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## **El Paso County Agenda Item Details**

**Item Title:** Strategic Capital Development - Capital Planning Workshop No. 6

**Submitted By:** Jose M. Landeros, Deputy County Administrator

**Department:** Strategic Capital Development

**Department Phone Number:** 915-546-2159

**Subject:** (ITEM TO BE HEARD AT APPROXIMATELY 1:00 P.M.) Discuss and take appropriate action regarding the allocation, reprogramming, and structuring of existing County debt proceeds and potential future debt issuances, including authorizing the creation of new projects, the removal or modification of previously approved projects, the transfer of funds between eligible issuances, public awareness and outreach of these issuances, and the reallocation of funds within existing projects.

**Background:** The agenda item is a continuation of the series of capital planning workshops and exercises undertaken by the Court over the past year to identify funding needs and opportunities for various infrastructure projects. The item will largely focus on continuing the conversation on the funding of essential public purpose projects utilizing various finance tools and scenarios between the years of 2025 and 2028.

### **Original Background**

A multiyear capital plan for El Paso County serves as a strategic financial roadmap outlining the allocation and management of resources for significant long-term infrastructure projects and capital investments. The multiyear capital plan serves as a forward-looking, strategic tool that facilitates responsible financial management, enhances public trust, and ensures the sustainable development and maintenance of essential infrastructure. The plan originally includes approximately 100 projects. The Court originally adopted a fiscally unconstrained planning document in February 2024 indicating that the projects were not funded nor committed to by the County, but instead, served as an internal tool to help identify capital needs and opportunities over the next five years in critical

areas of infrastructure and quality of life. The plan was reviewed and utilized by the County Bond Advisory Committee to evaluate funding opportunities and priorities over the next several years. After two series of public engagement, and nine Bond Advisory Committee work sessions, the Committee has formed a recommendation for the Court to consider with regard to the County's existing financial capacity and future finance opportunities.

**Estimated Time Needed  
For This Item:**

One hour

**El Paso County**  
**Draft 2025 Certificate of Obligation Project Listing**

<b>Name</b>	<b>1st Street Channel Canutillo</b>
<b>ID:</b>	<b>CO25-001</b>
<b>Manager:</b>	Fernie Hernandez, PE
<b>Budget:</b>	\$2,500,000.00
<b>Description:</b>	The project consists of demolishing a portion of 1st street from West to Talbot. The roadway will be demolished and a new storm water channel will be constructed adjacent to the new roadway to allow for storage of the storm water. Project is done in conjunction with TXDOT project.

<b>Name</b>	<b>Ascencion</b>
<b>ID:</b>	<b>CO25-002</b>
<b>Manager:</b>	Fernie Hernandez, PE
<b>Budget:</b>	\$16,000,000.00
<b>Description:</b>	Project consists of improving portion of Ascencion in between Horizon and Gregg in order to remedy failing portion of the roadway. This shall be temporary improvement to the portion of the roadway to improve riding conditions and safety concerns.

<b>Name</b>	<b>NW Area First-Time Water &amp; Wastewater Services (Schuman, Ponderosa, Western Village &amp; Serene Acres)</b>
<b>ID:</b>	<b>CO25-003</b>
<b>Manager:</b>	Munzer Alsarraj, PMP
<b>Budget:</b>	\$24,000,000.00
<b>Description:</b>	The project is located on the west side of the County of El Paso in Canutillo, Texas. The project will be located within four subdivisions: Schuman Estates, Ponderosa Estates, Serene Acres, and Western Village. The project consists of a new wastewater collection system totaling approximately 37,000 linear feet of 12-inch and 8-inch diameter wastewater mains connecting approximately 400 properties to first time sanitary sewer services. The project also includes the replacement of existing water mains totaling approximately 1,800 linear feet of 8-inch diameter water mains.

<b>Name</b>	<b>Hillcrest Estates Water Improvements Project-Phase 2</b>
<b>ID:</b>	<b>CO25-004</b>
<b>Manager:</b>	Munzer Alsarraj, PMP
<b>Budget:</b>	\$9,500,000.00
<b>Description:</b>	The project is to provide first-time water service to Hillcrest Estates Area residents. The project includes 8-inch and 12-inch PVC pipe, water service connections and appurtenances, stub-out connections and appurtenances, 8-inch and 12-inch gate valves, project-wide video tape, pavement removal and replacement, cement stabilized backfill, concrete cap, fire hydrants, one master meter and all appurtenances, trench safety, and project-wide traffic control. □

<b>Name</b>	<b>Family Youth Services HVAC Modernization</b>
<b>ID:</b>	<b>CO25-005</b>
<b>Manager:</b>	Robin Sully
<b>Budget:</b>	\$2,000,000.00
<b>Description:</b>	Project consists of replacing five (5) variable refrigerate flow (VRF) units at the Family Youth Service Center.



# Capital Planning Workshop No. 6 Potential Spring 2025 Debt Issuance

*Commissioners Court Regular Session  
Strategic Capital Development  
March 17, 2025*

# *Financial Summary & Overview*

## *Potential 2025 Certificate of Obligation for Essential Public Purpose*

- **Project Fund: \$54M**

- Increased Not to Exceed by \$2M to Accommodate HVAC Project
- May be Adjusted via Preliminary Taxable Assessed Valuation (April)

- **Financial Details**

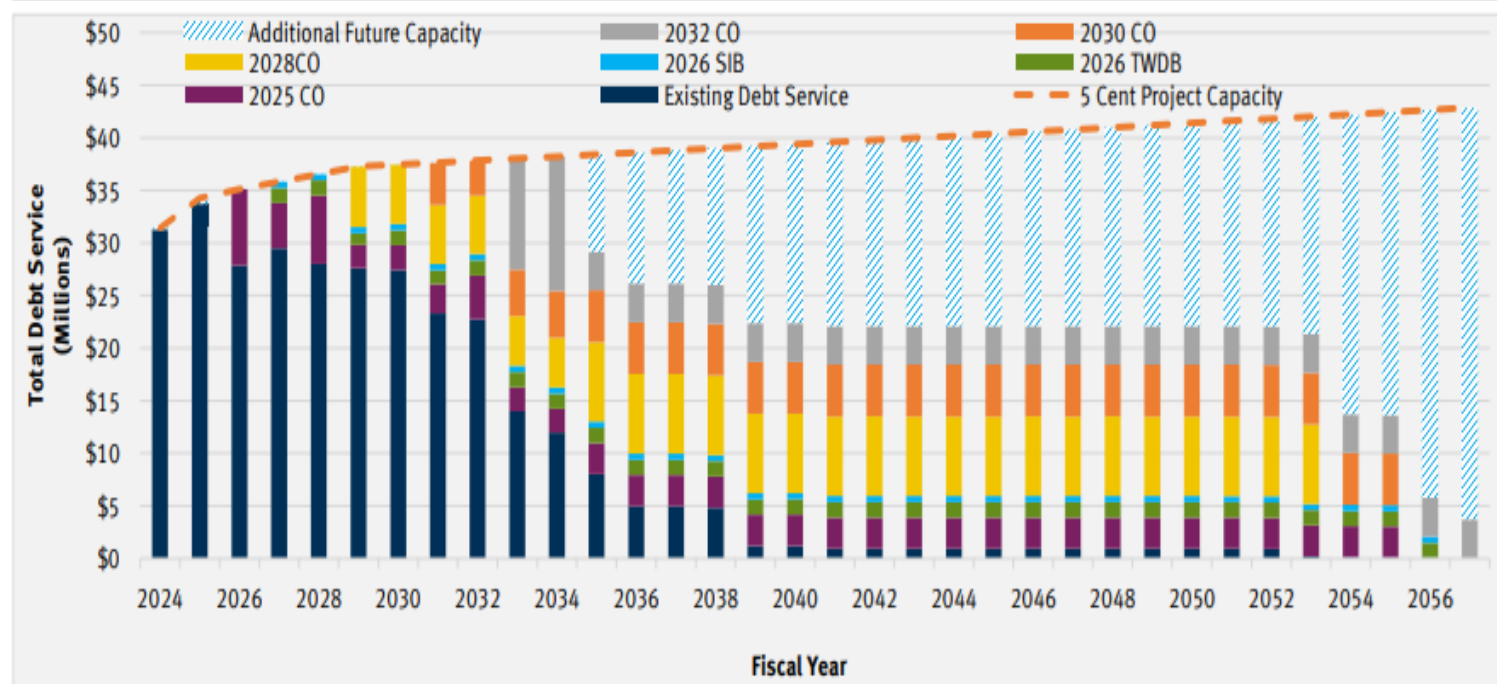
- True Interest Cost: 4.74 Percent
- Final Maturity: February 15, 2055
- Average Annual Debt Service: \$3,257,504
- Total Debt Service: \$96,257,504
- Tax-Exempt Debt Issuance

- **No Impact to Debt Service Tax Rate (Essential Public Purpose Fund)**

*Note: For Financial Planning & Estimation Purposes Only – Subject to Change*

# 2025 CO – Scenario D

Tax-Exempt Rates – Maximum Projected Capacity						
TWDB, SIB & CO Issues*	CO Series 2025	TWDB Series 2026	SIB Series 2026	CO Series 2028	CO Series 2030	CO Series 2032
Par Amount	\$52,148,000	\$42,710,000	\$12,185,000	\$95,700,000	\$66,250,000	\$66,985,000
Project Fund	\$54,000,000	\$42,066,296*	\$12,000,000	\$100,000,000	\$70,000,000	\$70,000,000
True Interest Cost	4.74%	0.00%	2.70%	4.55%	4.43%	4.40%
Final Maturity	2/15/2055	02/15/2056	02/15/2056	02/15/2053	02/15/2055	02/15/2057
Average Annual Debt Service	\$3,257,504	\$1,437,912	\$601,712	\$7,118,057	\$4,833,169	\$4,368,589
Total Debt Service	\$96,639,292	\$42,710,000	\$17,872,505	\$175,835,792	\$119,392,701	\$107,916,278



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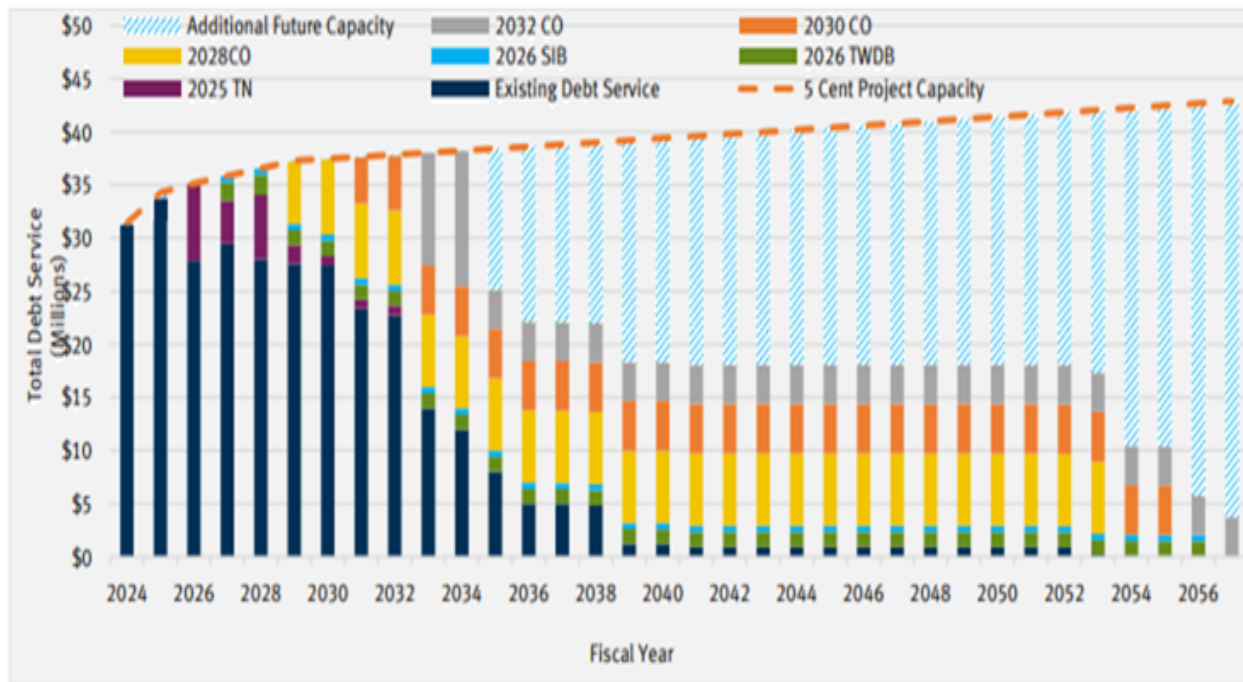
\*TWDB Project Fund amount assumes the two highest ranked  
 \*Financing scenarios have been calculated using market interest rates as of 3/13/2025 plus 25 bps.  
 \*Assumes AV of \$68,545,958,179 provided by the County as of 10/01/2024.

Source: Stifel (March 2025)



# 2025 Tax Note – Requested Additional Scenario

Tax-Exempt Rates – Maximum Projected Capacity						
TWDB, SIB & CO Issues*	TN Series 2025	TWDB Series 2026	SIB Series 2026	CO Series 2028	CO Series 2030	CO Series 2032
Par Amount	\$19,500,000	\$42,710,000	\$12,185,000	\$95,670,000	\$66,355,000	\$66,985,000
Project Fund	\$20,000,000	\$42,066,296*	\$12,000,000	\$100,000,000	\$70,000,000	\$70,000,000
True Interest Cost	3.57%	0.00%	2.70%	4.52%	4.42%	4.40%
Final Maturity	2/15/2032	02/15/2056	02/15/2056	02/15/2053	02/15/2055	02/15/2057
Average Annual Debt Service	\$3,250,922	\$1,437,912	\$601,712	\$6,860,311	\$4,750,468	\$4,368,589
Total Debt Service	\$21,790,208	\$42,710,000	\$17,872,505	\$169,468,738	\$117,349,641	\$107,916,278



- A \$20 million CO in 2025 with a 25-year repayment schedule results in \$32.5 million debt service compared to \$21.8 million for a tax note.

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\*TWDB Project Fund amount assumes the two highest ranked

\*Financing scenarios have been calculated using market interest rates as of 01/03/2025 plus 25 bps.

\*Assumes AV of \$68,545,958,179 provided by the County as of 10/01/2024.

Source: Stifel (March 2025)



# *Proposed Project Listing*

## *Not to Exceed Capacity of \$54M*

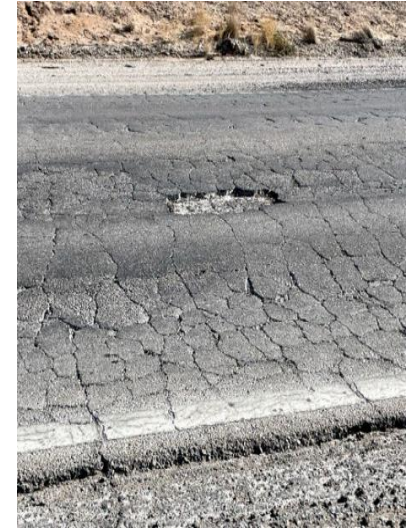
### ■ **Carry-Forward Projects (\$18.5)**

- Ascension Road (\$16M)
  - Design Funded via Tax Note 2022
  - Design at 90 Percent, Finalized by Fall 2025
- First Avenue Canutillo Stormwater (\$2.5)
  - Estimated Project Cost - \$2.5M (Utilizing TxDOT Border Colonia Funding)
  - Design Completed – Pending Utility Coordination Resolution

### ■ **Prioritized Essential Public Purpose Projects (\$35.5M)**

- Prioritized by Bond Advisory Committee & Public Works Department
- First-Time Water & Wastewater (\$33.5M)
  - Hillcrest Estates
    - First-Time Water & Fire Hydrants
    - **Estimated Connections: 61**
    - **Estimated Population Served: 178 Residents**
  - Ponderosa, Western Village, Schuman & Serene Acres
    - First-Time Water & Fire Hydrants (Ponderosa & Western Village Only) & Sanitary Sewer Connections (All)
    - **Estimated Connections: 400 Sanitary Sewer & 15 Water**
    - **Estimated Population Served: 1,160 Residents**
- HVAC Youth Services Modernization (\$2M)
  - Replace five (5) variable refrigerate units

# Ascencion Road Conditions



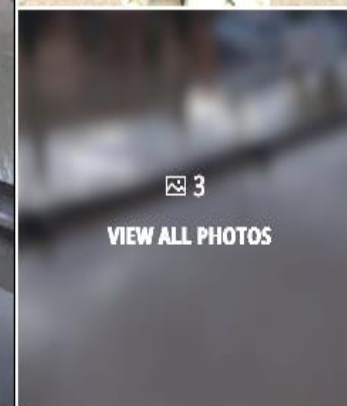


# Canutillo First Street Flood Control Issues

## Canutillo streets flooded after heavy rainfall

by Jamel Valencia | Thu, September 28th 2017 at 9:15 AM

Updated Thu, September 28th 2017 at 11:44 AM



*Canutillo, Texas dealing with severe flooding Thursday, Sept. 28, 2017.*

Source: KFOX14 (Accessed March 2025)



# First-Time Water & Wastewater

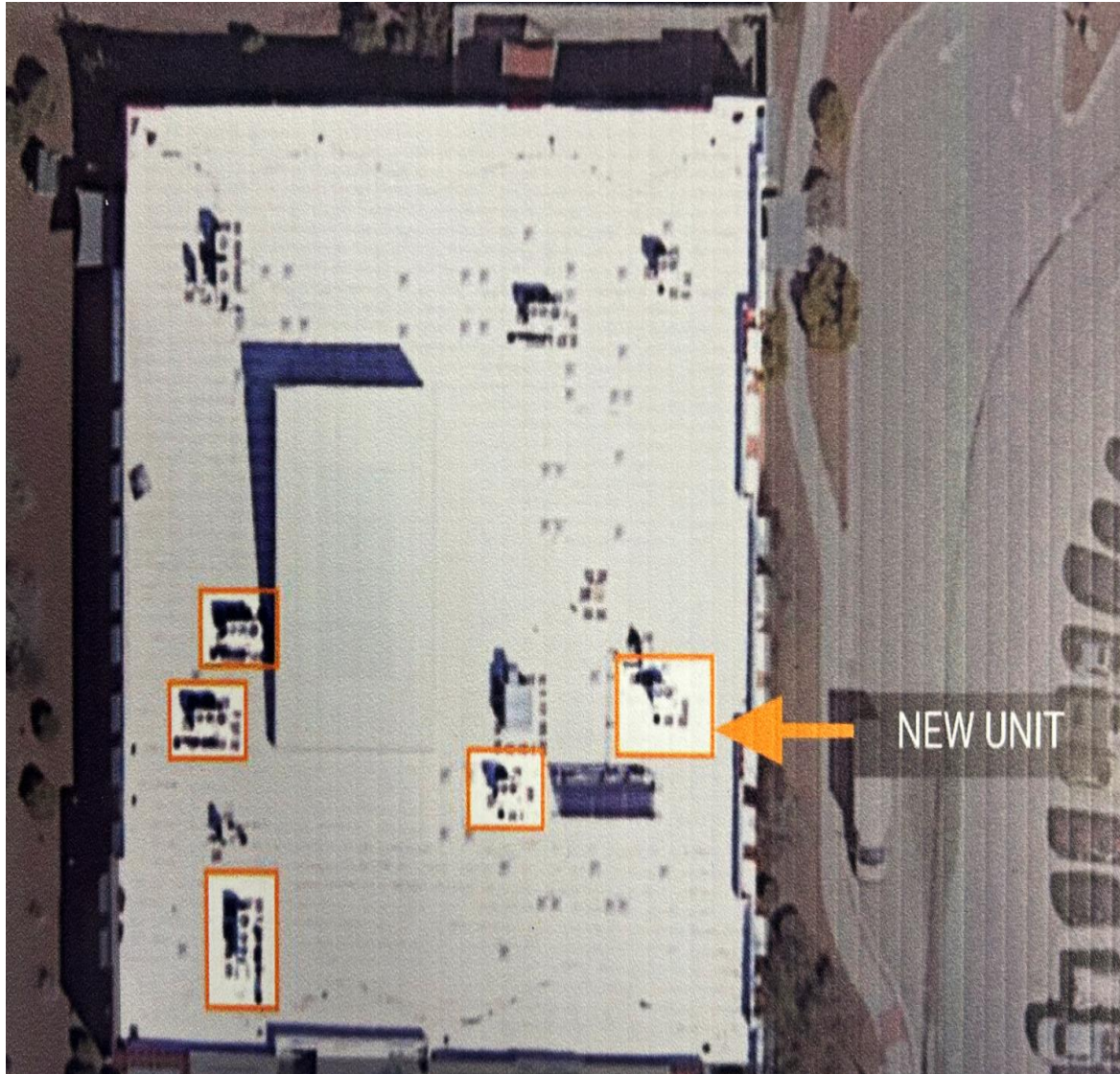
## Hillcrest Estates



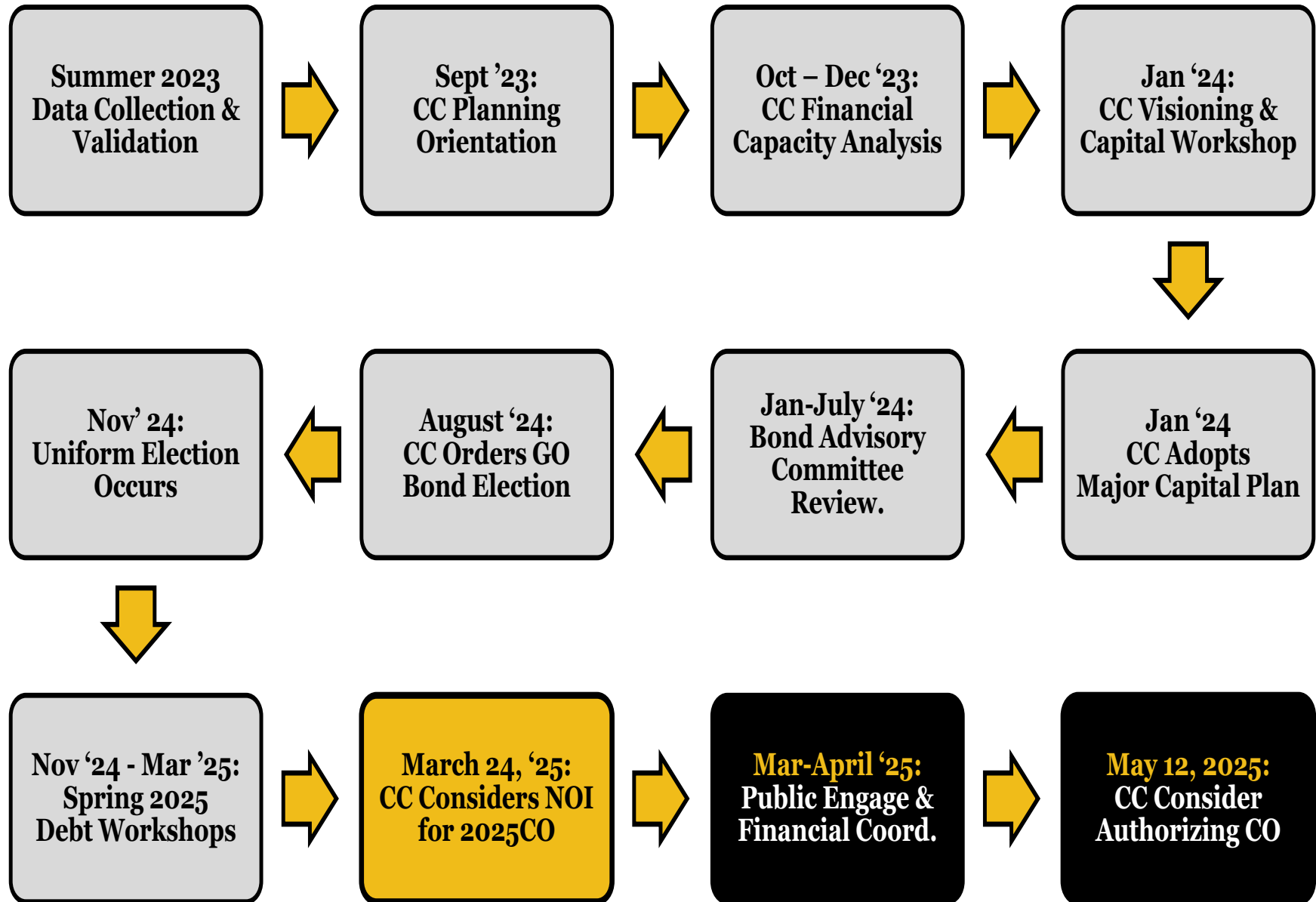


# HVAC Modernization

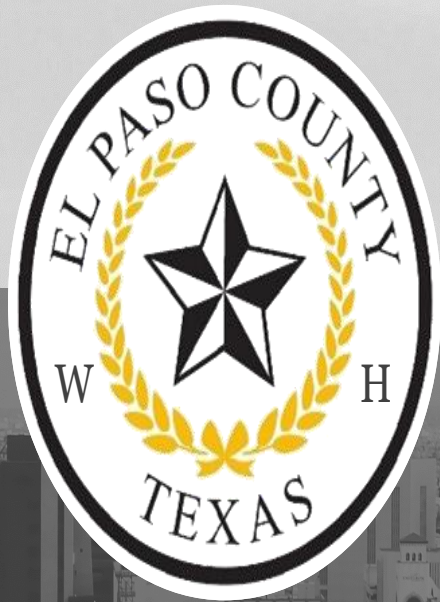
## Family Youth Services



# Debt Issuance Timeline







# *Questions*

