



2026-2030

CAPITAL IMPROVEMENTS PLAN



RECOMMENDED BY PLANNING COMMISSION

March 6, 2025



Table of Contents

CIP OVERVIEW	2
What is a Capital Improvements Plan (CIP)?.....	2
What are Capital Improvements?	2
What determines the length of a CIP?.....	3
What is the capital improvement budget?	3
What does the CIP process look like?	3
FUNDING.....	5
CIP COMPONENTS	5
BOARD AND COMMISSION RECOMMENDATIONS.....	6
GRAND LEDGE CITY COUNCIL PRIORITIES	8
COMPLETED & UNDER CONSTRUCTION CIP PROJECTS	9
NEW & YEAR ONE PROJECT HIGHLIGHTS	12
AIR – ABRAMS MUNICIPAL AIRPORT 4DO	12
ADM – ADMINISTRATION.....	12
DDA – DOWNTOWN DEVELOPMENT AUTHORITY	12
EQP – EQUIPMENT.....	12
P&R – PARKS & RECREATION.....	13
STS – STREETS	13
W&S – WATER & SEWER: SEWER PORTION.....	13
W&S – WATER & SEWER: WATER PORTION.....	13
2026 – 2030 CIP PROJECTS.....	14
AIR – ABRAMS MUNICIPAL AIRPORT 4DO	14
ADM – ADMINISTRATION.....	15
DDA – DOWNTOWN DEVELOPMENT AUTHORITY	17
EQP – EQUIPMENT.....	20
P&R – PARKS & RECREATION.....	21
STS – STREETS	26
W&S – WATER & SEWER: SEWER PORTION.....	28
W&S – WATER & SEWER: WATER PORTION.....	31
ATTACHMENTS.....	33

CIP OVERVIEW

What is a Capital Improvements Plan (CIP)?

Capital improvements programming is the preparation and updating of a recommended schedule of public works and related equipment to be built or purchased during the next five years. To be effective, the City's Capital Improvements Plan (CIP) will cover the entire range of public facility and service requirements. In the City's CIP, all projects are listed in order of construction priority together with cost estimates and the anticipated means of financing for each project.

Pursuant to the Michigan Planning Enabling Act 33 of 2008, with recommendation from the Planning Commission, the City Council will adopt a five-year CIP to carry out its long-range planning objectives.

Commencing with the comprehensive budget preparation process each year, the City administration procedurally reviews and updates the CIP annually between the months of December and June. This is timed to correlate directly with the annual comprehensive budget preparation and adoption process.

Briefly stated, the CIP objectives are as follows:

- To develop a long range (five-year) program in which physical projects are planned, prioritized and implemented in an orderly manner;
- To coordinate the capital related projects of the various City departments and boards and commissions to ensure an appropriate distribution of capital improvement funds with regards to the needs of the City and the fiscal ability of the City to undertake the requested projects;
- To assist the Mayor and City Council in the determination of project requests and funding sources with regard to short and long-range plans; and
- To coordinate the demands and requests for capital improvement funds with the planning needs of the City so that an appropriate prioritized system of funding can be programmed over increments of five years.

What are Capital Improvements?

Capital improvements are projects that result in the acquisition, addition, updating, or development of physical facilities. A capital improvement may also include contractual or bonded indebtedness payments related to fixed assets, or any major expenditure for physical development, which generally falls into one of the following categories:

- Land and non-structural improvements
- New structures
- Major repairs - \$10,000 or more
- Major replacements - \$10,000 or more
- Vehicles equipment - \$10,000 or more

Additionally, capital improvements are generally defined as the following:

- New and expanded physical facilities for the community which are relatively large in size, expensive, and permanent.
- Large scale rehabilitation or replacement of existing facilities

- Major pieces of equipment with a direct relationship to the function of a physical facility and which are relatively expensive and have long life.
- Purchase of equipment for any public improvements when first erected or acquired that are to be financed in whole or part from bond funds.
- The cost of engineering and architectural studies and surveys relative to an anticipated improvement

What determines the length of a CIP?

A five-year CIP period is generally considered to be most suitable. A two- or three-year time period is too short for effective programming because planning and financing of major projects usually take a longer period of time. Conversely, a period of seven or more years may project too far into the future to be of practical value. A capital improvement budget is the first year of a CIP.

What is the capital improvement budget?

While the CIP is a proposed spending schedule for five years, the Comprehensive Budget (Capital and Operating) is the legal authorization and appropriation to spend, during the coming fiscal year, funds from City sources and from Federal and State Grants.

The City's Capital Budget is distinct from the Operating Budget. The Operating Budget authorizes the expenditures, on a one-year basis, of funds for employee salaries, fringe benefits, and the purchase of services, supplies and the like. It also includes the payment of principal and interest on the bonds issued to support past Capital Budget projects. Since effective City services depend on the timely combination of manpower, supplies, and capital facilities, serious effort is devoted in the budgetary process to coordinate the Capital and Operating Budgets.

Money appropriated by the City Council for capital improvement projects to be implemented during the budget year. It includes amendments made during the fiscal year to the originally approved capital budget appropriations.

What does the CIP process look like?

The projects listed in this document were compiled by the City administration from the submissions and requests of the various departments and divisions of the City, as well as formally adopted priorities and plans. Compiling a CIP has five components; initiation, project history analysis, information gathering, prioritizing, and review. The five components are outlined as follows:

INITIATION. A communication from City Administration was transmitted to all City department and division heads, as well as to select boards and commissions, enlisting their support and cooperation.

PROJECT HISTORY ANALYSIS. The last CIP was adopted in 2024.

INFORMATION GATHERING. Review of future capital improvement proposals consisted of systematically analyzing the input from various City departments and divisions, as well as formally adopted priorities and plans. Each project includes a departmental/divisional listing of proposed capital improvement projects with proposed priority and related cost estimates and funding source identification.



PRIORITIZING. The criteria used for the evaluation of each Capital Improvement Project by the City administration consisted of the following:

1. Is the proposed project already in process due to its inclusion in the current budget year? Is the project under construction, under contract, and is there a continuing debt obligation payable?
2. Is the project mandated by law or court action?
3. Is there a relationship between the proposed project and the City's goals and objectives and/or the goals and objectives of the appropriate board or commission?
4. Is alternative funding available? Is funding available through other sources, or is funding available through land contract or bonding to minimize annual cost requirement?
5. Does the proposed project generate revenue for the general fund and/or other funds? This item should be determined based upon an annual forecast and the schedule of revenues should be designated by the appropriate fund.
6. Does the proposed project result in the use of supplementary funds for "leverage", using matching funds with other funding sources?

REVIEW PROCEDURES. The review procedures associated with the CIP consisted principally of the following:

1. After receiving all proposed project data and priorities from each department/division, the information was evaluated, reviewed, amended, and approved by the City Manager.
2. The CIP was submitted by the City Manager to the Grand Ledge Planning Commission for their review and comment.
3. The CIP was submitted by the City Manager to the City Council for their review and approval.

In summary, the above information enumerates the thought process and procedures used to compile the proposed CIP. Upon receipt of this proposal, the Planning Commission and, subsequently, the City Council must review and amend the program if necessary, so that implementation can commence.

FUNDING

The Capital Improvement Budget is built from the following fund sources:

FUND No.	FUND	DESCRIPTION
101	General	Property Taxes, revenue sharing, fees and other City charges
202	Major Streets	Act 51 revenues and other Street charges
203	Local Streets	Act 51 revenues and other Street charges
204	Municipal Streets	General Fund Allocation and County Road tax
208	Parks & Recreation	Property Taxes and Park fees
248	DDA Special Revenue	Property Taxes
264	Drug Forfeiture	Donations and forfeitures
265	Police Restricted	Act 302 Training funding
295	Airport Development	Federal and State Funding, Rents and Land Leases
410	Capital Projects	Contributions and/or bond proceeds
495	Local Development Finance Authority	Property Taxes
592	Water & Sewer Fund	User Fees and other charges and fees
661	Equipment Operating Fund	Internal Service Funding/User fees
678	Employee Benefit Fund	Internal Service Funding

CIP COMPONENTS

The components of the CIP have been established as follows:

Label	Project Type	Departments
AIR	Abrams Municipal Airport	Abrams Municipal Airport (AIR)
ADM	Administration	Administration (ADM-City Hall) Police Department (ADM-PD)
DDA	Downtown Development Authority	Downtown Development Authority (DDA)
EQP	Equipment	Department of Public Services (DPS)
P&R	Parks & Recreation	Department of Public Services - Parks (DPS-P)
STS	Streets	Department of Public Services (DPS)
W&S	Water & Sewer	Department of Public Services - Sewer (DPS-S)
W&S	Water & Sewer	Department of Public Services - Water (DPS-W)

BOARD AND COMMISSION RECOMMENDATIONS



CITY HALL

310 Greenwood St. • Grand Ledge MI 48837
Ph: 517.627.2149 • Fax: 517.627.9796 • www.cityofgrandledge.com

TO: Adam Smith, City Manager and City Council

FROM: Rich Morrison, Community Development Director

RE: Planning Commission recommendation on the 2026-2030 Capital Improvements Plan

DATE: March 7, 2025

At its meeting of March 6, 2025, the Planning Commission reviewed the 2026-2030 Capital Improvement Plan (CIP). After discussion, the Commission voted to recommend the approval of Draft CIP.

The Planning Commission voted to request that City Council consider advancing the following CIP Projects:

- **Riverwalk Trail – Trail improvements – FY 2030 - \$1,500,000. Page 23 of the Draft CIP**
- **Widewalk - E. Saginaw to Roundabout FY 2027 - \$170,000. Page 20 of the Draft CIP**

The Planning Commission stated pedestrian safety as the reason for the widewalk advance. The Commission acknowledges that this is a planned developer funded request.

The Planning Commission discussed the **Entryway Signage project- FY 2028 – \$150,000. Page 17 of the Draft CIP.** The Commission voted to request that City Council consider the installation of low-cost temporary Entryway Signage at the following locations: S. Clinton St., N. Clinton St, and W. Jefferson St.

The Planning Commission voted to request that a Widewalk or path project be developed for a future CIP to utilize the City owned property along Sandstone Creek to connect the Widewalk with the Fieldstone Farms development.

TO: Adam Smith, City Manager and City Council

FROM: Rich Morrison, Community Development Director

RE: Parks and Recreation Commission recommendation on the Capital Improvement Plan

DATE: February 12, 2025

At its meeting of January 23, 2025, the Parks and Recreation Commission reviewed the Parks and Recreation section of 2026-2030 Capital Improvement Plan (CIP). After discussion, the Commission voted to recommend approval of the proposed CIP with the elimination of the “Vendor Partnerships – All Parks” project.

In accordance with the Commission’s recommendation, the Vendor Partnership project has been removed from the latest draft of the CIP.

The Commission also took action to request that City Council and staff consider applying to Eaton County for grants to help defray the costs of the following projects:

- ADA Accessible Wheelchair Swing at Jaycee Park
- Splashpad Enhancements at Jaycee Park

The Commission also supported a grant request to Eaton County for the Fitzgerald -Lincon Brick Park Bridge Pre-Engineering Study as proposed by the CIP.

Below is an excerpt from the Jan. 23, 2025 meeting minutes:

MOTION TO APPROVE THE PARKS AND RECREATION SECTION OF THE CAPITAL IMPROVEMENT PLAN, DELETING VENDOR PARTNERSHIPS FROM THE ALL PARKS PROJECT, AND REQUESTING CITY COUNCIL APPLY FOR EATON COUNTY GRANT FUNDS FOR THE FOLLOWING PROJECTS: FITZGERALD – LINCOLN BRICK PARK BRIDGE – PREENGINEERING STUDY, JAYCEE PARK ADA ACCESSIBLE WHEELCHAIR SWING, AND JAYCEE PARK SPLASHPAD ENHANCEMENTS, WITH STAFF DISCRETION ON WHICH PROJECTS TO SUBMIT TO COUNTY BASED ON GRANT CRITERIA AND COUNCIL APPROVAL. MOVED BY COMMISSIONER KROMBEEN, SECONDED BY COMMISSIONER BARNES.



**2024 & 2025
CITY COUNCIL
PRIORITIES**



JANUARY 22, 2024

**1
Tier**

- Water System Improvements**
[Development of wells to meet current and future capacity demand; Iron removal plant construction; Raw water main construction and distribution system improvements]
- Sanitary Sewer Hydraulic & Treatment Limitations**
[Expand capacity; Collection system improvements; Engineering and financial plans; Inflow/infiltration reduction to include compliance ordinance]
- Public Place Enhancements Downtown**
[Streetscape; Enhanced pedestrian safety; Riverview Park; West River Street renovation to include a public gathering space; Jaycee Park]
- Police Department & Public Safety Initiatives**
[State accreditation; Technology advancement; Emergency preparedness including a localized response plan]

**2
Tier**

- Community & Economic Development Initiatives**
- City Employee Talent Retention & Attraction**
- Complete Streets System Improvements**
- Park Enhancements**

COMPLETED & UNDER CONSTRUCTION CIP PROJECTS

<p>AIR PROJECT TITLE: Reconstruct Taxiway Lighting Parallel Construction</p> <p>FUNDING SOURCE(S): Federal/State 95% - Airport Fund 5%</p> <p>FISCAL YEAR COST: FY 2025 - \$584,826</p> <p>Project Description: The taxiway lighting system is over 20 years old and in need of replacement. Design with a new LED taxiway lighting system.</p> <p>Project Need & Impact: Project was included in previous years CIP.</p> <p>STATUS: COMPLETE</p>
<p>AIR PROJECT TITLE: Reconstruct Airport Beacon</p> <p>FUNDING SOURCE(S): Federal/State 95% - Airport Fund 5%</p> <p>FISCAL YEAR COST: FY 2025 - \$190,000</p> <p>Project Description: Reconstruction of airport beacon.</p> <p>Project Need & Impact: This project was split from the original taxiway lighting project due to cost. Scope of work has been included in previous CIP's</p> <p>STATUS: COMPLETE</p>
<p>DDA PROJECT TITLE: Grand Renovations for Downtown Grand Ledge</p> <p>FUNDING SOURCE(S): Tax Increment Financing</p> <p>FISCAL YEAR COST: FY 2025 - \$4,400,000</p> <p>Project Description: Streetscape Improvements – Remove brick pavers and replace with stamped concrete between Jefferson and Main St. Add ‘bump outs’ with raised landscape areas and new crosswalks. New midblock pedestrian crossing located between Front St and Main St. Streetlights to be painted. Riverfront Park Improvements – Increase size of existing deck by 2000+ square feet. Add public restroom. Fitzgerald Ball Field/W. River St./Island Park Improvements – Addition of new seating (similar to Jaycee Park) and bleachers at Fitzgerald Ball Field. New public gathering space along W. River St, adjacent to Masonic Temple.</p> <p>Project Need & Impact: Project is a DDA tier 1 priority. Brick pavers were installed in 1996 and in many areas have reached the end of their useful life. Bump outs and crosswalks will improve pedestrian safety and encourage walking downtown. Improvements are intended to enhance downtown vitality. Design & Engineering Construction \$600,000+ (FY 2023-2024).</p> <p>STATUS: COMPLETE</p>
<p>DDA PROJECT TITLE: Walkability/Pedestrian Safety - Crosswalks</p> <p>FUNDING SOURCE(S): Tax Increment Financing</p> <p>FISCAL YEAR COST: FY 2025 - \$250,000</p> <p>Project Description: Downtown Pedestrian Crosswalks to facilitate safer crossings of streets. Install midblock crossing on N. Bridge St. which was a previous CIP project – is now part of Downtown Grand Renovation Project. The mid-block crossing North of the bridge was completed in 2024 as part of the Grand Renovations project.</p> <p>Project Need & Impact: Enhanced pedestrian safety in downtown.</p> <p>STATUS: COMPLETE</p>
<p>P&R PROJECT TITLE: Urban Tree Canopy Phase I</p> <p>FUNDING SOURCE(S): Grant/Property Taxes</p> <p>FISCAL YEAR COST: FY 2025 - \$100,000</p> <p>Project Description: New trees planted in the street right-of-way to mitigate storm damage that severely damaged the existing tree canopy.</p> <p>Project Need & Impact: Storm severely damaged or decimated much of the tree canopy in the City.</p> <p>STATUS: COMPLETE</p>

P&R PROJECT TITLE: Adjacent to Fitzgerald Park – Ballfield Phase I	
FUNDING SOURCE(S):	MNRTF Grant/Donation/Eaton County Parks/Property Taxes
FISCAL YEAR COST:	FY 2025 - \$565,286
Project Description: The Ball Field Development project will bring a youth ball field with ADA accessibility to a vacant, currently unused, City-owned, ten-acre parcel adjacent to the City’s iconic Fitzgerald Park. Phase I of this project will include the development of a 13U/14U and up, baseball field, a minimum of three (3) handicapped parking spaces, 3,500 square feet of ADA connecting sidewalks from the parking lot area and to the field, ADA barrier-free viewing area, wheelchair accessible picnic tables, barrier-free portable bathrooms, bioretention stormwater treatment swale, and a green privacy buffer along the eastern and southern boundaries of the property.	
Project Need & Impact: Phase 1 has received a Michigan Natural Resources Trust Fund grant of 134,700. Grand Ledge Youth Baseball, Inc., a 501c3, has committed \$30,000. Eaton County Parks has provided a grant for \$212,694.	
STATUS: UNDER CONSTRUCTION	
STS PROJECT TITLE: Willow / Pearl / Seymour / Pine Streets – Mill and Resurface	
FUNDING SOURCE(S):	Property Taxes
FISCAL YEAR COST:	FY 2025 - \$168,000
Project Description: Mill and resurface Willow St. between Edwards and M-43, Pearl St. between DeGroff and Pine, Seymour St. between Edwards and M-43, and Pine St. between Edwards and M-43.	
Project Need & Impact: Street resurfacing is needed.	
STATUS: COMPLETE	
STS PROJECT TITLE: Harrison Street Resurfacing	
FUNDING SOURCE(S):	MDOT Grant/Tax Increment Financing
FISCAL YEAR COST:	FY 2025 - \$29,000
Project Description: Harrison St. between W. River and W. Jefferson. Mill and resurface. Spot curb and gutter replacement. ADA warning surfaces on new sidewalk ramps.	
Project Need & Impact: Street resurfacing is needed. Project will complement work on W. River St. MDOT TEDF grant advanced project.	
STATUS: COMPLETE	
STS PROJECT TITLE: W. River Street - Reconstruction/Resurfacing	
FUNDING SOURCE(S):	MDOT Grant/Tax Increment Financing
FISCAL YEAR COST:	FY 2025 - \$552,000
Project Description: W. River St. between S. Bridge and Harrison. Mill and resurface. Harrison - W. Jefferson: Reconstruction. Sidewalk repairs as needed, storm sewer improvements, spot curb/gutter replacement.	
Project Need & Impact: Street reconstruction/resurfacing to include new pavement, sidewalk, and curb and gutter. Project being advanced as City secured a \$252,709.75 TEDF Category B MDOT Grant. Costs include \$42,000 for engineering.	
STATUS: COMPLETE	

<p>W&S PROJECT TITLE: W. River Street Sewer Main Relocation</p> <p>FUNDING SOURCE(S): Tax Increment Financing/Water & Sewer Fund</p> <p>FISCAL YEAR COST: FY 2025 - \$466,027 (actual costs, including engineering)</p> <p>Project Description: Relocate existing 18" clay sewer main from its current location to W. River Street (between Masonic Temple and commercial building) The new sewer main will be located in W. River St. and will be approximately 300 feet in length. The existing clay sewer main will be decommissioned. The sewer relocation will be completed before the W. River St. project.</p> <p>Project Need & Impact: The existing clay sewer main is over 100 years old. Additionally, as part of the Grand Renovations for Downtown project, new concrete seating will be constructed where the current clay sewer main is located. Relocating the sewer main to River St. eliminates the possibility of the new seating having to be demolished to fix a clay sewer main failure.</p> <p>STATUS: COMPLETE</p>
<p>W&S PROJECT TITLE: Iron Removal Plant Replacement</p> <p>FUNDING SOURCE(S): State Revolving Fund Loans/Water and Sewer Fund</p> <p>FISCAL YEAR COST: FY 2025 - \$20,329,000</p> <p>Project Description: Replace existing Iron Removal Plant located at 320 W. Saginaw Hwy. Construction began in March 2023. Work progressing. New plant projected to be operational and online in May 2025.</p> <p>Project Need & Impact: Current Iron Removal Plant is failing. Costs for new plant include design, construction, and related costs. A new building will house the new iron removal facility. The existing iron removal equipment will be demolished.</p> <p>STATUS: UNDER CONSTRUCTION</p>
<p>W&S PROJECT TITLE: Raw Water Main</p> <p>FUNDING SOURCE(S): State Revolving Fund Loans/Bond Proceeds/Water and Sewer Fund</p> <p>FISCAL YEAR COST: FY 2025 - \$4,320,000</p> <p>Project Description: Construction of 12" watermain from Well #2 (Jaycee Park) and new well in Jaycee Park to new Iron Removal Plant at 320 W. Saginaw Hwy. New watermain will be installed by directional boring to limit disruption. Project expected to begin Spring 2024. Anticipated project completion date November 2024.</p> <p>Project Need & Impact: Installation of raw water main is necessary to connect Well 2 and a future well in Jaycee Park to the new Iron Removal Plant.</p> <p>STATUS: UNDER CONSTRUCTION</p>

NEW & YEAR ONE PROJECT HIGHLIGHTS

AIR – ABRAMS MUNICIPAL AIRPORT 4DO

PROJECT TITLE:	Acquire Easement for Approaches Runway 27
FUNDING SOURCE(S):	Federal/State 95% - Airport Fund 5%
FISCAL YEAR COST:	FY 2026 - \$30,000
PROJECT TITLE:	Obstruction Marking/Lighting/Removal Rwy 27 Design
FUNDING SOURCE(S):	Federal/State 95% - Airport Fund 5%
FISCAL YEAR COST:	FY 2026 - \$220,000

ADM – ADMINISTRATION

PROJECT TITLE:	City Hall – HVAC System
FUNDING SOURCE(S):	Property Taxes
FISCAL YEAR COST:	FY 2026 - \$45,000
PROJECT TITLE:	Police Department – Computer Equipment Replacement
FUNDING SOURCE(S):	Property Taxes
FISCAL YEAR COST:	FY 2026 - \$15,000
PROJECT TITLE:	Police Department – Squad Car Replacement and Emergency Equipment Upfit
FUNDING SOURCE(S):	Property Taxes
FISCAL YEAR COST:	FY 2026 - \$70,000

DDA – DOWNTOWN DEVELOPMENT AUTHORITY

PROJECT TITLE:	ADA Observation Platform at Jaycee Park - Public Gathering Space
FUNDING SOURCE(S):	Land and Water DNR Grant/Tax Increment Financing
FISCAL YEAR COST:	FY 2026 - \$650,000
PROJECT TITLE:	Jaycee Park – ADA Accessible/Inclusive Playground
FUNDING SOURCE(S):	Donations/Grants/Tax Increment Financing/Property Taxes
FISCAL YEAR COST:	FY 2026 - \$1,200,000
PROJECT TITLE:	Public Art/Public Spaces
FUNDING SOURCE(S):	Tax Increment Financing
FISCAL YEAR COST:	FY 2026 - \$25,000
PROJECT TITLE:	Façade Renovation Grants: Revise Program Guidelines
FUNDING SOURCE(S):	Tax Increment Financing
FISCAL YEAR COST:	FY 2026 - \$10,000
PROJECT TITLE:	Mast Arm Traffic Lights at M-100/Bridge Street
FUNDING SOURCE(S):	Tax Increment Financing/MDOT
FISCAL YEAR COST:	FY 2026 - \$160,000

EQP – EQUIPMENT

PROJECT TITLE:	Department of Public Services – Salt/Dump Truck
FUNDING SOURCE(S):	Internal Service Fund
FISCAL YEAR COST:	FY 2026 - \$235,000

P&R – PARKS & RECREATION

PROJECT TITLE:	Adjacent to Fitzgerald Park – Ballfield Phase II
FUNDING SOURCE(S):	MNRTF Grant/Donation/Eaton County Parks/Property Taxes
FISCAL YEAR COST:	FY 2026 - \$450,000
PROJECT TITLE:	Fitzgerald -Lincoln Brick Park Bridge - Pre-engineering study
FUNDING SOURCE(S):	Eaton County Grant
FISCAL YEAR COST:	FY 2026 - \$30,000
PROJECT TITLE:	Parks Signage
FUNDING SOURCE(S):	Grants/Property Taxes
FISCAL YEAR COST:	FY 2026 - \$10,000
PROJECT TITLE:	Jaycee Park – ADA Accessible Wheelchair Swing
FUNDING SOURCE(S):	Grants/Property Taxes
FISCAL YEAR COST:	FY 2026 - \$130,000

STS – STREETS

PROJECT TITLE:	Middlewoods Way – Mill and resurface
FUNDING SOURCE(S):	Property Taxes
FISCAL YEAR COST:	FY 2026 - \$33,000
PROJECT TITLE:	St. Johns Chase – Mill and resurface
FUNDING SOURCE(S):	Property Taxes
FISCAL YEAR COST:	FY 2026 - \$68,200

W&S – WATER & SEWER: SEWER PORTION

PROJECT TITLE:	Wastewater Treatment Plant Expansion
FUNDING SOURCE(S):	State Revolving Fund Loans/Bond Proceeds/Water and Sewer Fund
FISCAL YEAR COST:	FY 2026 - \$52,400,000
PROJECT TITLE:	M-43 Sanitary Sewer Improvement
FUNDING SOURCE(S):	Water and Sewer Fund
FISCAL YEAR COST:	FY 2026 - \$315,000

W&S – WATER & SEWER: WATER PORTION

PROJECT TITLE:	Well Development – Well #11
FUNDING SOURCE(S):	Bond Proceeds/Water & Sewer Fund
FISCAL YEAR COST:	FY 2026 - \$532,558
PROJECT TITLE:	Well Development – Future Well #12
FUNDING SOURCE(S):	Bond Proceeds/Water & Sewer Fund
FISCAL YEAR COST:	FY 2027 - \$1,000,000



2026 – 2030 CIP PROJECTS

AIR – ABRAMS MUNICIPAL AIRPORT 4DO

Improvement projects are in accordance with the Airport Capital Improvement Plan for 4DO, approved by the State of Michigan Bureau of Aeronautics.

PROJECT TITLE:	Acquire Easement for Approaches Runway 27				
FUNDING SOURCE(S):	Federal/State 95% - Airport Fund 5%				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
	\$30,000				
<p>Project Description: Multiple obstructions in the runway protection zone impact the approach to runway 27. Acquisition of easements for up to six parcels. Likely a multi-year project.</p> <p>Project Need & Impact: Project was included in previous years CIP as an FY 2023 project. Currently listed as a 2025 project in the State’s Airport Capital Improvement Program.</p>					
PROJECT TITLE:	Obstruction Marking/Lighting/Removal Rwy 27 Design				
FUNDING SOURCE(S):	Federal/State 95% - Airport Fund 5%				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
	\$220,000				
<p>Project Description: Design will be basis for 2026 Capital Project</p> <p>Project Need & Impact: Project was included in last year’s CIP and programmed for FY 2026. Currently listed as a 2025 project in the State’s Airport Capital Improvement Program.</p>					
PROJECT TITLE:	Obstruction Marking/Lighting/Removal Rwy 27 Construction				
FUNDING SOURCE(S):	Federal/State 95% - Airport Fund 5%				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
		\$340,000			
<p>Project Description: Removal of obstructions to the runway protection zone of runway 27</p> <p>Project Need & Impact: Project was included in last year’s CIP and programmed for FY 2026. Currently listed as a 2026 project in the State’s Airport Capital Improvement Program.</p>					
PROJECT TITLE:	6-unit T-Hangar -Improvement/Rehabilitation -Design				
FUNDING SOURCE(S):	Federal/State 95% - Airport Fund 5%				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
				\$90,000	
<p>Project Description: Develop and design a third continuous 6-unit t-hangar building south of the exiting hangar additions.</p> <p>Project Need & Impact: Project was included in previous years CIP as an FY 2027 project. Cost has been increased by \$10,000. Currently listed as a 2028 project in the State’s Airport Capital Improvement Program.</p>					

ADM – ADMINISTRATION

PROJECT TITLE:	City Hall				
FUNDING SOURCE(S):	Property Taxes				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
	\$45,000	\$145,000			
<p>Project Description: Controller for HVAC (FY 26 \$45,000, FY 27 \$100,000). City Hall Computer Upgrade (FY 27 \$15,000) Server Replacement (FY 2027 \$30,000)</p> <p>Project Need & Impact: Items have reached the end of a useful life and/or are no longer functioning properly.</p> <p>Link to City Council Priorities: Not directly correlated, but pertinent for City Hall operations.</p>					
PROJECT TITLE:	Police Department – Computer Equipment Replacement				
FUNDING SOURCE(S):	Property Taxes				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
	\$15,000				
<p>Project Description: Replace three patrol room desktop computers, the front desk officer computer, and the property room computer. Six new monitors for those computers and one for the detective office. Eight printers total, one for the patrol room, one for the detective, one for the property room, and four for the command offices. Three receipt and document scanners, two for patrol and one for the property room.</p> <p>Project Need & Impact: The police department computers and associated equipment in the patrol room, front desk and property room are aged. The printers and scanners are also antiquated and need replacing. It would be beneficial to have all the same model of printers for cost savings on ink cartridges as well.</p> <p>Link to City Council Priorities: Tier 1 – Police Department & Public Safety Initiatives</p>					
PROJECT TITLE:	Police Department – Flock Camera System				
FUNDING SOURCE(S):	Property Taxes				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
		\$23,300	\$18,000	\$18,000	\$18,000
<p>Project Description: Access to local and national network of solar powered license plate reading camera systems that provide active actionable evidence to help solve, deter and reduce crime. Locations could vary but a focus on M-43 and M-100 will be a priority as well as Bridge St.</p> <p>Project Need & Impact: MDOT approval to place cameras on M-43 and M-100, city public services approval to place cameras on any city roadways. Initial costs will vary depending on placement of cameras as the costs are higher for state highways. The first-year subtotal which includes installation is \$23,300 with an annual recurring cost of \$18,000.</p> <p>Link to City Council Priorities: Tier 1 – Police Department & Public Safety Initiatives</p>					

ADM – ADMINISTRATION					
PROJECT TITLE:	Police Department – Squad Car Replacement and Emergency Equipment Upfit				
FUNDING SOURCE(S):	Property Taxes				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
	\$70,000	\$96,400	\$74,970	\$78,718	\$82,654
<p>Project Description: Replacement Plan for Police Department vehicle fleet:</p> <ul style="list-style-type: none"> • FY2026 \$68,000 for patrol car. • FY2027 \$71,400 for a patrol car. and \$25,000 for a used administrative vehicle. • FY2028 \$74,970 for a patrol car • FY2029 \$78,718 for a patrol car. • FY2030 \$82,654 for a patrol car. <p>Project Need & Impact: One new squad car should be added to the fleet each year with 2026 having a patrol vehicle.</p> <p>Link to City Council Priorities: Tier 1 – Police Department & Public Safety Initiatives</p>					
PROJECT TITLE:	Police Department – Firearm Replacement				
FUNDING SOURCE(S):	Property Taxes				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
				\$23,360	
<p>Project Description: Replacement rifles for patrol.</p> <p>Project Need & Impact: Firearms have reached the end of a useful life and/or are no longer functioning properly.</p> <p>Link to City Council Priorities: Tier 1 – Police Department & Public Safety Initiatives</p>					

DDA – DOWNTOWN DEVELOPMENT AUTHORITY

PROJECT TITLE:	ADA Observation Platform at Jaycee Park - Public Gathering Space				
FUNDING SOURCE(S):	Tax Increment Financing/DNR Land and Water Grant				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
	\$650,000				
<p>Project Description: Construction of an ADA observation platform (public gathering space) in Jaycee Park. The space will consist of approximately 4000 square feet of space accessible from the existing sidewalk, consisting of grass and a concrete deck. 2,250 square feet of space will be available on the lower level at grade. The lower level will be protected from the elements by the deck above. Stairs will connect the sidewalk with the lower level. The public gathering space will be located adjacent to the existing restroom building.</p> <p>Project Need & Impact: Project is a DDA tier 2 priority. Project continues investment to improve Jaycee Park. An additional \$88,000 is needed to cover construction engineering and bidding assistance.</p> <p>Link to City Council Priorities: Tier 2 – Park Enhancements</p>					
PROJECT TITLE:	Jaycee Park – ADA Accessible/Inclusive Playground				
FUNDING SOURCE(S):	Donations/Grants/Tax Increment Financing/Property Taxes				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
	\$1,200,000				
<p>Project Description: A brand-new ADA accessible and inclusive playground at Jaycee Park that utilizes the existing footprint of the current playground. The playground includes three ways to access Jaycee Park without the challenge of the steep hill, including an ADA accessible, concrete walkway down the hill. Features include two 12’ tall slides, racing hill slides, accessibility from E. River St. all the way through the structure, sandstone “climbing rocks”, and a separate tot area. It is likely that this project will include construction of a new picnic shelter as the old one was demolished in 2023 due to dilapidation.</p> <p>Project Need & Impact: Existing playground is over 30 years old and in deteriorating condition as replacement parts are no longer available. The playground is not ADA accessible or inclusive, and the steep hill at Jaycee Park continues to be a hurdle to many using the park. As usage at Jaycee Park continues to grow, improved playground equipment for all ages and abilities is warranted. This is a Tier 1 priority of the Five-Year Action Program in the Park and Recreation Master Plan.</p> <p>Link to City Council Priorities: Tier 2 – Park Enhancements</p>					
PROJECT TITLE:	Public Art/Public Spaces				
FUNDING SOURCE(S):	Tax Increment Financing				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
	\$25,000				
<p>Project Description: Enhance public art and public spaces in DDA district. Exact locations to be determined.</p> <p>Project Need & Impact: Installation of additional art in Downtown/in the DDA district is a Tier 1 DDA priority.</p> <p>Link to City Council Priorities: Tier 1 – Public Place Enhancements Downtown</p>					

DDA – DOWNTOWN DEVELOPMENT AUTHORITY					
PROJECT TITLE:	Façade Renovation Grants: Revise Program Guidelines				
FUNDING SOURCE(S):	Tax Increment Financing				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
	\$10,000				
<p>Project Description: Hire consultant to update façade grant guidelines.</p> <p>Project Need & Impact: Current guidelines were created in July 2006. Update of guidelines is a DDA Tier 1 DDA priority.</p> <p>Link to City Council Priorities: Tier 2 – Community & Economic Development Initiatives.</p>					
PROJECT TITLE:	Mast Arm Traffic Lights at M-100/Bridge Street				
FUNDING SOURCE(S):	Tax Increment Financing/MDOT				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
	\$160,000				
<p>Project Description: Replace span wire traffic signals at the Bridge St. and Jefferson St. intersection in Downtown with mast arms. Traffic signals will be supported by mast arms.</p> <p>Project Need & Impact: MDOT has informed the City that it intends to modernize/upgrade the traffic signals at the Bridge/Jefferson Street intersection. MDOT offered the City the opportunity to install mast arms at the intersection at an estimated cost of \$ 120,000. The mast arms will need to be painted to match downtown street light poles. The cost of the mast arms with paint is \$160,000. The DDA has voted to pay for the mast arms</p> <p>Link to City Council Priorities: Tier 1 – Public Place Enhancements Downtown</p>					
PROJECT TITLE:	Public Bathrooms within the District				
FUNDING SOURCE(S):	Tax Increment Financing				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
		\$250,000			
<p>Project Description: Additional bathroom in Jaycee Park near splash pad. The bathroom will be similar to the recently completed one in Riverview Park.</p> <p>Project Need & Impact: Bathroom near splash pad, boat launch, and other improvements at eastern part of Jaycee Park are warranted.</p> <p>Link to City Council Priorities: Tier 1 – Public Place Enhancements Downtown</p>					
PROJECT TITLE:	Riverview Park - Riverfront Access				
FUNDING SOURCE(S):	Tax Increment Financing				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
		\$350,000			
<p>Project Description: Stairs and at grade boardwalk to provide access to the Grand River. The concrete stairway located between the M-100 bridge and deck will provide access to a 10' wide wood (or synthetic) at grade boardwalk. Estimated costs include design and construction engineering.</p> <p>Project Need & Impact: Currently a steep bank does not provide access to the river. The recently completed improvements to Riverview Park (deck and restrooms) are expected to be heavily used. River access will complement new amenities. Improving river access at Riverview (referred to as Riverfront Park in the 5 year plan) Park is a Priority 2 project in the 5 year plan.</p> <p>Link to City Council Priorities: Tier 2 – Park Enhancements</p>					

DDA – DOWNTOWN DEVELOPMENT AUTHORITY					
PROJECT TITLE:	Entryway Signage				
FUNDING SOURCE(S):	Tax Increment Financing				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
			\$150,000		
<p>Project Description: Signs to welcome residents and visitors to Grand Ledge. Signs to be located in the DDA District close to M-43 & M-100 intersection.</p> <p>Project Need & Impact: Entryway signage is a DDA Tier 2 DDA priority.</p> <p>Link to City Council Priorities: Tier 2 – Community & Economic Development Initiatives</p>					
PROJECT TITLE:	Public/Private Partnership for Infill Development at Bridge St. Plaza				
FUNDING SOURCE(S):	Tax Increment Financing				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
			\$250,000		
<p>Project Description: Public/Private partnership for construction of multi-story building with commercial and residential where Bridge St. Plaza is currently located.</p> <p>Project Need & Impact: Project is a DDA tier 2 priority. New multi-story building with add to the vitality of Downtown.</p> <p>Link to City Council Priorities: Tier 2 – Community & Economic Development Initiatives</p>					
PROJECT TITLE:	Fitzgerald Memorial Field – Spectator Bleachers				
FUNDING SOURCE(S):	Grants/Tax Increment Financing				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
					\$375,000
<p>Project Description: Install new bleachers next to existing bleachers at Fitzgerald Memorial Field. Bleachers were part of the W. River St. hillside seating project completed in 2024 but were cut due to project costs.</p> <p>Project Need & Impact: Increased seating at Fitzgerald Memorial Field.</p> <p>Link to City Council Priorities: Tier 2 – Park Enhancements</p>					

EQP – EQUIPMENT

The Equipment Replacement Plan details purchases of the equipment listed below during the FY 2026 through FY 2030. In addition to the actual purchase of the equipment, the plan depreciates all of the department’s equipment and determines annual replacement costs that must be saved to achieve replacement.

PROJECT TITLE:	Department of Public Services – Equipment Replacement & Purchase				
FUNDING SOURCE(S):	Internal Service Fund				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
	\$235,000	\$310,550	\$195,000	\$60,000	\$300,000
<p>Project Description: Salt/Dump Truck – FY 2026 (\$235,000) Woodchipper – FY 2027 (\$60,000) Sweeper – FY 2027 (\$190,550) ¾ Ton Truck – FY 2027 (\$60,000) (2) ¾ Ton Trucks – FY 2028 (\$120,000) 1 Ton Dump Truck – FY 2028 (\$75,000) ¾ Ton Trucks – FY 2029 (\$60,000) (2) ¾ Ton Trucks – FY 2030 (\$120,000) Tandem Dump Truck – FY 2030 (\$180,000)</p> <p>Project Need & Impact: Rolling stock replacement in accordance with Equipment Replacement Plan Schedule.</p>					

P&R – PARKS & RECREATION

PROJECT TITLE:	Adjacent to Fitzgerald Park – Ballfield Phase II				
FUNDING SOURCE(S):	MNRTF Grant/Donation/Eaton County Parks/Property Taxes				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
	\$450,000				
<p>Project Description: The development of one 9U to 12 U baseball/softball field with paved ADA sidewalks, wheelchair accessible picnic tables, bioretention stormwater treatment swale with a butterfly garden, additional ADA accessible/barrier-free viewing areas, paved connecting trail into the 2.6- miles of existing trails in Fitzgerald Park, ADA drinking fountain with water bottle filler, and field irrigation.</p> <p>Project Need & Impact: Phase II is part of the Ballfield Complex on 10 acres of land that the City purchased for ballfield development. The City is pursuing grant funds for the construction of this phase. Project is a Priority 3 item of the 5 year action plan.</p> <p>Link to City Council Priorities: Tier 2 – Park Enhancements</p>					
PROJECT TITLE:	Jaycee Park – ADA Accessible Wheelchair Swing				
FUNDING SOURCE(S):	Grants/Property Taxes				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
	\$130,000				
<p>Project Description: Wheelchair swing at Jaycee Park. Work to construct a wheelchair swing has been a priority for several years. Staff continues to pursue grants to fund the project.</p> <p>Project Need & Impact: As usage at Jaycee Park continues to grow, improved playground equipment for all ages and needs is warranted. This is a Tier 1 priority of the Five-Year Action Program in the Park and Recreation Master Plan.</p> <p>Link to City Council Priorities: Tier 2 – Park Enhancements</p>					
PROJECT TITLE:	Fitzgerald -Lincoln Brick Park Bridge - Pre-engineering study				
FUNDING SOURCE(S):	Eaton County Grant				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
	\$30,000				
<p>Project Description: Study to determine if pedestrian bridge over the Grand River (near the dam) connecting Fitzgerald Park with Lincoln Brick Park is feasible and provide cost estimate. Study will also provide recommendations on width of bridge, bridge type, and emergency vehicle accommodation. Type of environmental permitting will also be identified.</p> <p>Project Need & Impact: A pedestrian connection between Fitzgerald Park and Lincoln Brick Park is identified in both the City and County Recreation plans based on community input. The bridge will likely be sized to allow for police and ambulance vehicles to cross it. Project is listed as Priority 3 in the Parks and Rec 5 year plan (Master Plan)</p> <p>Link to City Council Priorities: Tier 2 - Park Enhancements. Project identified by City and County Recreation Plans of current adoption</p>					

P&R – PARKS AND RECREATION					
PROJECT TITLE:	All Parks				
FUNDING SOURCE(S):	Grants/Property Taxes				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
	\$10,000	\$50,000	\$20,000	\$20,000	\$10,000
<p>Project Description: Parks Signage – FY 2026 (\$10,000 Provide improved and cohesive park signage for vehicles and pedestrians). Urban Tree Canopy II – FY 2027 (\$25,000 – Plant additional trees in Parks). Improve ADA accessibility – FY 2027 through FY 2030 (\$75,000 – continue to make Parks accessible to all users). Project Need & Impact: Items listed above are listed as Priority 1 items in the Five-Year Action Program of Parks and Recreation Master Plan. Link to City Council Priorities: Tier 2 – Park Enhancements</p>					
PROJECT TITLE:	Jaycee Park - Splashpad Enhancements				
FUNDING SOURCE(S):	Property Taxes				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
		\$60,000			
<p>Project Description: Expansion of splashpad, additional water features, and shade canopy. Exact items to be determined based on costs. Project Need & Impact: The enhancements to splashpad are directly identified in the Parks and Recreation 5-year action plan. Link to City Council Priorities: Tier 2 – Park Enhancements</p>					
PROJECT TITLE:	Jaycee Park – Picnic Shelter				
FUNDING SOURCE(S):	Donations/Grants/Property Taxes				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
		\$65,000			
<p>Project Description: Construct a picnic shelter in Jaycee Park with the exact location to be determined. Project Need & Impact: A picnic shelter has been located and utilized at Jaycee Park for years. The shelter was demolished in 2023 due to dilapidation. A new shelter similar in size to the former shelter will be constructed. Not specifically identified in the 5 year plan, the shelter replacement is in accord with the Parks and Rec Master Plan. Link to City Council Priorities: Tier 2 – Park Enhancements</p>					
PROJECT TITLE:	Widewalk - E. Saginaw to Roundabout				
FUNDING SOURCE(S):	Donations/Property Taxes				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
		\$170,000			
<p>Project Description: Construct approximately 1640 feet of 10' wide sidewalk along south and west side of M-43 between E. (Old) Saginaw Hwy and the M-43 roundabout. As part of the Hampton Manor Assisted Living site plan approval, the developer committed to paying for a large portion of the cost of widewalk construction. Project Need & Impact: New widewalk will allow safe student and pedestrian crossing of M-43 at the roundabout. Currently students and pedestrians do not have access to an established M-43 crosswalk. There is no sidewalk on the south side of M-43 west of Sandstone Creek, so the Jenne St. pedestrian crossing is not a viable crossing for the neighborhoods to the west. The widewalk is a Priority 1 item of the Parks and Rec 5-year action plan. Link to City Council Priorities: Tier 2 - Complete Streets System Improvements</p>					

P&R – PARKS AND RECREATION					
PROJECT TITLE:	Park Property Acquisition				
FUNDING SOURCE(S):	Grants/Property Taxes				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
		\$250,000			
<p>Project Description: Add additional land to existing parks. Consideration for adding to all dedicated parks, with priority on expansion of Jaycee and Oak Park along the Grand River.</p> <p>Project Need & Impact: Jaycee Park is a frequently visited park with many amenities. Expansion of park will allow for addition of park amenities on a park on the south side of the river adjacent to downtown. Oak Park expansion could advance Park and Rec Master Plan.</p> <p>Link to City Council Priorities: Tier 2 –Park Enhancements</p>					
PROJECT TITLE:	Dock Replacement at Fitzgerald Park				
FUNDING SOURCE(S):	Grants/Property Taxes				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
			\$75,000		
<p>Project Description: Replace dock at Fitzgerald Park. New dock will allow for significantly better access for canoes and kayaks to the Grand River from Fitzgerald Park. Dock is located near the dam/fish ladder.</p> <p>Project Need & Impact: The existing dock has been in place for decades. A dock that provides ADA water access from parking area is a future project. Improving portage opportunities is a Priority 2 item on the 5-year action plan.</p> <p>Link to City Council Priorities: Tier 2 – Park Enhancements</p>					
PROJECT TITLE:	Oak Park – Trail improvements				
FUNDING SOURCE(S):	Grants/Property Taxes				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
			\$250,000		
<p>Project Description: Improvement of existing trails and improved stair access at Oak Park for better viewing of the ledges and provide fishing, and river access.</p> <p>Project Need & Impact: Oak Park trail improvements are a Priority 1 improvement in the Five-Year Action Plan in the Parks and Rec Master Plan</p> <p>Link to City Council Priorities: Tier 2 – Park Enhancements</p>					
PROJECT TITLE:	Little Fitz Park – Rustic trails for hiking and mountain biking				
FUNDING SOURCE(S):	Grants/Property Taxes				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
			\$250,000		
<p>Project Description: Construction of rustic trails and mountain biking. Exact location of trails to be determined.</p> <p>Project Need & Impact: Little Fitz rustic trails are a Priority 1 improvement in the Five-Year Action Plan in the Parks and Rec Master Plan</p> <p>Link to City Council Priorities: Tier 2 – Park Enhancements</p>					

P&R – PARKS AND RECREATION					
PROJECT TITLE:	Island Park – Bank Stabilization				
FUNDING SOURCE(S):	Grants/Property Taxes				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
			\$300,000		
<p>Project Description: Installation of rock rip rap to slow down loss of riverbank in Island Park.</p> <p>Project Need & Impact: Stabilization is needed to stop erosion and loss riverbank and is a Priority 1 item of the 5-year action plan.</p> <p>Link to City Council Priorities: Tier 2 –Park Enhancements</p>					
PROJECT TITLE:	Oak Park – Parking lot improvements				
FUNDING SOURCE(S):	Grants/Property Taxes				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
				\$250,000	
<p>Project Description: Paving and stormwater improvements of the existing parking lot at Oak Park.</p> <p>Project Need & Impact: Existing parking lot is gravel. Paved parking lot with drain system will provide an improved user experience at the park. Oak Park parking lot improvements are a Priority 2 improvement in the Five-Year Action Plan in the Parks and Rec Master Plan</p> <p>Link to City Council Priorities: Tier 2 –Park Enhancements</p>					
PROJECT TITLE:	Adjacent to Fitzgerald Park – Ballfield Phase III				
FUNDING SOURCE(S):	MNRTF Grant/Donation/Eaton County Parks/Property Taxes				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
				\$850,000	
<p>Project Description: Phase III of the Ballfield development project located south of Fitzgerald Park and west of Fitzgerald Park Drive and north of Jefferson Street on 10 acres of land owned by the City. The Phase III project consists of a ballfield, concession building, and bathrooms for the entire ballfield complex. Phase III is located north of Phase I and east of Phase II.</p> <p>Project Need & Impact: The Phase III ballfield is designed for 9U-12U baseball and 9U- adult softball. Phase III is important as the restrooms and concession buildings for all phases of development are located in this phase.</p> <p>Link to City Council Priorities: Tier 2 – Park Enhancements</p>					
PROJECT TITLE:	Wide Walk– Extend to Fitzgerald Park				
FUNDING SOURCE(S):	Grants/Property Taxes				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
					\$1,500,000
<p>Project Description: Current Wide Walk has termination points at Jaycee Park (it connects with the Riverwalk Trail Boardwalk) and on West Saginaw Highway at Timbercreek Drive. The current plan is to extend Wide Walk from West Saginaw to Fitzgerald Park. Private property coordination will be needed for easements. Location of Wide Walk extension route to be determined.</p> <p>Project Need & Impact: Wide Walk extension to Fitzgerald Park is mentioned frequently in the Park and Rec Master Plan. Plan. It is a priority 1 improvement in the Five-Year Action Plan in the Parks and Rec Master Plan. Extension is dependent on the ability to secure easements from private property owners.</p> <p>Link to City Council Priorities: Tier 2 – Complete Steets System Improvements, and Park Enhancements</p>					

P&R – PARKS AND RECREATION					
PROJECT TITLE:	Riverwalk Trail – Trail improvements				
FUNDING SOURCE(S):	Grants/Property Taxes				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
					\$1,500,000
<p>Project Description: Current trail is narrow and in places difficult to use in wet weather. Riverwalk Trail connects Fitzgerald Park with Island Park in downtown.</p> <p>Project Need & Impact: There is a need for trail improvement. This project is mentioned numerous times in the Park and Rec Master Plan. It is a priority 1 improvement in the Five-Year Action Plan in the Parks and Rec Master Plan. Improvements to be planned and implemented in coordination with Eaton County Parks.</p> <p>Link to City Council Priorities: Tier 2 – Complete Steets System Improvements, and Park Enhancements</p>					
PROJECT TITLE:	DDA District Park Projects				
FUNDING SOURCE(S):	Grants – Property Taxes/DDA TIFA/Private Donations				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
	<i>Refer to DDA projects.</i>				
<p>Project Description: Additional park improvements planned within the DDA district include:</p> <ul style="list-style-type: none"> • Jaycee Park <ul style="list-style-type: none"> ○ ADA Observation Platform – Public Gather Space ○ Additional bathroom in Jaycee Park near splashpad ○ ADA Accessible/Inclusive Playground • Riverview Park <ul style="list-style-type: none"> ○ Creating riverfront access • Fitzgerald Memorial Ballfield <ul style="list-style-type: none"> ○ Installation of new spectator bleachers next to existing <p>Link to City Council Priorities: Tier 2 – Park Enhancements</p> <p style="text-align: center;">Refer to Downtown Development Authority projects for additional details.</p>					

STS – STREETS

PROJECT TITLE:		Middlewoods Way – Mill and resurface				
FUNDING SOURCE(S):		Property Taxes				
FISCAL YEAR COST:		FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
		\$33,000				
<p>Project Description: Middlewoods Way, St. Johns Chase to Bolton Farms. Mill and resurface. Project Need & Impact: Mill and resurface in accordance with 10-year street improvement schedule. Link to City Council Priorities: Tier 2 – Complete Streets System Improvements</p>						
PROJECT TITLE:		St. Johns Chase – Mill and resurface				
FUNDING SOURCE(S):		Property Taxes				
FISCAL YEAR COST:		FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
		\$68,200				
<p>Project Description: St. Johns Chase mill and resurface -Tallman Road to 965 St. Johns Chase Project Need & Impact: Mill and resurface in accordance with 10-year street improvement schedule. Link to City Council Priorities: Tier 2 – Complete Streets System Improvements</p>						
PROJECT TITLE:		Union Street Phase I - Reconstruction				
FUNDING SOURCE(S):		STP/Property Taxes				
FISCAL YEAR COST:		FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
			\$636,427			
<p>Project Description: Union St. reconstruction, N. Clinton to Church. City has been awarded a \$509,000 TIP grant which is included in project costs. To be bid concurrently with Morely Street below. Project Need & Impact: Street reconstruction to include new pavement, sidewalk, and curb and gutter. Water and Sewer main replacement as part of street reconstruction. Design and construction engineering costs: \$244,000. Design costs for Union St. Phase II are included in this scope. Link to City Council Priorities: Tier 2 – Complete Streets System Improvements</p>						
PROJECT TITLE:		Morely Street Reconstruction				
FUNDING SOURCE(S):		Property Taxes				
FISCAL YEAR COST:		FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
			\$231,930			
<p>Project Description: Morely St. reconstruction, Union to Orchard. To be bid concurrently with Union Street (Phase I) above. Project Need & Impact: Street reconstruction to include new pavement, sidewalk, and curb and gutter. Design and construction engineering costs are part of the Union St. Phase I engineering costs. Link to City Council Priorities: Tier 2 – Complete Streets System Improvements</p>						
PROJECT TITLE:		Oakwood Street – Mill and Resurface				
FUNDING SOURCE(S):		Property Taxes				
FISCAL YEAR COST:		FY 2025	FY 2027	FY 2028	FY 2029	FY 2030
			\$42,000			
<p>Project Description: Oakwood St. mill and resurface from N. Clinton to Morley. Project Need & Impact: Mill and resurface in accordance with 10-year street improvement schedule. Link to City Council Priorities: Tier 2 – Complete Streets System Improvements</p>						

STS – STREETS					
PROJECT TITLE:	Belknap Street Reconstruction				
FUNDING SOURCE(S):	Property Taxes				
FISCAL YEAR COST:	FY 2025	FY 2027	FY 2028	FY 2029	FY 2030
			\$486,000		
<p>Project Description: Reconstruct Belknap St. from E. Scott to Edwards. Project Need & Impact: Street reconstruction includes new pavement, sidewalk, and curb and gutter. Sewer and watermain replacement are part of reconstruction project. Link to City Council Priorities: Tier 2 – Complete Streets System Improvements</p>					
PROJECT TITLE:	Schoolcraft – Mill and Resurface				
FUNDING SOURCE(S):	Property Taxes				
FISCAL YEAR COST:	FY 2025	FY 2027	FY 2028	FY 2029	FY 2030
			\$42,000		
<p>Project Description: Schoolcraft mill and resurface from Jones to the dead end. Project Need & Impact: Mill and resurface in accordance with 10-year street improvement schedule. Link to City Council Priorities: Tier 2 – Complete Streets System Improvements</p>					
PROJECT TITLE:	Spring Street – Reconstruction/Resurface				
FUNDING SOURCE(S):	Grant/Property Taxes				
FISCAL YEAR COST:	FY 2025	FY 2027	FY 2028	FY 2029	FY 2030
				\$311,000	
<p>Project Description: Spring St. reconstruction Walnut to Kent. Spring St. mill and resurface -W. Kent to Lovell Project Need & Impact: Street reconstruction to include new pavement, sidewalk, and curb and gutter. Water and Sewer main replacement as part of street reconstruction. Link to City Council Priorities: Tier 2 – Complete Streets System Improvements</p>					
PROJECT TITLE:	Union Street Phase II – Reconstruction				
FUNDING SOURCE(S):	Grant/Property Taxes				
FISCAL YEAR COST:	FY 2025	FY 2027	FY 2028	FY 2029	FY 2030
					\$690,848
<p>Project Description: Union St. reconstruction Church to Whitney. Project Need & Impact: Street reconstruction includes new pavement, sidewalk, and curb and gutter. Watermain and sewer main replacement as part of street reconstruction. Construction engineering costs: \$92,200. Design costs included in Union St. Phase I. Link to City Council Priorities: Tier 2 – Complete Streets System Improvements</p>					

W&S – WATER & SEWER: SEWER PORTION

PROJECT TITLE:	Wastewater Treatment Plant Expansion				
FUNDING SOURCE(S):	State Revolving Fund Loans/Bond Proceeds/Water & Sewer Fund				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
	\$52,400,000				
<p>Project Description: Wastewater Treatment Expansion – Wastewater Treatment facility is located on City owned property adjacent to Fitzgerald Park and the Grand River. The current plant capacity is 1.5 mgd. Expansion will provide treatment up to approximately 3.0 mgd. This project will increase both the design and hydraulic loading capacity of the Wastewater Treatment Plant (WWTP). The work will include two new buildings, a blower and pipe gallery for the aerobic granular sludge process and a sludge processing building to house the rotary drum thickener. Additional work includes site work, grading, yard piping, and the required electrical improvements.</p> <p>West River Pump Station Improvements Part of the WWTP Expansion includes work at the W.River Pump Station. This project at the West River Pump Station increases the station’s capacity to convey wet weather flow to the WWTP via the interceptor. This project includes the installation of three wet weather pumps and modifications to the adjacent sewers. This will allow the City to pump more wet weather flow into the interceptor and restrict the flows from recirculating into the wet well. Several manholes on the interceptor will be rehabilitated to allow for the higher flow conditions. Under normal conditions, the existing dry weather pumps will continue to be used. The WWTP Expansion Project design is nearly complete, and awaiting EGLE approval. Construction is scheduled to start in the Summer of 2025 with the approval of City Council.</p> <p>Project Need & Impact: The City is expecting a pending Administrative Consent Order from EGLE for Sanitary Sewer Overflow to be issued. Sanitary Sewer Overflows occur during heavy precipitation events. Planned expansion will alleviate overflows and provide capacity for future users. Cooperative Development Area growth is expected to add many more customers.</p> <p>Link to City Council Priorities: Tier 1 – Sanitary Sewer Hydraulic & Treatment Limitations</p>					
PROJECT TITLE:	M-43 Sanitary Sewer Improvement				
FUNDING SOURCE(S):	Water & Sewer Fund				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
	\$315,000				
<p>Project Description: Sanitary sewer improvement; located under the M-43 state highway, West of Jenne St., East of the John Earl Drain Extension.</p> <p>Project Need & Impact: Sanitary sewer replacement, 15" diameter pipe to a 21" diameter pipe to increase capacity due to a flow restriction caused by inadequate pipe diameter.</p> <p>Link to City Council Priorities: Tier 1 – Sanitary Sewer Hydraulic & Treatment Limitations</p>					

W&S – WATER & SEWER: SEWER PORTION					
PROJECT TITLE:	Inflow and Infiltration Reduction				
FUNDING SOURCE(S):	Bond Proceeds/Water & Sewer Fund				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
		\$441,000			
<p>Project Description: Develop a plan based on past work and new investigation to address inflow and infiltration (I&I). Consultant to be hired to help in developing plan and implementation schedule. Implementation of plan likely to occur on several fronts including replacement /repair of manholes, repair of sewer collection system which is vulnerable to inflow (laterals located on private property) and cross connected footing drains located on private property.</p> <p>Project Need & Impact: The wastewater collection system takes in groundwater (infiltration) throughout the year and stormwater (inflow) seasonally. Groundwater and stormwater enters the sewer system and reduces capacity. In many cases privately owned sump pumps are connected to the sewer system, contributing to the problem. The stormwater/groundwater unnecessarily reduces system capacity and requires treatment.</p> <p>Link to City Council Priorities: Tier 1 – Sanitary Sewer Hydraulic & Treatment Limitations</p>					
PROJECT TITLE:	Union Street Phase I – Reconstruction				
FUNDING SOURCE(S):	Water & Sewer Fund				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
		\$269,835			
<p>Project Description: Union St. reconstruction- N. Clinton to Church. To be bid concurrently with Morely Street below.</p> <p>Project Need & Impact: Sewer main replacement as part of street reconstruction. Sewer main estimated to be 100 years old.</p> <p>Link to City Council Priorities: Tier 1 – Sanitary Sewer Hydraulic & Treatment Limitations, Tier 2 – Complete Streets System Improvements</p>					
PROJECT TITLE:	Belknap Street Reconstruction				
FUNDING SOURCE(S):	Bond Proceeds/Water & Sewer Fund				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
			\$288,000		
<p>Project Description: Reconstruct Belknap St. from E. Scott to Edwards.</p> <p>Project Need & Impact: Sewer main replacement during street construction. The existing sewer main is approximately 65 years old. Design and construction engineering costs: \$150,480.</p> <p>Link to City Council Priorities: Tier 1 – Sanitary Sewer Hydraulic & Treatment Limitations, Tier 2 – Complete Streets System Improvements</p>					

W&S – WATER & SEWER: SEWER PORTION					
PROJECT TITLE:	Spring Street – Reconstruction				
FUNDING SOURCE(S):	Water & Sewer Fund				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
				\$298,000	
<p>Project Description: Spring St. reconstruction Walnut to Kent Project Need & Impact: Street reconstruction to include new sewer main. The existing sewer main is approximately 90 years old. New pavement and watermain replacement included as part of street reconstruction. Link to City Council Priorities: Tier 1 – Sanitary Sewer Hydraulic & Treatment Limitations, Tier 2 – Complete Streets System Improvements</p>					
PROJECT TITLE:	Union Street Phase II – Reconstruction				
FUNDING SOURCE(S):	Water & Sewer Fund				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
					\$117,074
<p>Project Description: Union St. reconstruction Church to Whitney Project Need & Impact: Sewer main replacement as part of street reconstruction. Link to City Council Priorities: Tier 1 – Sanitary Sewer Hydraulic & Treatment Limitations, Tier 2 – Complete Streets System Improvements</p>					

W&S – WATER & SEWER: WATER PORTION

PROJECT TITLE:	Well Development – Well #11				
FUNDING SOURCE(S):	Bond Proceeds/Water & Sewer Fund				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
	\$532,558				
<p>Project Description: Completion of new 12" well located in the eastern part of Jaycee Park with a depth of approximately 400 feet. Well will connect to new raw water main. \$158,500 was spent in FY 2025 for drilling, engineering and related well costs.</p> <p>Well house, pump, and completion of well will occur in FY 2026. Engineering for wellhouse: \$58,000</p> <p>Project Need & Impact: Additional wells are needed as the City is nearing its firm water capacity limit, which is regulated by EGLE. Well 11 will provide an additional source of drinking water and will improve fixed capacity.</p> <p>Link to City Council Priorities: Tier 1 – Water System Improvements</p>					
PROJECT TITLE:	Well Development – Future Well #12				
FUNDING SOURCE(S):	Bond Proceeds/Water & Sewer Fund				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
		1,000,000			
<p>Project Description: New well likely to be located on the east side of City. Will be similar in nature to Well #11. Project costs include engineering and well house, pump, and related items. Approximately 4 acres are needed for a well site due to EGLE required separation distances. Property acquisition costs are not included in the FY 2026 costs.</p> <p>Project Need & Impact: Additional wells are needed as the City is nearing its firm water capacity limit, which is regulated by EGLE. Future Well 12 will provide an additional source of drinking water and will improve fixed capacity.</p> <p>Link to City Council Priorities: Tier 1 – Water System Improvements</p>					
PROJECT TITLE:	Union Street Phase I – Reconstruction				
FUNDING SOURCE(S):	Water & Sewer Fund				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
		\$442,000			
<p>Project Description: Union St. Reconstruction- N. Clinton to Church. To be bid concurrently with Morely Street below. Project coordinated with street reconstruction and new sewer main.</p> <p>Project Need & Impact: Watermain replacement as part of street reconstruction. Watermain estimated to be 100 years old.</p> <p>Link to City Council Priorities: Tier 1 – Water System Improvements, Tier 2 – Complete Streets System Improvements</p>					

W&S – WATER & SEWER: SEWER PORTION					
PROJECT TITLE:	Belknap Street Reconstruction				
FUNDING SOURCE(S):	Bond Proceeds/Water & Sewer Fund				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
			\$538,000		
<p>Project Description: Belknap St. reconstruction E. Scott to Edwards Project Need & Impact: Watermain replacement as part of street reconstruction. Watermain is estimated to be 65 years old. Link to City Council Priorities: Tier 1 – Water System Improvements, Tier 2 – Complete Streets System Improvements</p>					
PROJECT TITLE:	Watermain -River Crossing				
FUNDING SOURCE(S):	Water & Sewer Fund				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
			\$3,500,000		
<p>Project Description: New watermain crossing of Grand River to support new residential development on the north side of Grand River. Crossing will occur between the Wastewater Treatment Plan Park and W. Main St. Watermain size is 12” and will be bored under the river. Project Need & Impact: Project is needed to provide adequate water supply and fire suppression for future residential growth in the northern part of City. Will provide a system loop. Link to City Council Priorities: Tier 1 – Water System Improvements</p>					
PROJECT TITLE:	Spring Street – Reconstruction				
FUNDING SOURCE(S):	Bond Proceeds/Water & Sewer Fund				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
				\$566,000	
<p>Project Description: Spring St. reconstruction Walnut to Kent Project Need & Impact: Watermain replacement as part of street reconstruction. Watermain estimated to be 90 years old. Link to City Council Priorities: Tier 1 – Water System Improvements, Tier 2 – Complete Streets System Improvements</p>					
PROJECT TITLE:	Union Street Phase II - Reconstruction				
FUNDING SOURCE(S):	Water & Sewer Fund				
FISCAL YEAR COST:	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030
					\$277,306
<p>Project Description: Union St.- reconstruction Church to Whitney. Project Need & Impact: Watermain replacement as part of street reconstruction. Link to City Council Priorities: Tier 1 – Water System Improvements, Tier 2 – Complete Streets System Improvements</p>					

ATTACHMENTS

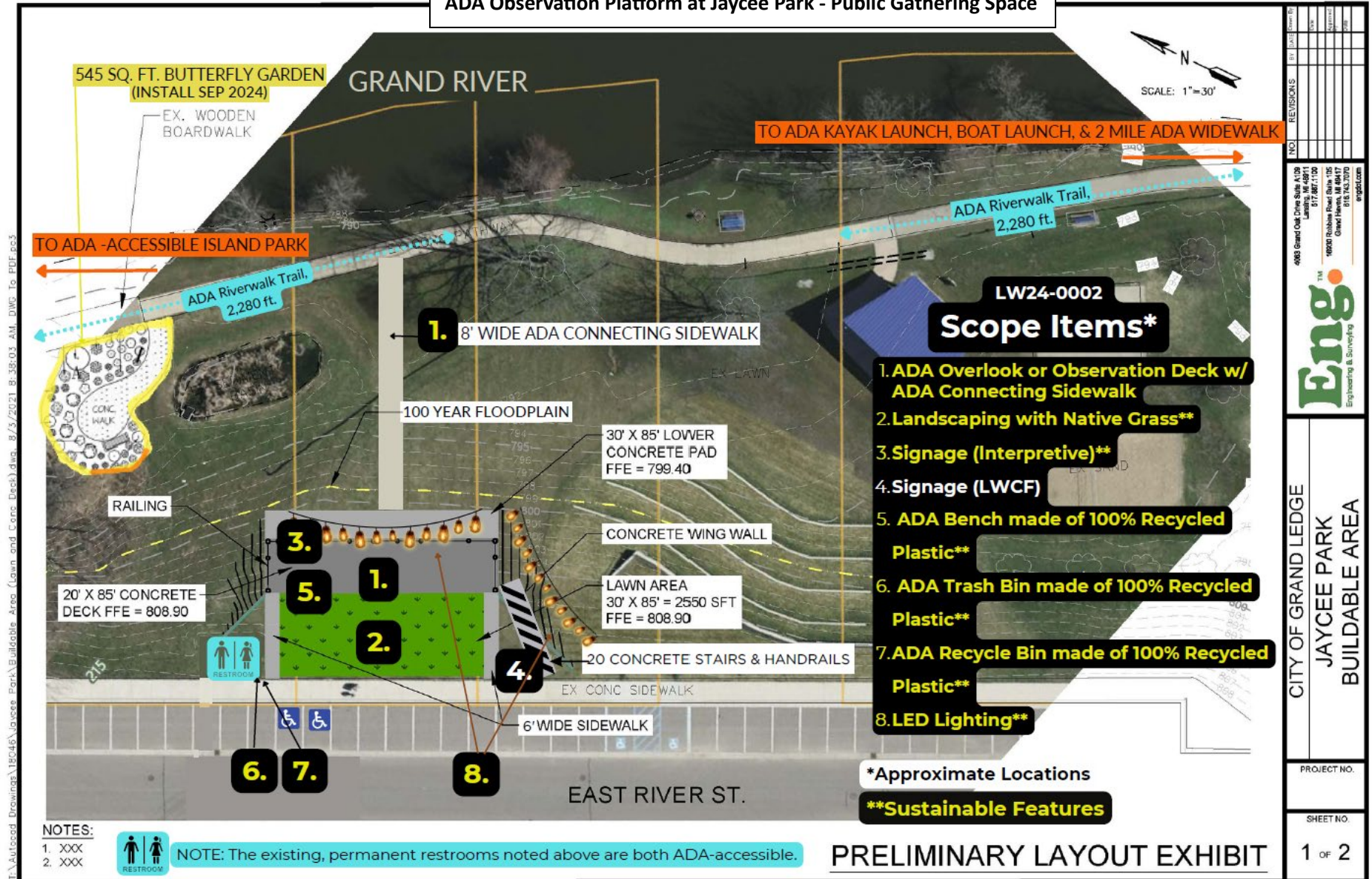
Adjacent to Fitzgerald Park – Ballfield Phase II



Jaycee Park – ADA Accessible/Inclusive Playground



ADA Observation Platform at Jaycee Park - Public Gathering Space



I:\Autocad Drawings\18546\Jaycee Park\Buildable Area (Lawn and Conc. Deck).dwg, 8/3/2021, 8:38:03 AM, DWG, To PDF, .pdf

- LW24-0002**
Scope Items*
1. ADA Overlook or Observation Deck w/ ADA Connecting Sidewalk
 2. Landscaping with Native Grass**
 3. Signage (Interpretive)**
 4. Signage (LWCF)
 5. ADA Bench made of 100% Recycled Plastic**
 6. ADA Trash Bin made of 100% Recycled Plastic**
 7. ADA Recycle Bin made of 100% Recycled Plastic**
 8. LED Lighting**
- *Approximate Locations
**Sustainable Features

NOTES:
1. XXX
2. XXX



NOTE: The existing, permanent restrooms noted above are both ADA-accessible.

PRELIMINARY LAYOUT EXHIBIT

NO.	REVISIONS	DATE	BY

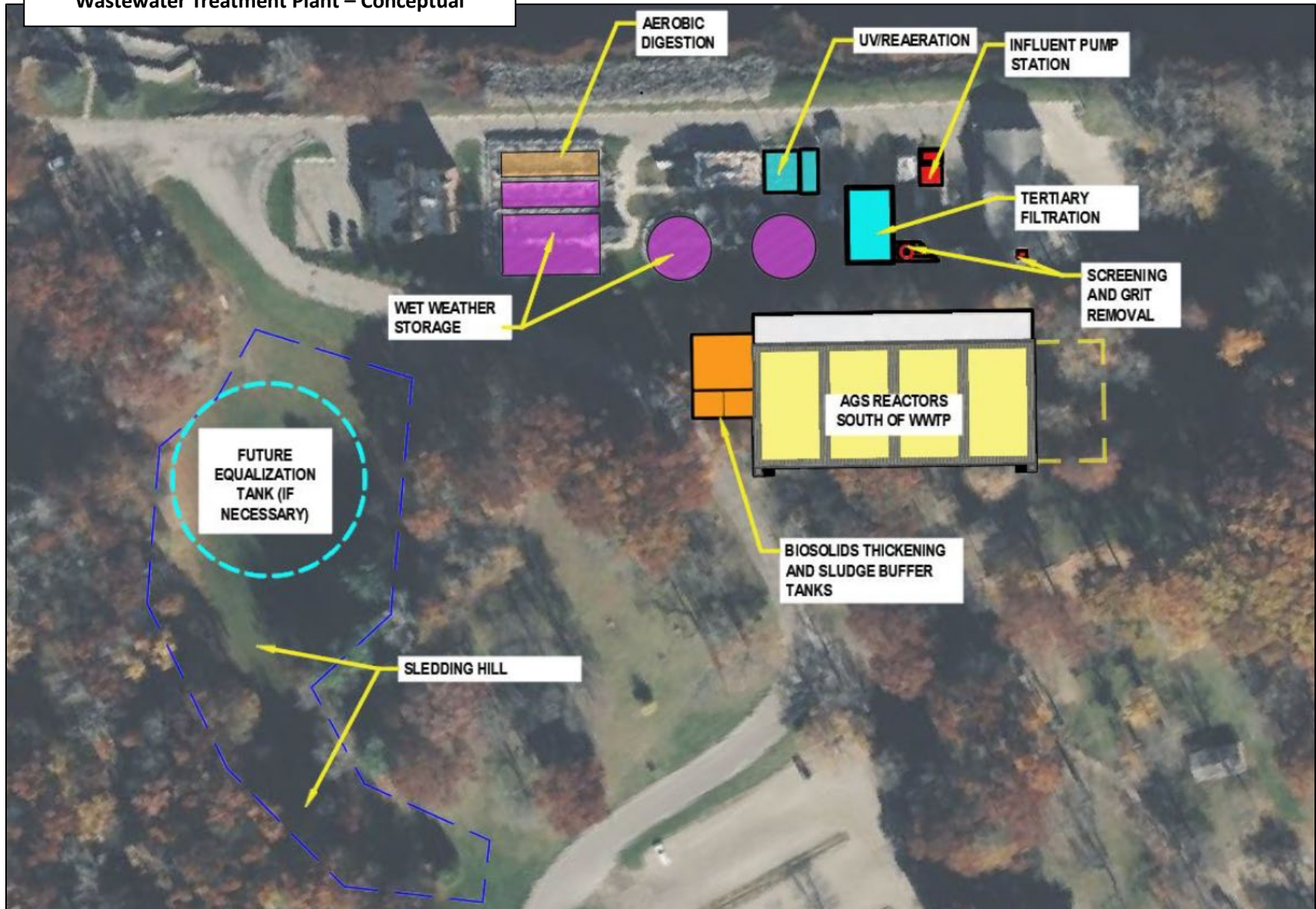
4008 Grand Oak Drive Suite A109
Lansing, MI 48911
517.486.1100
18500 Robbins Road Suite 105
Grand Haven, MI 49424
815.743.7270
engr.com

Eng
Engineering & Surveying

CITY OF GRAND LEDGE
JAYCEE PARK
BUILDABLE AREA

PROJECT NO.
SHEET NO.
1 of 2

Wastewater Treatment Plant – Conceptual



Well Development – Location Map of Production Wells

