
TOWN OF MADISON FINAL ATTACHMENT

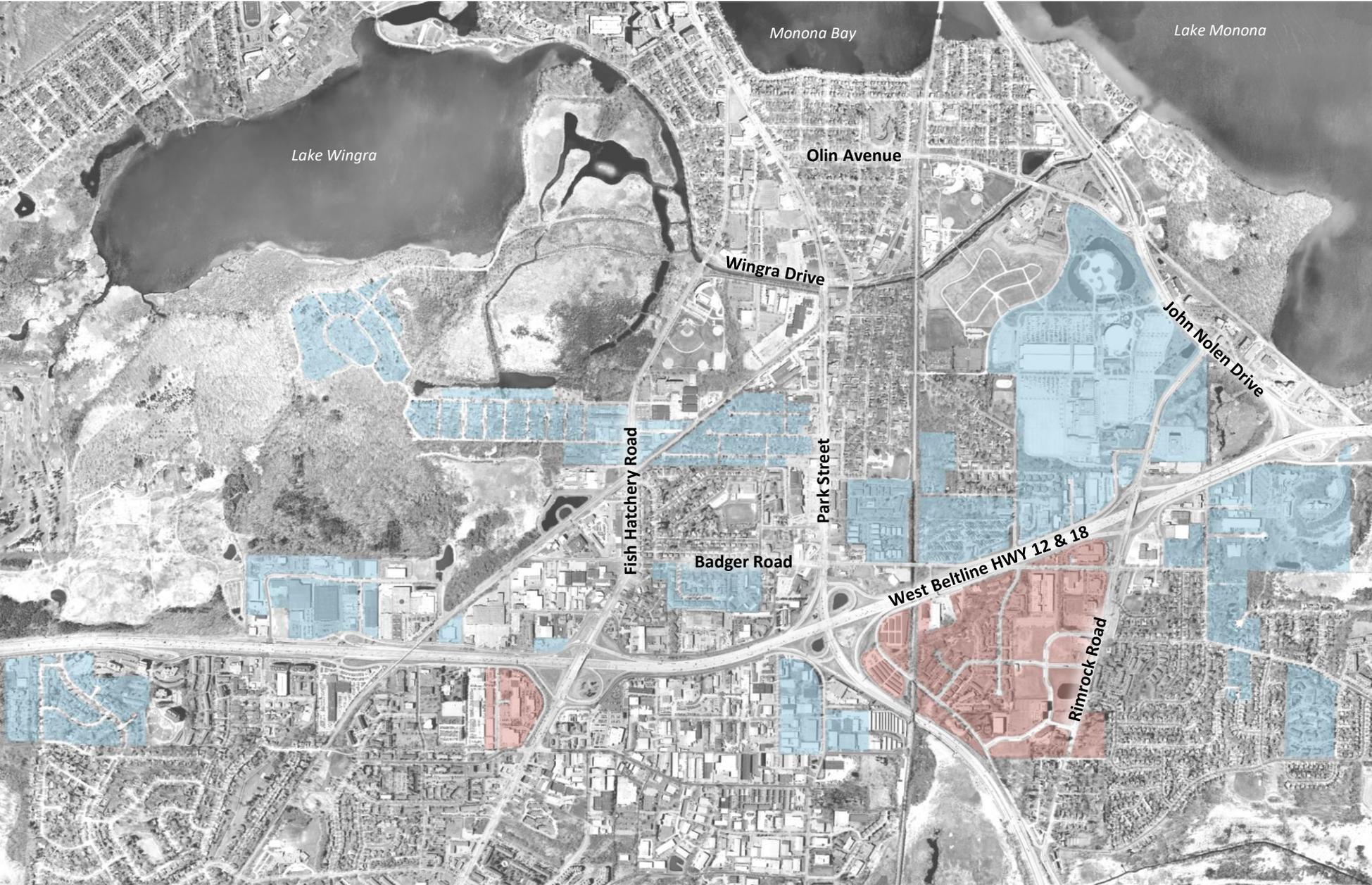
PRESENTATION TO CCEC

SEPTEMBER 17, 2019



OBJECTIVES

- Understand background of the Town of Madison Final Attachment
- Overview of City preparations for the Town of Madison Final Attachment
- Review upcoming policy considerations associated with the Final Attachment



- Town parcels attaching to City of Madison*
- Town parcels attaching to City of Fitchburg

*Two areas of Town of Madison attaching to City of Madison not shown on map, Lakewood Gardens along Sherman Avenue and miscellaneous parcels on Hampshire Place south of Schroeder Road.

ATTACHMENT DATE

- October 31, 2022

TOWN ASSETS

- Town assets and liabilities to be allocated to City of Madison and City of Fitchburg
- City of Fitchburg will own town hall property and fire/EMS assets

TOWN EMPLOYEES

- Town employees not offered comparable employment with Madison or Fitchburg will be entitled to a lump sum severance

FINAL ATTACHMENT BY THE NUMBERS

On October 31, 2022 the City of Madison will have:

- 5,000 new residents
- 2,335 additional housing units
- 1,400 additional parcels (597 acres)

The City of Madison will receive the following Town infrastructure:

- 11.56 miles sanitary sewer mains
- 3 sewer lift stations
- 4.49 miles storm sewer pipe
- 1 storm water detention pond
- 37.99 miles streets
- 1 bridge
- 2 parks

FINAL ATTACHMENT BY THE NUMBERS

Socioeconomic Characteristics	Town	City
Age (2010 Census)		
Under 18	23.2%	17.5%
18-64	72.4%	72.9%
65+	4.4%	9.6%
Average Household Income (2017 5-yr ACS)	\$36,641	\$59,387
Living Below Poverty Line (2017 5-yr ACS)	31.7%	18.3%
Housing Tenure (2010 Census)		
Own	27.6%	49.3%
Rent	72.4%	50.7%
Race (2010 Census)		
White	54.6%	78.9%
Black	20.1%	7.3%
Asian	5.9%	7.4%
Some Other Race	19.4%	6.4%

CITY PREPARATIONS FOR FINAL ATTACHMENT

A staff team has been formed to analyze the operational & financial impacts of the Town of Madison Attachment

The team will complete 3 scopes of work by Spring 2020

PROJECT DELIVERABLES

- A full cost profile of operating & capital costs associated with the Final Attachment
- An inventoried list of assets that will come to the City
- A communications plan to be deployed with Town of Madison residents

PROJECT CHARTER SCOPES OF WORK

1. Asset Inventory

- Physical asset inventory of all assets owned by the Town of Madison
- Informs how assets will be incorporated into financial statements, future capital budget decisions

2. Service Review

- Considers operational impact of expanding service delivery to the Town
 - Assumes current level of service, but allows agencies to propose strategies to address potential displacement
- Operational impact will be used to develop cost profiles for expanded service delivery

3. Communications Plan

- Plan to inform Town residents of changes related to the attachment
- Develop methods for responding to questions

POLICY CONSIDERATIONS

Leading up to October 2022, the Mayor & Council will need to address the following policy considerations:

- Property valuation and displacement
- Financial constraints and budget prioritization
- Dividing assets and liabilities between the City of Madison and Fitchburg
- Town employees
- Future Aldermanic districts