



CAPITAL IMPROVEMENT PROGRAM (CIP) ADOPTED BUDGET FY 2026/27 & FY 2027/28

CAPITAL IMPROVEMENT PROGRAM (CIP)



FY 2026-2027

PARK & FACILITY IMPROVEMENTS

\$20,841,812

City parks & facilities, playgrounds, facility grounds, and public parkways

STREETS, SEWER & STORMWATER IMPROVEMENTS

\$37,703,115

Maintain City streets, sanitary sewers, storm drain systems, sidewalks, curbs, crosswalks, traffic signals and signs

Ensure compliance with State & County mandated safety and air/water quality program

CAPITAL IMPROVEMENT PROGRAM BUDGET TOTAL

\$58,544,927

CAPITAL IMPROVEMENT PROGRAM (CIP)



FY 2027-2028

PARK & FACILITY IMPROVEMENTS

\$ -

City parks & facilities, playgrounds, facility grounds, and public parkways

STREETS, SEWER & STORMWATER IMPROVEMENTS

\$ 4,500,000

Maintain City streets, sanitary sewers, storm drain systems, sidewalks, curbs, crosswalks, traffic signals and signs

Ensure compliance with State & County mandated safety and air/water quality program

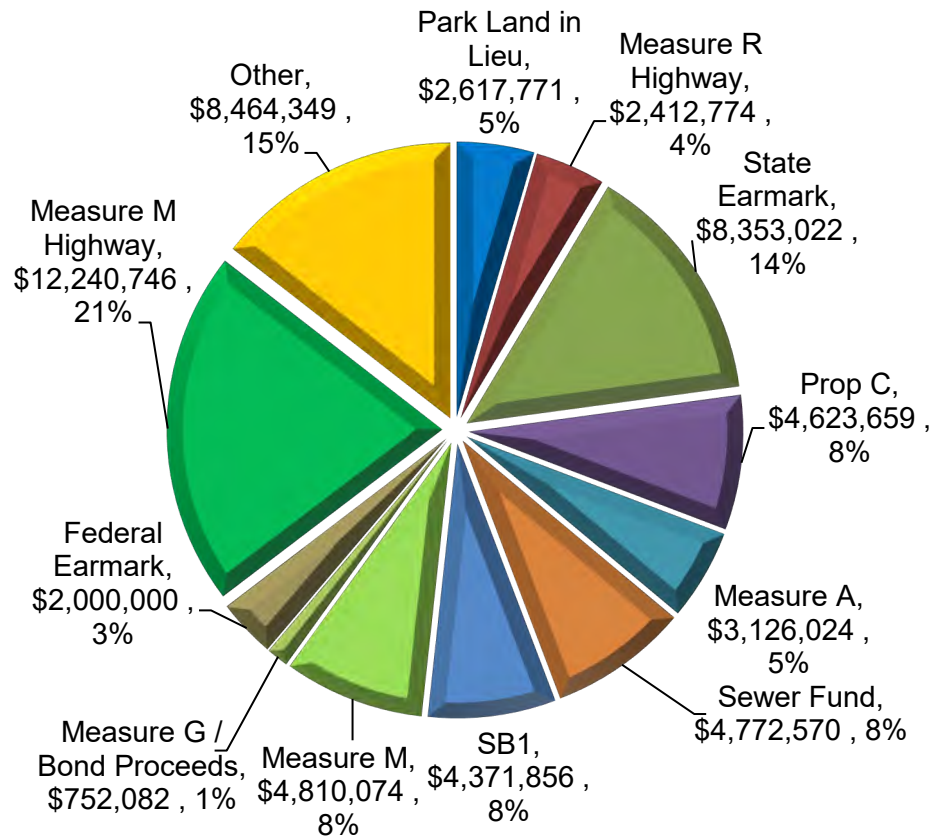
CAPITAL IMPROVEMENT PROGRAM BUDGET TOTAL

\$ 4,500,000

Capital Improvement Program Adopted Budget Fiscal Year 2026-2027

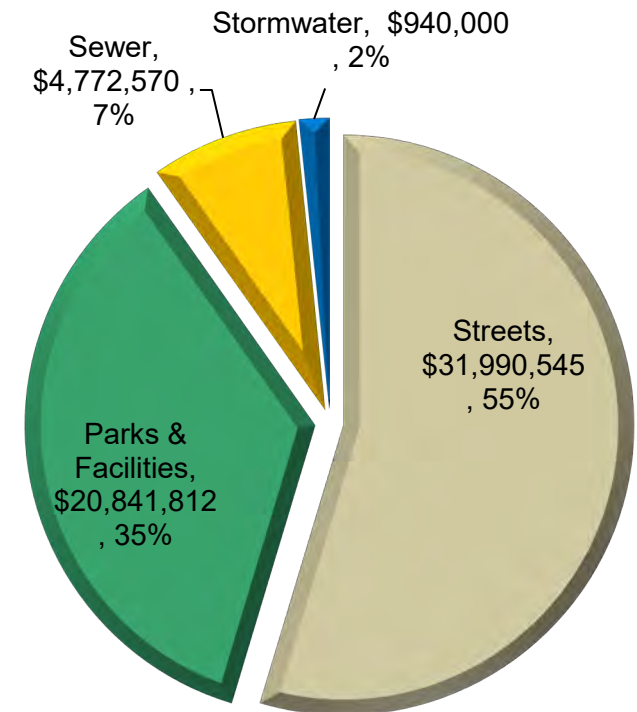
CAPITAL REVENUE

... Where the money comes from ...



CAPITAL EXPENDITURES

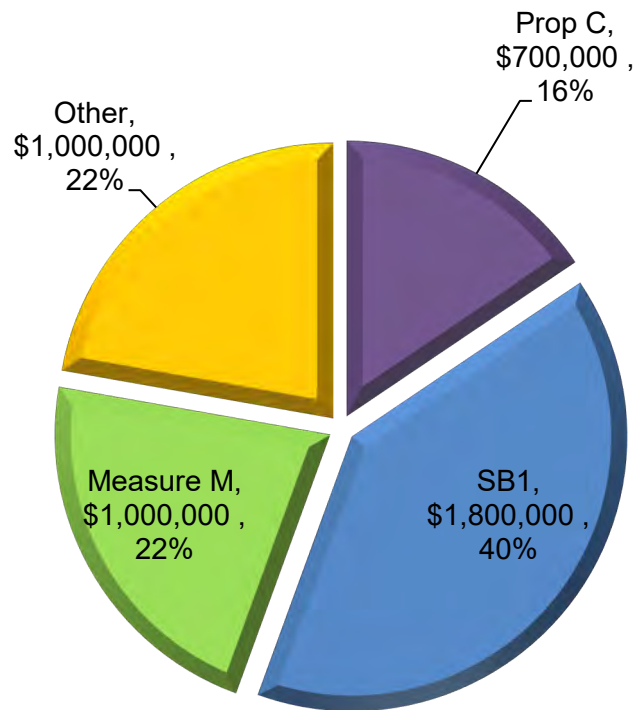
... Where the money goes...



Capital Improvement Program Adopted Budget Fiscal Year 2027-2028

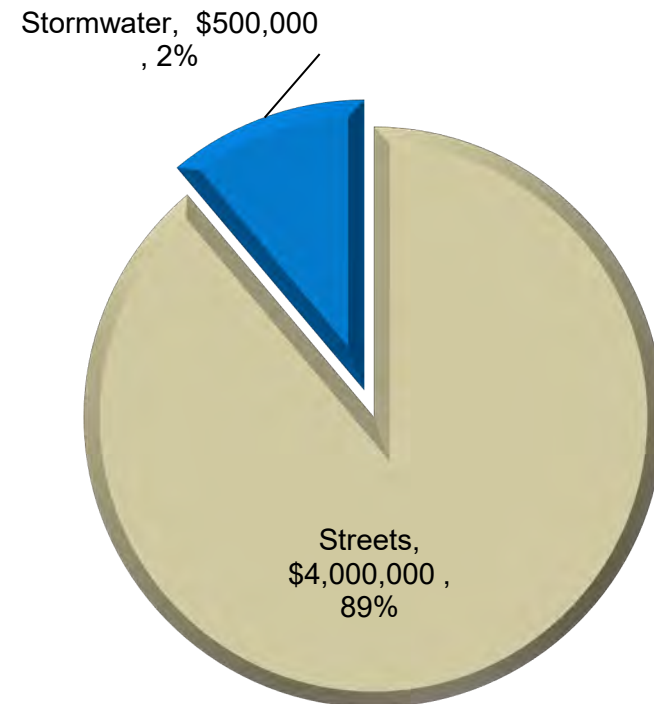
CAPITAL REVENUE

... Where the money comes from ...



CAPITAL EXPENDITURES

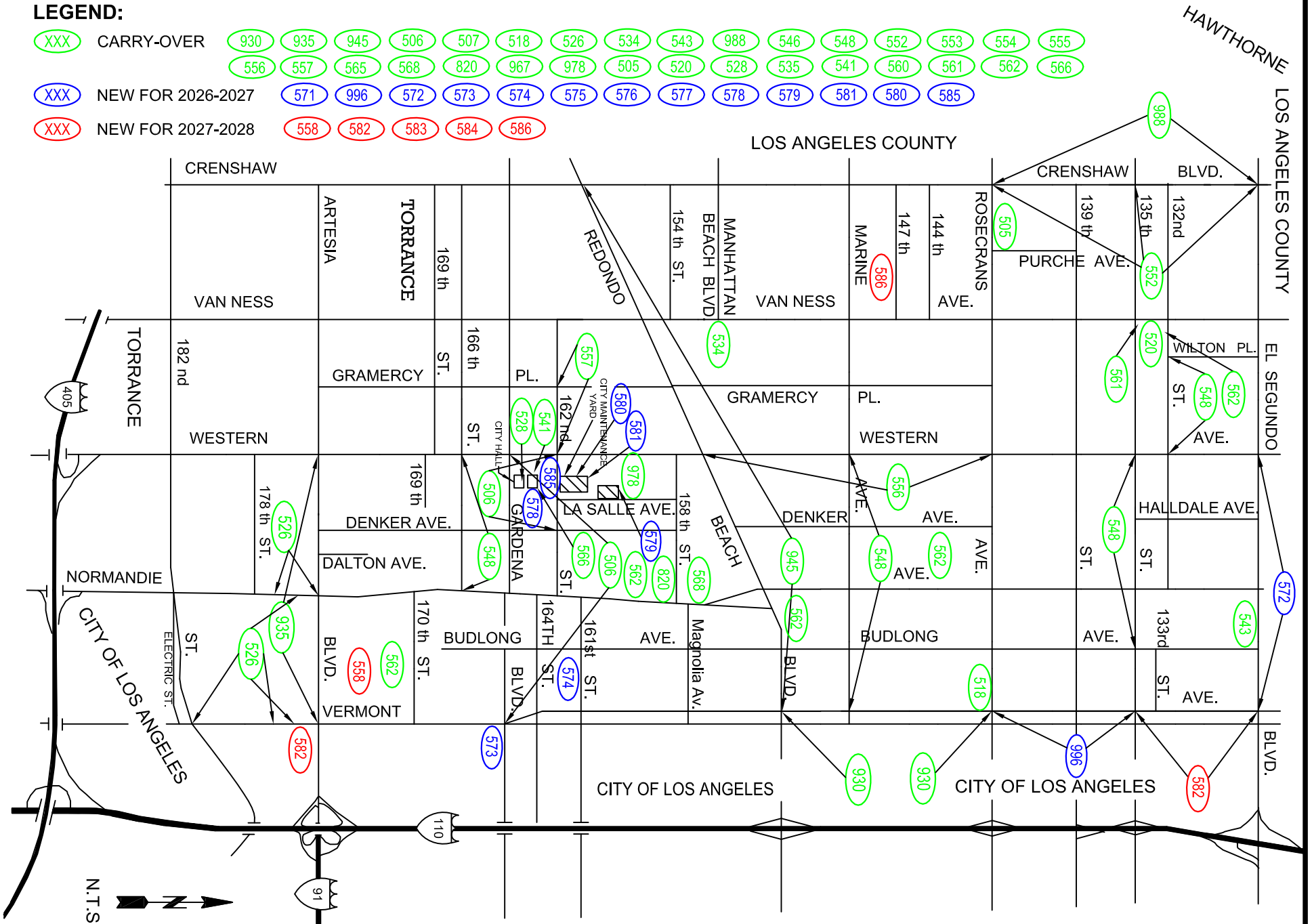
... Where the money goes...



CIP 2026 - 2028

LEGEND:

- (XXX) CARRY-OVER
 (930) (935) (945) (506) (507) (518) (526) (534) (543) (988) (546) (548) (552) (553) (554) (555)
(556) (557) (565) (568) (820) (967) (978) (505) (520) (528) (535) (541) (560) (561) (562) (566)
(XXX) NEW FOR 2026-2027
 (571) (996) (572) (573) (574) (575) (576) (577) (578) (579) (581) (580) (585)
(XXX) NEW FOR 2027-2028
 (558) (582) (583) (584) (586)



CAPITAL IMPROVEMENT PROJECTS – STREETS
FISCAL YEAR 2026-2027

<u>JOB NO.</u>	<u>PROJECT DESCRIPTION</u>		
930 (c)	Vermont Ave Traffic Signal Improvements - \$2,412,774 Improve traffic signals at Vermont Ave. and Rosecrans Ave., and Redondo Beach Blvd.	507 (c)	Citywide Wayfinding/Entry Sign Program - \$63,171 Install new and replace existing Citywide wayfinding signs to help direct drivers on city streets to city facilities such as parks, fire stations, and City Hall.
935 (c)	Artesia Blvd Singal Improvements - \$746,064 Improve traffic signals between Western Ave and Vermont Ave. to address existing and future traffic conditions. The scope and budget amended to include landscape and pavement improvements.	518 (c)	County Regional Traffic Signal Synchronization Program (TSSP) on East Rosecrans Ave - \$400,000 A multi-jurisdictional project through the County of Los Angeles, the TSSP East Rosecrans Ave corridor project spans from Ocean Gate Ave to Vermont Ave. Gardena's shared intersections includes four streets.
945 (c)	Redondo Beach Blvd Street Improvements - \$10,413,746 Improve traffic flow along Redondo Beach Blvd. from Crenshaw Blvd. to Vermont Ave; new medians, improve signal, signing & striping, rehabilitate concrete and pavements.	526 (c)	Normandie Ave (Artesia to 177th), Cassidey St (Normandie to Vermont) and Vermont Ave (177th to 182nd) Street Improvements - \$1,628,095 Rehabilitate various streets asphalt pavement, striping and pedestrian safety as needed.
988 (c)	NB Crenshaw Blvd Improvements (129th to Rosecrans) - \$705,821 Rehabilitate asphalt pavement, striping, and improve pedestrian safety as needed. The limits consist of County of Los Angeles jurisdiction between Channel Bridge and 135 th Street.		
506 (c)	Gardena Decorative Street Lighting - \$213,944 Convert existing streetlights to SCE approved decorative lights on Gardena Blvd between Vermont and Western and 162 nd Street from Denker Ave to Western Ave. Additionally, construct string lighting on Gardena Blvd between Vermont and Budlong.		

(c) – Continuing project from previous years
(n) – New project adopted for fiscal year 2026-2027

Overall Impact on Operating Budget

There is no financial impact to the General Fund for these projects. These improvements in the City will benefit both citizens and visitors in the community. This will provide a safer place, as well as make the City more inviting to people visiting or wanting to move into the community.

CAPITAL IMPROVEMENT PROJECTS – STREETS
FISCAL YEAR 2026-2027

<u>JOB NO.</u>	<u>PROJECT DESCRIPTION</u>		
534 (c)	County Regional Traffic Signal Synchronization Program (TSSP) on Manhattan Beach Blvd - \$55,000 A multi-jurisdictional project through the County of Los Angeles, the TSSP Manhattan Beach Blvd corridor project spans from Manhattan Ave to Van Ness Ave. Gardena's shared intersection includes Van Ness Ave.	552 (c)	County Regional Traffic Signal Synchronization Program (TSSP) on Crenshaw Blvd - \$250,000 A multi-jurisdictional project through the County of Los Angeles, the TSSP Crenshaw Blvd corridor project spans from 120th Street to Rosecrans Ave. Gardena's shared intersections include El Segundo Blvd, 135 th Street, and Rosecrans Ave.
543 (c)	County Regional Traffic Signal Synchronization Program (TSSP) on El Segundo Blvd - \$50,000 A multi-jurisdictional project through the County of Los Angeles Project TSSP. El Segundo Blvd corridor project from Illinois Street to Budlong Ave. The Gardena's shared cost is 50% of the Budlong Avenue intersection.	553 (c)	Annual Local Street Improvements FY 2025/2026 - \$2,662,951 Rehabilitate various local residential streets asphalt pavement, striping and pedestrian safety as needed.
546 (c)	Annual Sewer Improvements FY 2024/2025 - \$2,772,570 Replace or rehab deficient and high maintenance sewer mains that have leaks, root intrusion, and settlement problems.	554 (c)	Annual Pedestrian Safety Improvements FY 2025/2026 - \$1,343,000 Remove and replace damaged curbs, gutters, sidewalks, and access ramps at various locations in maintenance districts four, five and six.
548 (c)	132nd St (Wilton to Western), 135th St (Western to Budlong), Marine Ave (Western to Vermont), 145th St (Gramercy to Western), and 166th St (Western to Normandie) Improvements - \$1,443,701 Rehabilitate various streets asphalt pavement, striping and pedestrian safety as needed.	555 (c)	Annual Sewer Improvements FY 2025/2026 - \$2,000,000 Replace or rehab deficient and high maintenance sewer mains that have leaks, root intrusion, and settlement problems at various locations.
		556 (c)	Western Ave Street Improvements (RBB to Rosecrans) - \$1,508,500 Rehabilitate asphalt pavement, striping, and improve pedestrian safety as needed.

(c) – Continuing project from previous years
 (n) – New project adopted for fiscal year 2026-2027

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CAPITAL IMPROVEMENT PROJECTS – STREETS
FISCAL YEAR 2026-2027

<u>JOB NO.</u>	<u>PROJECT DESCRIPTION</u>		
557 (c)	157th St (Van Ness to Gramercy), 162nd St (Gramercy to Western), and 164th St (Normandie to New Hampshire) Street Improvements - \$900,000 Rehabilitate asphalt pavement, striping, and improve pedestrian safety as needed.	572 (n)	El Segundo Blvd Eastbound Street Improvements (Western to Vermont) - \$1,250,000 Rehabilitate asphalt pavement, striping, and improve pedestrian safety as needed.
565 (c)	Gardena Traffic Signal Network Upgrade - \$1,827,000 Improve the flow of traffic within the City by upgrading the existing legacy Traffic Signal System (TSS). The new Advance Traffic Controller (ATC) based TSS will be safer, smarter, more efficient, and more reliable. A key component of this upgrade involves replacing the current communication lines with a fiber optic network.	573 (n)	Vermont Ave and Gardena Blvd Signal Improvements - \$100,000 Study phase to improve the traffic signals at the intersection shared with the City of Los Angeles.
568 (c)	Mas Fukai Park & Peary Middle School Recycled Water - \$100,000 Expand the use of recycled water to irrigate green spaces through a collaborative effort led by the West Basin Municipal Water District, with the City's participation.	574 (n)	163rd Street and New Hampshire Ave Multiway Stop Control Improvements - \$100,000 Improve the 4-way intersection with 163 rd Street running in the east-west directions and New Hampshire Ave/alley running off-set in the north-south directions per the warrant analysis report.
996 (n)	Vermont Ave Street Improvements (Rosecrans to 135th) - \$800,000 Rehabilitate asphalt pavement, striping, and improve pedestrian safety as needed.	575 (n)	Citywide Pavement Management Program (PMP) Update - \$50,000 Citywide triennial pavement evaluation to support transportation asset management and develop rehabilitation strategies as required by the LA Metro enterprise/restricted funds.
571 (n)	Annual Local Street Improvements FY 2026/2027 - \$1,708,905 Rehabilitate various local residential streets asphalt pavement, striping and pedestrian safety as needed.	576 (n)	Various Collector Street Improvements FY 2026-2027 - \$1,260,000 Rehabilitate various collector streets asphalt pavement, striping and pedestrian safety as needed.

(c) – Continuing project from previous years

(n) – New project adopted for fiscal year 2026-2027

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CAPITAL IMPROVEMENT PROJECTS – PARKS / FACILITIES

FISCAL YEAR 2026-2027

JOB NO. PROJECT DESCRIPTION

820 (c)	Mas Fukai Park Rehabilitation - \$9,583,795 Reconstruction of community center, restroom facilities and enhance the overall park to maximize its use, improve energy efficiency while reducing maintenance costs, and provide a variety of additional features that can accommodate the needs of residents of all ages in an all-inclusive park.
978 (c)	Gardena Community Aquatic and Senior Center - \$552,082 Reconstruction of pool and facility building to accommodate a new 25-yard (8) lane pool, diving bay, fitness pool with ADA ramp, new bleachers & shade structures, exercise equipment and a 12,000 square foot building that will house locker rooms for the pool as well as senior activities.
505 (c)	Rosecrans Community Center - \$1,000,000 Initiate a feasibility study and stakeholder survey to guide development of the new community center.
520 (c)	Rowley Park Gymnasium HVAC Upgrade – \$466,208 Replace three (3) existing Carrier/BDP gas electric package units.

528 (c)	Nakaoka Community Center Electrical System and Civic Center Outdoor Lighting Upgrades - \$246,825 Comprehensive electrical upgrade of the building's power distribution system to accommodate increased electrical loads, future expansions, and a standby generator. Improvements will also include enhanced Civic Center lawn and parking lot lighting to improve security and support public events, along with any incidental upgrades required to comply with state building codes.
535 (c)	Multi-Park Improvements - \$200,000 Renovate/repair and upgrade the existing park facilities and amenities.
541 (c)	Gardena City Hall Electrical System Upgrade - \$998,078 Comprehensive electrical upgrade of the building's power distribution system to accommodate increased electrical loads, future expansions, the addition of electric vehicle (EV) charging stations, and a standby generator, along with any incidental upgrades required to comply with state building codes.
560 (c)	Fiber Infrastructure Upgrade - \$3,498,291 Design and deploy a fiber corridor to connect Gardena residents, small business, schools, community facilities, and other broadband capabilities at city's facilities.

(c) – Continuing project from previous years,
(n) – New project adopted for fiscal year 2026-2027

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CAPITAL IMPROVEMENT PROJECTS – PARKS / FACILITIES
FISCAL YEAR 2026-2027

<u>JOB NO.</u>	<u>PROJECT DESCRIPTION</u>		
561 (c)	Rowley Park Gymnasium Renovation - \$2,388,523 Revamp the current gymnasium facility and upgrade the overall amenities to meet current standards and needs.	580 (n)	Public Works Maintenance Office Building Rehabilitation and Remodel (Design Phase) - \$110,233 Conceptual and design phase of the aging maintenance office facility, including site evaluation, building improvements, code compliance upgrades, and preparation of preliminary cost estimates.
566 (c)	Gardena Juvenile Justice Intervention Program (GJIP) Offices - \$259,177 Remodel and conversion of an existing dental clinic building to accommodate the Police Department's Juvenile Justice and Intervention Program (GJJIP).	581 (n)	Public Works Yard Mechanic Shop Reconstruction - \$550,000 Demolition and reconstruction of the existing maintenance mechanic shop facility, including associated building, site, and utility improvements, to provide a code-compliant and functional facility.
578 (n)	City Hall Office Remodel - \$500,000 Remodel to transform the existing, outdated interior spaces into a modern, highly functional, and welcoming environment tailored for both city employees and the general public. The scope includes new flooring, facility-wide energy-efficient lighting, reconfiguration to an open-office layout, interior painting, public lobby enhancements, and facility security improvements.	585 (n)	Public Works Administration/Engineering and Police Department Facilities Roof Rehabilitation - \$462,000 Lead and asbestos abatement, repair of existing and additional drainage systems, and new curb openings; installation of all new flashings and skirts; and repair and seal of all edges, joints, transitions, etc. as necessary.
579 (n)	Rush Gym & Human Services Building Roof Rehabilitation - \$666,600 Rehabilitation of the existing roof, including lead and asbestos abatement, drainage improvements, installation of new flashings, and sealing of roof edges and transitions.	586 (n)	Dog Park - \$200,000 Expand the existing Thornburg Park site to include a dedicated dog park area and other incidental improvements.

(c) – Continuing project from previous years,
(n) – New project adopted for fiscal year 2026-2027

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CAPITAL IMPROVEMENT PROJECTS – STREETS

FISCAL YEAR 2027-2028

<u>JOB NO.</u>	<u>PROJECT DESCRIPTION</u>
582 (n)	Vermont Ave Street Improvements (El Segundo to 135th and Artesia to County Channel) - \$700,000 Rehabilitate asphalt pavement, striping, and improve pedestrian safety as needed.
583 (n)	Annual Local Street Improvements FY 2027/2028 - \$1,800,000 Rehabilitate various local residential streets asphalt pavement, striping and pedestrian safety as needed.
584 (n)	Annual Various Collector Street Improvements FY 2027/2028 - \$1,500,000 Rehabilitate various collector streets asphalt pavement, striping and pedestrian safety as needed.

(c) – Continuing project from previous years

(n) – New project adopted for fiscal year 2027-2028

Overall Impact on Operating Budget

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CAPITAL IMPROVEMENT PROJECTS – PARKS / FACILITIES
FISCAL YEAR 2027-2028

<u>JOB NO.</u>	<u>PROJECT DESCRIPTION</u>
558 (n)	Gardena Willows Wetland Stormwater Enhancement (Construction Document Phase) - \$500,000 Advance the completed feasibility study into construction-ready plans and specifications to implement nature-based stormwater improvements at Gardena Willows Wetland. The project is currently in the feasibility phase, funded and programmed by the County Safe Clean Water Program under the South Santa Monica Bay Watershed Area.

(c) – Continuing project from previous years,
(n) – New project adopted for fiscal year 2027-2028

Overall Impact on Operating Budget

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CAPITAL IMPROVEMENT PROGRAM FISCAL YEAR 2026-2027 FUNDING SUMMARY

FUNDING SOURCE		STREETS, SEWER & STORMWATER IMPROVEMENTS	PROJECT COST
Measure R Highway	#930 (c)	Vermont Ave Traffic Signal Improvement	2,412,774
			\$2,412,774
Measure M Highway	#945 (c)	RBB Street Improvements (Crenshaw to Vermont)	10,413,746
	#565 (c)	Gardena Traffic Signal Network Upgrade	1,827,000
		Measure M Highway	12,240,746
			\$12,240,746
SB 821 (TDA)	#554 (c)	Pedestrian Safety Improvements FY 2025-2026	143,000
			\$143,000
Prop C	#935 (c)	Artesia Blvd. Street Improvements (Western to Vermont)	746,064
	#996 (n)	Vermont Ave Street Improvements (Rosecrans to 135th)	800,000
	#526 (c)	Normandie (Artesia to 177th), Cassidey (Normandie to Vermont) and Vermont (177th to 182nd) Street Improvements	1,527,595
	#543 (c)	County Regional TSSP on El Segundo Blvd TSSP (At Budlong)	50,000
	#556 (c)	Western Ave Street Improvement	900,000
	#576 (n)	Various Collector Street Improvements FY 2026-2027	600,000
		Prop C - Total	4,623,659
			\$4,623,659
Gas Tax	#507 (c)	Citywide Wayfinding Program	63,171
	#534 (c)	County Regional TSSP on Manhattan Beach Blvd	55,000
		Gas Tax - Total	118,171
			\$118,171
Measure M Local	#518 (c)	County Regional TSSP on Rosecrans	400,000
	#545 (c)	Annual Pedestrian Safety Improvements FY 2024-2025	97,873
		132nd St (Wilton to Western), 135th St (Western to Budlong), Marine Ave (Western to Vermont), 145th St (Gramercy to Western), and 166th St (Western to Normandie)	
	#548 (c)	Improvements	1,443,701
	#554 (c)	Pedestrian Safety Improvements FY 2025-2026	1,200,000
	#556 (c)	Western Ave Street Improvement	608,500
	#557 (c)	157th, 162nd & 164th Street Improvements	650,000
	#574 (n)	163rd Street & New Hampshire Ave Multiway Stop Control Improvements	70,000
	#576 (n)	Various Collector Street Improvements FY 2026-2027	340,000
		Measure M Local - Total	4,810,074
			\$4,810,074
SB 1	#553 (c)	Local Street Improvements 2025-2026	2,662,951
	#571 (n)	Annual Local Street Improvements FY 2026-2027	1,708,905
		SB1 - Total	4,371,856
			\$4,371,856

CAPITAL IMPROVEMENT PROGRAM FISCAL YEAR 2026-2027 FUNDING SUMMARY

FUNDING SOURCE		STREETS, SEWER & STORMWATER IMPROVEMENTS	PROJECT COST
Measure R Local	#988 (c)	Crenshaw Blvd St. Improvements - Rosecrans to El Segundo	705,821
	#552 (c)	County Regional TSSP on Crenshaw Blvd	250,000
	#557 (c)	157th, 162nd & 164th Street Improvements	250,000
	#572 (n)	El Segundo Blvd Eastbound Street Improvements (Western to Vermont)	1,250,000
	#573 (n)	Vermont Ave & Gardena Blvd Signal Improvements	100,000
	#574 (n)	163rd Street & New Hampshire Ave Multiway Stop Control Improvements	30,000
	#575 (n)	Citywide Pavement Management Program (PMP) Update	50,000
	#576 (n)	Various Collector Street Improvements FY 2026-2027	320,000
Measure R Local - Total			2,955,821
			\$2,955,821
Sewer Fund	#546 (c)	Annual Sewer Improvements FY 2024-2025	2,772,570
	#555 (c)	Sewer Improvements FY2025-26	2,000,000
Sewer Fund - Total			4,772,570
			\$4,772,570
Measure W	#820 (c)	Mas Fukai Park Improvements	840,000
	#568 (n)	Mas Fukai Park & Peary Middle School Recycled Water Project	100,000
Measure W - Total			940,000
			\$940,000
Lighting District	#506 (c)	Gardena Decorative Street Lighting	213,944
			\$213,944
Other	#526 (c)	182nd) Street Improvements	100,500
			\$100,500
STREETS, SEWER & STORMWATER IMPROVEMENTS SUBTOTAL			\$37,703,115

CAPITAL IMPROVEMENT PROGRAM FISCAL YEAR 2026-2027 FUNDING SUMMARY

FUNDING SOURCE		PARK/FACILITY IMPROVEMENTS	PROJECT COST	
Park Land in Lieu	#820 (c)	Mas Fukai Park Improvements	2,617,771	\$2,617,771
Measure A	#820 (c)	Mas Fukai Park Improvements	3,126,024	\$3,126,024
Bond Proceeds / Measure G	#978 (c)	Gardena Community Aquatic & Senior Center	552,082	
	#586 (n)	Dog Park Project	200,000	
		Measure G - Total	752,082	\$752,082
Federal Earmarks	#820 (c)	Mas Fukai Park Improvements	1,000,000	
	#505 (c)	Rosecrans Community Center	1,000,000	
		Federal Earmarks - Total	2,000,000	\$2,000,000
State Earmarks	#820 (c)	Mas Fukai Park Improvements	2,000,000	
	#520 (c)	Rowley Park Gymnasium HVAC Upgrade	466,208	
	#560 (c)	Fiber Infrastructure Upgrade	3,498,291	
	#561 (c)	Rowley Park Gymnasium Renovation	2,388,523	
		State Earmarks - Total	8,353,022	\$8,353,022
Development Impact Fee	#528 (c)	Civic Center Lighting Improvements	246,825	\$246,825
Deferred Maintenance Fund	#535 (c)	Multi-Park Improvements	200,000	
	#541 (c)	City Hall & PD Electrical Distribution System Upgrade	998,078	
	\$566(c)	Police Department GJIP Office Remodel	259,177	
	#578 (n)	City Hall Office Remodel	500,000	
	#579 (n)	Rush Gymnasium & Human Services Building Roof Rehabilitation	666,600	
	#580 (n)	Public Works Maintenance Office Building Rehabilitation (Design Phase)	110,233	
	#581 (n)	Public Works Yard Mechanic Shop Reconstruction	550,000	
	#585 (n)	Public Works Administration/Engineering & Police Department Facilities Roof	462,000	
		Deferred Maintenance Fund - Total	3,746,088	\$3,746,088
PARK/FACILITY IMPROVEMENTS SUBTOTAL				\$20,841,812
ADOPTED FISCAL YEAR 2026-2027 CIP BUDGET TOTAL				\$58,544,927

CAPITAL IMPROVEMENT PROGRAM FISCAL YEAR 2027-2028 FUNDING SUMMARY

FUNDING SOURCE		STREETS, SEWER & STORMWATER IMPROVEMENTS	PROJECT COST	
Prop C	#582 (n)	Vermont Ave Street Improvement (El Segundo to 135th and Artesia to County Channel)	700,000	\$700,000
SB1	#583 (n)	Annual Local Street Improvements FY 2027-2028	1,800,000	\$1,800,000
Measure R Local	#584 (n)	Annual Various Collector Street Improvements FY 2027-2028	500,000	\$500,000
Measure M Local	#584 (n)	Annual Various Collector Street Improvements FY 2027-2028	1,000,000	\$1,000,000
Measure W	#558 (n)	Gardena Willows Wetland Stormwater Enhancement	500,000	\$500,000
		STREETS, SEWER & STORMWATER IMPROVEMENTS	SUBTOTAL	\$4,500,000
ADOPTED FISCAL YEAR 2027-2028 CIP BUDGET			TOTAL	\$4,500,000