ 0.02	\$ 0.02	\$ 0.02	\$ 0.02	\$ 0.02	\$ 0.02	\$ 0.02	\$ 0.02	\$ 0.02	\$ 0.15
IRR: Building Exteriors	\$ 1.40	\$ -	\$ 0.50	\$ 0.10	\$ 0.10	\$ 0.10	\$ 0.10	\$ 0.10	\$ 0.10	\$ 0.10	\$ 0.10	\$ 0.10	\$ 1.40
IRR: Compliance Laboratory	\$ 0.19	\$ 0.05	\$ 0.05	\$ 0.01	\$ 0.01	\$ 0.01	\$ 0.01	\$ 0.01	\$ 0.01	\$ 0.01	\$ 0.01	\$ 0.01	\$ 0.14
IRR: Information Technology Projects	\$ 3.30	\$ 0.30	\$ 0.30	\$ 0.30	\$ 0.30	\$ 0.30	\$ 0.30	\$ 0.30	\$ 0.30	\$ 0.30	\$ 0.30	\$ 0.30	\$ 3.00
<b>Joint IRR Subtotal</b>	<b>\$ 78.15</b>	<b>\$ 6.60</b>	<b>\$ 10.65</b>	<b>\$ 8.46</b>	<b>\$ 9.57</b>	<b>\$ 10.48</b>	<b>\$ 6.19</b>	<b>\$ 5.95</b>	<b>\$ 5.10</b>	<b>\$ 5.12</b>	<b>\$ 5.00</b>	<b>\$ 5.04</b>	<b>\$ 71.55</b>
<b>IRR Program Total</b>	<b>\$ 79.97</b>	<b>\$ 6.76</b>	<b>\$ 10.82</b>	<b>\$ 8.62</b>	<b>\$ 9.73</b>	<b>\$ 10.64</b>	<b>\$ 6.36</b>	<b>\$ 6.12</b>	<b>\$ 5.26</b>	<b>\$ 5.28</b>	<b>\$ 5.17</b>	<b>\$ 5.21</b>	<b>\$ 73.21</b>
<b>General CIP</b>													
<b>Alex-only Capital Improvement Projects</b>													
Billing and Customer Information System	\$ 2.34	\$ 1.00	\$ 0.84	\$ 0.50	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1.34
Commonwealth Interceptor Upgrade Project	\$ 72.50	\$ 2.90	\$ 3.20	\$ 3.90	\$ 2.50	\$ 12.00	\$ 20.00	\$ 22.00	\$ 6.00	\$ -	\$ -	\$ -	\$ 69.60
Potomac Interceptor Rehabilitation	\$ 14.09	\$ -	\$ -	\$ 0.43	\$ 1.00	\$ 3.46	\$ 5.80	\$ 3.40	\$ -	\$ -	\$ -	\$ -	\$ 14.09
Potomac Yard Trunk Sewer Condition Assessment	\$ 0.40	\$ -	\$ -	\$ -	\$ -	\$ 0.40	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 0.40
Four Mile Run Pump Station Modifications	\$ 0.76	\$ 0.16	\$ 0.60	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 0.60
Innovation District Pumping Station Start-up Support	\$ 0.55	\$ 0.30	\$ 0.25	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 0.25
Pump Stations/Service Chambers Condition Assessment	\$ 0.15	\$ -	\$ -	\$ 0.15	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 0.15
COA 4 MGD WRRF Expansion Facility Plan	\$ 2.00	\$ -	\$ -	\$ -	\$ -	\$ 1.00	\$ 1.00	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2.00
NMF Wet Well Study and Preliminary Design	\$ 0.30	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 0.10	\$ 0.20	\$ -	\$ -	\$ -	\$ 0.30
Arlington County Capital Contributions	\$ 20.45	\$ 1.61	\$ 2.54	\$ 4.93	\$ 5.00	\$ 3.67	\$ 1.62	\$ 0.25	\$ 0.21	\$ 0.21	\$ 0.21	\$ 0.21	\$ 18.83
Capital Financing Fees	\$ 2.05	\$ 0.25	\$ 0.25	\$ 0.25	\$ 0.25	\$ 0.15	\$ 0.15	\$ 0.15	\$ 0.15	\$ 0.15	\$ 0.15	\$ 0.15	\$ 1.80
Contingency on Alex-Only Funding	\$ 2.35	\$ -	\$ 0.51	\$ 0.07	\$ 0.12	\$ 0.50	\$ 0.70	\$ 0.37	\$ 0.04	\$ 0.02	\$ 0.02	\$ 0.02	\$ 2.35
<b>Alex-only Capital Improvement Projects Subtotal</b>	<b>\$ 117.93</b>	<b>\$ 6.22</b>	<b>\$ 8.18</b>	<b>\$ 10.24</b>	<b>\$ 8.86</b>	<b>\$ 21.18</b>	<b>\$ 29.26</b>	<b>\$ 26.26</b>	<b>\$ 6.59</b>	<b>\$ 0.38</b>	<b>\$ 0.38</b>	<b>\$ 0.38</b>	<b>\$ 111.71</b>

**Table 14.5.2. FY24 10-year Capital Improvement Program – Detailed Expenditures (continued)**

Projects	Project Total	Prior Years	Adopted FY2024	Estimated FY2025	Estimated FY2026	Estimated FY2027	Estimated FY2028	Estimated FY2029	Estimated FY2030	Estimated FY2031	Estimated FY2032	Estimated FY2033	10-year Total
<b>Joint Capital Improvement Projects</b>													
Holmes Run Trunk Sewer Rehabilitation	\$ 12.30	\$ -	\$ -	\$ 0.50	\$ 0.90	\$ 0.90	\$ 4.80	\$ 5.20	\$ -	\$ -	\$ -	\$ -	\$ 12.30
WRRF HVAC System Upgrade	\$ 1.10	\$ -	\$ -	\$ -	\$ -	\$ 0.05	\$ 0.05	\$ 0.50	\$ 0.50	\$ -	\$ -	\$ -	\$ 1.10
Campus-wide Electrical Upgrade Sub-Program	\$ 14.99	\$ -	\$ -	\$ -	\$ 0.78	\$ 3.33	\$ 3.28	\$ 4.30	\$ 2.65	\$ 0.65	\$ -	\$ -	\$ 14.99
Centrate Pretreatment Facility Improvements	\$ 19.90	\$ -	\$ 0.50	\$ 5.20	\$ 7.00	\$ 6.00	\$ 0.20	\$ 0.20	\$ 0.20	\$ 0.20	\$ 0.20	\$ 0.20	\$ 19.90
Centrifuge Upgrade Project	\$ 15.11	\$ -	\$ 0.50	\$ 2.92	\$ -	\$ 2.92	\$ -	\$ 2.92	\$ -	\$ 2.92	\$ -	\$ 2.92	\$ 15.11
Tertiary Upgrades	\$ 37.22	\$ 0.22	\$ 1.00	\$ 3.00	\$ 11.00	\$ 10.80	\$ 8.20	\$ 3.00	\$ -	\$ -	\$ -	\$ -	\$ 37.00
Plant Effluent Water (W3) System Improvements	\$ 4.14	\$ 0.40	\$ 1.03	\$ 0.91	\$ 1.74	\$ -	\$ 0.03	\$ -	\$ -	\$ -	\$ 0.04	\$ -	\$ 3.74
HMI Upgrade	\$ 4.26	\$ 1.60	\$ 1.88	\$ 0.78	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2.66
Information Technology Projects	\$ 30.40	\$ 9.50	\$ 7.00	\$ 2.40	\$ 2.45	\$ 2.15	\$ 1.15	\$ 1.15	\$ 1.15	\$ 1.15	\$ 1.15	\$ 1.15	\$ 20.90
Main Campus Galleries Improvements	\$ 1.30	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 0.50	\$ 0.50	\$ 0.30	\$ -	\$ -	\$ -	\$ 1.30
Preliminary/Primary System Upgrades	\$ 81.65	\$ 1.25	\$ 3.00	\$ 7.00	\$ 17.60	\$ 17.60	\$ 17.60	\$ 17.60	\$ -	\$ -	\$ -	\$ -	\$ 80.40
Primary Settling Tank Rehabilitation	\$ 5.38	\$ 3.38	\$ 2.00	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2.00
Reclaimed Water System Upgrade	\$ 2.11	\$ -	\$ 0.16	\$ 0.95	\$ 1.00	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2.11
Solids Process Upgrades	\$ 115.11	\$ 1.11	\$ 4.00	\$ 5.00	\$ 5.00	\$ 10.00	\$ 15.00	\$ 15.00	\$ 15.00	\$ 15.00	\$ 15.00	\$ 15.00	\$ 114.00
Plantwide Sump/Drain System Updates	\$ 4.20	\$ -	\$ 0.20	\$ 0.50	\$ 0.50	\$ 3.00	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4.20
Plantwide Chemical System Updates	\$ 1.50	\$ -	\$ 0.50	\$ 0.50	\$ 0.50	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1.50
Power Distribution Monitors	\$ 0.42	\$ -	\$ 0.15	\$ 0.03	\$ 0.03	\$ 0.03	\$ 0.03	\$ 0.03	\$ 0.03	\$ 0.03	\$ 0.03	\$ 0.03	\$ 0.42
Warehouse and Inventory Upgrade	\$ 5.00	\$ -	\$ 1.50	\$ 2.00	\$ 1.50	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5.00
Secondary Settling Tanks Refurbishment	\$ 4.00	\$ -	\$ 2.00	\$ 2.00	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4.00
Security Services During Construction	\$ 3.00	\$ 1.35	\$ 0.55	\$ 0.55	\$ 0.55	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1.65
South Carlyle Partnership	\$ 1.10	\$ -	\$ -	\$ -	\$ 0.20	\$ 0.30	\$ 0.30	\$ 0.30	\$ -	\$ -	\$ -	\$ -	\$ 1.10
Environmental Center 5th Floor Build-out	\$ 4.00	\$ -	\$ 1.00	\$ 2.00	\$ 1.00	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4.00
Environmental Center Lobby Upgrades	\$ 0.50	\$ -	\$ -	\$ 0.50	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 0.50
Regulatory Analyses	\$ 1.03	\$ -	\$ 0.18	\$ 0.40	\$ 0.10	\$ 0.05	\$ 0.05	\$ 0.05	\$ 0.05	\$ 0.05	\$ 0.05	\$ 0.05	\$ 1.03
Resiliency Initiatives	\$ 2.25	\$ -	\$ 0.24	\$ 0.49	\$ 0.15	\$ 0.45	\$ 0.33	\$ 0.10	\$ 0.50	\$ -	\$ -	\$ -	\$ 2.25
Stormwater System Upgrades	\$ 0.85	\$ -	\$ -	\$ 0.05	\$ 0.40	\$ 0.40	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 0.85
Contingency on Joint Funding	\$ 42.56	\$ -	\$ 3.80	\$ 4.61	\$ 6.20	\$ 6.85	\$ 5.77	\$ 5.68	\$ 2.55	\$ 2.51	\$ 2.15	\$ 2.44	\$ 42.56
<b>Joint Capital Improvement Projects Subtotal</b>	<b>\$ 415.37</b>	<b>\$ 18.82</b>	<b>\$ 31.18</b>	<b>\$ 42.29</b>	<b>\$ 58.59</b>	<b>\$ 64.83</b>	<b>\$ 57.29</b>	<b>\$ 56.53</b>	<b>\$ 22.93</b>	<b>\$ 22.51</b>	<b>\$ 18.62</b>	<b>\$ 21.79</b>	<b>\$ 396.56</b>
<b>General CIP Total</b>	<b>\$ 533.31</b>	<b>\$ 25.04</b>	<b>\$ 39.37</b>	<b>\$ 52.53</b>	<b>\$ 67.46</b>	<b>\$ 86.01</b>	<b>\$ 86.55</b>	<b>\$ 82.79</b>	<b>\$ 29.52</b>	<b>\$ 22.89</b>	<b>\$ 19.00</b>	<b>\$ 22.17</b>	<b>\$ 508.27</b>
<b>RiverRenew Tunnel Project</b>													
RiverRenew Tunnel Project - Alex Only	\$ 235.19	\$ 143.12	\$ 69.74	\$ 21.92	\$ 0.41	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 92.07
RiverRenew Tunnel Project - Joint	\$ 383.50	\$ 214.60	\$ 92.54	\$ 64.08	\$ 10.33	\$ 1.95	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 168.90
<b>RiverRenew Tunnel Project Total</b>	<b>\$ 618.69</b>	<b>\$ 357.71</b>	<b>\$ 162.28</b>	<b>\$ 86.00</b>	<b>\$ 10.74</b>	<b>\$ 1.95</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 260.98</b>
<b>ALEXRENEW CIP Total</b>	<b>\$ 1,231.97</b>	<b>\$ 389.51</b>	<b>\$ 212.46</b>	<b>\$ 147.16</b>	<b>\$ 87.93</b>	<b>\$ 98.60</b>	<b>\$ 92.91</b>	<b>\$ 88.91</b>	<b>\$ 34.79</b>	<b>\$ 28.17</b>	<b>\$ 24.17</b>	<b>\$ 27.38</b>	<b>\$ 842.46</b>

IRR: Campus Wide Projects (Alex Only)												
Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Various		Various				Improvement, Rehab., & Replacement (IRR) <input checked="" type="radio"/> Alex Only  <input type="radio"/> Joint Use			Various			N/A
												Grant/Debt Funded?
												No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$22,000	\$22,000	\$22,000	\$22,000	\$22,000	\$22,000	\$22,000	\$22,000	\$22,000	\$22,000	\$22,000	\$220,000
Financing												
AlexRenew	\$22,000	\$22,000	\$22,000	\$22,000	\$22,000	\$22,000	\$22,000	\$22,000	\$22,000	\$22,000	\$22,000	\$220,000
Fairfax	-	-	-	-	-	-	-	-	-	-	-	-
Project Description and Justification												
<b>Purpose:</b> To improve, renew and/or replace Alexandria-only infrastructure, equipment, and systems. <b>Background:</b> This subprogram covers Alexandria-only projects campus wide. <b>Project Components:</b> TBD. May include the Environmental Center lobby including displays, aquarium, customer service area, and any information technology (IT) projects designated as Alexandria-only. <b>Procurement Method:</b> TBD, varies as appropriate												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Improved reliability and operation of the EC and WRRF</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>Replacement/repair of Alex-only infrastructure, equipment, and systems.</li> </ul>						<ul style="list-style-type: none"> <li>Reduce future O&amp;M costs and renew existing assets</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>None</li> </ul>						<ul style="list-style-type: none"> <li>None</li> </ul>						

IRR: Collection System Projects (Alex-Only)												
Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Operations & Maintenance		Various				Improvement, Rehab., & Replacement (IRR) <input checked="" type="radio"/> Alex Only  <input type="radio"/> Joint Use			20-50 years			N/A
												Grant/Debt Funded?
												Undetermined
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$144,000	\$144,000	\$144,000	\$144,000	\$144,000	\$144,000	\$144,000	\$144,000	\$144,000	\$144,000	\$144,000	\$1,440,000
Financing												
AlexRenew	\$144,000	\$144,000	\$144,000	\$144,000	\$144,000	\$144,000	\$144,000	\$144,000	\$144,000	\$144,000	\$144,000	\$1,440,000
Fairfax	-	-	-	-	-	-	-	-	-	-	-	-
Project Description and Justification												
<b>Purpose:</b> To improve, rehabilitate, and/or replace Alexandria-only collection system assets such as interceptors and trunk sewers. <b>Background:</b> This subprogram covers all improvement, rehabilitation and replacement projects associated with the pump stations, service chambers, and outfalls that are for City only use. <b>Project Components:</b> TBD <b>Procurement Method:</b> TBD												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Full redundancy and reliability of all assets</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>N/A</li> </ul>						<ul style="list-style-type: none"> <li>Coordination with O&amp;M for all scheduled work</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>N/A</li> </ul>						<ul style="list-style-type: none"> <li>None</li> </ul>						



IRR Campus-Wide Projects (Joint Use)												
Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Various		Main and West Campus				Improvement, Rehab., & Replacement (IRR) <input type="radio"/> Alex Only  <input checked="" type="radio"/> Joint Use			4 years for Odor Media; 6 years for Cranes; 10 years for Vehicles; 10 years for NMF media; 15 years for odor scrubber and piping			N/A
												Grant/Debt Funded?
												No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$1,178,756	\$2,400,000	\$2,400,000	\$3,000,000	\$5,530,000	\$734,516	\$737,361	\$740,235	\$743,137	\$746,068	\$768,450	\$17,799,767
Financing												
AlexRenew	\$471,502	\$960,000	\$960,000	\$1,200,000	\$2,212,000	\$293,806	\$294,944	\$296,094	\$297,255	\$298,427	\$307,380	\$7,119,907
Fairfax	\$707,254	\$1,440,000	\$1,440,000	\$1,800,000	\$3,318,000	\$440,710	\$442,417	\$444,141	\$445,882	\$447,641	\$461,070	\$10,679,860
Project Description and Justification												
<b>Purpose:</b>	To improve, renew, and/or replace non-process infrastructure, equipment, and systems across campus.											
<b>Background:</b>	Non-process infrastructure, equipment, and systems (e.g., HVAC systems, vehicles etc.) are needed to support AlexRenew's mission. This subprogram covers all IRR projects associated with non-process infrastructure, equipment, and systems across campus.											
<b>Project Components:</b>	TBD. May include: vehicles, HVAC systems, reclaimed water system, sump drain system, electrical equipment etc.											
<b>Procurement Method:</b>	TBD											
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Improve reliability and efficiency of non-process infrastructure, equipment, and systems campus wide.</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>Replace vehicles</li> <li>Repair irrigation system</li> </ul>						<ul style="list-style-type: none"> <li>Maintain reliability of non-process systems</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>None.</li> </ul>						<ul style="list-style-type: none"> <li>Budget modifications</li> </ul>						

### IRR: West Campus Projects

Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Operations & Maintenance		Environmental Center				Improvement, Rehab., & Replacement (IRR)			Various			N/A
						○ Alex Only						<b>Grant/Debt Funded?</b>
						● Joint Use		No				
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$0	\$1,000,000	\$750,000	\$750,000	\$750,000	\$750,000	\$750,000	\$750,000	\$750,000	\$750,000	\$750,000	\$7,750,000
<b>Financing</b>												
AlexRenew	\$0	\$510,000	\$382,500	\$382,500	\$382,500	\$382,500	\$382,500	\$382,500	\$382,500	\$382,500	\$382,500	\$3,952,500
Fairfax	\$0	\$490,000	\$367,500	\$367,500	\$367,500	\$367,500	\$367,500	\$367,500	\$367,500	\$367,500	\$367,500	\$3,797,500
<b>Project Description and Justification</b>												
<b>Purpose:</b> To maintain the full functionality of the Environmental Center (EC). <b>Background:</b> This subprogram covers all improvement, rehabilitation, and replacement projects associated with non-process facilities work at the EC. <b>Project Components:</b> TBD. May include fountain, landscaping, bio-wall, lighting, garage, doors, roads, sidewalks etc. <b>Procurement Method:</b> TBD, varies as appropriate.												
<b>Benefits</b>						<b>Strategic Outcome Area</b>						
<ul style="list-style-type: none"> <li>Maintain reliability and efficiency of EC infrastructure and equipment.</li> </ul>						Operational Excellence						
<b>Key Milestones for FY 2024</b>						<b>Impact on Operations or Community</b>						
<ul style="list-style-type: none"> <li>Fountain maintenance</li> </ul>						<ul style="list-style-type: none"> <li>Maintain operability of the EC.</li> </ul>						
<b>External or Internal Adopted Plan or Recommendation</b>						<b>Changes from Prior Year CIP</b>						
<ul style="list-style-type: none"> <li>None</li> </ul>						<ul style="list-style-type: none"> <li>New IRR category</li> </ul>						

IRR: Preliminary/Primary Infrastructure												
Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Operations & Maintenance		WRRF				Improvement, Rehab., & Replacement (IRR) <input type="radio"/> Alex Only <input checked="" type="radio"/> Joint Use			Varies			N/A
												Grant/Debt Funded?
												No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$80,000	\$85,648	\$86,504	\$87,370	\$34,948	\$35,297	\$36,000	\$36,007	\$36,367	\$36,731	\$37,098	\$511,970
Financing												
AlexRenew	\$32,000	\$34,259	\$34,602	\$34,948	\$13,979	\$14,119	\$14,400	\$14,403	\$14,547	\$14,692	\$14,839	\$204,788
Fairfax	\$48,000	\$51,389	\$51,902	\$52,422	\$20,969	\$21,178	\$21,600	\$21,604	\$21,820	\$22,038	\$22,259	\$307,182
Project Description and Justification												
<b>Purpose:</b> To improve, renew and/or replace components of the preliminary and primary treatment systems. <b>Background:</b> AlexRenew's preliminary and primary systems are the first stages of treatment at the WRRF. This subprogram covers all IRR projects associated with the preliminary and primary systems. <b>Project Components:</b> TBD. May include, but is not limited to pumps, motors, screens, grit handling, settling tanks, and instrumentation. <b>Procurement Method:</b> TBD												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Maintain reliability and performance of the preliminary/primary systems.</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>Replacement or repair of process instruments.</li> </ul>						<ul style="list-style-type: none"> <li>Maintains equipment availability and reliability</li> <li>Facilitates ease of operation</li> <li>Facilitates permit compliance</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>None.</li> </ul>						<ul style="list-style-type: none"> <li>None.</li> </ul>						

IRR: Secondary Infrastructure												
Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Operations & Maintenance		BRBs, NMF, SSTs				Improvement, Rehab., & Replacement (IRR)  <input type="radio"/> Alex Only <input checked="" type="radio"/> Joint Use			20 years			\$16,737,099
												Grant/Debt Funded?
												No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$1,737,099	\$2,000,000	\$1,000,000	\$1,500,000	\$1,500,000	\$1,500,000	\$1,500,000	\$1,500,000	\$1,500,000	\$1,500,000	\$1,500,000	\$15,000,000
Financing												
AlexRenew	\$694,840	\$800,000	\$400,000	\$600,000	\$600,000	\$600,000	\$600,000	\$600,000	\$600,000	\$600,000	\$600,000	\$6,000,000
Fairfax	\$1,042,259	\$1,200,000	\$600,000	\$900,000	\$900,000	\$900,000	\$900,000	\$900,000	\$900,000	\$900,000	\$900,000	\$9,000,000
Project Description and Justification												
<b>Purpose:</b>	To improve, renew and/or replace components of the secondary treatment system to ensure efficient and effective treatment.											
<b>Background:</b>	AlexRenew's secondary treatment infrastructure is comprised of several processes such as biological reactor basins (BRBs), a nutrient management facility (NMF), and secondary settling tanks (SSTs). This subprogram covers all IRR projects associated with the WRRF's secondary treatment systems.											
<b>Project Components:</b>	TBD. May include: BRB AUMA actuators, NMF actuators, BRB mixers, VFDs, motors, pumps, and/or instrumentation.											
<b>Procurement Method:</b>	TBD											
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Maintain reliability and performance of the preliminary/primary systems.</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>Replace BRB mixers and instruments</li> </ul>						<ul style="list-style-type: none"> <li>Maintains equipment availability and reliability</li> <li>Facilitates ease of operation</li> <li>Facilitates permit compliance</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>Risk Review of Processes and Assets, Risk Review Assessment (BOA WA2-2019-3, Task 4)</li> </ul>						<ul style="list-style-type: none"> <li>Funding modifications</li> </ul>						

IRR: Tertiary Infrastructure												
Managing Department			Project Location			Program and Project Category			Estimated Useful Life			Lifetime Budget
Operations & Maintenance			WRRF			Improvement, Rehab., & Replacement (IRR) <input type="radio"/> Alex Only <input checked="" type="radio"/> Joint Use			6 years for UV system parts Yearly for probes 10 years for >100 Hp motors 10 years for Inter. PS pumps 10 years for VFD replacements			\$12,087,080
												Grant/Debt Funded?
												No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$2,245,700	\$2,252,100	\$1,763,900	\$1,776,000	\$683,500	\$696,400	\$453,700	\$597,400	\$611,500	\$496,000	\$510,880	\$9,841,380
Financing												
AlexRenew	\$898,280	\$900,840	\$705,560	\$710,400	\$273,400	\$278,560	\$181,480	\$238,960	\$244,600	\$198,400	\$204,352	\$3,936,552
Fairfax	\$1,347,420	\$1,351,260	\$1,058,340	\$1,065,600	\$410,100	\$417,840	\$272,220	\$358,440	\$366,900	\$297,600	\$306,528	\$5,904,828
Project Description and Justification												
<b>Purpose:</b>	To improve, renew and/or replace components of the WRRF's tertiary treatment process.											
<b>Background:</b>	AlexRenew's tertiary treatment infrastructure is comprised of several processes such as filters, tertiary setting tanks, and UV disinfection. This subprogram covers all improvement, rehabilitation and replacement projects associated with the tertiary treatment facilities.											
<b>Project Components:</b>	TBD. May include: instruments, probes, motors, pumps, VFDs.											
<b>Procurement Method:</b>	TBD											
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Maintain reliability and performance of the tertiary systems.</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>Evaluate and replace equipment of concern.</li> </ul>						<ul style="list-style-type: none"> <li>Maintains equipment availability and reliability</li> <li>Facilitates ease of operation</li> <li>Facilitates permit compliance</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>Risk Review of Processes and Assets, Risk Review Assessment (BOA WA2- 2019-3, Task 4)</li> </ul>						<ul style="list-style-type: none"> <li>Budget modifications</li> </ul>						

IRR: Solids Infrastructure												
Managing Department			Project Location			Program and Project Category			Estimated Useful Life			Lifetime Budget
Operations & Maintenance			WRRF			Improvement, Rehab., & Replacement (IRR) <input type="radio"/> Alex Only <input checked="" type="radio"/> Joint Use			Yearly for probes 2 years for screen presses 12 years for heat exchanger actuators 10 years for >100 hp motors			N/A
												Grant/Debt Funded?
												No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$1,000,000	\$1,000,000	\$1,000,000	\$1,000,000	\$1,000,000	\$1,000,000	\$1,000,000	\$1,000,000	\$1,000,000	\$1,000,000	\$1,000,000	\$10,000,000
Financing												
AlexRenew	\$400,000	\$400,000	\$400,000	\$400,000	\$400,000	\$400,000	\$400,000	\$400,000	\$400,000	\$400,000	\$400,000	\$4,000,000
Fairfax	\$600,000	\$600,000	\$600,000	\$600,000	\$600,000	\$600,000	\$600,000	\$600,000	\$600,000	\$600,000	\$600,000	\$6,000,000
Project Description and Justification												
<b>Purpose:</b> To improve, renew and/or replace components of the solids treatment process. <b>Background:</b> AlexRenew's solids treatment infrastructure is comprised of several processes such as mechanical thickening and dewatering, gravity thickening, digestion etc. This subprogram covers all improvement, rehabilitation and replacement projects associated with the solids processing. <b>Project Components:</b> TBD. May include: actuators, motors, screen presses, pumps, probes and instrumentation. <b>Procurement Method:</b> TBD												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Maintain reliability and performance of the solids systems.</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>Digester repair and cleaning.</li> <li>Flare repairs.</li> </ul>						<ul style="list-style-type: none"> <li>Maintains equipment availability and reliability</li> <li>Facilitates ease of operation</li> <li>Facilitates permit compliance</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>Risk Review of Processes and Assets, Risk Review Assessment (BOA WA2 2019-3, Task 4)</li> </ul>						<ul style="list-style-type: none"> <li>None.</li> </ul>						

IRR: Odor Control System												
Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Engineering		WRRF				WRRF Improvements <input type="radio"/> Alex Only <input checked="" type="radio"/> Joint Use			TBD			\$2,500,000
												Grant/Debt Funded?
												No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$0	\$0	\$0	\$0	\$500,000	\$1,000,000	\$1,000,000	\$0	\$0	\$0	\$0	\$2,500,000
Financing												
AlexRenew	\$0	\$0	\$0	\$0	\$200,000	\$400,000	\$400,000	\$0	\$0	\$0	\$0	\$1,000,000
Fairfax	\$0	\$0	\$0	\$0	\$300,000	\$600,000	\$600,000	\$0	\$0	\$0	\$0	\$1,500,000
Project Description and Justification												
<b>Purpose:</b>	To improve, renew and/or replace the existing WRRF odor control system/system components.											
<b>Background:</b>	AlexRenew maintains an odor control system to collect and treat process generated odors. This subprogram covers IRR work related to the odor control system. The current system is aging. A study is planned for FY2025 to assess the odor control system and identify improvements to ensure continued system performance. Recommended improvements are expected to be implemented in FY28-29 and will consider RiverRenew needs.											
<b>Project Components:</b>	TBD. Study will analyze entire odor control system (confirm air loads/ventilation rates) and may include updating the dispersion modeling and recommendations to re-balance the entire system.											
<b>Procurement Method:</b>	TBD											
Benefits						Strategic Outcome Area						
• Maintains odor control system performance.						Public Engagement and Trust						
Key Milestones for FY 2024						Impact on Operations or Community						
• N/A						• Maintenance of established odor levles/environment.						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
• N/A						• Study start moved to FY27						

**IRR: Safety and Security (Joint Use)**

Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Human Resources		Various				WRRF Improvements <input type="radio"/> Alex Only  <input checked="" type="radio"/> Joint Use			N/A			\$3,460,000
												Grant/Debt Funded?
												No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$0	\$1,050,000	\$1,030,000	\$1,030,000	\$50,000	\$50,000	\$50,000	\$50,000	\$50,000	\$50,000	\$50,000	\$3,460,000
Financing												
AlexRenew	\$0	\$420,000	\$412,000	\$412,000	\$20,000	\$20,000	\$20,000	\$20,000	\$20,000	\$20,000	\$20,000	\$1,384,000
Fairfax	\$0	\$630,000	\$618,000	\$618,000	\$30,000	\$30,000	\$30,000	\$30,000	\$30,000	\$30,000	\$30,000	\$2,076,000
Project Description and Justification												
<p><b>Purpose:</b> To continuously improve the overall safety and security of AlexRenew Employees, Vendors, Contractors, and visitors at the Plant.</p> <p><b>Background:</b> The AlexRenew safety committee conducts monthly inspections around the campus and provides recommendations to enhance safety and security. This subprogram covers the implementation of measures essential to the overall safety and security of staff and visitors.</p> <p><b>Project Components:</b> TBD: May include engineering studies, fire panels, cameras.</p> <p><b>Procurement Method:</b> Varies as needed</p>												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Enhanced safety and well-being of staff</li> <li>Fewer reportable injuries at worksite</li> <li>Lower workers compensation</li> <li>Site security to prevent theft, unauthorized access etc.</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>Fire Protection Assessment &amp; Upgrade</li> <li>Implement safety recommendations</li> </ul>						<ul style="list-style-type: none"> <li>A safe and secure campus and staff</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>N/A</li> </ul>						<ul style="list-style-type: none"> <li>N/A</li> </ul>						



IRR: Collection System Projects												
Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Operations & Maintenance		Various				Improvement, Rehab., & Replacement (IRR) <input type="radio"/> Alex Only <input checked="" type="radio"/> Joint Use			20-50 years			N/A
												Grant/Debt Funded?
												No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$15,000	\$15,000	\$15,000	\$15,000	\$15,000	\$15,000	\$15,000	\$15,000	\$15,000	\$15,000	\$15,000	\$150,000
Financing												
AlexRenew	\$6,000	\$6,000	\$6,000	\$6,000	\$6,000	\$6,000	\$6,000	\$6,000	\$6,000	\$6,000	\$6,000	\$60,000
Fairfax	\$9,000	\$9,000	\$9,000	\$9,000	\$9,000	\$9,000	\$9,000	\$9,000	\$9,000	\$9,000	\$9,000	\$90,000
Project Description and Justification												
<b>Purpose:</b> To improve, repair, and/or replace elements of the joint use collection system such as interceptors and trunk sewers. <b>Background:</b> This subprogram covers all improvement, rehabilitation and replacement projects associated with the interceptors and trunk sewers. <b>Project Components:</b> TBD <b>Procurement Method:</b> TBD												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Full redundancy and reliability of all assets</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>N/A</li> </ul>						<ul style="list-style-type: none"> <li>Coordination with O&amp;M for all scheduled work</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>N/A</li> </ul>						<ul style="list-style-type: none"> <li>None</li> </ul>						

### IRR: Building Exteriors

Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Operations & Maintenance		WRRF				Improvement, Rehab., & Replacement (IRR)			Various			N/A
						Grant/Debt Funded?						
						No						
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$0	\$500,000	\$100,000	\$100,000	\$100,000	\$100,000	\$100,000	\$100,000	\$100,000	\$100,000	\$100,000	\$1,400,000
Financing												
AlexRenew	\$0	\$200,000	\$40,000	\$40,000	\$40,000	\$40,000	\$40,000	\$40,000	\$40,000	\$40,000	\$40,000	\$560,000
Fairfax	\$0	\$300,000	\$60,000	\$60,000	\$60,000	\$60,000	\$60,000	\$60,000	\$60,000	\$60,000	\$60,000	\$840,000
Project Description and Justification												
<p><b>Purpose:</b> To maintain the full functionality and safety of campus exteriors.</p> <p><b>Background:</b> This subprogram covers all improvement, rehabilitation, and replacement projects associated with building exteriors and exterior features that are associated with non-process facilities.</p> <p><b>Project Components:</b> May include: brick facades, walls, roads, roll up gates, campus lighting, sidewalks, and exterior doors.</p> <p><b>Procurement Method:</b> TBD</p>												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Increased reliability and safety of exterior assets</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>Repair or replace aged doors</li> </ul>						<ul style="list-style-type: none"> <li>Reduce future maintenance costs and renew existing assets</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>None</li> </ul>						<ul style="list-style-type: none"> <li>New IRR Category</li> </ul>						

IRR: Compliance Laboratory												
Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Laboratory		G2-Laboratory				Improvement, Rehab., & Replacement (IRR) <input type="radio"/> Alex Only <input checked="" type="radio"/> Joint Use			5 -10 years			\$185,500
												Grant/Debt Funded?
												No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$45,500	\$50,000	\$10,000	\$10,000	\$10,000	\$10,000	\$10,000	\$10,000	\$10,000	\$10,000	\$10,000	\$140,000
Financing												
AlexRenew	\$18,200	\$20,000	\$4,000	\$4,000	\$4,000	\$4,000	\$4,000	\$4,000	\$4,000	\$4,000	\$4,000	\$56,000
Fairfax	\$27,300	\$30,000	\$6,000	\$6,000	\$6,000	\$6,000	\$6,000	\$6,000	\$6,000	\$6,000	\$6,000	\$84,000
Project Description and Justification												
<b>Purpose:</b> To improve, renew and/or replace compliance laboratory equipment and/or systems. <b>Background:</b> AlexRenew's on-site laboratory collects and/or analyzes process samples to facilitate and document compliance with the existing WRRF permits. This subprogram covers IRR projects associated with the laboratory systems and equipment. <b>Project Components:</b> TBD. May include: pH meter, DO meter, balance, detectors for auto analyzer instruments, ion chromatography (IC), automatic titrator, steam scrubber dishwasher, flask scrubber dishwasher, refrigerator, digital camera (for microscope), and uninterruptible power supply (UPS). <b>Procurement Method:</b> TBD, various.												
Benefits						Strategic Outcome Area						
• Improves/maintains laboratory performance and efficiency.						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
• Replacement of Dishwasher and Refrigerator						• Facilitates WRRF permit compliance.						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
• Planned equipment replacement.						• Equipment replacement milestone moved from FY23 to FY24.						

IRR: Information Technology Projects												
Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Information Technology		Various				Improvement, Rehab., & Replacement (IRR) <input type="radio"/> Alex Only  <input checked="" type="radio"/> Joint Use			5 years			\$3,300,000
												Grant/Debt Funded?
												No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$300,000	\$300,000	\$300,000	\$300,000	\$300,000	\$300,000	\$300,000	\$300,000	\$300,000	\$300,000	\$300,000	\$3,000,000
Financing												
AlexRenew	\$120,000	\$120,000	\$120,000	\$120,000	\$120,000	\$120,000	\$120,000	\$120,000	\$120,000	\$120,000	\$120,000	\$1,200,000
Fairfax	\$180,000	\$180,000	\$180,000	\$180,000	\$180,000	\$180,000	\$180,000	\$180,000	\$180,000	\$180,000	\$180,000	\$1,800,000
Project Description and Justification												
<b>Purpose:</b>	To fund ongoing lifecycle replacement and expansion of information technology assets											
<b>Background:</b>	AlexRenew's campus and facilities rely on IT infrastructure, which includes hardware and software, to facilitate their daily operations. IT assets require continuous renewal as the technology continues evolve.											
<b>Project Components:</b>	Various, includes PLC hardware and programming											
<b>Procurement Method:</b>	TBD											
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Maintain plant control system reliability</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>Replace 1-2 aging/obsolete PLCs</li> </ul>						<ul style="list-style-type: none"> <li>Will require process outages for each PLC upgrade</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>N/A</li> </ul>						<ul style="list-style-type: none"> <li>N/A</li> </ul>						

Billing and Customer Information System												
Managing Department			Project Location			Program and Project Category			Estimated Useful Life			Lifetime Budget
Finance			Various			Campus-wide <input checked="" type="radio"/> Alex Only <input type="radio"/> Joint Use			5 years			\$2,340,000
												Grant/Debt Funded?
												No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$1,000,000	\$840,000	\$500,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,340,000
Financing												
AlexRenew	\$1,000,000	\$840,000	\$500,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,340,000
Fairfax	-	-	-	-	-	-	-	-	-	-	-	-
Project Description and Justification												
<b>Purpose:</b>	To implement a new billing and customer information system.											
<b>Background:</b>	AlexRenew is transitioning its billing and customer information system to replace the current the third party providing these services who is exiting the business and will no longer provide services after January 2024, upon contract expiration.											
<b>Project Components:</b>	This project includes a new Billing and Customer Information System, creating updated business processes for billing needs such as managing meter reads and payment plans, enabling a new contact center solution, and designing in quality control measures for accurate billing.											
<b>Procurement Method:</b>	The contract was procured via competitive procurement in FY2023.											
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Secure, accurate billing</li> <li>Technology-forward, convenient payment options</li> <li>Enhanced customer communication</li> </ul>						Public Engagement and Trust						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>Complete transition to new system</li> </ul>						<ul style="list-style-type: none"> <li>Customers will be transitioned to a new billing/system</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>Recommendations based on Phase 1 Billing Transition Support Services Report dated November 29, 2021</li> </ul>						<ul style="list-style-type: none"> <li>None.</li> </ul>						

Commonwealth Interceptor Upgrade Project												
Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Communications and External Programs		Commonwealth Avenue				Interceptor/Trunk Sewers Rehab. <input checked="" type="radio"/> Alex Only  <input type="radio"/> Joint Use			50 years			\$72,500,000
												Grant/Debt Funded?
												Undetermined
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$2,900,000	\$3,200,000	\$3,900,000	\$2,500,000	\$12,000,000	\$20,000,000	\$22,000,000	\$6,000,000	\$0	\$0	\$0	\$69,600,000
Financing												
AlexRenew	\$2,900,000	\$3,200,000	\$3,900,000	\$2,500,000	\$12,000,000	\$20,000,000	\$22,000,000	\$6,000,000	\$0	\$0	\$0	\$69,600,000
Fairfax	-	-	-	-	-	-	-	-	-	-	-	-
Project Description and Justification												
<b>Purpose:</b>	Ensure that the Commonwealth Interceptor is adequately sized to convey sanitary sewer flows during rain events, as well as to reduce, to the degree possible, excess inflow and infiltration originating from the City's sanitary sewer collection system which feeds the Commonwealth Interceptor.											
<b>Background:</b>	The Commonwealth Interceptor is a separate sanitary interceptor that has sufficient capacity to convey sanitary sewer flows to AlexRenew. However, during periods of intense rain, the Commonwealth's Separate Sanitary Sewer Area is overwhelmed by excess infiltration and inflow.											
<b>Project Components:</b>	Collaborative alternatives analysis and modeling with the City, civic engagement, planning, design and implementation of selected alternative(s) between Braddock Road and Duke St.											
<b>Procurement Method:</b>	Design-Bid-Build											
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Reduces AlexRenew risk of permit noncompliance</li> <li>Protects AlexRenew infrastructure</li> <li>Helps address basement backups along the Commonwealth corridor</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>Undertake preliminary engineering including preparing an alternatives analysis to study potential approaches to reducing infiltration and inflow into the Commonwealth Interceptor.</li> </ul>						<ul style="list-style-type: none"> <li>Temporary impacts during construction to community and operations of the interceptor.</li> <li>Potential impact of reducing infiltration and inflow originating from residential properties (downspouts, laterals, etc).</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>None</li> </ul>						<ul style="list-style-type: none"> <li>New project for FY24</li> </ul>						

Potomac Interceptor Rehabilitation												
Managing Department			Project Location			Program and Project Category			Estimated Useful Life			Lifetime Budget
Engineering			East Alexandria  (Jones Point Park)			Interceptor/Trunk Sewers Rehab.  <input checked="" type="radio"/> Alex Only  <input type="radio"/> Joint Use			20-30 years			\$14,093,900
												Grant/Debt Funded?
												Undetermined
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$0	\$0	\$432,900	\$1,001,000	\$3,460,000	\$5,800,000	\$3,400,000	\$0	\$0	\$0	\$0	\$14,093,900
Financing												
AlexRenew	\$0	\$0	\$432,900	\$1,001,000	\$3,460,000	\$5,800,000	\$3,400,000	\$0	\$0	\$0	\$0	\$14,093,900
Fairfax	-	-	-	-	-	-	-	-	-	-	-	-
Project Description and Justification												
<p><b>Purpose:</b> To inspect, replace and/or rehabilitate the Potomac Interceptor (PI).</p> <p><b>Background:</b> Parts of the PI were CCTV inspected in 2015/2016. Several defects were found including pipe settlement in the area of Jones Point Park. Work includes phased lining of the entire length, which is exhibiting exposed aggregate, and in some areas CCTV to reconfirm the needed repairs.</p> <p><b>Project Components:</b> CCTV, planning, design, and construction for issues identified in 2017 Report.</p> <ul style="list-style-type: none"> <li>• Replace the 1,450 linear feet of 42-inch pipe within Jones Point Park (Permits required from National Park Service)</li> <li>• Rehabilitate all 26 manholes of Potomac Interceptor</li> <li>• Clean and/or re-inspect the PI (City Permit required) segments.</li> </ul> <p><b>Procurement Method:</b> To be determined</p>												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>• Improve reliability and longevity of the PI.</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
None						<ul style="list-style-type: none"> <li>• Temporary impacts during construction to community and operations.</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>• 2017 Greeley and Hansen Report, "Potomac Interceptor Condition Assessment Summary and Recommendations"</li> </ul>						<ul style="list-style-type: none"> <li>• Project cost and schedule updated</li> </ul>						

## Potomac Yard Trunk Sewer Condition Assessment

Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Engineering		East Alexandria				Interceptor/Trunk Sewers Rehab. <input checked="" type="radio"/> Alex Only  <input type="radio"/> Joint Use			20-30 years			\$400,000
												<b>Grant/Debt Funded?</b>
												Undetermined
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$0	\$0	\$0	\$0	\$400,000	\$0	\$0	\$0	\$0	\$0	\$0	\$400,000
Financing												
AlexRenew	\$0	\$0	\$0	\$0	\$400,000	\$0	\$0	\$0	\$0	\$0	\$0	\$400,000
Fairfax	-	-	-	-	-	-	-	-	-	-	-	-
Project Description and Justification												
<b>Purpose:</b> To inspect and rehabilitate portions of the Potomac Yard Trunk Sewer (PYTS) <b>Background:</b> The PYTS was constructed in 2002 and needs to be periodically cleaned, inspected, and rehabilitated. <b>Project Components:</b> Condition assessment of the PYTS (including cleaning and inspection) and the implementation of any rehabilitation recommendations. <b>Procurement Method:</b> To be determined												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>• Maximized asset life</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>• N/A</li> </ul>						<ul style="list-style-type: none"> <li>• Temporary impacts during construction to community, including traffic, parking impacts.</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>• None</li> </ul>						<ul style="list-style-type: none"> <li>• New project in FY24</li> </ul>						



Four Mile Run Pump Station Modifications												
Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Communications and External Programs		Four Mile Run PS				Service Chambers & Pump Stations Upgrades <input checked="" type="radio"/> Alex Only  <input type="radio"/> Joint Use			20-30 years			\$760,000
												Grant/Debt Funded?
												No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$160,000	\$600,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$600,000
Financing												
AlexRenew	\$160,000	\$600,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$600,000
Fairfax	-	-	-	-	-	-	-	-	-	-	-	-
Project Description and Justification												
<p><b>Purpose:</b> To modify the existing pump station to address sanitary sewer overflows.</p> <p><b>Background:</b> The Four Mile Run Pumping Station continues to experience excess infiltration and inflow from the upstream sewer shed, leading to sanitary sewer overflows. Station modifications are needed to automate the "pump over" which sends flows in excess of 9.4MGD to the Potomac Yard Trunk Sewer. Station modification is expected to start in FY23 and conclude in FY24.</p> <p><b>Project Components:</b> Piping and valve modifications, SCADA programming.</p> <p><b>Procurement Method:</b> Design-Bid-Build</p>												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Reduce manual operation of pump over.</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>Complete construction</li> </ul>						<ul style="list-style-type: none"> <li>Temporary impacts during construction</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>None</li> </ul>						<ul style="list-style-type: none"> <li>None</li> </ul>						

Innovation District Pumping Station Start-up Support												
Managing Department			Project Location			Program and Project Category			Estimated Useful Life			Lifetime Budget
Communications and External Programs			3801 Potomac Ave			Service Chambers & Pump Stations Upgrades <input checked="" type="radio"/> Alex Only  <input type="radio"/> Joint Use			20 years			\$550,000
												Grant/Debt Funded?
												No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$300,000	\$250,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$250,000
Financing												
AlexRenew	\$300,000	\$250,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$250,000
Fairfax	-	-	-	-	-	-	-	-	-	-	-	-
Project Description and Justification												
<p><b>Purpose:</b> To participate in the commissioning of the Innovation District Pumping Station (IDPS).</p> <p><b>Background:</b> The Innovation District Pumping Station is being built to serve new developments in the City brought on by the arrival of the Virginia Tech (VT) Campus. AlexRenew has been collaborating with the City and the Developer on the pump station's design, sewer impacts and the related infrastructure improvements. The pump station is anticipated to be completed in FY2024.</p> <p><b>Project Components:</b> Provide technical support during start-up and commissioning</p> <p><b>Procurement Method:</b> Part of existing consultant contract</p>												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Ensures that new IDPS is constructed, commissioned, and transitioned in accordance with the design specifications and AlexRenew's requirements.</li> </ul>						Watershed Stewardship						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>To participate in/provide services related to start-up the new facility.</li> </ul>						<ul style="list-style-type: none"> <li>Supports the City's partnership with Virginia Tech</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>N/A</li> </ul>						<ul style="list-style-type: none"> <li>None</li> </ul>						

## Service Chamber and Pump Station Condition Assessment

Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Communications and External Programs		Various Locations				Service Chambers & Pump Stations Upgrades			20 years			\$150,000
						<input type="radio"/> Alex Only <input checked="" type="radio"/> Joint Use	Grant/Debt Funded?					
						Undetermined						
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$0	\$0	\$150,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$150,000
Financing												
AlexRenew	\$0	\$0	\$60,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$60,000
Fairfax	\$0	\$0	\$90,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$90,000
Project Description and Justification												
<p><b>Purpose:</b> To perform a condition assessment of and implement any identified rehabilitation/replacement projects associated with service chamber or pump station components.</p> <p><b>Background:</b> AlexRenew owns and operates 4 pump stations and 2 service chambers. A comprehensive review of the infrastructure is needed to assess these assets. The assets need improvements as they age to ensure they can continue to provide the required level of service.</p> <p><b>Project Components:</b> Condition assessment. Costs for rehab/ replacement excluded</p> <p><b>Procurement Method:</b> TBD</p>												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Maximizes asset performance and life.</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>None</li> </ul>						<ul style="list-style-type: none"> <li>None</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>Greeley and Hansen August 2017 Pump Station and Service Chamber Condition Assessment Summary and Recommendations Report</li> </ul>						<ul style="list-style-type: none"> <li>New project</li> </ul>						

### City of Alexandria 4 MGD WRRF Expansion Facility Plan

Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Engineering		WRRF				WRRF Improvements			40 years			\$2,000,000
						<input checked="" type="radio"/> Alex Only  <input type="radio"/> Joint Use						Grant/Debt Funded?
												Undetermined
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$0	\$0	\$0	\$0	\$1,000,000	\$1,000,000	\$0	\$0	\$0	\$0	\$0	\$2,000,000
Financing												
AlexRenew	\$0	\$0	\$0	\$0	\$1,000,000	\$1,000,000	\$0	\$0	\$0	\$0	\$0	\$2,000,000
Fairfax	-	-	-	-	-	-	-	-	-	-	-	-
Project Description and Justification												
<p><b>Purpose:</b> To develop a facility plan for increasing the capacity of the WRRF by 4 million gallons per day (MGD) (from 54MGD to 58MGD) to accommodate future City flows.</p> <p><b>Background:</b> The population of the City of Alexandria is expected to grow resulting in the generation of additional sewer flows that need treatment; 4MGD is the City's additional treatment need based on sewer flow projections.</p> <p><b>Project Components:</b> Facility plan only; design and construction excluded.</p> <p><b>Procurement Method:</b> TBD</p>												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Supports the future provision of sewer treatment services needed to accommodate projected City growth.</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>None</li> </ul>						<ul style="list-style-type: none"> <li>None</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>City of Alexandria Sanitary Sewer Master Plan (approved October 2021)</li> </ul>						<ul style="list-style-type: none"> <li>None</li> </ul>						

NMF Wet Well Study and Preliminary Design												
Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Engineering		Building 60 (NMF)				WRRF Improvements <input checked="" type="radio"/> Alex Only  <input type="radio"/> Joint Use			N/A			\$300,000
												Grant/Debt Funded?
												Undetermined
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$0	\$0	\$0	\$0	\$0	\$0	\$100,000	\$200,000	\$0	\$0	\$0	\$300,000
Financing												
AlexRenew	\$0	\$0	\$0	\$0	\$0	\$0	\$100,000	\$200,000	\$0	\$0	\$0	\$300,000
Fairfax	-	-	-	-	-	-	-	-	-	-	-	-
Project Description and Justification												
<p><b>Purpose:</b> To evaluate eliminating/re-purposing the Nutrient Management Facility (NMF) wet well and the reduction of NMF pump vibration and harmonics.</p> <p><b>Background:</b> The NMF wet well was designed to function as part of the wet weather pumping station (WWPS) associated with the RiverRenew tunnel system. The WWPS's location changed and the NMF wet well may no longer be needed. In addition, undesirable pump harmonics have been observed in the NMF that need to be addressed. As the extent of the construction costs are unknown, the budget only reflects the costs for an engineering study and preliminary design.</p> <p><b>Project Components:</b> An engineering study and preliminary design</p> <p><b>Procurement Method:</b> TBD</p>												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Maximizes asset use and life.</li> <li>Decreases future O&amp;M costs</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>None</li> </ul>						<ul style="list-style-type: none"> <li>None</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>None</li> </ul>						<ul style="list-style-type: none"> <li>Project start moved to FY29</li> </ul>						

## Arlington County Capital Contributions

Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Finance		Various				Other			20 years			N/A
						<input checked="" type="radio"/> Alex Only  <input type="radio"/> Joint Use						Grant/Debt Funded?
												Yes
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$1,613,000	\$2,543,000	\$4,929,000	\$4,995,000	\$3,670,000	\$1,616,000	\$245,000	\$205,000	\$210,000	\$211,000	\$210,001	\$18,834,001
Financing												
AlexRenew	\$1,613,000	\$2,543,000	\$4,929,000	\$4,995,000	\$3,670,000	\$1,616,000	\$245,000	\$205,000	\$210,000	\$211,000	\$210,001	\$18,834,001
Fairfax	-	-	-	-	-	-	-	-	-	-	-	-
Project Description and Justification												
<p><b>Purpose:</b> To fund portions of capital improvements at the Arlington County (County) Water Pollution Control Plant (WPCP).</p> <p><b>Background:</b> The City of Alexandria maintains 3MGD in capacity rights for the County's WCPC. Per the service agreement with the County and City, AlexRenew makes annual contributions to the County on behalf of the city sewer users to Arlington to fund allocable portions of capital improvements at the Arlington wastewater and conveyance facilities. AlexRenew's capital contributions to the County are billed quarterly and the County manages procurement and execution of project work.</p> <p><b>Project Components:</b> Various.</p> <p><b>Procurement Method:</b> N/A</p>												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>• Maintains reliability and availability of the Arlington WPCP.</li> </ul>						Watershed Stewardship						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>• Continue contributions to capital funding.</li> </ul>						<ul style="list-style-type: none"> <li>• Results in operational efficiencies for the Arlington WPCP</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>• N/A</li> </ul>						<ul style="list-style-type: none"> <li>• None</li> </ul>						

Capital Financing Fees													
Managing Department			Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Finance			Various				Other <input checked="" type="radio"/> Alex Only <input type="radio"/> Joint Use			20 years			N/A
													Grant/Debt Funded?
													Yes
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total	
Total	\$250,000	\$250,000	\$250,000	\$250,000	\$150,000	\$150,000	\$150,000	\$150,000	\$150,000	\$150,000	\$150,000	\$1,800,000	
Financing													
AlexRenew	\$250,000	\$250,000	\$250,000	\$250,000	\$150,000	\$150,000	\$150,000	\$150,000	\$150,000	\$150,000	\$150,000	\$1,800,000	
Fairfax	-	-	-	-	-	-	-	-	-	-	-	-	
Project Description and Justification													
<b>Purpose:</b>	To fund the capital budget to accommodate fees associated with the financing of the Capital program.												
<b>Background:</b>	The financial advisory fees relate to structuring of debt to fund both the General CIP and RiverRenew program, legal fees such as Bond Counsel work to review legal documentation, rate consultant work to consider the impact of funding mechanism on rates, and application fees to potential grant or loan programs. To accommodate these fees, funds allocation in the capital budget is required. Certain ongoing fees are required during the RiverRenew construction period to maintain AlexRenew's \$321 million Water Infrastructure Finance and Innovation Act (WIFIA) Loan.												
<b>Project Components:</b>	Financial advisory fees, legal fees, rate consultant work, and loan application and servicing fees.												
<b>Procurement Method:</b>	Varies depending upon service received												
Benefits						Strategic Outcome Area							
<ul style="list-style-type: none"> <li>Investing in capital finance fees helps ensure that capital financing is executed in the most efficient manner</li> </ul>						Effective Financial Stewardship							
Key Milestones for FY 2024						Impact on Operations or Community							
<ul style="list-style-type: none"> <li>Maintain public rating</li> <li>Maintain ongoing WIFIA portfolio management process</li> </ul>						<ul style="list-style-type: none"> <li>Efficient execution of Capital Financing helps to minimize rate impacts.</li> </ul>							
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP							
<ul style="list-style-type: none"> <li>Per Board guidance on capital and debt planning</li> </ul>						<ul style="list-style-type: none"> <li>None</li> </ul>							

Holmes Run Trunk Sewer Rehabilitation												
Managing Department			Project Location			Program and Project Category			Estimated Useful Life			Lifetime Budget
Communications and External Programs			West Alexandria			Interceptor/Trunk Sewers Rehab. <input type="radio"/> Alex Only <input checked="" type="radio"/> Joint Use			20-30 years			\$12,300,000
												Grant/Debt Funded?
												Undetermined
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$0	\$0	\$500,000	\$900,000	\$900,000	\$4,800,000	\$5,200,000	\$0	\$0	\$0	\$0	\$12,300,000
Financing												
AlexRenew	\$0	\$0	\$200,000	\$360,000	\$360,000	\$1,920,000	\$2,080,000	\$0	\$0	\$0	\$0	\$4,920,000
Fairfax	\$0	\$0	\$300,000	\$540,000	\$540,000	\$2,880,000	\$3,120,000	\$0	\$0	\$0	\$0	\$7,380,000
Project Description and Justification												
<b>Purpose:</b>	To inspect and rehabilitate portions of the Holmes Run Trunk Sewer (HRTS) to improve capacity and pipe conditions.											
<b>Background:</b>	A July 2015 report recommended lining a portion of the Upper HRTS to improve conveyance. A 2017 condition assessment recommended other rehabilitation activities.											
<b>Project Components:</b>	Rehabilitate/line HRTS reaches 4, 5, 8, & 9 and reinspection select reaches.											
<b>Procurement Method:</b>	TBD											
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Improve reliability and longevity of the HRTS</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>N/A</li> </ul>						<ul style="list-style-type: none"> <li>Temporary impacts during construction to community, including traffic, parking impacts.</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>Wet Weather Management Evaluation Update (Task Order 16-2005), 2015</li> <li>Holmes Run Trunk Interceptor System Condition Assessment. (2017)</li> </ul>						<ul style="list-style-type: none"> <li>Project start moved from FY2024 to FY2025</li> </ul>						



WRRF HVAC System Upgrade												
Managing Department			Project Location			Program and Project Category			Estimated Useful Life			Lifetime Budget
Engineering			WRRF			WRRF Improvements <input type="radio"/> Alex Only <input checked="" type="radio"/> Joint Use			N/A			\$1,100,000
												Grant/Debt Funded?
												No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$0	\$0	\$0	\$0	\$50,000	\$50,000	\$500,000	\$500,000	\$0	\$0	\$0	\$1,100,000
Financing												
AlexRenew	\$0	\$0	\$0	\$0	\$20,000	\$20,000	\$200,000	\$200,000	\$0	\$0	\$0	\$440,000
Fairfax	\$0	\$0	\$0	\$0	\$30,000	\$30,000	\$300,000	\$300,000	\$0	\$0	\$0	\$660,000
Project Description and Justification												
<p><b>Purpose:</b> To evaluate and upgrade the HVAC systems across the AlexRenew campus.</p> <p><b>Background:</b> Some of the HVAC systems are reaching the end of their useful life and others may benefit from optimization. A study is needed to evaluate the condition and performance of various HVAC systems across the campus. An upgrade is required to consolidate/upgrade and optimize the HVAC controls.</p> <p><b>Project Components:</b> TBD. May include: replacement or modification of HVAC systems to include field devices, controls, and computer software.</p> <p><b>Procurement Method:</b> TBD</p>												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Increased performance and reliability of campus HVAC systems</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>N/A</li> </ul>						<ul style="list-style-type: none"> <li>Temporary impacts during implementation of improvements/upgrades</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>TBD</li> </ul>						<ul style="list-style-type: none"> <li>None</li> </ul>						

### Campus-wide Electrical Upgrade Sub-program

Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Engineering		WRRF				WRRF Improvements			10 years			\$14,992,000
						<input type="radio"/> Alex Only						Grant/Debt Funded?
						<input checked="" type="radio"/> Joint Use						No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$0	\$0	\$0	\$781,000	\$3,334,000	\$3,278,000	\$4,301,000	\$2,652,000	\$646,000	\$0	\$0	\$14,992,000
<b>Financing</b>												
AlexRenew	\$0	\$0	\$0	\$312,400	\$1,333,600	\$1,311,200	\$1,720,400	\$1,060,800	\$258,400	\$0	\$0	\$5,996,800
Fairfax	\$0	\$0	\$0	\$468,600	\$2,000,400	\$1,966,800	\$2,580,600	\$1,591,200	\$387,600	\$0	\$0	\$8,995,200
<b>Project Description and Justification</b>												
<p><b>Purpose:</b> To upgrade the electrical systems to support the safety and reliability of the WRRF's electrical grid and related infrastructure.</p> <p><b>Background:</b> As electrical equipment ages and nears the end of its useful life equipment performance may decline or become unreliable.</p> <p><b>Project Components:</b> TBD. May include the assessment of the existing electrical system and/or components thereof and the identification, design, and implementation of upgrades such as switchgear replacements.</p> <p><b>Procurement Method:</b> TBD</p>												
<b>Benefits</b>						<b>Strategic Outcome Area</b>						
<ul style="list-style-type: none"> <li>• To support plant reliability and safety</li> <li>• To reduce plant energy consumption</li> </ul>						Operational Excellence						
<b>Key Milestones for FY 2024</b>						<b>Impact on Operations or Community</b>						
<ul style="list-style-type: none"> <li>• None</li> </ul>						<ul style="list-style-type: none"> <li>• Temporary impacts during upgrade implementation</li> </ul>						
<b>External or Internal Adopted Plan or Recommendation</b>						<b>Changes from Prior Year CIP</b>						
<ul style="list-style-type: none"> <li>• None</li> </ul>						<ul style="list-style-type: none"> <li>• None.</li> </ul>						

## Centrate Pretreatment Facility Improvements

Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget			
Operations & Maintenance		WRRF				WRRF Improvements			N/A			\$19,900,000			
						<input type="radio"/> Alex Only						<input checked="" type="radio"/> Joint Use			Grant/Debt Funded?
															No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total			
Total	\$0	\$500,000	\$5,200,000	\$7,000,000	\$6,000,000	\$200,000	\$200,000	\$200,000	\$200,000	\$200,000	\$200,000	\$19,900,000			
Financing															
AlexRenew	\$0	\$200,000	\$2,080,000	\$2,800,000	\$2,400,000	\$80,000	\$80,000	\$80,000	\$80,000	\$80,000	\$80,000	\$7,960,000			
Fairfax	\$0	\$300,000	\$3,120,000	\$4,200,000	\$3,600,000	\$120,000	\$120,000	\$120,000	\$120,000	\$120,000	\$120,000	\$11,940,000			
Project Description and Justification															
<p><b>Purpose:</b> To improve the centrate pretreatment process.</p> <p><b>Background:</b> The centrate pretreatment facility uses the DEMON process to reduce the nitrogen content of the dewatered centrate before it returned to the BRBs. Process improvements are needed to increase system efficiency and performance.</p> <p><b>Project Components:</b> TBD. May include replacement of system components such as the cyclone feed pumps and the centrate transfer piping.</p> <p><b>Procurement Method:</b> TBD</p>															
Benefits						Strategic Outcome Area									
<ul style="list-style-type: none"> <li>Increase reliability of the system/reduced system downtime and maintenance.</li> </ul>						Operational Excellence									
Key Milestones for FY 2024						Impact on Operations or Community									
<ul style="list-style-type: none"> <li>Implement process improvements.</li> </ul>						<ul style="list-style-type: none"> <li>Temporary impacts during implementation of improvements/upgrades</li> </ul>									
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP									
<ul style="list-style-type: none"> <li>Centrate Pre-Treatment Recycle Pumps Performance Deterioration TM (CH2M, May 2016)</li> <li>Summary of Centrate Pre-Treatment Blower Failure Investigation,</li> <li>Evaluation and Recommendations TM (CH2M, February 2017)</li> </ul>						<ul style="list-style-type: none"> <li>Project start moved to FY 2024</li> </ul>									

## Centrifuge Upgrade Project

Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget		
Engineering		WRRF				WRRF Improvements			N/A			\$15,110,000		
						<input type="radio"/> Alex Only						Grant/Debt Funded?		
						<input checked="" type="radio"/> Joint Use						No		
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total		
Total	\$0	\$500,000	\$2,922,000	\$0	\$2,922,000	\$0	\$2,922,000	\$0	\$2,922,000	\$0	\$2,922,000	\$15,110,000		
Financing														
AlexRenew	\$0	\$200,000	\$1,168,800	\$0	\$1,168,800	\$0	\$1,168,800	\$0	\$1,168,800	\$0	\$1,168,800	\$6,044,000		
Fairfax	\$0	\$300,000	\$1,753,200	\$0	\$1,753,200	\$0	\$1,753,200	\$0	\$1,753,200	\$0	\$1,753,200	\$9,066,000		
Project Description and Justification														
<p><b>Purpose:</b> To replace the existing dewatering and thickening centrifuges.</p> <p><b>Background:</b> Four thickening centrifuges (two duty, two standby) are used to thicken waste activated sludge (WAS) and three dewatering centrifuges (two duty, one standby) are used to dewater digested sludge. Both systems are part of the WRRF's solids handling process and were placed into service in 2003. Components of both systems are expected to reach the end of their useful lives in the next few years and replacement is needed.</p> <p><b>Project Components:</b> May include centrifuges and associated appurtenances.</p> <p><b>Procurement Method:</b> TBD</p>														
Benefits						Strategic Outcome Area								
<ul style="list-style-type: none"> <li>Maintains solids process performance.</li> </ul>						Operational Excellence								
Key Milestones for FY 2024						Impact on Operations or Community								
<ul style="list-style-type: none"> <li>Centrifuge drive replacement.</li> </ul>						<ul style="list-style-type: none"> <li>Temporary impacts during implementation of upgrades</li> </ul>								
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP								
<ul style="list-style-type: none"> <li>Planned equipment replacement.</li> </ul>						<ul style="list-style-type: none"> <li>Change in timing of rehabilitation</li> </ul>								

## Tertiary Upgrades

Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Engineering		Buildings G/3, G/4, G/5, G/6				WRRF Improvements			20 years			\$37,223,000
						<input type="radio"/> Alex Only						Grant/Debt Funded?
						<input checked="" type="radio"/> Joint Use						No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$223,000	\$1,000,000	\$3,000,000	\$11,000,000	\$10,800,000	\$8,200,000	\$3,000,000	\$0	\$0	\$0	\$0	\$37,000,000
<b>Financing</b>												
AlexRenew	\$89,200	\$400,000	\$1,200,000	\$4,400,000	\$4,320,000	\$3,280,000	\$1,200,000	\$0	\$0	\$0	\$0	\$14,800,000
Fairfax	\$133,800	\$600,000	\$1,800,000	\$6,600,000	\$6,480,000	\$4,920,000	\$1,800,000	\$0	\$0	\$0	\$0	\$22,200,000
<b>Project Description and Justification</b>												
<p><b>Purpose:</b> To maintain efficient and effective tertiary treatment.</p> <p><b>Background:</b> The tertiary treatment systems at the WRRF are aging and in need of repair and/or modification to ensure efficient and effective operation. A condition assessment of tertiary filters 1-12 has been completed and additional assessments of filters 13-22 and the tertiary settling tanks (TSTs) are needed. Any identified deficiencies, or recommended system improvements, need to be addressed to ensure efficient system operation.</p> <p><b>Project Components:</b> Design and construction of tertiary system improvements.</p> <p><b>Procurement Method:</b> TBD</p>												
<b>Benefits</b>						<b>Strategic Outcome Area</b>						
<ul style="list-style-type: none"> <li>Improved tertiary system performance and reliability</li> </ul>						Operational Excellence						
<b>Key Milestones for FY 2024</b>						<b>Impact on Operations or Community</b>						
<ul style="list-style-type: none"> <li>Assessment and design of tertiary system improvements</li> </ul>						<ul style="list-style-type: none"> <li>Temporary impacts to staff during construction</li> </ul>						
<b>External or Internal Adopted Plan or Recommendation</b>						<b>Changes from Prior Year CIP</b>						
<ul style="list-style-type: none"> <li>Condition Assessment and Proposed Repair Plan Technical Memorandum: AlexRenew Effluent Filters and Primary Settling Tank Effluent Channel (BOA 20-001B-01, Task 3)</li> </ul>						<ul style="list-style-type: none"> <li>Expanded the components of the tertiary system to be included in the assessment/upgrades.</li> </ul>						

## Plant Effluent Water (W3) Systems Improvements

Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Engineering		Building F				WRRF Improvements			10 years			\$4,142,747
						<input type="radio"/> Alex Only  <input checked="" type="radio"/> Joint Use						Grant/Debt Funded?
												No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$400,000	\$1,027,425	\$906,255	\$1,736,438	\$0	\$31,907	\$0	\$0	\$0	\$40,722	\$0	\$3,742,747
Financing												
AlexRenew	\$160,000	\$410,970	\$362,502	\$694,575	\$0	\$12,763	\$0	\$0	\$0	\$16,289	\$0	\$1,497,099
Fairfax	\$240,000	\$616,455	\$543,753	\$1,041,863	\$0	\$19,144	\$0	\$0	\$0	\$24,433	\$0	\$2,245,648
Project Description and Justification												
<p><b>Purpose:</b> To upgrade components of the plant water (W3) system.</p> <p><b>Background:</b> An evaluation of the W3 system was previously performed and identified recommended improvements to increase system efficiency. These recommendations include: operational changes, additional studies, and system upgrades.</p> <p><b>Project Components:</b> Pressure monitoring equipment, booster pump enhancements, automated valves &amp; switches, SCADA-integrated flow meters, testing of meters and pumps, isolation valves, future condition assessments, and pump system upgrades.</p> <p><b>Procurement Method:</b> TBD</p>												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Increased reliability and efficiency of W3 systems</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>Install new meters and equipment</li> <li>Conduct Performance Testing for W3 Pumps</li> </ul>						<ul style="list-style-type: none"> <li>Temporary impacts to staff during construction</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>W3/RW System Performance Evaluation - Existing &amp; Planned Demands Through 2025 (BOA 20-001-D_05)</li> </ul>						<ul style="list-style-type: none"> <li>None</li> </ul>						

HMI Upgrade												
Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Information Technology		Various				WRRF Improvements <input type="radio"/> Alex Only  <input checked="" type="radio"/> Joint Use			5 years			\$4,256,434
												Grant/Debt Funded?
												No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$1,600,000	\$1,875,130	\$781,304	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,656,434
Financing												
AlexRenew	\$640,000	\$750,052	\$312,522	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,062,574
Fairfax	\$960,000	\$1,125,078	\$468,783	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,593,861
Project Description and Justification												
<b>Purpose:</b>	To upgrade and modify the Human Machine Interface (HMI) applications associated with the WRRF's supervisory control and data acquisition (SCADA) system.											
<b>Background:</b>	The current HMI application is obsolete. The HMI screens and PLC code need to be upgraded to meet current industry standards.											
<b>Project Components:</b>	Replacement of WinCC with Factory Talk View SE.											
<b>Procurement Method:</b>	Existing contract.											
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>HMI that meets current industry standards and best practices</li> <li>Improved user experience, system stability, and functionality</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>Modify the HMI associated with the PLCs upgraded part of the PLC Upgrade/Replacement Project</li> </ul>						<ul style="list-style-type: none"> <li>Temporary impacts during implementation of upgrades</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>2016 SCADA Master Plan</li> </ul>						<ul style="list-style-type: none"> <li>Extension of project schedule</li> </ul>						

Information Technology Projects												
Managing Department			Project Location			Program and Project Category			Estimated Useful Life			Lifetime Budget
Information Technology			Various			WRRF Improvements <input type="radio"/> Alex Only  <input checked="" type="radio"/> Joint Use			5 years			\$26,900,000
												Grant/Debt Funded?
												No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$6,000,000	\$7,000,000	\$2,400,000	\$2,450,000	\$2,150,000	\$1,150,000	\$1,150,000	\$1,150,000	\$1,150,000	\$1,150,000	\$1,150,000	\$20,900,000
Financing												
AlexRenew	\$2,400,000	\$2,800,000	\$960,000	\$980,000	\$860,000	\$460,000	\$460,000	\$460,000	\$460,000	\$460,000	\$460,000	\$8,360,000
Fairfax	\$3,600,000	\$4,200,000	\$1,440,000	\$1,470,000	\$1,290,000	\$690,000	\$690,000	\$690,000	\$690,000	\$690,000	\$690,000	\$12,540,000
Project Description and Justification												
<p><b>Purpose:</b> To fund ongoing lifecycle replacement and expansion of information technology assets.</p> <p><b>Background:</b> AlexRenew's infrastructure assets are approaching end of life and will no longer be supported by vendor.</p> <p><b>Project Components:</b> TBD. May include: Cybersecurity enhancements, application upgrades like CMMS, LIMS, HVAC, SCADA. Hardware upgrades of switches, routers, access points, servers, and general infrastructure. Telecom and communication upgrades like VOIP, Call Managers. Battery and UPS replacements along with workstations and end user devices. Storage including primary and backup datacenters.</p> <p><b>Procurement Method:</b> Various existing contracts</p>												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Increased cybersecurity</li> <li>Upgrades to supported versions of hardware and software</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>Enhance cybersecurity through upgrading datacenters and network</li> <li>Upgrade applications</li> </ul>						<ul style="list-style-type: none"> <li>Increased stability of environment</li> <li>Increased network security</li> <li>Increased productivity</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
• N/A						• Continuous efforts to support project upgrades						



Main Campus Galleries Improvements												
Managing Department			Project Location			Program and Project Category			Estimated Useful Life			Lifetime Budget
Engineering			WRRF			WRRF Improvements <input type="radio"/> Alex Only <input checked="" type="radio"/> Joint Use			10 years			\$1,300,000
												Grant/Debt Funded?
												No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$0	\$0	\$0	\$0	\$0	\$500,000	\$500,000	\$300,000	\$0	\$0	\$0	\$1,300,000
Financing												
AlexRenew	\$0	\$0	\$0	\$0	\$0	\$200,000	\$200,000	\$120,000	\$0	\$0	\$0	\$520,000
Fairfax	\$0	\$0	\$0	\$0	\$0	\$300,000	\$300,000	\$180,000	\$0	\$0	\$0	\$780,000
Project Description and Justification												
<p><b>Purpose:</b> To improve AlexRenew's WRRF galleries.</p> <p><b>Background:</b> AlexRenew's WRRF houses a series of underground, walkable, pipe galleries. Some of these were constructed as early as the 1950s and house mechanical and electrical utilities and piping. This project involves carrying out the recommended rehabilitation tasks previously identified during the creation of the gallery map.</p> <p><b>Project Components:</b> TBD</p> <p><b>Procurement Method:</b> TBD</p>												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>To maintain/improve existing assets.</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>None</li> </ul>						<ul style="list-style-type: none"> <li>Reduce future maintenance costs and renew existing assets</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>TBD</li> </ul>						<ul style="list-style-type: none"> <li>Project start moved to FY28.</li> </ul>						

Preliminary/Primary System Upgrades												
Managing Department			Project Location			Program and Project Category			Estimated Useful Life			Lifetime Budget
Engineering			Building A Building K			WRRF Improvements  <input type="radio"/> Alex Only  <input checked="" type="radio"/> Joint Use			20 years			\$81,650,000
												Grant/Debt Funded?
												No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$1,250,000	\$3,000,000	\$7,000,000	\$17,600,000	\$17,600,000	\$17,600,000	\$17,600,000	\$0	\$0	\$0	\$0	\$80,400,000
Financing												
AlexRenew	\$500,000	\$1,200,000	\$2,800,000	\$7,040,000	\$7,040,000	\$7,040,000	\$7,040,000	\$0	\$0	\$0	\$0	\$32,160,000
Fairfax	\$750,000	\$1,800,000	\$4,200,000	\$10,560,000	\$10,560,000	\$10,560,000	\$10,560,000	\$0	\$0	\$0	\$0	\$48,240,000
Project Description and Justification												
<b>Purpose:</b> To upgrade the WRRF's aging Preliminary and Primary Treatment Systems.												
<b>Background:</b> Many of the system components of the Preliminary and Primary Treatment Systems are reaching the end of their useful life. The Preliminary/Primary System Upgrade (PPSU) study identified needed upgrades. The project is expected to be designed and constructed in phases.												
<b>Project Components:</b> Design of Phase 1 recommendations												
<b>Procurement Method:</b> Existing contract for design and ITB for construction												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Improved reliability and resiliency of preliminary/primary systems</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>Complete phase I design</li> </ul>						<ul style="list-style-type: none"> <li>Temporary impacts during construction of upgrades</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>None</li> </ul>						<ul style="list-style-type: none"> <li>N/A</li> </ul>						

Primary Settling Tank Rehabilitation													
Managing Department			Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Engineering			Primary Settling Tanks 1 through 8				WRRF Improvements <input type="radio"/> Alex Only <input checked="" type="radio"/> Joint Use			20 years			\$5,380,000
													Grant/Debt Funded?
													No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total	
Total	\$3,380,000	\$2,000,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,000,000	
Financing													
AlexRenew	\$1,352,000	\$800,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$800,000	
Fairfax	\$2,028,000	\$1,200,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,200,000	
Project Description and Justification													
<p><b>Purpose:</b> To replace chain and flight equipment in the Primary Settling Tanks.</p> <p><b>Background:</b> There are eight (8) Primary Settling Tanks (PST). The existing chain and flights in six (6) of these tanks are nearing the end of their useful life. This equipment is critical to the removal of solids/scum from the PSTs.</p> <p><b>Project Components:</b> New drive chain, new longitudinal &amp; cross collector mechanisms, new drive units, new sprocket motion monitoring system, new control stations for PST 5-8, and other miscellaneous parts replacements. Project also includes necessary electrical and structural modifications, engineering support, SCADA integration, and associated startup, certification, training, etc.</p> <p><b>Procurement Method:</b> Existing contract for design, ITB for construction</p>													
Benefits						Strategic Outcome Area							
<ul style="list-style-type: none"> <li>Improve the overall performance, reliability, and efficiency of the PSTs</li> </ul>						Operational Excellence							
Key Milestones for FY 2024						Impact on Operations or Community							
<ul style="list-style-type: none"> <li>Complete equipment installation</li> </ul>						<ul style="list-style-type: none"> <li>Maintain performance of the treatment process</li> </ul>							
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP							
<ul style="list-style-type: none"> <li>N/A</li> </ul>						<ul style="list-style-type: none"> <li>None</li> </ul>							

Reclaimed Water System Upgrade												
Managing Department			Project Location			Program and Project Category			Estimated Useful Life			Lifetime Budget
Strategy and Policy			Building F			WRRF Improvements <input type="radio"/> Alex Only <input checked="" type="radio"/> Joint Use			TBD			\$2,109,474
												Grant/Debt Funded?
												No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$0	\$158,760	\$951,568	\$999,146	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,109,474
Financing												
AlexRenew	\$0	\$63,504	\$380,627	\$399,658	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$843,790
Fairfax	\$0	\$95,256	\$570,941	\$599,488	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,265,684
Project Description and Justification												
<b>Purpose:</b> To asses and upgrade the reclaimed water system. <b>Background:</b> AlexRenew's existing reclaimed water system is designed to treat a maximum of 2.0 MGD. It was placed into service in 2015 and needs to be upgraded to meet future demands as well as ensure proper system performance. A system evaluation is in progress. <b>Project Components:</b> TBD. May include design of: Pumps, motors, drives, upgraded UV and booster systems, instrumentation, and related improvements. <b>Procurement Method:</b> TBD												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Maintained system performance and reliability</li> <li>Increased system capacity</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>Complete design of system upgrades</li> </ul>						<ul style="list-style-type: none"> <li>Temporary impacts during implementation of upgrades</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>W3/RW System Performance Evaluation - Future Demands and Strategy Through 2031 (BOA 20-001-D_05)</li> </ul>						<ul style="list-style-type: none"> <li>None</li> </ul>						

Solids Process Upgrades													
Managing Department			Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Engineering			WRRF				WRRF Improvements <input type="radio"/> Alex Only <input checked="" type="radio"/> Joint Use			N/A			\$115,100,000
													Grant/Debt Funded?
													No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total	
Total	\$1,100,000	\$4,000,000	\$5,000,000	\$5,000,000	\$10,000,000	\$15,000,000	\$15,000,000	\$15,000,000	\$15,000,000	\$15,000,000	\$15,000,000	\$114,000,000	
Financing													
AlexRenew	\$440,000	\$1,600,000	\$2,000,000	\$2,000,000	\$4,000,000	\$6,000,000	\$6,000,000	\$6,000,000	\$6,000,000	\$6,000,000	\$6,000,000	\$45,600,000	
Fairfax	\$660,000	\$2,400,000	\$3,000,000	\$3,000,000	\$6,000,000	\$9,000,000	\$9,000,000	\$9,000,000	\$9,000,000	\$9,000,000	\$9,000,000	\$68,400,000	
Project Description and Justification													
<b>Purpose:</b>	To improve solids handling at AlexRenew's WRRF.												
<b>Background:</b>	The WRRF's solids processes are currently being evaluated as part of a Solids Master Plan (SMP). The SMP will take a holistic look at the existing solids processing system, including its performance and ability to meet current and future process needs. SMP recommendations will be made to improve solids handling, disposal and volume reduction options in the context of sustainability and regulatory drivers, available technologies, and best practices. Short and long term solids improvement projects shall be implemented based on the results of the SMP recommendations.												
<b>Project Components:</b>	TBD												
<b>Procurement Method:</b>	TBD												
Benefits						Strategic Outcome Area							
• Ensure the longevity and performance of the WRRF biosolids system.						Operational Excellence							
Key Milestones for FY 2024						Impact on Operations or Community							
• Complete the SMP and begin implementation of short term improvements						• Temporary impacts during implementation of recommendations.							
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP							
• TBD						• Solids management projects consolidated into one program							

Plantwide Sump/Drain System Updates												
Managing Department			Project Location			Program and Project Category			Estimated Useful Life			Lifetime Budget
Engineering			WRRF			WRRF Improvements <input type="radio"/> Alex Only <input checked="" type="radio"/> Joint Use			20 years			\$4,200,000
												Grant/Debt Funded?
												No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$0	\$200,000	\$500,000	\$500,000	\$3,000,000	\$0	\$0	\$0	\$0	\$0	\$0	\$4,200,000
Financing												
AlexRenew	\$0	\$80,000	\$200,000	\$200,000	\$1,200,000	\$0	\$0	\$0	\$0	\$0	\$0	\$1,680,000
Fairfax	\$0	\$120,000	\$300,000	\$300,000	\$1,800,000	\$0	\$0	\$0	\$0	\$0	\$0	\$2,520,000
Project Description and Justification												
<b>Purpose:</b> To evaluate the condition and performance of the WRRF's aging drain systems. <b>Background:</b> A collection of sumps, trenches, and pipes exist to remove fluids from various areas of the WRRF. This project will assess the ability of the existing drainage systems to operate efficiently and reliably and will implement system modifications as needed. <b>Project Components:</b> Drain system assessment and modification. <b>Procurement Method:</b> TBD												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Improve the overall reliability and performance of the WRRF drainage network.</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>Complete condition assessment</li> </ul>						<ul style="list-style-type: none"> <li>Assessment work will need to be coordinated with O&amp;M</li> <li>Temporary impacts during implementation of any recommendations</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>N/A</li> </ul>						<ul style="list-style-type: none"> <li>New project in FY24</li> </ul>						

Plantwide Chemical System Updates												
Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Engineering		AlexRenew-WRRF				WRRF Improvements <input type="radio"/> Alex Only  <input checked="" type="radio"/> Joint Use			50 years			\$1,500,000
												Grant/Debt Funded?
												No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$0	\$500,000	\$500,000	\$500,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,500,000
Financing												
AlexRenew	\$0	\$200,000	\$200,000	\$200,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$600,000
Fairfax	\$0	\$300,000	\$300,000	\$300,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$900,000
Project Description and Justification												
<b>Purpose:</b> To evaluate the condition and performance of the WRRF's aging chemical systems. <b>Background:</b> Chemicals are widely used throughout treatment processes. The project will assess the ability of the existing chemical systems to efficiently and reliably meet WRRF process needs and will implement system modifications as needed. <b>Project Components:</b> Chemical system assessment and modification. <b>Procurement Method:</b> To be determined												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Improve the overall reliability and performance of the WRRF's chemical systems.</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>Complete the chemical system study</li> </ul>						<ul style="list-style-type: none"> <li>Temporary impacts to staff during construction</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>N/A</li> </ul>						<ul style="list-style-type: none"> <li>New project for FY 2024</li> </ul>						

Power Distribution Monitors												
Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Engineering		WRRF				WRRF Improvements <input type="radio"/> Alex Only <input checked="" type="radio"/> Joint Use			10 years			\$420,000
												Grant/Debt Funded?
												No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$0	\$150,000	\$30,000	\$30,000	\$30,000	\$30,000	\$30,000	\$30,000	\$30,000	\$30,000	\$30,000	\$420,000
Financing												
AlexRenew	\$0	\$60,000	\$12,000	\$12,000	\$12,000	\$12,000	\$12,000	\$12,000	\$12,000	\$12,000	\$12,000	\$168,000
Fairfax	\$0	\$90,000	\$18,000	\$18,000	\$18,000	\$18,000	\$18,000	\$18,000	\$18,000	\$18,000	\$18,000	\$252,000
Project Description and Justification												
<b>Purpose:</b>	To replace existing power monitors with ethernet connectivity and to network replacement of DH+ with Ethernet.											
<b>Background:</b>	AlexRenew's SCADA system is equipped with electrical power monitors designed to provide real-time and historical electricity consumption data for unit systems throughout the plant. The current power distribution monitors are obsolete and rely on proprietary communication technology and additional monitors may be needed in some areas. A power monitor audit will determine the number and location of additional monitors needed.											
<b>Project Components:</b>	Phased approach: programming and testing new modules, installing network infrastructure, updating reference documents, and updating the SCADA dashboard with energy usage data.											
<b>Procurement Method:</b>	TBD											
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Enhance the system so that data interpretation can be used to make operational changes.</li> <li>Enhance understanding of resource consumption</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>Develop a plan for phased power monitor updates based on data needs for sustainability and O&amp;M</li> <li>Conduct proof of concept conditioning</li> </ul>						<ul style="list-style-type: none"> <li>A series of outages will be necessary to transition every device onto the new system.</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>SCADA Master Plan</li> </ul>						<ul style="list-style-type: none"> <li>None</li> </ul>						



## Warehouse and Inventory Upgrades

Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Engineering		WRRF				Improvement, Rehab., & Replacement (IRR)			25-30 years			\$5,000,000
						<input type="radio"/> Alex Only						Grant/Debt Funded?
						<input checked="" type="radio"/> Joint Use						No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$0	\$1,500,000	\$2,000,000	\$1,500,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,000,000
Financing												
AlexRenew	\$0	\$600,000	\$800,000	\$600,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,000,000
Fairfax	\$0	\$900,000	\$1,200,000	\$900,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,000,000
Project Description and Justification												
<p><b>Purpose:</b> To create a centralized warehouse.</p> <p><b>Background:</b> AlexRenew currently maintains a "just-in time" facility in Building G that houses small, often used and replaced parts and equipment. Supply chain issues in recent years have highlighted the need purchase and store critical, but less frequently replaced equipment and parts with lengthy lead times. More storage space is needed to facilitate this. In addition, large critical parts and assets are housed in a variety of WRRF locations around the facility. In addition to more storage space, AlexRenew desires to bring as much inventory as possible into one central location.</p> <p><b>Project Components:</b> Warehouse feasibility study</p> <p><b>Procurement Method:</b> Engineering BOA and future competitively bid contracts as appropriate</p>												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>• Improved inventory control and security</li> <li>• Facilities WRRF reliability</li> </ul>						Effective Financial Stewardship						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>• Continued Study of Building F warehouse feasibility</li> </ul>						<ul style="list-style-type: none"> <li>• Improved parts access and storage</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>• TBD</li> </ul>						<ul style="list-style-type: none"> <li>• N/A</li> </ul>						

Secondary Settling Tanks Refurbishment												
Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Operations & Maintenance		Secondary Settling Tanks 1 through 6				WRRF Improvements <input type="radio"/> Alex Only <input checked="" type="radio"/> Joint Use			20 years			\$4,000,000
												Grant/Debt Funded?
												No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$0	\$2,000,000	\$2,000,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$4,000,000
Financing												
AlexRenew	\$0	\$800,000	\$800,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,600,000
Fairfax	\$0	\$1,200,000	\$1,200,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,400,000
Project Description and Justification												
<b>Purpose:</b> To replace the chain and flight equipment in the secondary settling tanks (SSTs). <b>Background:</b> There are six (6) secondary settling tanks consisting of four (4) cells each. The existing chain and flights in these tanks are nearing the end of their useful life. This equipment is critical to the removal of sediment/scum from the SSTs. <b>Project Components:</b> Chains, flight and associated appurtenances. <b>Procurement Method:</b> TBD												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Improve the overall performance, reliability, and efficiency of the SSTs</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>Replacement of existing equipment</li> </ul>						<ul style="list-style-type: none"> <li>Maintain performance of the treatment process</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>None.</li> </ul>						<ul style="list-style-type: none"> <li>None.</li> </ul>						

Security Services During Construction												
Managing Department			Project Location			Program and Project Category			Estimated Useful Life			Lifetime Budget
Safety			WRRF			WRRF Improvements <input type="radio"/> Alex Only  <input checked="" type="radio"/> Joint Use			5 years			\$3,400,000
												Grant/Debt Funded?
												Yes
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$1,350,000	\$550,000	\$550,000	\$550,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,650,000
Financing												
AlexRenew	\$540,000	\$220,000	\$220,000	\$220,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$660,000
Fairfax	\$810,000	\$330,000	\$330,000	\$330,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$990,000
Project Description and Justification												
<b>Purpose:</b> To maintain security measures during the ongoing RiverRenew Tunnel Project. <b>Background:</b> Additional security is necessary during the ongoing RiverRenew Tunnel project to provide a safe, secure and reliable work environment for AlexRenew. <b>Project Components:</b> Security services <b>Procurement Method:</b> Existing contract												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Maintenance of safety and security during the ongoing RiverRenew Tunnel Project</li> <li>A safe and reliable work environment for all employees</li> </ul>						Public Engagement and Trust						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>Maintain efficient security services during the start of tunnel boring activities at the WRRF.</li> </ul>						<ul style="list-style-type: none"> <li>Enhances safety and security for staff, contractors, and the surrounding community</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>None.</li> </ul>						<ul style="list-style-type: none"> <li>None.</li> </ul>						

Environmental Center 5th Floor Build-out												
Managing Department			Project Location			Program and Project Category			Estimated Useful Life			Lifetime Budget
Communications and External Programs			Environmental Center			Other <input type="radio"/> Alex Only <input checked="" type="radio"/> Joint Use			40 years			\$4,000,000
												Grant/Debt Funded?
												Undetermined
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$0	\$1,000,000	\$2,000,000	\$1,000,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$4,000,000
Financing												
AlexRenew	\$0	\$510,000	\$1,020,000	\$510,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,040,000
Fairfax	\$0	\$490,000	\$980,000	\$490,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,960,000
Project Description and Justification												
<p><b>Purpose:</b> To complete the build out of the 5th floor of the Environmental Center (EC).</p> <p><b>Background:</b> When the EC was built, the 5th floor was not built out to provide flexibility for future needs. With expansion and growth of the AlexRenew team, there is need to complete and furnish the 5th floor.</p> <p><b>Project Components:</b> Design and construction</p> <p><b>Procurement Method:</b> TBD</p>												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Optimize use of existing infrastructure and space</li> </ul>						Public Engagement and Trust						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>Design of the 5th floor space</li> </ul>						<ul style="list-style-type: none"> <li>Increased usage of facilities and building space</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>TBD</li> </ul>						<ul style="list-style-type: none"> <li>Budget modifications.</li> </ul>						

South Carlyle Partnership												
Managing Department			Project Location			Program and Project Category			Estimated Useful Life			Lifetime Budget
Communications and External Programs			Environmental Center and Carlyle Plaza			Other <input type="radio"/> Alex Only <input checked="" type="radio"/> Joint Use			40 years			\$1,100,000
												Grant/Debt Funded?
												Undetermined
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$0	\$0	\$0	\$200,000	\$300,000	\$300,000	\$300,000	\$0	\$0	\$0	\$0	\$1,100,000
Financing												
AlexRenew	\$0	\$0	\$0	\$80,000	\$120,000	\$120,000	\$120,000	\$0	\$0	\$0	\$0	\$440,000
Fairfax	\$0	\$0	\$0	\$120,000	\$180,000	\$180,000	\$180,000	\$0	\$0	\$0	\$0	\$660,000
Project Description and Justification												
<b>Purpose:</b>	To provide engineering and/or construction services related to physically connecting the planned Carlyle Plaza II development to the AlexRenew Environmental Center (EC).											
<b>Background:</b>	The AlexRenew EC was designed to connect to the future Carlyle Plaza II development (north of Limerick St). Carlyle Plaza II will provide additional public park space and supports the Eisenhower East Small Area Plan for connecting open spaces. The Carlyle Plaza II site is currently in use by the RiverRenew Tunnel Project and the Carlyle Plaza II development will begin following completion of the Tunnel Project. The proposed design includes a park that connects Carlyle Plaza II to the green roof above the EC's garage.											
<b>Project Components:</b>	TBD											
<b>Procurement Method:</b>	TBD											
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Facilitates proper coordination of physical connections to AlexRenew infrastructure.</li> </ul>						Watershed Stewardship						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>None</li> </ul>						<ul style="list-style-type: none"> <li>Supports the City's Eisenhower East Small Area Plan for connecting open spaces</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>TBD</li> </ul>						<ul style="list-style-type: none"> <li>Budget modifications.</li> </ul>						

Environmental Center Lobby Upgrades												
Managing Department			Project Location			Program and Project Category			Estimated Useful Life			Lifetime Budget
Communications and External Programs			Environmental Center			Other <input type="radio"/> Alex Only <input checked="" type="radio"/> Joint Use			10 years			\$500,000
												Grant/Debt Funded?
												No
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$0	\$0	\$500,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$500,000
Financing												
AlexRenew	\$0	\$0	\$255,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$255,000
Fairfax	\$0	\$0	\$245,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$245,000
Project Description and Justification												
<b>Purpose:</b> To update the educational exhibits in the Environmental Center Lobby to include RiverRenew. <b>Background:</b> The Environmental Center’s educational exhibits in the lobby have been a highly used space at educating visitors about the important work AlexRenew does. Updating these static exhibits provides more educational opportunities for community members. <b>Project Components:</b> Design, permitting, and installation of exhibits <b>Procurement Method:</b> TBD												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Expands educational exhibits for community members to engage with AlexRenew’s mission</li> </ul>						Public Engagement and Trust						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>None</li> </ul>						<ul style="list-style-type: none"> <li>Increased value to community and usage of facilities.</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>TBD</li> </ul>						<ul style="list-style-type: none"> <li>Moved start to after RiverRenew is largely complete</li> </ul>						

## Regulatory Analyses

Managing Department		Project Location				Program and Project Category			Estimated Useful Life			Lifetime Budget
Strategy and Policy		Various				Other			15-20 years			\$1,025,000
						<input type="radio"/> Alex Only						Grant/Debt Funded?
						<input checked="" type="radio"/> Joint Use						<Click to Select>
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$0	\$175,000	\$400,000	\$100,000	\$50,000	\$50,000	\$50,000	\$50,000	\$50,000	\$50,000	\$50,000	\$1,025,000
Financing												
AlexRenew	\$0	\$70,000	\$160,000	\$40,000	\$20,000	\$20,000	\$20,000	\$20,000	\$20,000	\$20,000	\$20,000	\$410,000
Fairfax	\$0	\$105,000	\$240,000	\$60,000	\$30,000	\$30,000	\$30,000	\$30,000	\$30,000	\$30,000	\$30,000	\$615,000
Project Description and Justification												
<p><b>Purpose:</b> To perform/support research related to regulatory drivers such as emerging contaminants.</p> <p><b>Background:</b> As new contaminants of concern are discovered, regulations often evolve to address them. Research is needed identify and to stay on top of regulatory drivers as well as to develop/test ways to respond to them.</p> <p><b>Project Components:</b> TBD. May include: Organizational Readiness Assessment, Laboratory Feasibility Analysis, Process/Engineering Analysis, UV Disinfection Testing, EPA/State Regulations, Treatment Technology Review, and/or Human Capital Analysis.</p> <p><b>Procurement Method:</b> TBD</p>												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Improve organizational readiness to meet changing regulations.</li> </ul>						Operational Excellence						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>Define research objectives</li> </ul>						<ul style="list-style-type: none"> <li>Improved ability to meet evolving regulations</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>TBD</li> </ul>						<ul style="list-style-type: none"> <li>New Project</li> </ul>						

Resiliency Initiatives												
Managing Department			Project Location			Program and Project Category			Estimated Useful Life			Lifetime Budget
Strategy and Policy			WRRF			WRRF Improvements <input type="radio"/> Alex Only <input checked="" type="radio"/> Joint Use			20 years			\$2,247,000
												Grant/Debt Funded?
												Undetermined
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$0	\$243,000	\$489,000	\$150,000	\$445,000	\$325,000	\$95,000	\$500,000	\$0	\$0	\$0	\$2,247,000
Financing												
AlexRenew	\$0	\$97,200	\$195,600	\$60,000	\$178,000	\$130,000	\$38,000	\$200,000	\$0	\$0	\$0	\$898,800
Fairfax	\$0	\$145,800	\$293,400	\$90,000	\$267,000	\$195,000	\$57,000	\$300,000	\$0	\$0	\$0	\$1,348,200
Project Description and Justification												
<p><b>Purpose:</b> To reduce energy consumption and greenhouse gas emissions to meet sustainability goals</p> <p><b>Background:</b> AlexRenew is working to reduce energy usage by 25% by 2025 and reduce greenhouse gas emissions by 50% by 2050 over the 2005 baseline period. To successfully achieve these goals, AlexRenew will focus on projects to increase energy efficiency, generate renewable energy, reduce emissions from operations, and bolster administrative processes supporting these projects.</p> <p><b>Project Components:</b> TBD</p> <p><b>Procurement Method:</b> TBD</p>												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Progress renewable energy use and GHG reduction goals</li> <li>Increases resilience, reliability, and operability of AlexRenew facilities</li> </ul>						Watershed Stewardship						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>All-hazards vulnerability assessment</li> </ul>						<ul style="list-style-type: none"> <li>Supports AlexRenew's sustainability initiatives and commitment to environmental stewardship</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>City of Alexandria Environmental Action Plan 2040</li> <li>DOE Better Plants Challenge</li> <li>DOE Better Buildings Challenge</li> <li>AlexRenew Building Energy Analysis (CH2M, 2016)</li> </ul>						<ul style="list-style-type: none"> <li>None.</li> </ul>						



Stormwater System Upgrades												
Managing Department			Project Location			Program and Project Category			Estimated Useful Life			Lifetime Budget
Engineering			WRRF			WRRF Improvements <input type="radio"/> Alex Only <input checked="" type="radio"/> Joint Use			40 years			\$850,000
												Grant/Debt Funded?
												Undetermined
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$0	\$0	\$50,000	\$400,000	\$400,000	\$0	\$0	\$0	\$0	\$0	\$0	\$850,000
Financing												
AlexRenew	\$0	\$0	\$20,000	\$160,000	\$160,000	\$0	\$0	\$0	\$0	\$0	\$0	\$340,000
Fairfax	\$0	\$0	\$30,000	\$240,000	\$240,000	\$0	\$0	\$0	\$0	\$0	\$0	\$510,000
Project Description and Justification												
<p><b>Purpose:</b> To implement stormwater best management practices (BMPs) in accordance with water quality and quantity needs.</p> <p><b>Background:</b> The AlexRenew WRRF storm sewer system is subdivided into seven drainage areas that discharge directly to Hooffs Run, to the Virginia Department of Transportation (VDOT) sewer system, and to the City of Alexandria Municipal Separate Storm Sewer System (MS4). Given the expectations of more frequent and severe precipitation events, AlexRenew will continue to invest in sound stormwater management on its sites. This project involves an updated study and design to accommodate infrastructure changes since the original study of 2016 and the cost of construction and maintenance of stormwater BMPs.</p> <p><b>Project Components:</b> TBD. May include and assessment study, design and construction of stormwater BMP's, and regular maintenance/cleaning</p> <p><b>Procurement Method:</b> TBD</p>												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>Alternative treatment facilities to support AlexRenew's sustainability initiatives and commitment to environmental stewardship</li> </ul>						Watershed Stewardship						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>None.</li> </ul>						<ul style="list-style-type: none"> <li>Potential to increase O&amp;M costs to annual cost of approximately 5% of construction costs</li> <li>Results in reduction of pollutant loading of permitted stormwater conveyed</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>Stormwater Improvement Analysis Report for Alexandria Renew Enterprises (URS Corp, 2016)</li> </ul>						<ul style="list-style-type: none"> <li>Budget modifications</li> </ul>						

RiverRenew Tunnel Project - Alex Only												
Managing Department			Project Location			Program and Project Category			Estimated Useful Life			Lifetime Budget
Communications and External Programs			AlexRenew and Multiple Locations in Alexandria			RiverRenew <input checked="" type="radio"/> Alex Only  <input type="radio"/> Joint Use			100 years			\$235,190,000
												Grant/Debt Funded?
												Yes
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$143,120,000	\$69,740,000	\$21,920,000	\$410,000		\$0	\$0	\$0	\$0	\$0	\$0	\$92,070,000
Financing												
AlexRenew	\$143,120,000	\$69,740,000	\$21,920,000	\$410,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$92,070,000
Fairfax	-	-	-	-	-	-	-	-	-	-	-	-
Project Description and Justification												
<p><b>Purpose:</b> To bring Alexandria's four existing combined sewer outfalls into compliance by July 1, 2025.</p> <p><b>Background:</b> In response to a 2017 Virginia law requiring Alexandria's four existing combined sewer outfalls be brought into compliance by July 1, 2025, AlexRenew is constructing the RiverRenew Tunnel Project. The project will capture and convey combined sewage to AlexRenew for treatment.</p> <p><b>Project Components:</b> The RiverRenew Tunnel Project includes:</p> <ul style="list-style-type: none"> <li>• Waterfront Tunnel: 2-mile long, 12'-0" diameter segmentally lined tunnel.</li> <li>• Hooffs Run Interceptor: 2,700-foot long, 6'-0" open-cut sewer.</li> <li>• Four diversion chambers to direct combined sewer flows to the Waterfront Tunnel and Hooffs Run Interceptor.</li> <li>• Four shafts ranging from 35-feet to 65-feet in diameter.</li> <li>• Tunnel Dewatering and Wet Weather Pumping Station: 20-mgd tunnel dewatering and 180-mgd wet weather pumping station, including</li> </ul> <p><b>Procurement Method:</b> Fixed-price design-build</p>												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>• Significant reduction of CSOs to local waterways</li> <li>• Site restoration includes community amenities in two locations</li> </ul>						Watershed Stewardship						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>• Continue waterfront tunnel mining.</li> <li>• Installation of the Hooffs Run Interceptor.</li> </ul>						<ul style="list-style-type: none"> <li>• Coordination with O&amp;M and the community during construction.</li> <li>• O&amp;M will operate and maintain pumping station once system is operational.</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>• Long Term Control Plan Update, Approved 2018</li> </ul>						<ul style="list-style-type: none"> <li>• Budget modifications.</li> </ul>						

RiverRenew Tunnel Project - Joint												
Managing Department			Project Location			Program and Project Category			Estimated Useful Life			Lifetime Budget
Communications and External Programs			AlexRenew and Multiple Locations in Alexandria			RiverRenew <input type="radio"/> Alex Only  <input checked="" type="radio"/> Joint Use			100 years			\$383,632,455
												Grant/Debt Funded?
												Yes
Expenditure	Prior Years*	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	10 Yr. Total
Total	\$214,728,958	\$92,540,094	\$64,083,403	\$10,330,000	\$1,950,000	\$0	\$0	\$0	\$0	\$0	\$0	\$168,903,497
Financing												
AlexRenew	\$193,141,438	\$78,333,477	\$54,095,127	\$8,414,568	\$780,000	\$0	\$0	\$0	\$0	\$0	\$0	\$141,623,172
Fairfax	\$21,587,520	\$14,206,617	\$9,988,276	\$1,915,428	\$1,170,000	\$0	\$0	\$0	\$0	\$0	\$0	\$27,280,321
Project Description and Justification												
<p><b>Purpose:</b> To bring Alexandria's four existing combined sewer outfalls into compliance by July 1, 2025.</p> <p><b>Background:</b> In response to a 2017 Virginia law requiring Alexandria's four existing combined sewer outfalls be brought into compliance by July 1, 2025, AlexRenew is constructing the RiverRenew Tunnel Project. The project will capture and convey combined sewage to AlexRenew for treatment.</p> <p><b>Project Components:</b> The RiverRenew Tunnel Project includes:</p> <ul style="list-style-type: none"> <li>• Waterfront Tunnel: 2-mile long, 12'-0" diameter segmentally lined tunnel.</li> <li>• Hooffs Run Interceptor: 2,700-foot long, 6'-0" open-cut sewer.</li> <li>• Four diversion chambers to direct combined sewer flows to the Waterfront Tunnel and Hooffs Run Interceptor.</li> <li>• Four shafts ranging from 35-feet to 65-feet in diameter.</li> <li>• Tunnel Dewatering and Wet Weather Pumping Station: 20-mgd tunnel dewatering and 180-mgd wet weather pumping station, including</li> </ul> <p><b>Procurement Method:</b> Fixed-price design-build</p>												
Benefits						Strategic Outcome Area						
<ul style="list-style-type: none"> <li>• Significant reduction of CSOs to local waterways</li> <li>• Site restoration includes community amenities in two locations</li> </ul>						Watershed Stewardship						
Key Milestones for FY 2024						Impact on Operations or Community						
<ul style="list-style-type: none"> <li>• Continue waterfront tunnel mining.</li> <li>• Installation of the Hoofs Run Interceptor.</li> </ul>						<ul style="list-style-type: none"> <li>• Coordination with O&amp;M and the community during construction.</li> <li>• O&amp;M will operate and maintain pumping station once system is operational.</li> </ul>						
External or Internal Adopted Plan or Recommendation						Changes from Prior Year CIP						
<ul style="list-style-type: none"> <li>• Long Term Control Plan Update, Approved 2018</li> </ul>						<ul style="list-style-type: none"> <li>• Budget modifications.</li> </ul>						

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## Section 15 Indenture and Financial Policy Compliance

The schedule below demonstrates AlexRenew’s financial profile according to the budget projections, as measured by its two major financial metrics – cash reserves and debt service coverage.

As it relates to liquidity, AlexRenew’s Indenture requires it to maintain at least 60 days cash on hand in the Operating Fund and an additional 60 days cash on hand in the General Reserve sub-fund, for a total cash reserve requirement of at least 120 days of operating expenses. As it relates to debt service coverage, AlexRenew’s Indenture requires that net revenues cover annual debt service payments by 1.1x while the Financial Policies require a more stringent 1.5x. In both cases, the adopted FY2024 budget forecasts compliance with these policies and indicate a healthy financial profile.

**Table 15.1. Summary of Compliance with the Master Indenture of Trust and Financial Policy**

Indenture and Financial Policy Compliance	Adopted FY2023	Adopted FY2024	Estimated FY2025	Estimated FY2026	Estimated FY2027	Estimated FY2028
<b>Cash Reserve Requirement</b>						
<b>Operating Fund</b>						
60 Days Current Year Budgeted Expenses	5,004,327	5,428,536	6,057,341	6,239,061	6,363,843	6,491,120
Projected Ending Balance	5,004,327	5,880,913	6,783,497	7,712,859	8,660,609	9,627,114
Excess (Deficiency)	-	452,377	726,156	1,473,798	2,296,767	3,135,994
<b>General Reserve sub-Fund</b>						
60 Days Current Year Budgeted Expenses	5,004,327	5,428,536	6,057,341	6,239,061	6,363,843	6,491,120
Projected Ending Balance	5,004,327	5,428,536	6,057,341	6,239,061	6,363,843	6,491,120
Excess (Deficiency)	-	-	-	-	-	-
<b>Total Cash Reserve Requirement - 120 Days</b>	<b>10,008,655</b>	<b>10,857,073</b>	<b>12,114,683</b>	<b>12,478,124</b>	<b>12,727,686</b>	<b>12,982,240</b>
<b>Debt Service Coverage (DSC) Requirement</b>						
Wastewater Treatment Charges	\$ 50,922,485	\$ 53,672,299	\$ 56,420,321	\$ 59,224,411	\$ 62,138,252	\$ 64,779,128
Fairfax County Operating Expense Charge	11,694,706	12,796,021	13,180,088	13,575,680	13,825,488	14,079,640
Interest Income	115,000	115,000	115,000	115,000	115,000	115,000
Gross Revenue Available for Debt Service	\$ 62,732,191	\$ 66,583,320	\$ 69,715,409	\$ 72,915,091	\$ 76,078,740	\$ 78,973,768
Operating Expenses	\$ (30,442,988)	\$ (33,023,593)	\$ (34,014,301)	\$ (35,034,730)	\$ (35,735,424)	\$ (36,450,133)
Net Revenues Available for Debt Service	\$ 31,789,203	\$ 33,059,727	\$ 35,201,108	\$ 37,380,361	\$ 39,843,315	\$ 42,023,635
Total Annual Debt Service	\$ 14,739,509	\$ 16,448,494	\$ 19,126,687	\$ 21,347,774	\$ 21,815,453	\$ 22,223,401
<b>All-in Debt Service Coverage</b>	<b><u>2.16x</u></b>	<b><u>2.02x</u></b>	<b><u>1.85x</u></b>	<b><u>1.76x</u></b>	<b><u>1.83x</u></b>	<b><u>1.90x</u></b>
Financial Policy Target	1.50x	1.50x	1.50x	1.50x	1.50x	1.50x
Indenture Target	1.10x	1.10x	1.10x	1.10x	1.10x	1.10x

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## **Appendix A – Financial Policies**

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**Alexandria Sanitation Authority**

**Financial Policies**

**Adopted August 17, 2010**

**Affirmed April 19, 2022**

The Alexandria Sanitation Authority (ASA or Authority) is a special purpose governmental unit created by the City Council of Alexandria, Virginia (City Council) in 1952 for the purpose of constructing, operating and maintaining a wastewater treatment system (System) for the City of Alexandria, Virginia (City). ASA is governed and administered by a Board of Directors (Board) with five members who serve staggered terms and are appointed by the City Council. The General Manager oversees ASA’s operations and plans for the construction, maintenance, repair and financing of the System. ASA operates as an enterprise fund, has no taxing power and receives no financial assistance from the City.

ASA recognizes that one of the keys to sound financial management is the development of a formal financial policy. This view is confirmed by bond rating agencies, investors and the Government Finance Officers Association. Establishing formal financial policies is also a common practice among comparable water and wastewater authorities throughout the Commonwealth and the United States.

The financial policy is designed to help protect ASA’s financial resources by:

1. Promoting sound financial management;
2. Guiding ASA and its managers in policy and debt issuance decisions;
3. Establishing appropriate levels of operating cash reserves;
4. Developing a system to efficiently finance necessary capital improvements;
5. Ensuring the legal and prudent use of ASA’s debt issuance authority;
6. Providing a framework for ASA to achieve a strong credit rating, and
7. Maintaining reasonable and well justified levels of rates and fees in accordance with the financial policy.

In general, these financial policies are more restrictive and require higher standards than the legal requirements contained in the Master Indenture of Trust (Bond Indenture), which is the agreement between ASA and debt holders. These financial policies will be reviewed periodically and updated as appropriate.

The following are the financial policies that will guide ASA’s financial management, capital planning and debt financing.

**1. Debt Service Coverage**

- a. For FY2011 through and including FY2013, ASA will adopt budgets that it projects will enable ASA to maintain annual debt service coverage (Coverage) of 1.40 times Net Revenues, as defined in the Bond Indenture, on all senior and parity debt. Beginning in FY2014 and thereafter, ASA will maintain Coverage of at least 1.50 times on all senior and parity debt.

**2. Reserves**

- a. An important metric of ASA’s financial flexibility is its liquidity as measured by available cash and reserves. These reserve policies identify amounts available for known risks and obligations and set minimum funding goals that may be used in emergency or other unexpected situations as they arise. The reserves represent an earmarking for budgetary and financial policy purposes. These reserves are in addition to existing legal reserves required by the Master Indenture of Trust (Bond Indenture) and any funds earmarked for capital improvements.
- b. ASA will maintain a balance equal to at least 120 days of the current years budgeted amount for operating and maintenance expenses. As required by the Bond Indenture, one sixth of the current year’s budgeted amount for operating expenses (60 days) will be held in the Operating Fund. The remainder of the reserves will be held in the General Reserve Fund, a subfund of the General Fund. In the event the General Reserve Fund is used to provide funding for unanticipated expenses or otherwise drops below the policy level, the

- General Manager will submit a plan in writing to the Board that will restore the General Reserve Fund to the policy level over a period not to exceed four years.
- c. All other funds will be funded as required by the Bond Indenture, with a summary as follows:
    - i. Senior Debt Service Fund: An amount that will cause the balance on deposit to be sufficient to pay the principal and interest on the respective payment dates.
    - ii. Improvement, Renewal and Replacement Fund (IRR): An amount equal to the Alexandria portion (40%) of the annual calculation of the required contribution to the IRR Fund.
    - iii. General Fund: Any remaining amounts after the required deposits.
    - iv. Debt Service Reserve Fund: For senior debt, an amount equal to the Debt Service Reserve Fund Requirement as defined in the Bond Indenture. There is no Debt Service Reserve Fund Requirement for ASA's parity debt.
  - d. When necessary and prudent, ASA may create additional accounts within the General Fund for specific purposes. These accounts could include accounts for capital projects, risk management and revenue stabilization, among others.

### 3. Budgetary Principles

- a. Annual Operating Budget Proposals
  - i. Per Section 9.3 of the Bond Indenture, ASA is required to adopt a budget for the System for the ensuing fiscal year before the beginning of each fiscal year. The annual budget is required to be prepared in such a manner as to show in reasonable detail the estimated revenues, operating expenses, IRR amounts, debt service amounts, other costs and expenses and the amount of Net Revenues available to meet the Revenue Covenant per the Bond Indenture.
  - ii. In conjunction with the budget requirements in the Bond Indenture, the Board will strive to adopt an operating budget that:
    1. Is structurally balanced whereby current budgetary revenues are sufficient to meet current budgetary expenses (those that are ongoing in nature);
    2. Has fees and user charges at levels intended to support the direct and indirect cost of the activity;
    3. Sets fees and user charges with the intent to provide the lowest reasonable fees and user charges over time, not necessarily the lowest fees and user charges right now.
    4. Is at a level necessary to ensure the adequate maintenance and operations of the wastewater system;
    5. Includes amounts necessary to maintain the required reserve balances as defined in these policies;
    6. Enables ASA to meet the debt service coverage policy defined herein; and
    7. Funds at least 15 percent of its capital improvement program in cash.
  - iii. Capital Improvement Program (CIP)
    1. Each year ASA will adopt a ten-year CIP that identifies projects to be undertaken over next ten years to meet projected needs for infrastructure renewal, expansion, and replacing old or new facilities.
    2. The term of any debt financing will not exceed the aggregate useful lives of the related projects.
    3. The CIP will identify anticipated capital improvement costs and associated operating costs.
- b. Long-Range Financial Forecast
  - i. Beginning with the planning for the FY2012 budget and in each fiscal year thereafter, the General Manager will submit to the Board at least a three year financial forecast of anticipated revenues and expenses.

### 4. Debt Management

- a. ASA may issue long-term debt per the guidelines in this financial policy. Long-term borrowing will not be used to finance current operations. Long-term debt will be structured such that the term of financial obligations will not exceed the aggregate expected useful

- lives of the assets financed.
- b. Short-term borrowing may be utilized for the temporary funding of operational cash flow deficits or interim construction requirements.
  - c. Permitted Debt by Type: ASA may issue the debt instruments described below. The most appropriate instrument for a proposed sale of debt shall be determined by financing needs and expected market conditions at the time of sale.
    - ii. Lease Financing – ASA may use lease financing for equipment if (i) it can be demonstrated that this is the most cost effective or appropriate way to secure financing, or (ii) on projects that do not warrant entry into the bond market.
    - iii. Bond Anticipation Notes (BANs) - which include Commercial Paper, are typically an interim means of financing and, by their very nature, expose ASA to interest rate risk upon renewal. BANs may be used to (i) to finance projects until such time as the project or projects can be incorporated into a long-term bond sale, (ii) during times of high interest rates and when the expectation is that interest rates will stabilize in the future or trending downward, (iii) when market conditions are such that a BAN may be more readily received in the market than long-term debt, or (iv) on an interim basis during the construction period for a project until such time as the project is placed into service.
    - iv. Long-Term Revenue Bonds - ASA may issue long-term revenue bonds to fund capital projects. These bonds may be issued by ASA in a number of ways, including, but not limited to, those listed below. ASA will evaluate multiple methods for issuing long-term revenue bonds and use the method that is most advantageous to ASA.
      1. ASA may issue the bonds through a public sale under its own name in the capital markets.
      2. ASA may issue the bonds through a private placement under its own name.
      3. ASA may issue the bonds to the Virginia Resources Authority (VRA) under one of VRA's loan programs.
    - v. Revenue Anticipation Notes (RANs) - may be issued to meet ASA's operational cash flow needs.
    - vi. Lines of Credit - may be considered as an alternative to other short-term borrowing options.
  - d. Guidelines on Debt Issuance
    - i. Bond Indenture – ASA will abide by the covenants contained in the Bond Indenture. ASA considers these covenants to be minimum requirements, and generally expects to exceed the requirements of each covenant.
    - ii. Authorization – Prior to the issuance of debt, the Board will pass a resolution authorizing the financing arrangements and setting appropriate limits and parameters for the anticipated financing in accordance with applicable laws.
    - iii. Lowest Cost Financing – ASA intends to pursue the lowest cost of financing within the parameters of these financial policies, the Bond Indenture and ASA's enabling legislation.
    - iv. Method of Issuance – Prior to each debt issuance, ASA will evaluate the available methods of issuance and pursue the method of issuance that is most advantageous to ASA, whether a stand-alone issue by ASA or use of a third party financing approach such as Revolving Fund Loans or pooled borrowing programs available through the Virginia Resources Authority (VRA). Some considerations for evaluating the method of issuance, particularly when determining whether to issue debt through VRA or under ASA's name, include:
      1. Financing Cost. This analysis should evaluate the overall cost of the financing, including borrowing rates, upfront fees (such as the cost of obtaining a credit rating), whether a Debt Service Reserve Fund is required, ongoing costs and any other costs of the financing.
      2. Permitted Uses of Funds. Some project costs are not eligible to be funded through certain financing programs. For example, land purchase costs are not eligible to be funded through the Department of Environmental Quality's Revolving Loan Fund program that ASA has used in the past.

3. Structural Flexibility. When selecting a financing program, ASA will consider the flexibility of debt features available under each program. For example, ASA will consider how flexible repayment features, call provisions, and borrowing terms are under each program.
- v. Project Costs Prior to Debt Issue – If project costs are incurred prior to the issuance of debt, the Board will pass a resolution documenting its intent to be reimbursed from bond proceeds as appropriate.
- vi. Variable Rate Debt (VRD) – VRD carries inherent interest rate risk. Such securities historically have interest rates lower than long-term fixed rate securities and offer the potential for lower debt service costs over the term of the bond issue. ASA will consider using VRD when it: (i) Improves matching of assets and liabilities, (ii) potentially lowers debt service costs, (iii) adds flexibility to ASA’s capital structure, or (iv) diversifies ASA’s investor base.
  1. Debt service on VRD will be budgeted at a conservative rate based on historical fluctuations in interest activity and current market assumptions. Before issuing VRD, ASA will determine how potential spikes in the debt service will be funded and consider the impact of various interest rate scenarios on its financial position and on various debt ratios.
  2. ASA will not issue VRD in excess of 20 percent of its total debt portfolio. This limitation does not apply to other VRD which ASA has endeavored to offset with an operating investment portfolio intended to act as an economic hedge to interest rate fluctuations associated with the VRD. This limitation also excludes any VRD that may be hedged through an appropriate derivative agreement, if such technique is approved by the ASA Board.
- e. Method of Sale
  - i. ASA will select a method of sale (competitive, negotiated, or private placement) it believes is the most appropriate in light of financial, market, transaction-specific and ASA-related conditions.
- f. Term of Debt
  - i. ASA will not issue debt with a term or final maturity longer than the aggregate useful lives of the projects being financed. ASA does not expect to issue debt with a final maturity more than 40 years from the date of issuance. Factors to be considered when determining the final maturity of debt include: the average life of the assets being financed, relative level of interest rates, and the year-to-year differential in interest rates.
- g. Debt Structure
  - i. Interest Rate Structure – ASA may use both variable and fixed rate debt in accordance with limitations set forth in this policy.
  - ii. Maturity Structure – ASA’s long-term debt may include serial and term bonds. Other maturity structures may also be considered when demonstrated to be advantageous to ASA.
  - iii. Coupon Structure – Fixed rate debt may include par, discount, premium and capital appreciation bonds.
  - iv. Redemption Features – In order to preserve flexibility and refinancing opportunities, ASA debt shall generally be issued with call provisions. ASA may consider call provisions that are shorter than traditional and/or non-callable debt when warranted by market conditions and opportunities. For each transaction, various call option scenarios will be evaluated so that the most beneficial can be utilized.
  - v. Credit Enhancement – ASA may use bond insurance and/or line and letters of credit for credit enhancement when it is economically advantageous to do so.
  - vi. Debt Service Reserve Fund – ASA will fund a Debt Service Reserve Fund (DSRF) if required by the Bond Indenture.
  - vii. Capitalized Interest – By definition, capitalization of interest increases the amount of debt that is issued. ASA will capitalize interest for a period not longer than 12 months after the project being financed is expected to be placed in service.
  - viii. Refinancing of Debt – ASA will refinance debt from time to time to achieve debt

service savings as market opportunities arise. Since federal regulations limit a tax-exempt issue to one advance refunding (a refinancing more than 90 days prior to a bond's call date), ASA will ensure that the advance refunding results in a significant present value savings. A proposed refinancing must achieve a minimum cumulative, net present value savings of 3 percent of the amount refinanced. An exception to this minimum refinancing savings policy will be if the refinancing is being done for debt restructuring purposes and the Board determines that it is in the best interests of ASA to complete the refinancing without achieving the refinancing savings policy. In addition, ASA will consider the efficiency of a proposed refinancing transaction. The efficiency evaluation will consider the value realized by ASA when exercising its option to redeem its bonds early calculated under a variety of different interest rate environments, versus the savings garnered. In general, ASA will consider refinancing bonds when the aggregate efficiency is equal to or greater than 70 percent.

- ix. In any refinancing transaction, ASA maintains a bias to not extend maturities.
- h. Escrow Structuring
  - i. ASA will utilize the least costly securities available in structuring refinancing escrows. Unless state and local government securities (SLGS) are used, a certificate will be provided by a third party agent stating that the securities were procured through an arms-length, competitive bid process (in the case of open market securities), and that the price paid for the securities was reasonable within federal guidelines.
  - ii. Under no circumstances will an underwriter, agent or financial advisor or ASA affiliates or affiliated accounts of an underwriter or financial advisor to ASA sell escrow securities to ASA from its own account.
- i. Hiring of Professionals – All members of the financial advisory team including underwriter, financial advisor, bond counsel, and other professionals will be selected in a manner consistent with ASA's procurement policy for professional services.
  - i. Underwriter Selection
    - 1. Senior Manager Selection – ASA will select a senior manager for any proposed negotiated sale. The selection criteria will include but not be limited to the following:
      - a. The firm's ability and experience in managing transactions similar to that contemplated by ASA.
      - b. Prior knowledge and experience with ASA.
      - c. The firm's ability and willingness to risk capital and demonstration of the firm's capital availability and underwriting of unsold balances.
      - d. Quality and experience of personnel assigned to ASA's engagement.
      - e. Financing plan presented.
      - f. Cost including underwriting fees and anticipated pricing.
    - 2. Co-Manager Selection – Co-manager may be selected on the same bases as the senior manager with the exception of underwriting fees, which are determined by the senior manager. In addition to their qualifications, co-managers appointed to specific transactions will be a function of transaction size and the necessity to ensure maximum distribution of ASA's bonds.
    - 3. Underwriter's Counsel – In any negotiated sale of ASA debt in which legal counsel is required to represent the underwriter, the appointment will be made by the Senior Manager with final approval from ASA.
    - 4. Underwriter's Discount – ASA will evaluate the proposed underwriter's discount against comparable issues in the market. If there are multiple underwriters in the transaction, ASA will determine the allocation of underwriting liability and management fees. The allocation of fees will be determined prior to the sale date. A cap on management fees, expenses and underwriter's counsel fee will be established and communicated to all parties by ASA. The senior manager shall submit an itemized list of expenses.
    - 5. Evaluation of Underwriter Performance – ASA will evaluate each bond sale after completion to assess the following: costs of issuance including underwriters' compensation, pricing of the bonds in terms of the overall interest cost and on

- a maturity-by-maturity basis, and the distribution of bonds.
6. Syndicate Policies – For each negotiated transaction, ASA will establish syndicate policies that will describe the priority of orders and designation policies governing the upcoming sale.  
ASA shall require the senior manager to:
    - a. Fairly allocate bonds to other managers and selling group.
    - b. Comply with the Municipal Securities Rulemaking Board’s (MSRB) regulations governing the priority of orders and allocations.
    - c. Within 10 working days after the sale date, submit to ASA a detail of orders, allocations and other relevant information pertaining to ASA’s sale.
- ii. Consultants
    1. Financial Advisor – ASA will select a financial advisor to assist in its debt issuance and debt administration processes. Selection of the ASA’s financial advisor will be based on, but not limited to, the following criteria:
      - a. Experience in providing consulting services to entities
      - b. similar to ASA.
      - c. Knowledge and experience in structuring and
      - d. analyzing bond issues.
      - e. Experience and reputation of assigned personnel.
      - f. Fees and expenses.
    2. Bond Counsel – ASA will include a written opinion by legal counsel affirming that ASA is authorized to issue the proposed debt, that ASA has met all legal requirements necessary for issuance, and a determination of the proposed debt’s federal income tax status. The approving opinion and other documents relating to the issuance of debt will be prepared by counsel with extensive experience in public finance and tax issues. The Bond Counsel will be selected by ASA.
    3. Conflicts of Interest – ASA requires that its consultants and advisors provide objective advice and analysis, maintain the confidentiality of ASA financial plans, and be free from any conflict of interest that has not been fully disclosed to, and waived by, ASA. In no case will ASA’s financial advisor be permitted to underwrite any portion of ASA’s bond issues, whether sold competitively or negotiated.
    4. Disclosure by Financing Team Members – All financing team members will be required to provide full and complete disclosure, relative to agreements with other financing team members and outside parties. The extent of disclosure may vary depending on the nature of the transaction. However, in general terms, no agreements will be permitted which could compromise the firm’s ability to provide independent advice which is solely in ASA’s best interests or which could reasonably be perceived as a conflict of interest.
  - j. Communication and Disclosure
    - i. Continuing Disclosure – ASA recognizes that accurate and complete disclosure is imperative. ASA will comply with all state and federal disclosure obligations and will meet its disclosure requirements in a timely and thorough manner.
  - k. Arbitrage Compliance
    - i. ASA will maintain a system of record keeping and reporting in order to comply with the Arbitrage Rebate Compliance Requirements of the Internal Revenue Code of 1986, as amended.
5. Derivatives
- a. Derivatives such as interest rate swaps and options are financial tools that can help ASA meet important financial objectives, however they introduce multiple risks which must be understood and managed. Properly used, these instruments may increase ASA’s financial flexibility, provide opportunities for interest rate savings or enhanced investment yields, and help ASA manage its balance sheet through matching of assets and liabilities.
  - b. ASA will not enter into any financial derivative or swap until the following have occurred:

- i. The Board has adopted a comprehensive derivatives/swaps policy outlining the following related to the use of derivatives/swaps:
  - 1. Approach and Objectives
    - a. Specific objectives for utilizing swaps
    - b. Prohibited swap features
  - 2. Legal Authority
  - 3. Permitted Instruments
  - 4. Procedure for Submission and Execution
  - 5. Swap Analysis and Participant Requirements
    - a. Swap risks
    - b. Counterparty risk assessment
    - c. Benefit expectation
  - 6. Legal and Contractual Requirements
    - a. Legal terms of swaps
    - b. Notional amount
    - c. Final maturity
    - d. Termination provisions
    - e. Collateral
  - 7. Ongoing Management
  - 8. Ongoing Reporting Requirements
  - 9. Acceptable Collateral
- ii. The Board has approved the execution of the specific financial derivative or swap transaction.

## Definitions

**Bond Anticipation Note (BANs):** Notes which are paid from the proceeds of the issuance of long-term bonds. Typically issued for capital projects.

**Call Provisions:** The terms of the bond giving the issuer the right to redeem all or a portion of a bond prior to its stated date of maturity at a specific price, usually at or above par.

**Capital Improvement Program (CIP):** Plan for major non-recurring facility, infrastructure, or acquisition expenditures that expand or improve the system and/or community assets. Projects included in the CIP include physical descriptions, implementation schedules, year of expenditure cost and funding source estimates, and an indication of priorities and community benefits.

**Capitalized Interest:** A portion of the proceeds of a bond issue which is set aside to pay interest on the same bond issue for a specific period of time. Interest is commonly capitalized for the construction period of the project.

**Commercial Paper:** Short-term, unsecured promissory notes issued by corporations to finance receivables for a maturity specified by the purchaser that ranges from three days to 270 days. Notes are generally sold at a discount, and carry credit ratings issued by an NRSRO.

**Competitive Sale:** A sale/auction of securities by an issuer in which underwriters or syndicates of underwriters submit sealed bids to purchase the securities. Contrast to a negotiated sale.

**Continuing Disclosure:** The principle that accurate and complete information material to the transaction which potential investors would be likely to consider material in making investment decisions with respect to the securities be made available on an ongoing basis.

**Credit Enhancement:** Credit support purchased by the issuer to raise the credit rating of a debt issue. The most common credit enhancements consist of bond insurance, direct or standby letters of credit, and lines of credit.

**Debt Service Reserve Fund:** The fund in which moneys are placed which may be used to pay debt service if pledged revenues are insufficient to satisfy the debt service requirements.

**Derivatives:** A financial product whose value is derived from some underlying asset value.

**Designation Policies:** Outline how an investor's order is filled when a maturity is oversubscribed when there is an underwriting syndicate. The senior managing underwriter and issuer decide how the bonds will be allocated among the syndicate. There are three primary classifications of orders which form the designation policy: Group Net Orders; Net Designated orders and Member orders.

**Escrow:** A fund established to hold moneys pledged and to be used to pay debt service on an outstanding issue.

**Expenses:** Compensates senior managers for out-of-pocket expenses including: underwriters counsel; DTC charges, travel, syndicate expenses, dealer fees, overtime expenses, communication expenses, computer time and postage.

**Letters of Credit:** A bank credit facility wherein the bank agrees to lend a specified amount of funds for a limited term.

**LIBOR:** The London InterBank Offered Rate is the rate on U.S. dollar denominated deposits with maturities from 1 day to 12 months transacted between banks in London. LIBOR is the benchmark swap floating index in the taxable or corporate swap market.



**Liquidity:** The ability of ease with which an asset can be converted into cash without a substantial loss of value.

**Management Fee:** The fixed percentage of the gross spread which is paid to the managing underwriter for the structuring phase of a transaction.

**Maturity:** The date upon which the principal or stated value of an investment becomes due and payable.

**Members:** Underwriters in a syndicate other than the senior underwriter. **Nationally Recognized Statistical Rating Organization (NRSRO):** A credit rating agency which issues credit ratings that the U.S. Securities and Exchange Commission (the "SEC") permits other financial firms to use for certain regulatory purposes. Examples include Moody's Investor Service, Standard & Poor's and Fitch Ratings.

**Negotiated Sale:** A method of sale in which the issuer chooses an underwriter to negotiate terms pursuant to which such underwriter will purchase and market the bonds.

**Original Issue Discount:** The amount by which the original par amount of an issue exceeds its public offering price at the time it is originally offered to an investor.

**Portfolio:** Collection of securities held by an investor.

**Present Value:** The current value of a future cash flow.

**Private Placement:** The original placement of an issue with one or more investors versus being publicly offered or sold.

**Revenue Bonds:** Bonds secured by a specific revenue pledge of rates, rents or fees. **Securities and Exchange Commission ("SEC"):** Agency created by Congress to protect investors in securities transactions by administering securities legislation.

**Selling Groups:** The group of securities dealers who participate in an offering not as underwriters but rather who receive securities less the selling concession from the managing underwriter for distribution at the public offering price.

**SIFMA:** The Securities Industry and Financial Markets Association is a high grade market index of 7-day variable rate demand notes that is produced by Municipal Market Data. SIFMA is the benchmark swap floating index in the tax-exempt swap market.

**Syndicate Policies:** The contractual obligations placed on the underwriting group relating to distribution, price limitations and market transactions.

**Underwriter:** A dealer that purchases new issues of municipal securities from the Issuer and resells them to investors.

**Underwriter's Discount:** The difference between the price at which bonds are bought by the Underwriter from the Issuer and the price at which they are offered to investors, representing the compensation earned by the Underwriter for placing the bonds with investors.

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AlexRenew is an independent public authority that manages Alexandria's wastewater to improve our local waterways.

703.721.3500 | [AlexRenew.com](http://AlexRenew.com) | [f](#) [t](#) [i](#) [in](#)

1800 Limerick Street, Alexandria, Virginia 22314

## MEMORANDUM

### BOARD OF DIRECTORS

John Hill  
*Chair*

James Beall  
*Vice Chair*

William Dickinson  
*Sec'y-Treas*

Adriana Caldarelli

Mark Jinks

### CHIEF EXECUTIVE OFFICER

Justin Carl, PE

### GENERAL COUNSEL

McGuire Woods, LLP

TO: Alexandria Renew Enterprises Board of Directors

FROM: Justin Carl, CEO

DATE: June 13, 2023

SUBJECT: Action Item, Joint Use – New Business – Review and Approve Revisions to *Procedures for the Procurement of Construction Management and Design-Build*

### Issue

During the 2023 Virginia General Assembly Legislative Session, legislation was enacted that modified requirements associated with construction management contracts, thereby requiring revisions to AlexRenew's *Procedures for the Procurement of Construction Management and Design-Build*.

### Recommendation

Staff respectfully requests Board approval of the revised *Procedures for the Procurement of Construction Management and Design-Build*.

### Budget and Funding

Not applicable.

### Discussion

AlexRenew's *Procedures for the Procurement of Construction Management and Design-Build* was adopted in June 2012 and revised in 2013 and 2017 to comply with changes to the Virginia Public Procurement Act (VPPA).

House Bill (HB) 2450 and Senate Bill (SB) 1491, presented and approved during the 2023 General Assembly Legislative Session, amends and reenacts § 2.2-4382 of the Code of Virginia relating to VPPA; construction management; contract requirements. HB 2450 and SB 1491 excludes construction management contracts involving infrastructure projects from the requirement that no more than 10 percent of the construction work be performed by the construction manager with its own forces and that the remaining 90 percent of the construction work be performed by subcontractors of the construction manager.

As an independent public authority that implements construction management contracts, AlexRenew must revise its *Procedures for the Procurement of Construction Management* to comply with VPPA.



**Congruence with AlexRenew Strategic Plan:**

This action enables all our strategy of Operational Excellence.

**ACTION TAKEN**

Approved: \_\_\_\_\_

Disapproved: \_\_\_\_\_

Approved with Modification: \_\_\_\_\_

Modification(s): \_\_\_\_\_  
\_\_\_\_\_

# City of Alexandria, Virginia Sanitation Authority Board Adopted Policy



**Title: Procedures for the Procurement of Construction Management and Design-Build**

Date of Adoption: June 19, 2012

Date(s) of Revision: February 19, 2013;  
December 19, 2017; June 20, 2023

Page 1 of 6

## Construction Management

In accordance with the provisions of § 2.2-4378 et seq. of the Code of Virginia, the City of Alexandria, Virginia Sanitation Authority d/b/a Alexandria Renew Enterprises (the "Authority") hereby adopts the following procedures for the procurement of Construction Management ("CM") contracts, as defined in Virginia Code § 2.2-4379. These procedures shall be effective June 20, 2012. All revisions shall be effective upon adoption; provided, however, that revisions shall not apply to any CM procurement which is in progress as of the revision date, in which case the procedures as in effect at the start of such procurement shall remain in effect throughout the duration of such procurement.

1. **LEGISLATIVE AUTHORITY:** Under authority of § 2.2-4382 of the Code of Virginia, the Authority may enter into a contract with a Construction Manager on a fixed price or not to exceed basis in accordance with these procedures. Under authority of § 2.2-4382 of the Code of Virginia, the Authority is authorized to use competitive negotiations to procure CM contracts when it has in its employ or under contract a licensed architect or engineer with professional competence appropriate to the project who shall advise the Authority regarding the use of construction management for the project and who shall assist the Authority with the preparation of the Request for Proposal and the evaluation of such proposals; and when it determines in advance, and sets forth in writing, (i) that a construction management contract is more advantageous than a competitive sealed bid construction contract; (ii) that there is a benefit to the Authority by using a construction management contract; and (iii) that competitive sealed bidding is either not practicable or not fiscally advantageous to the public, which writing shall document the basis for this determination.
2. **CRITERIA FOR USE OF CM:** CM contracts may be approved for use on projects where 1) fast tracking of construction is needed to meet Authority program requirements, or 2) value engineering and/or constructability analyses concurrent with design are required.
3. The use of CM shall be limited to projects with a construction value that is in excess of the amount specified by the Virginia Secretary of Administration's currently effective construction management procedures for state agencies, except that for Complex Projects, as defined in Virginia Code § 2.2-4379, with a lower estimated construction value, the Chief Executive Officer of the Authority ("CEO") may grant a waiver of this requirement. [June 20, 2023 Addendum]
4. **PROCEDURE FOR APPROVAL TO USE CM:** Prior to taking any further action, the Authority shall request authority, in writing, and receive approval from the CEO, to use a CM contract.
5. The request shall justify and substantiate that a CM contract meets the criteria found in paragraph B. The request must also include the stipulation that the CM contract will be entered into no later than the completion of the Schematic Phase of design unless prohibited by authorization of funding restrictions. The request shall also include a written justification (i) that a construction management contract is more advantageous than a competitive sealed bid construction contract; (ii) that there is a benefit to the Authority by using a construction management contract; and (iii) that competitive sealed bidding is either not practicable or not fiscally advantageous to the public. These justifications for the use of a CM contract shall also be stated in the Request for Qualifications.

# City of Alexandria, Virginia Sanitation Authority Board Adopted Policy



**Title: Procedures for the Procurement of Construction Management and Design-Build**

Date of Adoption: June 19, 2012

Date(s) of Revision: February 19, 2013;  
December 19, 2017; June 20, 2023

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6. Approval of exceptions to this policy may be granted by the CEO, who is the approving authority for requests to use CM procedures.
7. **CM SELECTION PROCEDURES:** On projects approved for CM, procurement of the contract shall be a two-step process. The following procedures shall be used in selecting a CM and awarding a contract:
  - a. The Authority shall appoint an Evaluation Committee ("Committee") which shall consist of at least three members from the Authority. The Committee shall include a licensed professional engineer or architect employed by or under contract with the Authority.
  - b. The basis of the award of the contract shall be in accordance with § 2.2-4378 et seq. and the criteria for the award shall be submitted to the CEO, in advance, for approval. It is noted that cost is a critical component of the selection process.
  - c. **Selection of Qualified Offerors (STEP I):** On projects approved for CM, the Authority shall conduct a prequalification process as follows to determine which offerors are qualified to receive Requests for Proposals.
    - i. The Authority shall prepare a Request for Qualifications ("RFQ") containing the Authority's facility requirements, building and site criteria, site and survey data (if available), the criteria to be used to evaluate the RFQ Responses and other relevant information, including any unique capabilities or qualifications that will be required of the contractor. All offerors shall have a licensed Class "A" contractor registered in the Commonwealth of Virginia as part of the Project team.
    - ii. The RFQ shall be posted in accordance with § 2.2-4378 et seq. and shall include in the RFQ if responses may be submitted electronically and/or via paper response.
    - iii. The Committee shall evaluate each responding firm's RFQ responses and any other relevant information and shall determine those deemed qualified with respect to the criteria established for the project.
    - iv. The RFQ evaluation process shall result in a short list of three to five offerors to receive the Request for Proposal ("RFP"). If available, the short list shall include a minimum of one DSBSD-Certified Small Business that meets the minimum requirements for prequalification. An offeror may be denied prequalification only as specified under § 2.2-4317 of the Code of Virginia, but the short list shall also be based on the RFQ criteria.
    - v. The RFQ evaluation process shall evaluate an offeror's experience for a period of ten prior years to determine whether the offeror has constructed, by any method of project delivery, at least three projects similar in program and size.
    - vi. At least 30 days prior to the date established for the submission of proposals, the Authority shall advise in writing each offeror which sought prequalification whether that offeror has been prequalified. Prequalified offerors that are not selected for the short list shall likewise be provided the reasons for such decision. In the event that an offeror is denied prequalification, the written notification to such offeror shall state the reasons for such denial of prequalification and the factual basis of such reasons.

# City of Alexandria, Virginia Sanitation Authority Board Adopted Policy



**Title: Procedures for the Procurement of Construction Management and Design-Build**

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December 19, 2017; June 20, 2023

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- d. Selection of a Construction Manager (STEP II):
  - i. The Authority shall send an RFP to the offerors on the short list and request submission of formal proposals from them. The criteria for award shall be included in the RFP.
  - ii. Proposals as described in the RFP shall be submitted to the Committee. The Authority shall include in the RFP if responses may be submitted electronically and/or via paper response.
  - iii. The Committee will evaluate and rank the proposals. After evaluation and ranking of the proposals, the Committed shall:
- e. Conduct negotiations with two or more offerors submitting the highest ranked proposals, OR
- f. Should the Authority determine, in writing and at its sole discretion, that only one offeror is fully qualified or that one offeror is clearly more highly qualified than the others under consideration, a contract may be negotiated with that offeror after approval of the CEO.
  - i. The Committee shall make its recommendation on the selection of a Construction Manager to the CEO based on its evaluations and negotiations. The contract shall be awarded to the offeror who is fully qualified and has been determined to have provided the best value in response to the RFP.
  - ii. The Authority will notify all offerors who submitted proposals which offeror was selected for the project. In the alternative, the Authority may notify all offerors who submitted proposals of the Authority's intent to award the contract to a particular offeror at any time after the CEO has selected the Construction Manager. When the terms and conditions of multiple awards are so provided in the RFP, awards may be made to more than one offeror.
  - iii. Upon request, documentation of the process used for the final selection shall be made available to the unsuccessful proposers.
8. **REQUIRED CONSTRUCTION MANAGEMENT CONTRACT TERMS:** Any construction management contract entered into by the Authority will contain provisions requiring that (1) not more than 10% of the construction work (measured by cost of the work) will be performed by the CM with its own forces and (2) that the remaining 90% of the construction work will be performed by subcontractors of the CM which the CM must procure by publicly advertised, competitive sealed bidding to the maximum extent practicable. *This limitation on self-performance shall not apply to construction management contracts involving infrastructure projects. [June 20, 2023 Addendum]*
9. Documentation shall be placed in the file detailing the reasons any work is not procured by publicly advertised competitive sealed bidding. The CEO may modify these contractual requirements in whole or in part for projects where it would be fiscally advantageous to the public to increase the amount of construction work performed by the Construction Manager.
10. The Guaranteed Maximum Price shall be established at the completion of working drawings unless a waiver has been granted to this requirement by the CEO.

# City of Alexandria, Virginia Sanitation Authority Board Adopted Policy



**Title: Procedures for the Procurement of Construction Management and Design-Build**

Date of Adoption: June 19, 2012

Date(s) of Revision: February 19, 2013;  
December 19, 2017; June 20, 2023

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## Design/Build

In accordance with the provisions of § 2.2-4378 et seq. of the Code of Virginia, the Alexandria Sanitation Authority (the "Authority") hereby adopts the following procedures for the procurement of Design-Build ("D/B") contracts, as defined in Virginia Code § 2.2-4379. These procedures shall be effective June 20, 2012. All revisions shall be effective upon adoption provided, however, that revisions shall not apply to any D/B procurement which is in progress as of the revision date, in which case the procedures as in effect at the start of such procurement shall remain in effect throughout the duration of such procurement.

1. **LEGISLATIVE AUTHORITY:** Under authority of § 2.2-4382 of the Code of Virginia, the Authority may enter into a contract with a Design-Builder on a fixed price or not to exceed basis in accordance with these procedures. Under authority of § 2.2-4382 of the Code of Virginia, the Authority is authorized to use competitive negotiations to procure D/B contracts when it has in its employ or under contract a licensed architect or engineer with professional competence appropriate to the project who shall advise the Authority regarding the use of design/build for the project and who shall assist the Authority with the preparation of the Request for Proposal and the evaluation of such proposals; and when it determines in advance, and sets forth in writing, (i) that a design/build contract is more advantageous than a competitive sealed bid construction contract; (ii) that there is a benefit to the Authority by using a design/build contract; and (iii) that competitive sealed bidding is either not practicable or not fiscally advantageous to the public, which writing shall document the basis for this determination.
2. **INTENT OF D/B CONTRACTS:** D/B contracts are intended to minimize the project risk for an owner and to reduce the delivery schedule by overlapping the design phase and construction phase of a project.
3. **PROCEDURE FOR APPROVAL TO USE D/B:** Prior to taking any action, the Authority shall request authority, in writing, and receive approval from the CEO, to use a D/B contract.
4. The request shall justify and substantiate that D/B is more advantageous than a competitive sealed bid construction contract with a general contractor and shall indicate how the Authority will benefit from using D/B. The request shall also include a written justification (i) that a design/build contract is more advantageous than a competitive sealed bid construction contract; (ii) that there is a benefit to the Authority by using a design/build contract; and (iii) that competitive sealed bidding is either not practicable or not fiscally advantageous to the public.
5. Approval of exceptions to this policy may be granted by the CEO, who is the approving authority for requests to use D/B procedures.
6. **D/B SELECTION PROCEDURES:** On projects approved for D/B, procurement of the contract shall be a two-step competitive negotiation process. The following procedures shall be used in selecting a Design-Builder and awarding a contract:
  - a. The Authority shall appoint an Evaluation Committee ("Committee") which shall consist of at least three members from the Authority. The Committee shall include a licensed professional engineer or architect employed by or under contract with the Authority.



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**Title: Procedures for the Procurement of Construction Management and Design-Build**

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- b. The basis of the award of the contract shall be in accordance with § 2.2-4378 et seq. and the criteria for the award shall be submitted to the CEO, in advance, for approval. It is noted that cost is a critical component of the selection process.
- c. Selection of Qualified Offerors (STEP I): On projects approved for D/B, the Authority shall conduct a prequalification process as follows to determine which offerors are qualified to receive Requests for Proposals.
  - i. The Authority shall prepare a Request for Qualifications (“RFQ”) containing the Authority's Facility Requirements, building and site criteria, site and survey data (if available), the criteria to be used to evaluate RFQ Responses and other relevant information, including any unique capabilities or qualifications that will be required of the contractor. All offerors shall have a licensed Class “A” contractor and an Architect or Engineer registered in the Commonwealth of Virginia as part of the Project Team.
  - ii. The RFQ shall be posted in accordance with § 2.2-4378 et seq. and shall include in the RFQ if responses may be submitted electronically and/or via paper response..
  - iii. The Committee shall evaluate each offeror’s RFQ responses and any other relevant information and shall determine which offerors are fully qualified and suitable for the project.
  - iv. The RFQ evaluation shall result in a short list of three to five offerors to receive the Request for Proposal (“RFP”). If available, the short list shall include a minimum of one DSBSD-Certified Small Business that meets the minimum requirements for prequalification. An offeror may be denied prequalification only as specified under § 2.2-4317 of the Code of Virginia, but the short list shall also be based on the RFQ criteria.
  - v. The RFQ evaluation process shall evaluate an offeror’s experience for a period of ten prior years to determine whether the offeror has constructed, by any method of project delivery, at least three projects similar in program and size.
  - vi. At least 30 days prior to the date established for the submission of proposals, the Authority shall advise in writing each offeror which sought prequalification whether that offeror has been prequalified. Prequalified offerors that are not selected for the short list shall likewise be provided the reasons for such decision. In the event that an offeror is denied prequalification, the written notification to such offeror shall state the reasons for such denial of prequalification and the factual basis of such reasons.
- d. Selection of Design-Build Contractor (STEP II):
  - i. The Authority will send an RFP to the D/B offerors on the short list for the project and request formal proposals from them. The criteria for award shall be included in the RFP. The Authority shall include in the RFP if responses may be submitted electronically and/or via paper response.
  - ii. Sealed Technical Proposals as described in the RFP shall be submitted to the Committee. Separately-sealed Cost Proposals shall be submitted to the Authority’s contracting officer

# City of Alexandria, Virginia Sanitation Authority Board Adopted Policy



**Title: Procedures for the Procurement of Construction Management and Design-Build**

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for the project and shall be secured by and kept sealed until evaluation of the Technical Proposals and the design adjustments are completed.

- iii. The Committee will evaluate the Technical Proposals based on the criteria contained in the RFP. It will inform each D/B offeror of any adjustments necessary to make its Technical Proposal fully comply with the requirements of the RFP. In addition, the Authority may require that offerors make design adjustments necessary to incorporate project improvements and/or additional detailed information identified by the Committee during design development.
- iv. Based on the revisions made to the Technical Proposals, the offeror may amend its Cost Proposal. In addition, an offeror may submit cost modifications to its original sealed Cost Proposal which are not based upon revisions to the Technical Proposals.
- v. The Committee shall evaluate (and rank if technical rankings are to be considered as a criteria for award) the Technical Proposals. Should the Authority determine in writing and in its sole discretion that only one offeror is fully qualified, or that one offeror is clearly more highly qualified than the others under consideration, a contract may be negotiated and awarded to that offeror after approval of the CEO. Otherwise, the Authority shall open the Cost Proposals and apply the criteria for award as specified in the RFP and approved by the CEO.
- vi. The Committee shall make its recommendation on the selection of a Design-Builder to the CEO based on its evaluations of the Technical and Cost Proposals and all amendments thereto. The contract shall be awarded to the offeror who is fully qualified and has been determined to have provided the best value in response to the Request for Proposal.
- vii. The Authority will notify all offerors who submitted proposals which offeror was selected for the project. In the alternative, the Authority may notify all offerors who submitted proposals of the Authority's intent to award the contract to a particular offeror at any time after the CEO has selected the Design-Builder. When the terms and conditions of multiple awards are so provided in the RFP, awards may be made to more than one offeror.
- viii. Upon request, documentation of the process used for the final selection shall be made available to the unsuccessful proposers.



AlexRenew is an independent public authority that manages Alexandria's wastewater to improve our local waterways.

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1800 Limerick Street, Alexandria, Virginia 22314

#### BOARD OF DIRECTORS

John Hill  
*Chair*

James Beall  
*Vice Chair*

William Dickinson  
*Sec'y-Treas*

Adriana Caldarelli

Mark Jinks

#### CHIEF EXECUTIVE OFFICER

Justin Carl, PE

#### GENERAL COUNSEL

McGuire Woods, LLP

## MEMORANDUM

TO: Alexandria Renew Enterprises Board of Directors

FROM: Justin Carl, CEO

DATE: June 13, 2023

SUBJECT: Action Item, Joint Use – New Business – Review and Approve Revisions to *Electronic Participation Policy*

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### Issue

During the 2023 Virginia General Assembly Legislative Session, legislation was enacted that modified Freedom of Information Act (FOIA) laws related to public meetings, thereby requiring revisions to AlexRenew's *Electronic Participation Policy*.

### Recommendation

Staff respectfully requests Board approval of the revised *Electronic Participation Policy*.

### Budget and Funding

Not applicable.

### Discussion

AlexRenew's *Electronic Participation Policy* was adopted in June 2021 and revised in September 2022 to comply with laws regarding electronic meeting participation.

House Bill 1738, presented and approved during the 2023 General Assembly Legislative Session, provides that state public bodies may provide public access to meetings through electronic means and may provide the public with the opportunity to comment using electronic means when public comment is customarily received.

As an independent public authority that regularly hosts public meetings, AlexRenew must revise its *Electronic Participation Policy* to comply with the updated FOIA laws.

### Congruence with AlexRenew Strategic Plan

This action enables all our strategy of Public Trust and Engagement.

**ACTION TAKEN**

Approved: \_\_\_\_\_

Disapproved: \_\_\_\_\_

Approved with Modification: \_\_\_\_\_

Modification(s): \_\_\_\_\_  
\_\_\_\_\_

# City of Alexandria, Virginia Sanitation Authority Board Adopted Policy



**Title: Electronic Participation Policy**

Date of Adoption: June 15, 2021

Date of Revision: September 20, 2022;  
June 20, 2023

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Occasions may arise when a member of the Alexandria Renew Enterprises (“AlexRenew”) Board of Directors (the “Board”) is unable to be physically present at a Board meeting. Under certain circumstances, Virginia law permits members to participate in meetings through electronic means such as telephone and video conferencing. Occasions may also arise when the Board wishes to conduct an all-virtual public meeting in which all members of the Board participate in a Board meeting remotely.

The Virginia Freedom of Information Act (“FOIA”) (*Code of Virginia* § 2.2-3700 et. seq.) limits the instances in which Board members may participate remotely, prescribes procedures that must be followed when a member participates in a meeting through electronic means, and requires that a written policy governing such participation be adopted. FOIA also requires the Board to adopt a written policy for the procedures to be used for all-virtual public meetings.

It is the policy (the “Policy”) of AlexRenew that individual Board members may participate in Board meetings by electronic means under certain circumstances and the Board may conduct all-virtual public meetings as permitted by FOIA.

This Policy sets forth the instances and the process required when a Board member may participate in a meeting electronically and the procedures that apply. This Policy also sets forth the instances and the process required when the Board wishes to conduct an all-virtual public meeting. This Policy shall apply to all committees or subcommittees in existence at the time of the Policy’s adoption and to all committees or subcommittees created by the Board after adoption. This Policy shall be applied strictly and uniformly, without exception, to all Board members and without regard to the identity of the Board member requesting to participate remotely or the matters that will be considered or voted on at the Board meeting. *The public shall have the opportunity to comment through the use of electronic communication means at all meetings subject to this Policy at the point of the meeting where public comment is customarily received. Such meetings include meetings where members participate remotely, at all-virtual meetings, at virtual meetings held during a declared state of emergency, and at all meetings held in person [June 20, 2023 Addendum].*

## Remote Participation Policy

The Policy establishes that Board members may participate in Board meetings remotely in the following circumstances:

1. The Board member has a personal matter subject to the following conditions.
  - a. The Board member must identify with specificity the nature of the personal matter.
  - b. Participation by the absent Board member due to a personal matter shall be limited in each calendar year to: (1) two (2) meetings or (2) 25% of the meetings held rounded up to the next whole number, whichever is greater, of the Board.
2. The Board member has a temporary or permanent disability or other medical condition that prevents the member’s physical attendance at the Board meeting.
3. A medical condition of a Board member or the Board member’s family requires the Board member

# City of Alexandria, Virginia Sanitation Authority Board Adopted Policy



**Title: Electronic Participation Policy**

Date of Adoption: June 15, 2021

Date of Revision: September 20, 2022;  
June 20, 2023

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to provide care that prevents the Board member's physical attendance at the Board meeting.

4. The Board member's principal residence is more than 60 miles from the Board meeting location.

The Board shall comply with the following procedural requirements when a Board member wishes to participate remotely pursuant to this Policy:

1. On or before the day of a meeting, the Board member shall notify the Chair that the Board member wishes to participate in a Board meeting remotely due to any of the circumstances described in this Policy.
2. The Chair may approve or disapprove the request for electronic participation. If the absent Board member's remote participation is disapproved because such participation would violate this Policy, the basis for the disapproval shall be recorded in the Board's minutes. The decision shall be based solely on the criteria in this Policy, without regard to the identity of the Board member or matters that will be considered or voted on during the meeting.
3. A quorum of the Board must be physically assembled at the primary or central meeting location.
4. The Board shall record in the Board meeting minutes the specific reason a Board member is participating remotely and identify the remote location from which the absent Board member participated remotely. The remote location may be identified in the minutes by a general location.
5. For any remote participation by a Board member, the Board shall make arrangements for the voice of the absent Board member or Board members to be heard by all persons in attendance at the meeting location.

## All-Virtual Meeting Policy

The Policy further establishes that the Board may hold all-virtual public Board meetings no more than two times per calendar year or 25 percent of the meetings held per calendar year rounded up to the next whole number, whichever is greater. Such all-virtual public Board meetings are subject to the following requirements:

1. No all-virtual public Board meeting shall occur consecutively with another all-virtual public Board meeting.
2. An indication of whether the Board meeting will be an in-person or all-virtual public meeting is included in the required meeting notice along with a statement notifying the public that the method by which the Board chooses to meet shall not be changed unless the Board approves a new meeting notice in accordance with FOIA.
3. Public access to the all-virtual public Board meeting must be provided via electronic communications means. Such electronic communications means shall include the use of technology having electrical, digital, magnetic, wireless, optical, electromagnetic, or similar capabilities to transmit or receive information.
4. The electronic communications means used allows the public to hear all Board members participating in the Board's all-virtual public meeting and, when audio-visual technology is available, to see the Board members as well.

# City of Alexandria, Virginia Sanitation Authority Board Adopted Policy



**Title: Electronic Participation Policy**

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5. A phone number or other live contact information is provided to alert the Board if the audio or video transmission of the meeting provided by the Board fails. The Board must monitor such designated means of communication during the Board meeting, and the Board must take a recess until public access is restored if the transmission fails for the public.
6. A copy of the proposed agenda and all agenda packets and, unless exempt, all materials furnished to Board members for a Board meeting is made available to the public in electronic format at the same time such materials are provided to Board members.
7. The public is afforded the opportunity to comment through electronic means, including by way of written comments, at Board meetings where public comment is customarily received.
8. No more than two Board members may be together in any one remote location unless that public location is open to the public to physically access it.
9. If a closed session is held during an all-virtual public Board meeting, transmission of the meeting to the public resumes when the Board votes to certify the closed meeting as required by FOIA.
10. Minutes of all-virtual public Board meetings held by electronic communications means must be taken as required by FOIA. The Board meeting minutes must include the fact that the Board meeting was held by electronic communications means and the type of electronic communications means by which the Board meeting was held. If a Board member's participation from a remote location pursuant to this Policy is disapproved because such participation would violate this Policy, such disapproval shall be recorded in the Board meeting minutes with specificity.

## **Meetings Held During a Declared State of Emergency Policy**

The Board may also hold meetings through electronic communication means during a state of emergency without a quorum physically assembled at one location when the City of Alexandria has declared a local state of emergency or the Governor of Virginia has declared a state of emergency in accordance with § 44-146.17. in the following circumstances and for the duration of the declared emergency:

1. The catastrophic nature of the declared emergency makes it impracticable or unsafe to assemble a quorum in a single location; or
2. The purpose of the meeting is to provide for the Board's continuity of operations or the discharge of its lawful purposes, duties, and responsibilities.

When holding meetings through electronic communication means during a declared emergency, the Board shall do the following:

1. Make arrangements for public access to such meeting through electronic communication means, including videoconferencing if already used by the Board; and
2. Provide the public with the opportunity to comment at those meetings of the Board when public comment is customarily received.

## CEO Board Report June 2023

Dear Members of the Board of Alexandria Renew Enterprises,

The Alexandria Renew Enterprises (AlexRenew) Board of Directors met on May 16, 2023. At the meeting, Board members authorized the CEO to execute an agreement to increase the existing line of credit from \$30 million to \$60 million.

The Board held a public hearing on May 20, 2023 to receive public comment on proposed rates for FY2024 and FY2025 and the draft FY2024 Operating and Capital Budget. No public comments were received.

### Operational Excellence

Precipitation for May at the Reagan National Airport was 1.34 inches, which is below the Washington, D.C. historical average precipitation of 3.94 inches for the month. There were no sanitary sewer overflows in the collection system or at the plant during the month.

Biosolids production for May was 2,151 wet tons, all of which was beneficially used through land application in the Virginia counties of Essex, Fauquier, King George, Louisa, Caroline, and Frederick. AlexRenew met all Virginia Pollutant Discharge Elimination System (VPDES) effluent parameters for May 2023.

Treatment	Daily Average Flow	Carbonaceous Biochemical Oxygen Demand	Total Suspended Solids	Ammonia (as N)	Dissolved Oxygen	Total Nitrogen <sup>1</sup>	Total Nitrogen LOAD	Total Phosphorus	Total Phosphorus LOAD
	MGD	(Monthly Average) mg/L	(Monthly Average) mg/L	(Monthly Average) mg/L	(Minimum) mg/L	(Annual Average) mg/L	(YTD) lb.	(Monthly Average) mg/L	(YTD) lb.
<b>Permit</b>	54.0	5.0	6.0	Seasonal <sup>2</sup>	6.0	3.0	493,381	0.18	29,603
<b>Reported</b>	33.970	<QL	3.7	0.10	8.5	2.8	129,571	0.15	5,344

### NOTES

1. Total Nitrogen expressed as year-to-date average.
2. Ammonia has seasonal limits – April - October: 1.0 mg/L

### Finance

See the Monthly Financial Report (Attachment 1).

### Public Engagement and Trust

#### **Tours and Events**

In May, AlexRenew hosted a tour for Episcopal High School and welcomed a total of 300 visitors from the following organizations that hosted meetings on the EC's 6th floor: City of Alexandria (40), Water Environment Federation (50), Congressman Don Beyer (10), Alexandria Sheriff's Office (30), Alexandria Soccer Association (50), Alexandria City Public Schools (20), Campagna Center (10), Arlington Public Schools (10), and Alexandria City High School Baseball Boosters (80).



**Customer Service**

Customer service received a total of 836 calls with 46 percent opting for self-service. The average call answer time was 25 seconds. Call center staff answered 82 emails.

**Social Media and Website**

During May, we had 20,741 total social media impressions and 2,330 total engagements on our social media posts. We had 915 engagements on Facebook and 206 engagements on Twitter. We have 3,665 followers on Facebook, 3,230 on Twitter, 2,689 on LinkedIn, and 316 on Instagram. Alexrenew.com had 4,791 visitors and had 19,428 page views in May. We had 88 visitors click through to AlexRenew.com from social media.

**Watershed Stewardship**

See RiverRenew Dashboard (Attachment 2).

**Adaptive Culture**

Since September 2022, AlexRenew has logged 142,449 hours without a lost time accident.

Thank you for your ongoing dedicated service to AlexRenew.

Regards,

Justin Carl  
Chief Executive Officer

# Monthly Financial Report

**Month:** May 2023

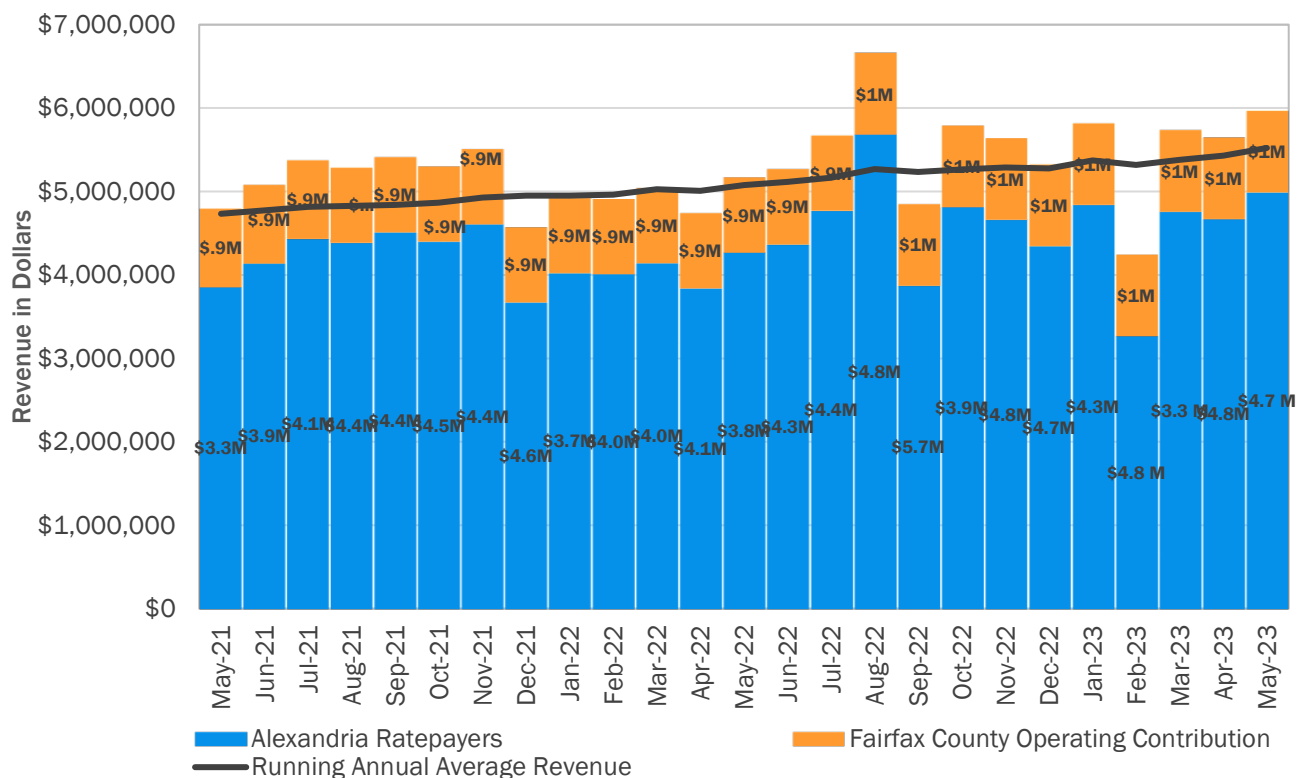
## Overview

Performance of AlexRenew’s annual approved budget is reviewed and evaluated monthly to ensure overall organizational financial stability.

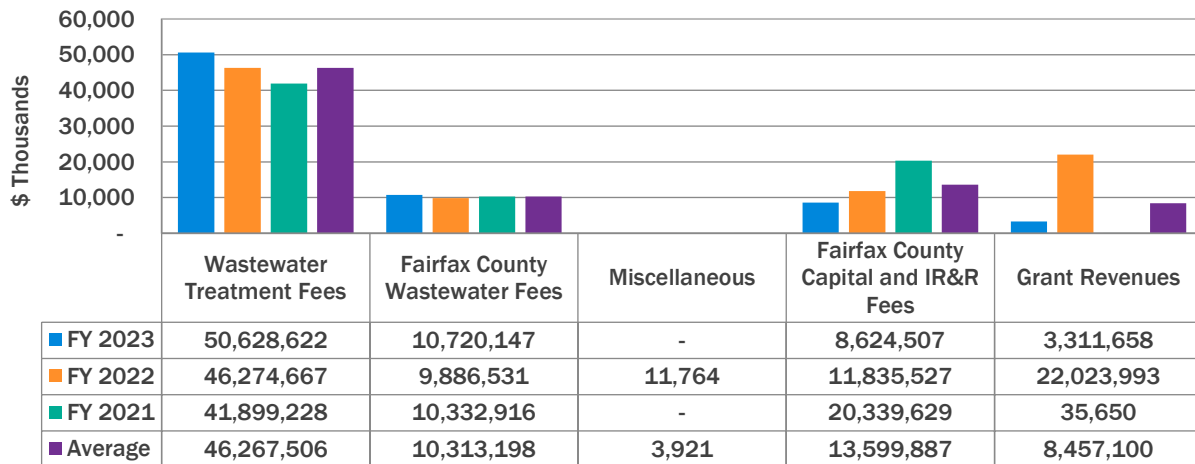
## Revenues

- FY2023 operating revenues totaled \$61.4 million through the end of May with approximately \$50.6 million in Wastewater Treatment Charge revenue and \$10.7 million collected from Fairfax County. Wastewater Treatment Charge revenue is \$3.9 million (8.5%) above the FY2023 YTD budget.
- Revenue performance is primarily driven by billed flows that may be impacted by seasonality and by the Virginia American Water meter reading process, which can vary month-to-month.
- The Fairfax County operating expense charge and IR&R contribution YTD are on budget respectively. Fairfax County capital outlay contributions are also in-line with capital expenditures.

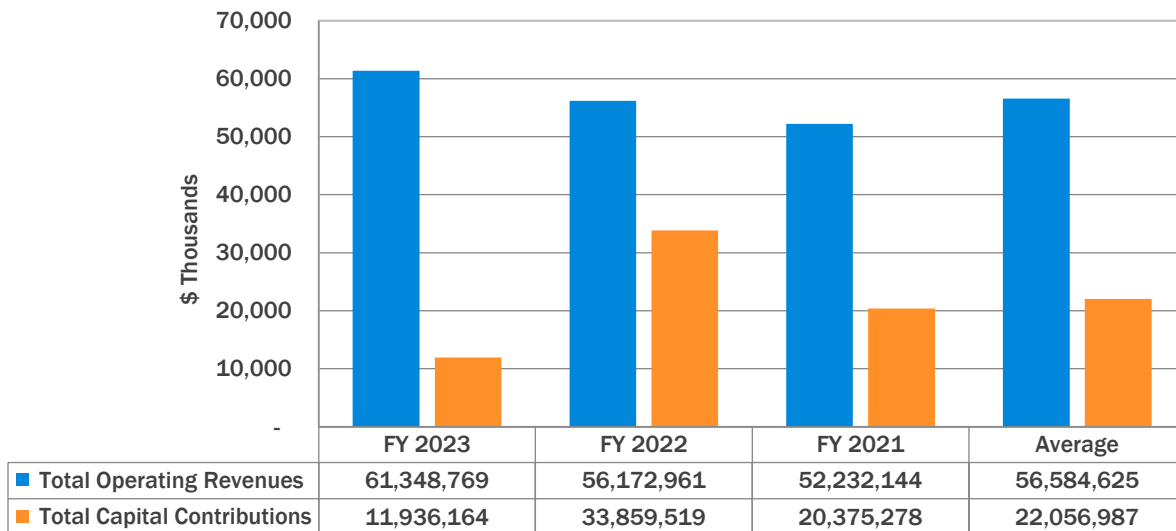
**Monthly Wastewater Treatment Fee Revenue**



### Annual Revenue and Capital Contributions 3 Year Comparison



### Operating Revenue vs. Capital Contributions



Total Capital Contributions include Fairfax County Capital and IR&R Fees and Grant Revenues.

### Expenses

To date, actual FY2023 operating expenses align with projected FY2023 budget expenditures. The debt service fund spend rate slightly exceeds projected year-to-date budget. This is mainly a result of timing of debt service payments.

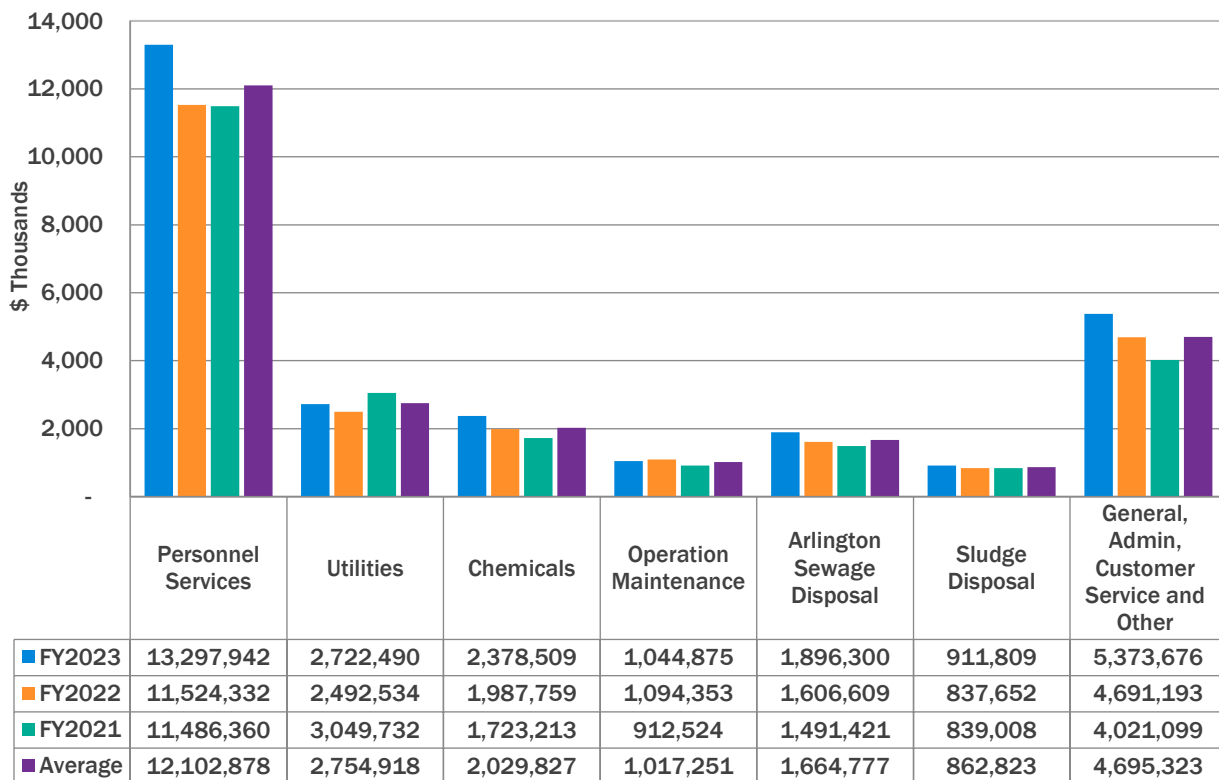
Capital expenses (General and Project Funds) are \$94.82 million year-to-date and are primarily attributed to the RiverRenew Tunnel System Project.

At eleven (11) months into the fiscal year, the overall spend rate is 64.9% of the total budget.

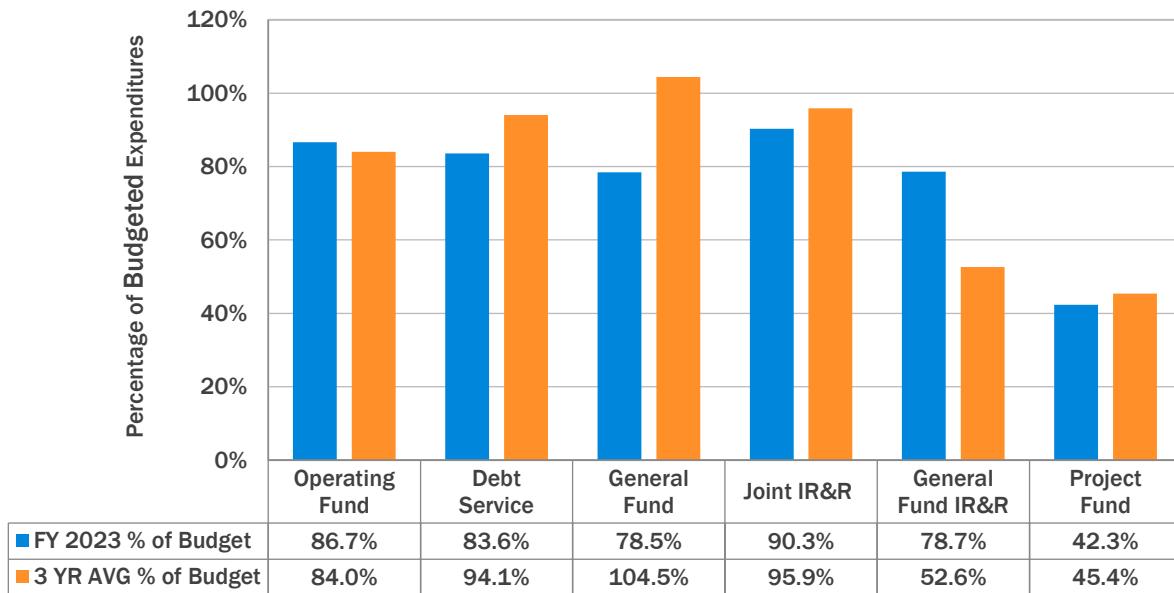
**Expenses by Fund**

ACTUAL VS. BUDGET Through May 2023					SPEND RATE		
(\$ Millions)	FY 2023	FYTD 2023	3 YR AVG	FYTD 2023	FY 2023	3 YR AVG	Variance FY23
Expenses (By Fund)	BUDGET	ACTUAL	ACTUAL	BUDGET	% of Budget	% of Budget	to 3 YR AVG
Operating Fund	\$ 30.44	\$ 26.38	\$ 24.43	\$ 27.91	86.7%	84.0%	2.6%
Debt Service	14.74	12.32	13.42	13.51	83.6%	94.1%	-10.5%
General Fund	69.28	54.36	31.35	63.51	78.5%	104.5%	-26.0%
Joint IR&R	10.33	9.32	6.91	9.47	90.3%	95.9%	-5.6%
General Fund IR&R	0.69	0.54	0.19	0.63	78.7%	52.6%	26.1%
Project Fund	95.60	40.46	48.12	87.63	42.3%	45.4%	-3.1%
<b>Total</b>	<b>\$ 221.08</b>	<b>\$ 143.39</b>	<b>\$ 124.42</b>	<b>\$ 202.66</b>	<b>64.9%</b>	<b>66.6%</b>	<b>-1.7%</b>

**Annual Operating Expenses  
3 Year Comparison**



**Expenditure Budget Comparison By Fund  
FY2023 vs. 3 Year Average**



**Delinquencies**

The number of accounts delinquent by more than 60 days was 1,184 in May, an increase of 57 accounts month-over-month. Approximately 87 percent of delinquent accounts are residential, with the remaining attributed to commercial accounts.

The total dollar amount owed to AlexRenew from these accounts totaled \$1,021,215 at the end of May, an increase of \$62,780 from April. Approximately 63 percent of the delinquency value is from residential accounts, with the remaining attributed to commercial accounts.

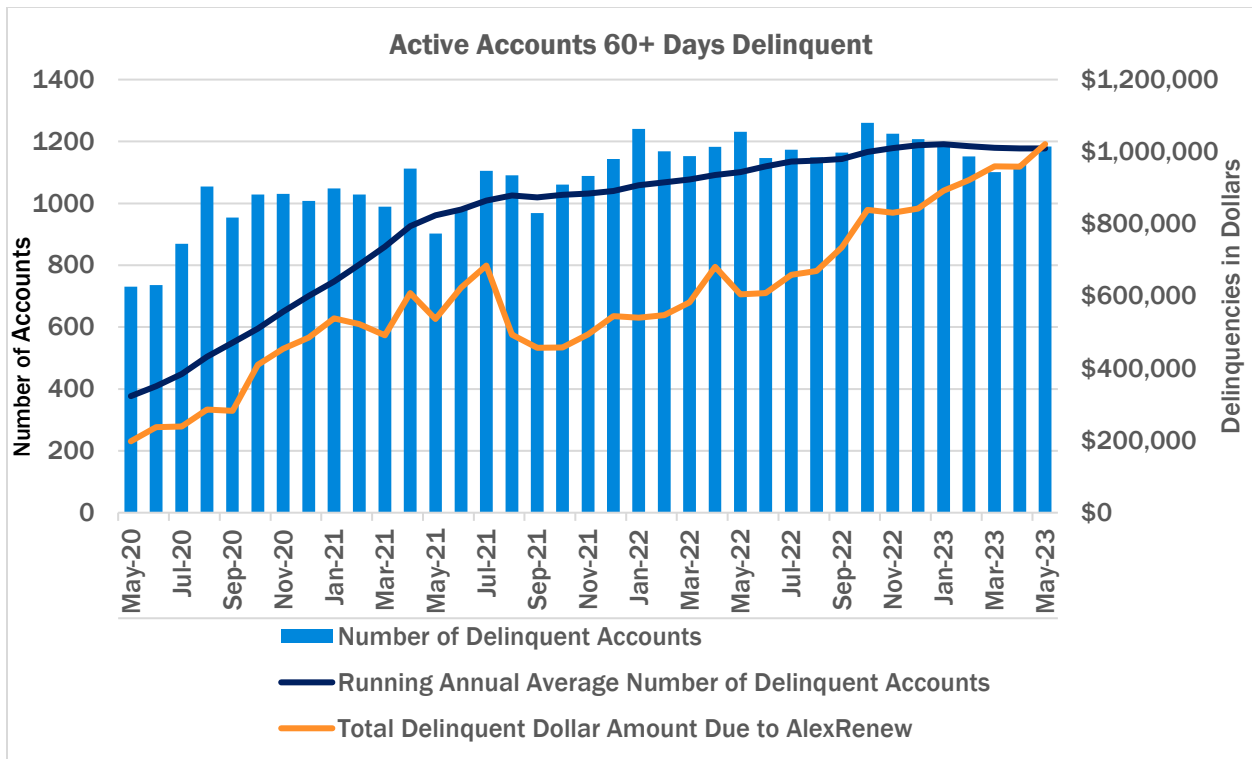
AlexRenew continues to work with customers with unpaid bills to assist them in bringing their accounts current through payment plans. Currently, 81 residential and 10 commercial accounts are on active payment plans.

Throughout the month, AlexRenew encouraged delinquent accounts to enroll in payment plans through the following means:

- Targeted phone calls;
- Text messages via PromisePay;
- Paid advertisements on social media; and
- Bill inserts.

Staff will be distributing door hangers to the top delinquent accounts throughout the month of June 2023 to encourage payment plan enrollment.

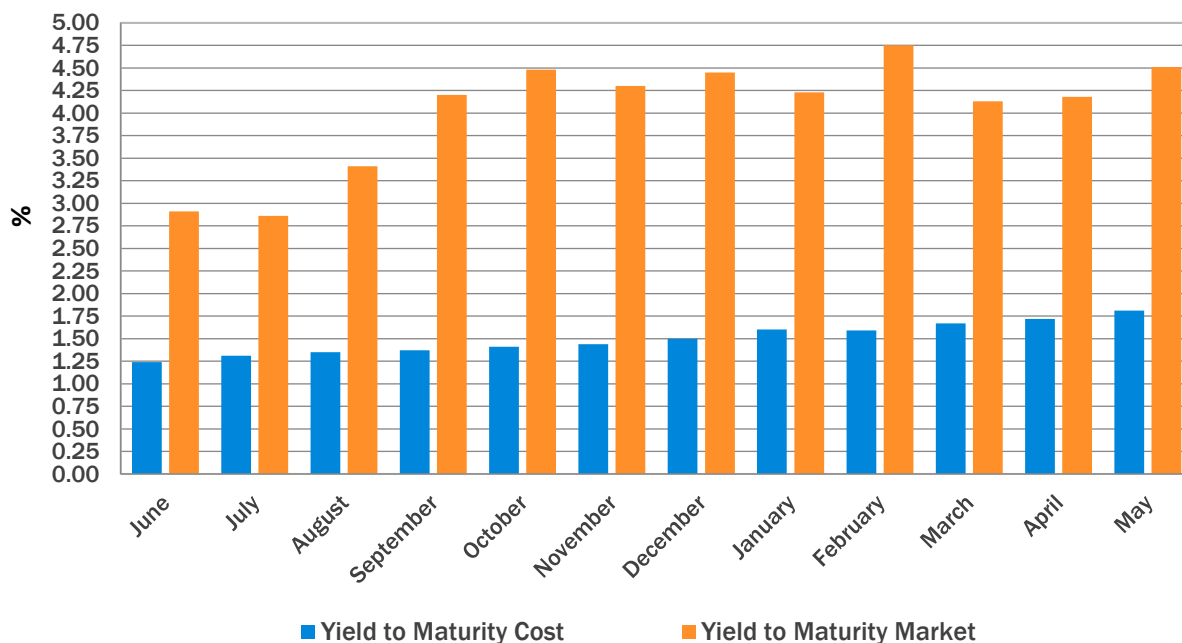
# Monthly Financial Report



## Investments

PFM Investment Advisors manages approximately \$21 million of AlexRenew’s \$25 million investment portfolio. The following graph demonstrates current earnings on investments of approximately 1.81%; a level higher than general bank deposit earnings rates.

**Investment Yield Percentage to Maturity  
(Investments managed by PFM)  
Through May 2023**

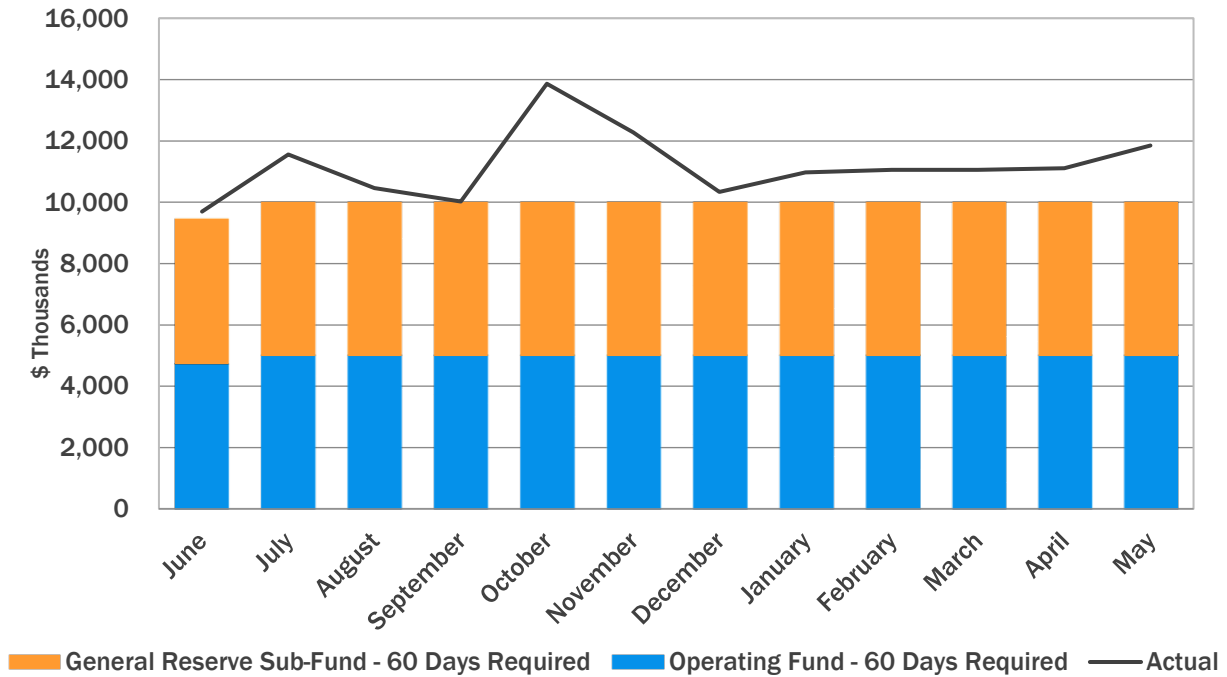


**Cash Reserves**

AlexRenew’s Master Indenture of Trust requires that it maintain a balance on deposit in the Operating Fund equal to not less than 60 days of budgeted operating expenses. AlexRenew’s Financial Policy requires a balance on deposit in the General Reserve sub-Fund, also equal to not less than 60 days of budgeted operating expenses. In total, these combined compliance conditions require AlexRenew to maintain at least 120 days cash on hand, and for FY2023 this equals a minimum of \$10,008,654. The chart and graph below demonstrate that AlexRenew currently exceeds this requirement and is currently at 142 days cash on hand for these funds.

<b>Board Policy 120 Days Cash Reserves</b>		<b>Actual</b>	<b>Percentage of Goal</b>
<b>As of May 31, 2023</b>			
Total Operating Cash		\$ 3,963,576	
Total Certificates of Deposit (Cash Equivalent)		\$ 2,878,927	
<b>Total Operating Cash</b>		<b>\$ 6,842,503</b>	
<b>Total General Reserve Sub-Fund Cash</b>		<b>5,004,327</b>	
<b>Total Operating and General Reserve Sub-Fund Cash</b>		<b>11,846,830</b>	<b>118%</b>

**Cash Reserve Policy**



**Debt Service Coverage**

The Indenture also requires AlexRenew to maintain minimum debt service coverage such that Revenues less Operating Expenses or Net Revenues (each term as defined in the Indenture) is at least 1.10x the parity debt service due in any fiscal year. Compliance with Board-approved financial policies require AlexRenew to maintain a higher minimum debt service coverage of at least 1.50x applying the same criteria as defined above.

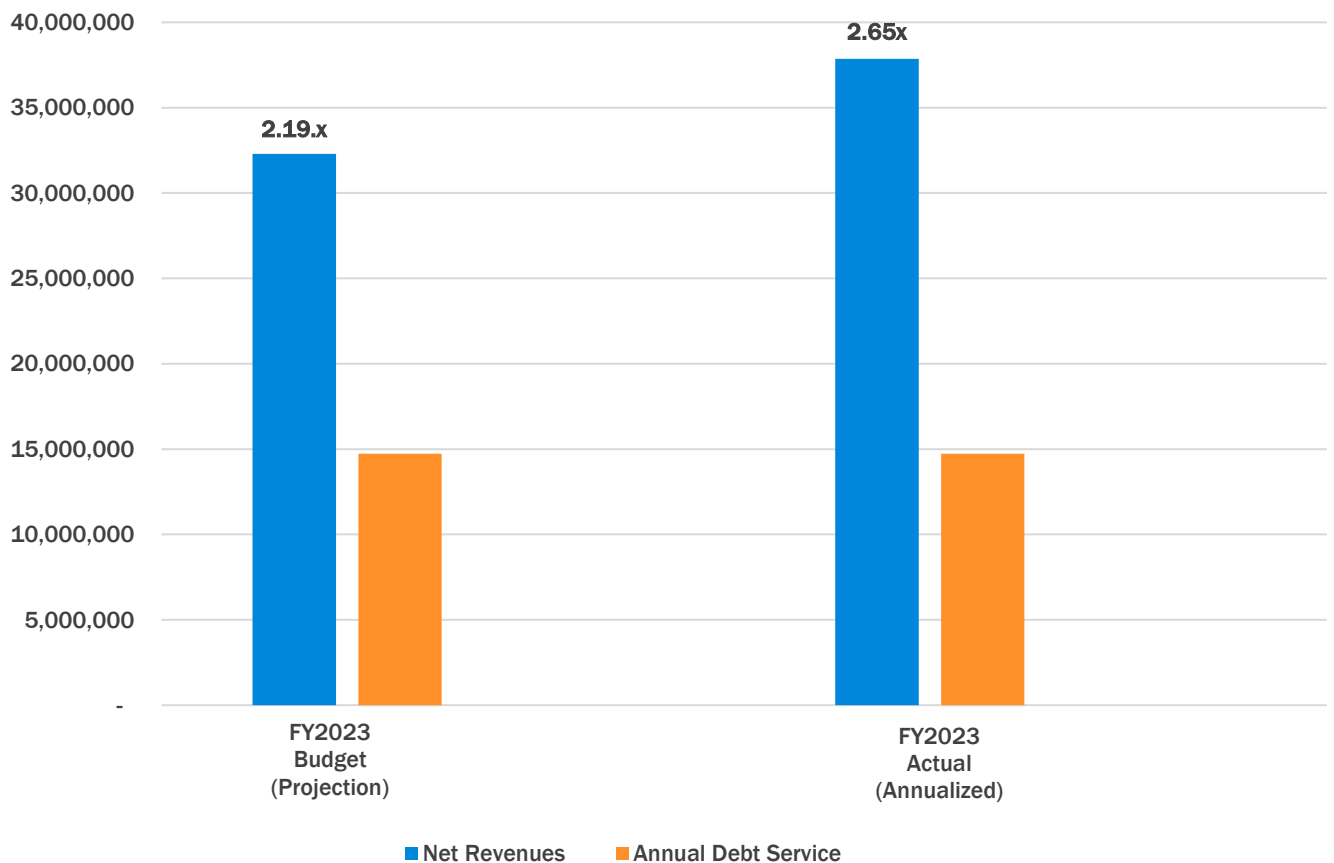
In both cases, AlexRenew currently exceeds its compliance standard as indicated below. The 2.19x designated in the graph below represents projected coverage for FY23 based on original FY23 budget expectations. At eleven months into the fiscal year, annualized results would indicate coverage of 2.65x, ahead of the budgeted projection of 2.19x.



# Monthly Financial Report

Financial Policy Compliance - All-In Debt Service Coverage	FY 2023 Actual	FY 2023 Budget
<b>Gross Revenues Available for Debt Service Coverage:</b>		
Wastewater Treatment Charges - Alexandria Ratepayers	55,230,972	50,922,485
Fairfax County Operating Expense Charge	11,694,706	11,694,706
Reimbursement from other systems	-	-
Investment Income	898,604	115,000
Less Restricted Investment Income	-	-
<b>Total</b>	<b>67,824,282</b>	<b>62,732,191</b>
<b>LESS Operating Expenses</b>	<b>(28,782,371)</b>	<b>(30,442,988)</b>
<b>Net Revenues [a]</b>	<b>39,041,911</b>	<b>32,289,203</b>
<b>Annual Debt Service [b]</b>	<b>14,739,509</b>	<b>14,739,509</b>
<b>Calculated All-In Debt Coverage [a/b]</b>	<b>2.65x</b>	<b>2.19x</b>
<b>Financial Policy Target</b>	<b>≥1.50x</b>	<b>≥1.50x</b>

**All-in Debt Service Coverage  
Net Revenues to Annual Debt Service**



## Monthly Financial Report

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### Glossary:

#### Revenue Fund

All revenue receipts of Alexandria Renew are deposited in the Revenue Fund.

#### The Operating Fund

The Operating Fund accounts for the administration and maintenance of the wastewater treatment system. By Board policy, the Operating Fund shall maintain 120 days of cash in reserve.

#### Parity Debt Service Fund

The Parity Debt Service Fund shall have deposited in it one-twelfth (1/12th) of the annual required debt payment due within the budget year. Deposits are restricted funds for use to make semiannual payments in accordance with the Alexandria Renew Trust Agreements.

#### Joint Improvement, Renewal & Replacement (IR&R) Fund

The IR&R Fund receives deposits directly from Fairfax County (60% of IR&R budget) and from AlexRenew customer revenue (40% of IR&R budget) for asset renewal of joint use facilities. The contribution to the IRR Fund is 0.7% of the total amount of capital expenditures made subsequent to October 1, 1997, for the joint portion of the system, as set forth by the service agreement with Fairfax County.

#### Project Fund

The Project Fund records the cost of each joint use capital project included in the AlexRenew Capital Improvement Plans (CIP). The plans for current and future capital projects, both joint and City only, is summarized in a Ten-Year CIP. City use only CIP are accounted for within the General Fund.

#### General Fund

The General Fund serves as reserve fund to be used for any lawful purpose of the Authority. Deposits to the General Fund are made from the Revenue Fund after all other fund expenditures and requirements have been satisfied. Alexandria Renew principally uses the General Fund to finance specific capital improvements and to provide sufficient reserves in accordance with policy.

# RiverRenew Board of Directors Dashboard



MONTH ENDING: MAY 31, 2023

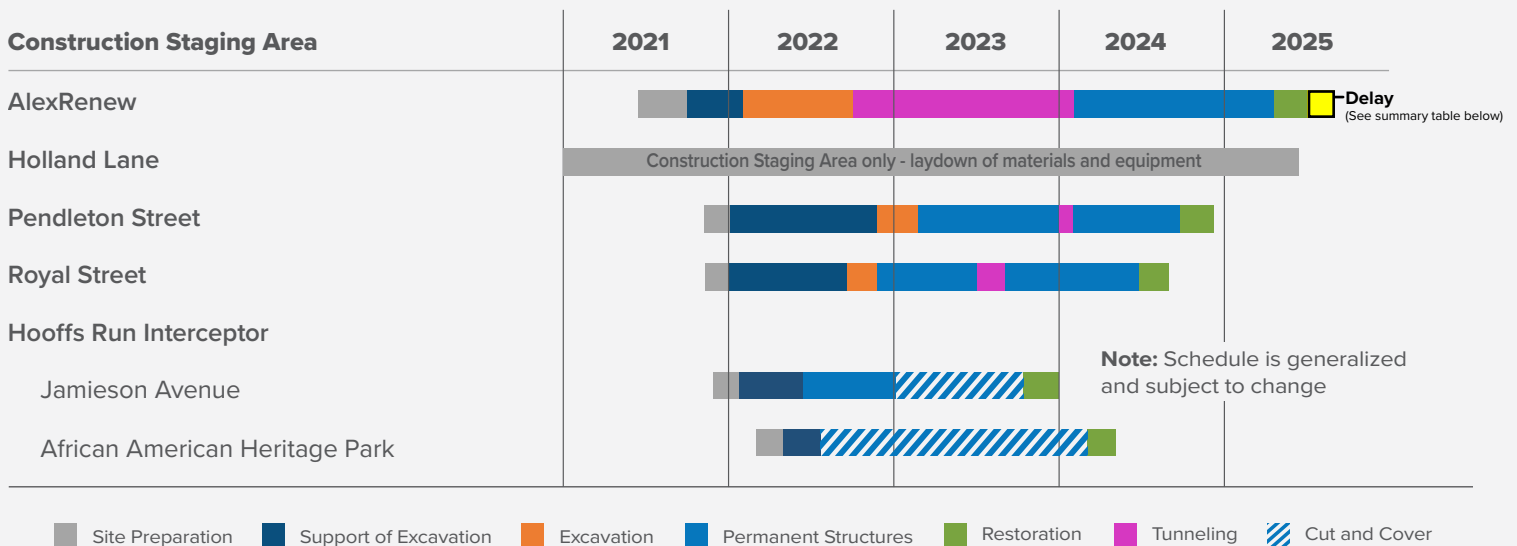
RiverRenew is a program owned and implemented by AlexRenew, Alexandria's public regional wastewater treatment provider.

## RiverRenew Overview

To improve the waterways that connect us, AlexRenew is implementing RiverRenew to prevent millions of gallons of combined sewage from polluting Alexandria's local rivers and streams each year. Three RiverRenew projects at AlexRenew's wastewater treatment plant are complete. The remaining project includes the construction of a new tunnel to connect AlexRenew's wastewater treatment plant to the four existing combined sewer outfalls in Alexandria.

The Tunnel Project is illustrated on Page 4 of this dashboard. Construction associated with the Tunnel Project started in early 2021 and will continue through 2025 at five primary locations in Alexandria. The phases of construction at each location are illustrated in the schedule below.

## RiverRenew Tunnel Project Schedule



## Summary of Major Tunnel Project Delays

Date:	Activity:
12/2021	Monitoring potential supply chain issues due to ongoing pandemic.
12/2021	COVID outbreak at tunnel segment mold plant in Slovenia. Manufacturing for tunnel segment molds relocated to Turkey. Anticipated one-month delay on tunnel segment molds.
1/2022	Concrete for shaft slurry walls delayed due to weather, COVID impacts, shortage of CDL drivers due to Omicron spike, and lack of concrete materials in the Greater Metro D.C. area. Monitoring schedule impacts to critical path.
2/2022	TBM fabrication and delivery delayed by three weeks. Monitoring schedule impacts to critical path.
4/2023	Due to the events in January and February 2022 (noted above), the Tunnel Project is currently 60 days behind schedule. The delay will primarily impact scheduled work at the AlexRenew site.

# RiverRenew Tunnel Project Design-Build Progress

## Overall Project Progress

(Design and Construction)



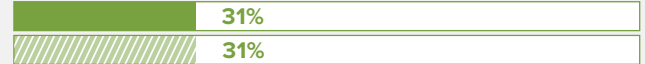
▲ DEC 2020

JUL 2025 ▲



**Pendleton Street**  
Pile driving ongoing

Construction Progress\*

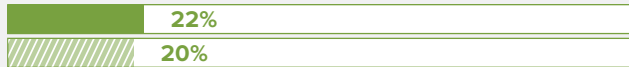


NOV 2024 ▲

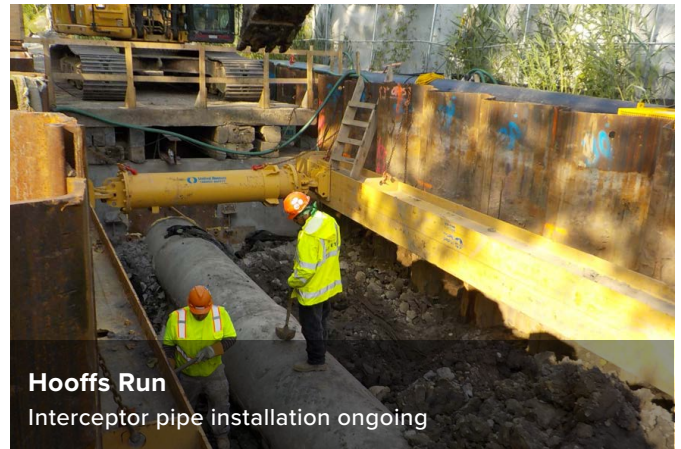


**Royal Street**  
Preparing site to install permanent concrete structure foundations

Construction Progress\*

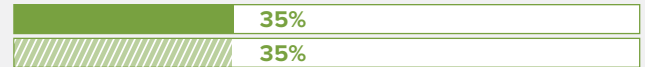


JUL 2024 ▲

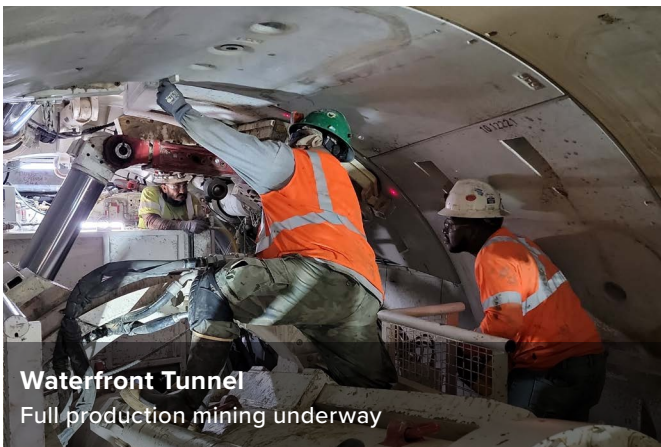


**Hooffs Run**  
Interceptor pipe installation ongoing

Construction Progress\*



APR 2024 ▲

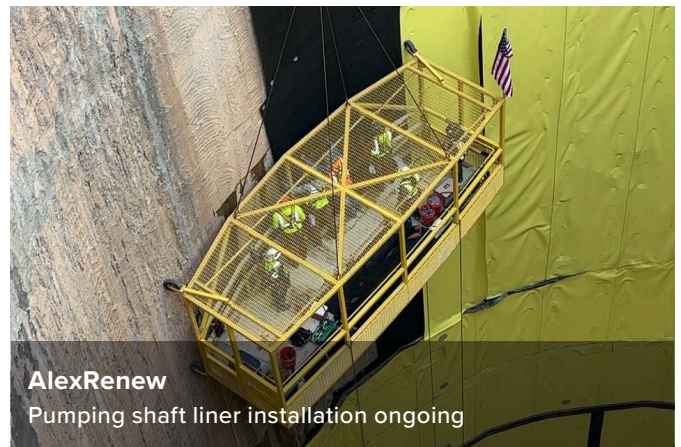


**Waterfront Tunnel**  
Full production mining underway

Construction Progress\*

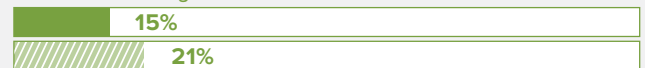


JAN 2024 ▲



**AlexRenew**  
Pumping shaft liner installation ongoing

Construction Progress\*



JUL 2025 ▲

**LEGEND:** ■ Actual Progress   ■ Planned Progress   ▲ Planned Completion Date

Actual Progress as of May 31, 2023. \*The planned progress for each construction staging area reflects the Design-Builder's schedule as of May 2023. Attachment 2

# RiverRenew Tunnel Project Six-Month Look-Ahead

## Work Hours

### NORMAL WORK HOURS

Pendleton Street	6 a.m. – 6 p.m.
Royal Street	7 a.m. – 6 p.m.
Hooffs Run	7 a.m. – 6 p.m.
AlexRenew	24/7

## Community Outreach

Event	Date
2023-2024 RiverRenew SAG Meetings	Third Thursday of every other month
Council-Board Workgroup	July 19, 2023
Community Listening Sessions	Sep 2023

## Pendleton Street

### MAJOR WORK ACTIVITIES

Activity	Date
Permanent concrete structures deep foundations (pile driving)	Ongoing through Summer 2023
Shaft liner and base slab construction	Ongoing through Summer 2023
Permanent concrete structures construction	Fall 2023

### PERMITS

Permit	Date
Building Permit - Shaft Mechanical, Electrical, and Plumbing	Jul 2023

## Hooffs Run

### MAJOR WORK ACTIVITIES

Activity	Date
North of Jamieson Ave	
Junction chamber construction	Ongoing through Jun 2023
Diversion chamber construction	Ongoing through Aug 2023
Open-cut construction	Ongoing through Fall 2023
African American Heritage Park	
Sheeting installation	Ongoing intermittently through Fall 2023
Open-cut construction	Ongoing through Fall 2023
Jamieson Avenue full closure	Fall 2023

### PERMITS

Permit	Date
Excavation permit - Jamieson Ave crossing	Jun 2023

## Royal Street

### MAJOR WORK ACTIVITIES

Activity	Date
TBM Maintenance	Jun 2023
Permanent concrete structures deep foundations	Jul 2023
Permanent concrete structures construction	Sep 2023

### PERMITS

Permit	Date
Building Permit - Shaft Liner and Base Slab	Jul 2023
Building Permit - Near Surface Structures Permanent Concrete	Jul 2023
Building Permit - Shaft Mechanical, Electrical, and Plumbing	Sep 2023

## AlexRenew

### MAJOR WORK ACTIVITIES

Activity	Date
Pumping shaft liner construction	Jun 2023
Permanent concrete structures deep foundations	Jun 2023
Permanent concrete structures support of excavation	Jun 2023
Permanent concrete structures construction	Jul 2023

### PERMITS

Permit	Date
Building Permit - Shaft Mechanical, Electrical, and Plumbing	Aug 2023
Building Permit - Superstructure Architectural	Sep 2023

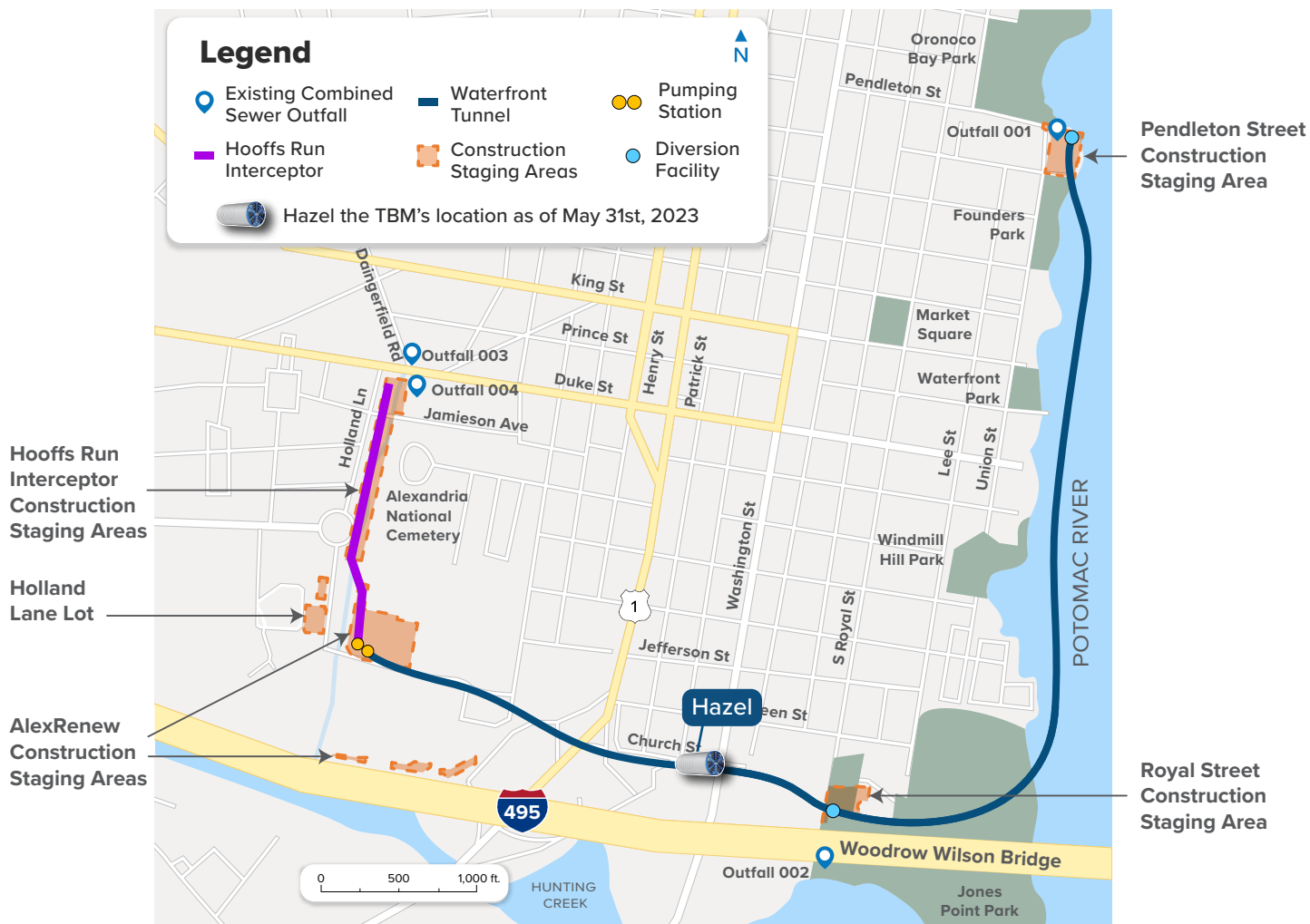
## Waterfront Tunnel

### MAJOR WORK ACTIVITIES

Activity	Date
Mining	Ongoing through Jan 2024

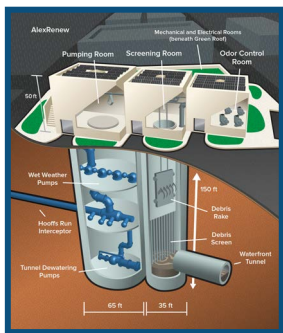
# RiverRenew Tunnel Project Snapshot

The Tunnel Project includes the following major components: a two-mile-long, 12-foot-wide, 100-foot-deep tunnel; a six-foot-wide sanitary sewer interceptor; diversion facilities to capture combined sewer discharges; and two pumping stations.



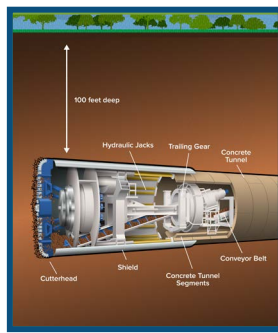
**Hooffs Run Interceptor**

Click [here](#) to learn more about upcoming activity at our Hooffs Run site.



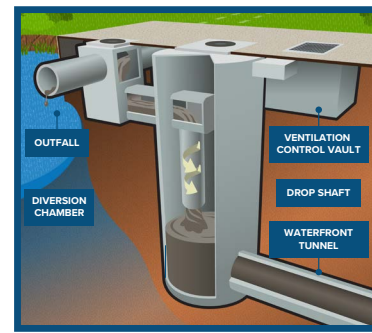
**Pumping Station**

Click [here](#) to take a 3D tour of RiverRenew's future pumping station.



**Waterfront Tunnel**

Click [here](#) to watch an animated video about RiverRenew and learn how the Waterfront Tunnel will be constructed.

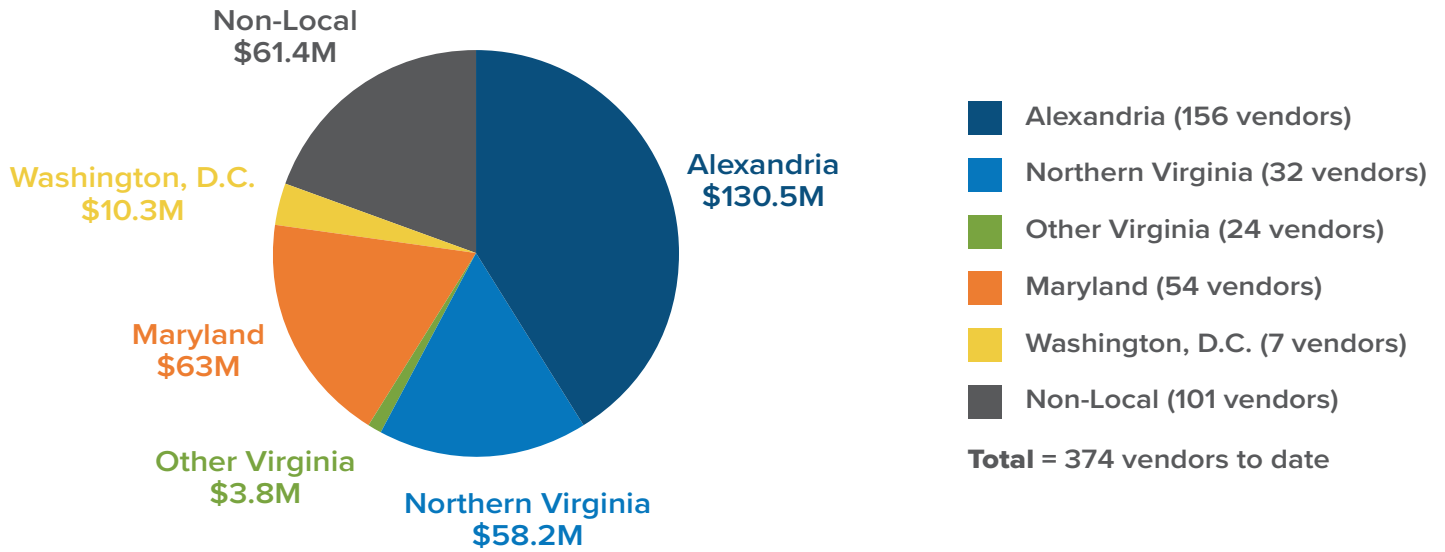


**Diversion Facility**

Click [here](#) for an introduction to diversion facilities from two RiverRenew engineers.

# RiverRenew Program Costs to Date

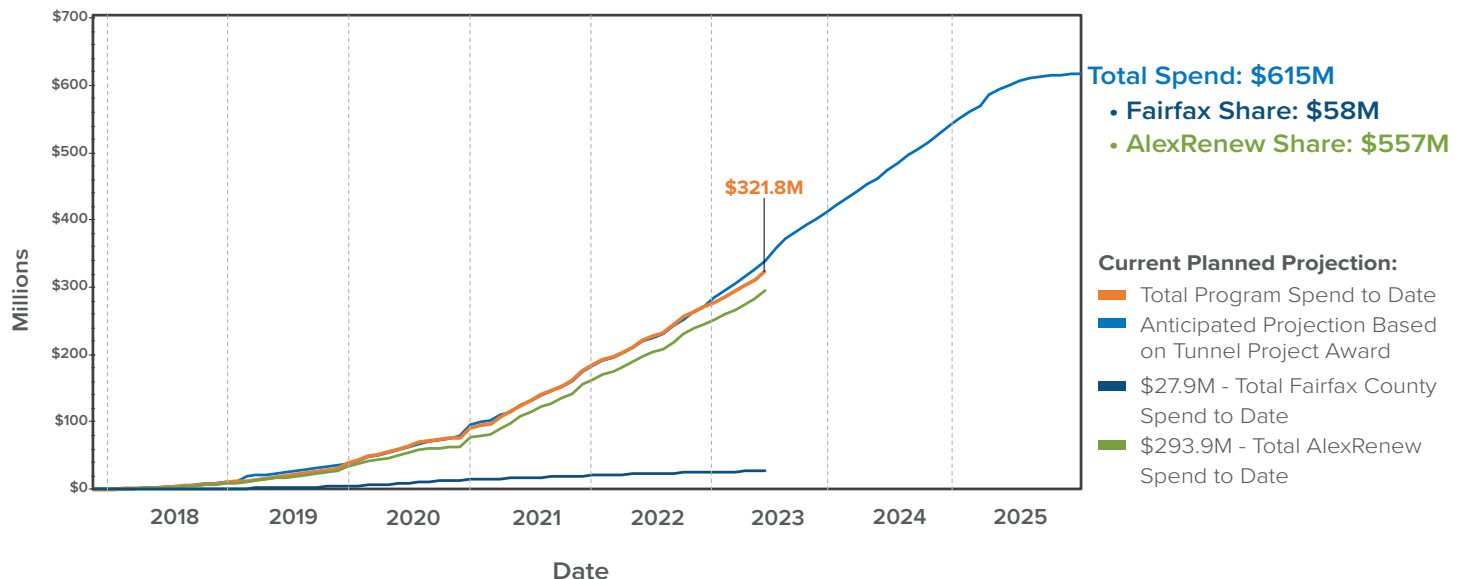
## RiverRenew Spend to Date by Locality



## RiverRenew Tunnel Project Contracts

Vendor	Role	Contract Type	Contract No.	Contract Date	Spent to Date (\$ millions)
Traylor-Shea Joint Venture	Design-Builder Tunnel System Project	Design-Build	19-079	Dec 2020	\$187
Brown and Caldwell	Owner's Advisor	Professional Services	17-022	Nov 2017	\$69.4
EPC	Resident Engineering & Inspection Tunnel System Project	Professional Services	20-013	Apr 2020	\$13
Completed RiverRenew Wastewater Projects to Pave the Way for the Tunnel Project					\$52.4

## RiverRenew Cash Flow Analysis



Note: As of May 31, 2023.

# RiverRenew Community Outreach



## Community Meetings

**Community meetings** are presentations given to various stakeholder groups, including the SAG. These presentations can be delivered in person or virtually.

### Highlights:

- 2023-2024 RiverRenew SAG Meeting No. 2: **May 18, 2023**

### Looking Ahead:

- 2023-2024 RiverRenew SAG Meeting No. 3: **July 20, 2023**



## Community Events

Participating in or co-sponsoring **community events** strengthens AlexRenew's relationship with its water and community partners.

### Highlights:

- Building Safety Day: **May 5, 2023**
- Bike to Work Week: **May 19, 2023**

### Looking Ahead:

- Sip 'n See event at Hooffs Run: Tuesdays between 11 a.m. and 1 p.m.
- Sip 'n See event at Royal Street: Wednesdays from 11 a.m. to 1 p.m.
- Sip 'n See event at Pendleton Street: Thursdays between 11 a.m. and 1 p.m.
- Community Listening Sessions: **September 2023**



## Community Days

**Community days** feature project-specific events to celebrate construction progress on the Tunnel Project and engage the community along the way.

### Highlights:

- Waterfront Tunnel Tours: **May 6, 2023**



## Digital Programming

**Digital programming** keeps the community connected to RiverRenew with regular program updates on RiverRenew.com, content on AlexRenew's social media pages, and distribution of *The River Renewer*, a quarterly newsletter promoting updates and milestones to more than 500 contacts.

### Highlights:

- A **celebration** of the project's largest concrete pour
- A **time lapse** video of Hazel's current progress
- A short animation highlighting the benefits of RiverRenew



### Looking Ahead:

- Chesapeake Bay Awareness Week



## Education

**Education** initiatives are intended to engage audiences of all ages and help them learn more about RiverRenew and its technical components.

### Looking Ahead:

- A print and digital campaign promoting awareness of an upcoming closure on Jamieson Avenue
- A new Cloe and Friends storybook about the Hooffs Run Interceptor coming late summer 2023



## Council-Board Workgroup

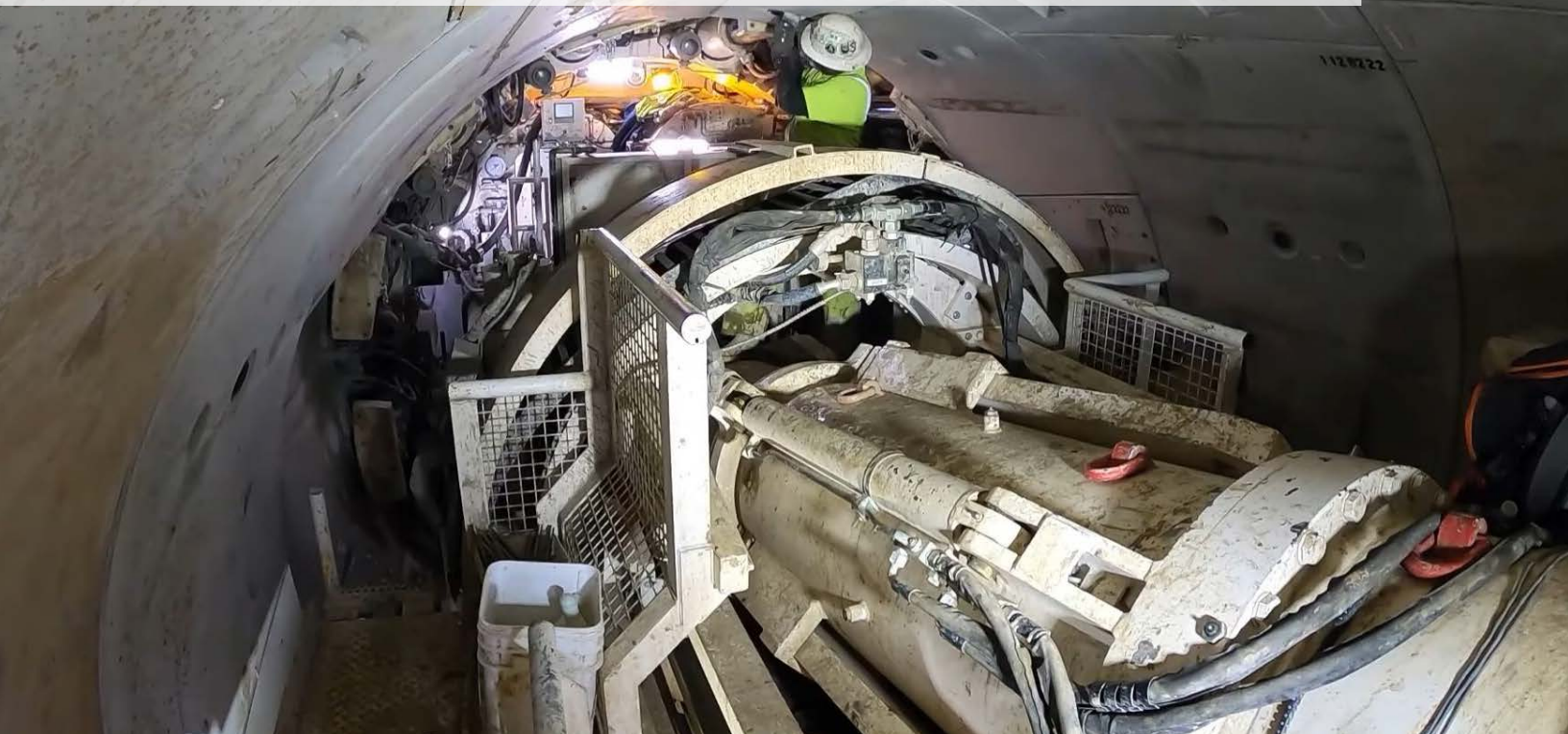
The **Council-Board Workgroup** comprises two members from AlexRenew's Board of Directors and two members from the Alexandria City Council.

### Looking Ahead:

- Council-Board Workgroup Meeting No. 19: **July 19, 2023**



# Monthly Construction Spotlight



## Hazel the TBM sets new personal mining record

On May 24, RiverRenew tunnel boring machine Hazel mined 130 feet of the Waterfront Tunnel in a single day, topping her previous “Best Day” of 127 feet. This new “Best Day” was made possible by a talented team of craft personnel supporting Hazel on her journey.

Hazel’s “Best Day” and current progress are updated weekly on the homepage of [RiverRenew.com](http://RiverRenew.com). Check back often or follow AlexRenew on social media for the latest updates on Waterfront Tunnel construction.

**Building for the Future of Alexandria’s Waterways**

**To learn more, visit [www.RiverRenew.com](http://www.RiverRenew.com)**

