



**SUMMARY OF MEETINGS AND ACTIVITIES
MONDAY, NOVEMBER 5, 2012, THROUGH FRIDAY, NOVEMBER 9, 2012**

MONDAY, NOVEMBER 5, 2012

	<u>TIME</u>	<u>LOCATION</u>
Collective Bargaining between the City and the Fort Worth Professional Fire Fighters Association	9:00 a.m.	Pre-Council Chamber

TUESDAY, NOVEMBER 6, 2012

Pre-Council Meeting	8:30 a.m.	Pre-Council Chamber
City Council Meeting	10:00 a.m.	Council Chamber
Fort Worth Local Development Corporation (LDC)	<i>Immediately following the City Council Meeting</i>	Pre-Council Chamber
Fort Worth Housing Finance Corporation	<i>Immediately following the LDC</i>	Pre-Council Chamber

WEDNESDAY, NOVEMBER 7, 2012

Passenger Rail Working Group	<i>Immediately following the Tarrant Regional Transportation Coalition beginning at 8:30 a.m.</i>	Intermodal Transportation Center 1001 Jones Street, Community Room
Board of Adjustment – Commercial Work Session	9:00 a.m.	Pre-Council Chamber
Board of Adjustment – Commercial Public Hearing	10:00 a.m.	Council Chamber

THURSDAY, NOVEMBER 8, 2012

Construction and Fire Prevention Board of Appeals	2:00 p.m.	City Hall Development Conference Room Lower Level
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FRIDAY, NOVEMBER 9, 2012

No Meetings

<p>This summary is compiled from data furnished to the Office of the City Secretary by 12:00 p.m. on November 1, 2012, and may not include all meetings to be conducted during the week of November 5, 2012 through November 9, 2012. It is a summary listing only. See individual agendas which are posted in compliance with the Texas Open Meetings Act for detailed information.</p>
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**FORT WORTH LOCAL DEVELOPMENT CORPORATION MEETING
TUESDAY, NOVEMBER 6, 2012
(IMMEDIATELY FOLLOWING THE 10:00 A.M. CITY COUNCIL MEETING)
PRE-COUNCIL CHAMBER, CITY HALL
1000 THROCKMORTON STREET, FORT WORTH, TEXAS**

**FORT WORTH HOUSING FINANCE CORPORATION MEETING
TUESDAY, NOVEMBER 6, 2012
(IMMEDIATELY FOLLOWING THE FORT WORTH LOCAL DEVELOPMENT CORPORATION
MEETING)
PRE-COUNCIL CHAMBER, CITY HALL
1000 THROCKMORTON STREET, FORT WORTH, TEXAS**

**PRE-COUNCIL MEETING
TUESDAY, NOVEMBER 6, 2012
8:30 A.M.
NOTE TIME CHANGE
PRE-COUNCIL CHAMBER, CITY HALL
1000 THROCKMORTON STREET, FORT WORTH, TEXAS**

1. Report of the City Manager - **Tom Higgins, City Manager**
 - a. Changes to the City Council Agenda
 - b. Upcoming and Recent Events
 - c. Organizational Updates and Employee Recognition(s)
 - d. Informal Reports
 - [IR 9521](#): Texas Enterprise Zone Nomination for ATC Logistics & Electronics, Inc.

 - [IR 9522](#): Amendment to Tax Increment Reinvestment Zone Number Four (Southside TIF) Project and Financing Plan

 - [IR 9523](#): Bell Helicopter Textron, Inc. Expansion, Funding Improvements to Norwood Drive
2. Current Agenda Items - **City Council Members**
3. Responses to Items Continued from a Previous Week
 - a. [M&C L-15457](#) - Conduct Public Hearing and Authorize Use of a Portion of Oakland Lake Park for the Purpose of Installing Storm Drainage Improvements (COUNCIL DISTRICT 8) **(Continued from October 23, 2012 by Council Member Allen Gray)**
 - b. [M&C C-25926](#) - Authorize Execution of a Construction Contract with 2L Construction L.L.C., in the Amount of \$267,996.83 for Trailhead and Trail Improvements at Trail Drivers Park (COUNCIL DISTRICT 2) **(Continued from October 23, 2012 by Council Member Espino)**

4. Briefing on Proposed 2013 State Legislative Program - **T. J. Patterson, Governmental Relations**
 5. Briefing on 2013 Federal Legislative Agenda - **Shirley Little and T. J. Patterson, Governmental Relations and Scott Corley and Kasey Pipes, Corley Pipes**
 6. Presentation on Feasibility of Proposed Jail Operations - **Abdul Pridgen, Police and Karl Becker and Bob Lauder, CNA Analysis & Solutions**
 7. City Council Requests for Future Agenda Items and/or Reports
 8. Executive Session (PRE-COUNCIL CHAMBER) - **SEE ATTACHMENT A Attachment(s):**
[Executive Session Agenda - Attachment A.pdf](#)
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This facility is wheelchair accessible. For accommodations or sign interpretive services, please call the City Manager's Office at 817-392-6143, 48 hours in advance.

ATTACHMENT A
EXECUTIVE SESSION
(Pre-Council Chamber)
Tuesday, November 6, 2012

The City Council will conduct a closed meeting in order to:

1. Seek the advice of its attorneys concerning the following pending or contemplated litigation or other matters that are exempt from public disclosure under Article X, Section 9 of the Texas State Bar Rules, as authorized by Section 551.071 of the Texas Government Code:
 - a. *Schorn v. City of Fort Worth*, Cause No. 48-245325-10;
 - b. Legal issues related to U.S. Economic Development Administration revolving loan program;
 - c. Legal issues related to regulation of feral cats;
 - d. Legal issues related to boundary adjustments with adjacent municipalities;
and
 - e. Legal issues concerning any item listed on today's City Council meeting agendas;
2. Deliberate the purchase, sale, lease or value of real property in accordance with Section 551.072 of the Texas Government Code. Deliberation in an open meeting would have a detrimental effect on the position of the City in negotiations with a third party;
3. Deliberate concerning economic development negotiations as authorized by Section 551.087 of the Texas Government Code; and
4. Deliberate the deployment, or specific occasions for implementation, of security personnel or devices, in accordance with Section 551.076 of the Texas Government Code.

**CITY COUNCIL AGENDA
FOR THE MEETING AT 10:00 A.M. TUESDAY, NOVEMBER 06, 2012
CITY COUNCIL CHAMBER, CITY HALL
1000 THROCKMORTON STREET, FORT WORTH, TEXAS**

- I. CALL TO ORDER**
- II. INVOCATION** - Pastor Jim Turner, Metropolitan Baptist Church
- III. PLEDGE OF ALLEGIANCE**
- IV. CONSIDERATION OF MINUTES OF REGULAR MEETING OF MEETING OF OCTOBER 23, 2012**
- V. ITEMS TO BE WITHDRAWN FROM THE CONSENT AGENDA**
- VI. ITEMS TO BE CONTINUED OR WITHDRAWN BY STAFF**
- VII. CONSENT AGENDA**

Items on the Consent Agenda require little or no deliberation by the City Council. Approval of the Consent Agenda authorizes the City Manager, or his designee, to implement each item in accordance with staff recommendations.

A. General - Consent Items

- 1. [M&C G-17714](#) - Authorize Change of Use and Expenditure of an Additional Amount of \$600,000.00 of Community Development Block Grant Funds for the Hardy Street Single Family Infill Development Located at 3601 and 3617 Hardy Street and Authorize Substantial Amendment to the City of Fort Worth's 2010-2011 Action Plan (COUNCIL DISTRICT 2)
- 2. [M&C G-17715](#) - Approve Findings of Ground Transportation Coordinator Regarding Renewal Application of RHP Property GT, LP d/b/a Gaylord Texan Resort and Convention Center, to Operate Thirteen Limousines Within the City of Fort Worth and Adopt Ordinance Granting Such Authority (ALL COUNCIL DISTRICTS)
- 3. [M&C G-17716](#) - Approve Findings of Ground Transportation Coordinator Regarding Renewal Application of Hoque & Mumith, Inc. d/b/a ALT Worldwide Chauffeured Services, to Operate Twenty Limousines Within the City of Fort Worth and Adopt Ordinance Granting Such Authority (ALL COUNCIL DISTRICTS)
- 4. [M&C G-17717](#) - Authorize Reappointment of Mark Weibel as the Primary Hearing Officer with the Authority to Administer Oaths and Issue Orders Compelling the Attendance of Witnesses and Production of Documents to Conduct Administrative Hearings Pursuant to the Automated Red Light Enforcement Ordinance No. 17677 (ALL COUNCIL DISTRICTS)
- 5. [M&C G-17718](#) - Approve Extension of Injury Leave-of-Absence Pay Benefits in the Amount of \$12,970.08 for Police Officer Phillip Laux (ALL COUNCIL DISTRICTS)
- 6. [M&C G-17719](#) - Authorize Acceptance in the Amount of \$134,994.00 from the Tarrant County 9-1-1 District for the Public Safety

Answering Points Assistance Program Reimbursement for Fiscal Year 2012 and Adopt Supplemental Appropriation Ordinance (ALL COUNCIL DISTRICTS)

7. [M&C G-17720](#) - Authorize Acceptance of a Monetary Donation from the Turning Point Metroplex Fellowship in the Amount of \$6,005.00 to Cover the Cost of Fifty Mounting Kits for Axon Flex On-Officer Camera Systems and Adopt Appropriation Ordinance (ALL COUNCIL DISTRICTS)
8. [M&C G-17721](#) - Authorize Six Month Extension of Injury Leave of Absence Pay Benefits in the Amount of \$54,827.38 for Firefighter Stacy Clark (ALL COUNCIL DISTRICTS)
9. [M&C G-17722](#) - Authorize Acceptance of an Anonymous Donation in the Amount of \$2,000.00 for the Fire Department's 2012 Banquet to Recognize Members of the Fire Department for Their Outstanding Contributions, Authorize Transfer in the Amount of \$2,000.00 from the Special Gifts Fund to the General Fund and Adopt Appropriation Ordinances (ALL COUNCIL DISTRICTS)
10. [M&C G-17723](#) - Ratify Donation of Various Fire Department Assets to the Texas Forest Service (ALL COUNCIL DISTRICTS)

B. Purchase of Equipment, Materials, and Services - Consent Items

1. [M&C P-11451](#) - Authorize Purchase Agreement with the Fort Worth Star-Telegram for the Publication of Official City Notices in the Amount of \$168,000.00 (ALL COUNCIL DISTRICTS)
2. [M&C P-11452](#) - Authorize Purchase of a Police Rapid Deployment Vehicle from The Armored Group, LLC, Using a Cooperative Contract for the Police Department in the Amount of \$61,343.00 (ALL COUNCIL DISTRICTS)

C. Land - Consent Items

1. [M&C L-15460](#) - Authorize Amendment of the Lease Agreement with Monroe Street Professional Building, Limited, for an Annual Rent Amount of \$66,845.00, Plus Operating Expenses, Increasing the Square Footage of Leased Office Space from 2,440 Square Feet to 4,610 Square Feet of Office Space at 900 Monroe Street to House Portions of the Transportation and Public Works Department (ALL COUNCIL DISTRICTS)
2. [M&C L-15461](#) - Authorize Acquisition of a Fee Simple Interest in 0.1434 Acres of Land in Vacant Lots for the East Como Channel Improvements Project Located at 5117 Farnsworth Avenue from Hugh Stafford in the Amount of \$9,375.00 and Payment of the Estimated Closing Costs in the Amount of \$2,000.00 for a Total Cost in the Amount of \$11,375.00 (COUNCIL DISTRICT 7)
3. [M&C L-15462](#) - Authorize Acquisition of a Fee Simple Interest in 1.612 Acres of Land for Right-of-Way and an Easement Interest in 0.486 Acres for a Temporary Construction Easement for the Summer Creek Drive Improvements Project Located Along Summer Creek Drive from Summer Creek Boulevard

to West Risinger Road from Lewisville 7 Partners, Ltd., Grant Transportation Impact Fee Credit to the Developer in the Amount of \$72,324.54 and Pay Estimated Closing Costs in the Amount of \$4,000.00 (COUNCIL DISTRICT 6)

4. [M&C L-15463](#) - Authorize Acquisition of a Fee Simple Interest in 1.020 Acres of Land for the Greenfield Acres Drainage Improvements Project Located at 6104 South Ridge Road from Profile Equities, LLC, in the Amount of \$30,200.00 and Payment of Estimated Closing Costs in the Amount of \$2,000.00 for a Total Cost of \$32,200.00 (COUNCIL DISTRICT 7)

D. Planning & Zoning - Consent Items

1. [M&C PZ-3000](#) - Adopt Ordinance Vacating a Portion of East Peach Street Between Harding Street and Samuels Avenue (COUNCIL DISTRICT 9)

E. Award of Contract - Consent Items

1. [M&C C-25946](#) - Authorize Execution of Amendment No. 4 to City Secretary Contract No. 37619, an Engineering Services Agreement with Dunaway Associates L.P., in the Amount of \$64,281.00 for Design Revisions to the 2007 Critical Capital Project District 2 Design Contracts; Thereby, Establishing a Revised Total Contract in the Amount of \$1,170,703.00 (COUNCIL DISTRICT 2)
2. [M&C C-25947](#) - Authorize Execution of an Agreement with the Fort Worth and Western Railroad Company for Railroad Signal Improvements at the Railroad Crossing Located at Granbury Cut-Off in the Amount of \$196,202.86 (COUNCIL DISTRICT 6)
3. [M&C C-25948](#) - Authorize Execution of Amendment No. 1 to City Secretary Contract No. 42956, for an Engineering Agreement with A.N.A. Consultants, L.L.C., in the Amount of \$61,758.00 for the Design of Parker-Henderson Road from US 287 to David Strickland Road for a Revised Total Contract in the Amount of \$530,013.00 (COUNCIL DISTRICT 5)
4. [M&C C-25949](#) - Authorize Execution of an Engineering Services Agreement with Dunaway Associates, L.P., in the Amount of \$515,633.00 for the Design of Randol Mill Road from East Loop 820 to Precinct Line Road Utilizing Funds from the 2008 Bond Program to Provide for Design Services, City Project Management and Design Review for a Project Total in the Amount of \$608,633.00 (COUNCIL DISTRICT 4)
5. [M&C C-25950](#) - Authorize Execution of a Storm Water Facility Maintenance Agreement with Hunter Crossroads, L.P., on Property Located at Avondale Haslet Road, M.E.P. & P.R.R. Company Survey, Abstract No. 1131 (COUNCIL DISTRICT 7)
6. [M&C C-25951](#) - Authorize Execution of an Agreement Between the Texas Department of Transportation and the City of Fort Worth for Installation, Operation and Maintenance of Traffic Signals Located on State Rights-of-Way Within the Fort

Worth City Limits at an Annual Cost to the State in the Amount of \$198,012.00 (ALL COUNCIL DISTRICTS)

7. [M&C C-25952](#) - Ratify Application for and Authorize Acceptance of, if Awarded, the Fiscal Year 2013 Coverdell Forensic Sciences Improvement Grant in the Amount of \$18,800.00 from the State of Texas, Office of the Governor, Criminal Justice Division, Authorize Execution of Related Agreement and Adopt Resolution and Appropriation Ordinance (ALL COUNCIL DISTRICTS)
8. [M&C C-25953](#) - Authorize Execution of Change Order No. 1 to City Secretary Contract No. 43538 with Sunoco Pipeline L.P., in the Amount of \$572,020.00 for Construction and Relocation of its Pipeline as Part of the Runway Extension Project at Fort Worth Alliance Airport for a Revised Total Cost in the Amount of \$1,073,120.00 (COUNCIL DISTRICT 2)
9. [M&C C-25954](#) - Authorize Execution of Change Order No. 1 to City Secretary Contract No. 43542 with Qwest Communications Company, LLC d/b/a CenturyLink QCC, in the Amount of \$159,069.00 for Relocation of Gas Pipelines Along John Day and Keller Haslet Roads as Part of the Runway Extension Project at Fort Worth Alliance Airport for a Revised Total Cost of \$1,433,913.51 (COUNCIL DISTRICT 2)
10. [M&C C-25955](#) - Authorize Rejection of All Bids Received for the Security Improvements Project at the Fort Worth Alliance Airport and Authorize Re-Advertisement (COUNCIL DISTRICT 2)
11. [M&C C-25956](#) - Authorize Execution of a Contract with S.J. Louis Construction of Texas, Ltd., in the Amount of \$935,039.00 for West Seventh Street Bridge Water and Sanitary Sewer Improvements on Fournier Street from West Seventh Street to West Tenth Street and at the Intersection of River Drive and West Seventh Street in Trinity Park and Adopt Appropriation Ordinances (COUNCIL DISTRICT 9)
12. [M&C C-25957](#) - Authorize Acceptance of Funds and Execution of Agreement with Tarrant County in the Amount Up to \$30,000.00 for Fiscal Year 2013 for the Operation of Two Community Action Partners Centers, Authorize Execution of Lease Agreement for One Center and Adopt Appropriation Ordinance (NO COUNCIL DISTRICT)

VIII. PRESENTATIONS BY THE CITY SECRETARY - CONSENT ITEMS

1. OCS - 1868 - Notice of Claims for Alleged Damages and/or Injuries

IX. SPECIAL PRESENTATIONS, INTRODUCTIONS, ETC.

1. Presentation of Fort Worth Fire Department Community Hero Award and MedStar LifeSaver Award
2. Presentation of the Salvation Army Red Kettle Campaign

X. ANNOUNCEMENTS BY CITY COUNCIL MEMBERS AND STAFF

1. Upcoming and Recent Events
2. Recognition of Citizens

XI. PRESENTATIONS BY THE CITY COUNCIL

1. Changes in Membership on Boards and Commissions

XII. PRESENTATIONS AND/OR COMMUNICATIONS FROM BOARDS, COMMISSIONS AND/OR CITY COUNCIL COMMITTEES

1. Report by the Community Development Council
2. Report by the Parks and Community Services Advisory Board

XIII. REPORT OF THE CITY MANAGER

A. Benefit Hearing - None

B. General

1. [M&C G-17724](#) - Adopt Resolution Ratifying the City's Lawsuit Against the Employees' Retirement Fund and the Retention of Kelly, Hart, and Hallman L.L.P., as Outside Counsel to Represent the City in the Lawsuit, and Authorizing Payment of Counsel Fees in the Amount of \$100,000.00 (ALL COUNCIL DISTRICTS)
2. [M&C G-17725](#) - Adopt Ordinance Amending Article II, Section 32 of the City Code to Change Hotel Occupancy Tax Submission from Quarterly to Monthly, Clarify the Language Concerning the Application of Penalties Due and Add Additional Penalties on Delinquencies Sent for Collection, as Authorized by State Statute (ALL COUNCIL DISTRICTS)
3. [M&C G-17726](#) - Waive City of Fort Worth's Development and Construction Fees in an Estimated Amount of \$2,500.00 for a Proposed Eye Clinic for Low-Income Citizens at First Christian Church Located at 612 Throckmorton Street (ALL COUNCIL DISTRICTS)
4. [M&C G-17727](#) - Conduct Public Hearing, Adopt Resolution Redesignating the Evans and Rosedale Area as a Neighborhood Empowerment Zone and Adopt Ordinance to Redesignate the Evans and Rosedale Area as Fort Worth Neighborhood Empowerment Reinvestment Zone No. 4 (COUNCIL DISTRICT 8) **(PUBLIC HEARING)**
 - a. Report of City Staff
 - b. Citizen Presentations
 - c. Council Action
5. [M&C G-17728](#) - Conduct Public Hearing, Adopt Resolution Redesignating the Polytechnic/Wesleyan Area as a Neighborhood Empowerment Zone and Adopt Ordinance to Redesignate the Polytechnic/Wesleyan Area as Fort Worth Neighborhood Empowerment Reinvestment Zone No. 6 (COUNCIL DISTRICTS 5 and 8) **(PUBLIC HEARING)**
 - a. Report of City Staff
 - b. Citizen Presentations
 - c. Council Action

C. Purchase of Equipment, Materials, and Services - None

D. Land

1. [M&C L-15457](#) - Conduct Public Hearing and Authorize Use of a Portion of

Oakland Lake Park for the Purpose of Installing Storm Drainage Improvements (COUNCIL DISTRICT 8) **(Continued from a Previous Meeting) (PUBLIC HEARING)**

- a. Report of City Staff
- b. Citizen Presentations
- c. Council Action

- 2. [M&C L-15464](#) - Approve Execution of a Lease Agreement with Chesapeake Exploration, L.L.C., in the Amount of \$17,014.34 for Natural Gas Drilling Under 6.805734 Mineral Acres of City-Owned Properties Known as Southside Pump Station Located at 1800 West Waggonman Street (COUNCIL DISTRICT 9)
- 3. [M&C L-15465](#) - Authorize Condemnation by Eminent Domain of a Fee Simple Interest in 0.237 Acres of Vacant Land Located at 7500 Randol Mill Road Owned by JW Palo Pinto Partners, Ltd., Trilobite Holdings, Ltd. and 7500 Randol Mill L.P., for the Randol Mill Drainage Culvert Improvement Project (COUNCIL DISTRICT 4)

E. Planning & Zoning - None

F. Award of Contract

- 1. [M&C C-25926](#) - Authorize Execution of a Construction Contract with 2L Construction L.L.C., in the Amount of \$267,996.83 for Trailhead and Trail Improvements at Trail Drivers Park (COUNCIL DISTRICT 2) **(Continued from a Previous Meeting)**
- 2. [M&C C-25958](#) - Authorize Execution of an Economic Development Program Agreement with Flexpipe Systems, Inc., for Business Expansion Project at 1101 Everman Parkway in Carter Industrial Park (COUNCIL DISTRICT 8)
- 3. [M&C C-25959](#) - Authorize Execution of an Agreement with the United Way of Tarrant County in the Amount of \$2,154,020.00 to Implement Action Items from Directions Home, the City of Fort Worth's Homelessness Plan (All COUNCIL DISTRICTS)

XIV. CITIZEN PRESENTATIONS

XV. [EXECUTIVE SESSION \(PRE-COUNCIL CHAMBER\) - SEE ATTACHMENT B](#)

XVI. ADJOURNMENT

According to the City Council Rules of Procedures, individual citizen presentations shall be limited to three minutes, and group presentations shall be limited to ten minutes. At the Mayor's discretion, time limits may be reasonably extended.

This facility is wheelchair accessible. For accommodations or sign interpretive services, please call the City Manager's Office at 817-392-6143, 48 hours in advance.

ATTACHMENT B
EXECUTIVE SESSION
(Pre-Council Chamber)
Tuesday, November 6, 2012

The City Council will conduct a closed meeting in order to:

1. Seek the advice of its attorneys concerning the following pending or contemplated litigation or other matters that are exempt from public disclosure under Article X, Section 9 of the Texas State Bar Rules, as authorized by Section 551.071 of the Texas Government Code:
 - a. *Schorn v. City of Fort Worth*, Cause No. 48-245325-10;
 - b. Legal issues related to U.S. Economic Development Administration revolving loan program;
 - c. Legal issues related to regulation of feral cats;
 - d. Legal issues related to boundary adjustments with adjacent municipalities;
and
 - e. Legal issues concerning any item listed on today's City Council meeting agendas;
2. Deliberate the purchase, sale, lease or value of real property in accordance with Section 551.072 of the Texas Government Code. Deliberation in an open meeting would have a detrimental effect on the position of the City in negotiations with a third party;
3. Deliberate concerning economic development negotiations as authorized by Section 551.087 of the Texas Government Code; and
4. Deliberate the deployment, or specific occasions for implementation, of security personnel or devices, in accordance with Section 551.076 of the Texas Government Code.

FORT WORTH LOCAL DEVELOPMENT CORPORATION

AGENDA

Tuesday, November 6, 2012

*Immediately Following the
Fort Worth Council Meeting
Scheduled to Begin at 10:00 AM*

Pre-Council Chamber, Second Floor, City Hall
1000 Throckmorton Street, Fort Worth, Texas 76102

Board of Directors

Frank Moss, President
Danny Scarth, Vice President
Dennis Shingleton, Trustee

Zim Zimmerman, Treasurer
Joel Burns, Trustee
Kelly Allen Gray, Trustee

Betsy Price, Trustee
Jungus Jordan, Trustee
Salvador Espino, Trustee

Staff Liaison: Fernando Costa, Assistant City Manager

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1. **Call to Order** – Frank Moss, President
 2. **Approval of Minutes from the Meeting Held on October 2, 2012** – Frank Moss, President
 3. **Written Reports** – Frank Moss, President
 - A. Financial Report through September 30, 2012
 4. **Executive Session:** The Fort Worth Local Development Corporation’s Board of Trustees will conduct a closed meeting to:
 - a. Seek the advice of its attorneys concerning the following items that are exempt from public disclosure under Article X, Section 9 of the Texas State Bar Rules, as authorized by Section 551.071 of the Texas Government Code: (i) legal issues concerning any current agenda item; and
 - b. Discuss the purchase, sale, lease or value of real property, as authorized by Section 551.072 of the Texas Government Code. Deliberation in an open meeting would have a detrimental effect on the position of the Corporation in negotiations with a third party; and
 - c. Discuss or deliberate negotiations relating to any economic development negotiations, as authorized by Section 551.087 of the Texas Government Code.

5. **Discussion and Consideration of Resolution to Authorize Certain Actions Pertaining to the Development of a Municipal Detention Facility at 4700 Blue Mound Road:**
 - a. **Lease of 4700 Blue Mound Road to the City of Fort Worth;**
 - b. **Loan Agreement with Chase Bank for an Amount Not to Exceed \$5,000,000.00 to Complete Tenant Improvements at 4700 Blue Mound Road**
 - c. **Design Agreement with Bennett Benner Pettit for the Design of the Tenant Improvements at 4700 Blue Mound Road for an Amount Not to Exceed \$478,000.00**
 - d. **Contract with Muckleroy and Falls for the Design and Construction of the Tenant Improvements at 4700 Blue Mound Road in an Amount Not to Exceed \$5,000,000.00 – Jay Chapa, Administrator**
6. **Requests for Future Agenda Items – Frank Moss, President**
7. **Adjourn – Frank Moss, President**

This facility is wheelchair accessible. For accommodations or sign interpretation services, please call the Housing and Economic Development Department 48 hours in advance at 817-392-7316.

**CITY OF FORT WORTH, TEXAS
FORT WORTH LOCAL DEVELOPMENT CORPORATION
CALLED – SPECIAL SESSION
TUESDAY, OCTOBER 2, 2012**

Present:

President Frank Moss
Vice President Danny Scarth
Treasurer W. B. “Zim” Zimmerman
Trustee Betsy Price
Trustee Salvador Espino
Trustee Jungus Jordan
Trustee Dennis Shingleton
Trustee Kelly Allen Gray
Trustee Joel Burns

City staff:

Fernando Costa, Assistant City Manager
Peter Vaky, Deputy City Attorney
Ron Gonzales, Assistant City Secretary
Cynthia Garcia, Administrator
Coy Gray, Senior Administrative Services Manager, Housing & Economic Development Dept.

Other staff:

Jay Chapa, Director, Housing and Economic Development Department
Robin Bentley, Community Development Manager, Housing & Economic Development Dept.
Henry Day, Senior Management Analyst, Housing & Economic Development Department
LeAnn Guzman, Senior Assistant City Attorney
Vicki Ganske, Senior Assistant City Attorney

1. Call to Order.

With a quorum present, President Moss called the meeting to order for the Board of Directors of the Fort Worth Local Development Corporation (Corporation) at 9:16 a.m. on Tuesday, October 2, 2012, in the Pre-Council Chamber of the Fort Worth Municipal Building, 1000 Throckmorton Street, Fort Worth, Texas

2. Approval of Minutes of the June 5, 2012, Meeting.

President Moss opened the floor for a motion on the approval of the minutes of the Tuesday, June 5, 2012, meeting.

MOTION: Upon a motion made by Trustee Scarth and seconded by Trustee Zimmerman, the Board of Directors voted unanimously 9 ayes and 0 nays, to approve the Tuesday, June 5, 2012, minutes of the Corporation as presented. The motion carried.

NOTE: Written Reports, draft resolutions, PowerPoint presentations and other documents prepared by staff for this meeting are not detailed in these minutes; the information is summarized. Complete documents are on file in the City Secretary's Office.

3a. Written Reports: Fort Worth Housing Finance Corporation Financial Report through August 31, 2012.

President Moss referenced the Financial Report through August 31, 2012, and opened the floor for discussion on the report. There was no discussion.

The written report was provided to the Board as a matter of information. There was no formal action taken on the report.

4. Executive Session.

President Moss stated that he has been advised that an Executive Session was not necessary to discuss the following items:

- A. Seek the advice of its attorneys concerning the following items that are exempt from public disclosure under Article X, Section 9, of the Texas State Bar Rules, as authorized by Section 551.071 of the Texas Government Code: (i) legal issues concerning any current agenda item; and
- B. Discuss the purchase, sale, lease or value of real property, as authorized by Section 551.072 of the Texas Government Code. Deliberation in an open meeting would have a detrimental effect on the position of the Corporation in negotiations with a third party; and
- C. Discuss or deliberate negotiations related to any economic development negotiations, as authorized by Section 551.087 of the Texas Government Code.

This agenda item was passed over.

5. Discussion and Consideration of Resolution to Authorize a Renewal of Lease Agreement with L&W Supply Corporation for the Property at 4600 Blue Mound Road.

Ms. Cynthia Garcia, Administrator, addressed the Corporation regarding the proposed resolution. Using a PowerPoint presentation entitled "Lease with L&W Supply Corporation", Ms. Garcia provided background information on this item. She displayed aerial slide of the

project location followed by a slide depicting the proposed lease site and then advised of the current lease terms, followed by the recommended extension terms.

President Moss opened for the floor for discussion on this issue.

Trustee Price asked for clarification regarding who paid the taxes on the property--the FWLDC or L&W Supply Corporation. Ms. Garcia advised that there was an error on one of the slides and clarified that L&W Supply Corporation paid the property taxes.

There being no further discussion, President Moss opened the floor for a motion.

MOTION: Upon a motion made by Trustee Shingleton and seconded by Trustee Price, the Board voted unanimously 9 ayes and 0 nays, to approve Resolution No. FWLDC-2012-10. The motion carried.

6. Discussion and Consideration of Resolution Approving Budget for the 2012-2013 Fiscal Year.

Mr. Coy Gray, Administrative Services Manager, Housing and Economic Development Department, addressed the Corporation regarding the proposed resolution. Using a PowerPoint presentation entitled “Fort Worth Local Development Corporation FY13 Proposed Budget”, Mr. Gray provided background on this item.

President Moss opened the floor for discussion on this issue.

President Moss asked for clarification of the “Commissions” line item in the total amount of \$18,374.00 under the Expenditures section of the budget. Mr. Gray explained that it was for the contract for realtors paid at a yearly rate.

There being no further discussion, President Moss opened the floor for a motion.

MOTION: Upon a motion made by Trustee Scarth and seconded by Trustee Shingleton, the Board voted unanimously 9 ayes and 0 nays, to approve Resolution No. FWLDC-2012-11. The motion carried.

7. Requests for Future Agenda Items.

President Moss opened the floor on requests for future agenda items. No requests were made by Board members.

8. Adjourn.

With no further discussion, President Moss adjourned the called – special session of the Fort Worth Local Development Corporation Board at 9:23 a.m. on Tuesday, October 2, 2012.

**CITY OF FORT WORTH, TEXAS
FORT WORTH LOCAL DEVELOPMENT CORPORATION
CALLED – SPECIAL SESSION
TUESDAY, OCTOBER 2, 2012
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These minutes approved by the Fort Worth Housing Finance Corporation Board of Directors on the _____ day of _____ 2012.

APPROVED:

Frank Moss
President

ATTEST:

Dennis Shingleton
Secretary

Prepared and respectfully submitted by:

Ronald P. Gonzales, TRMC/CMC
Assistant City Secretary

Fort Worth Local Development Corporation
Balance Sheet
September 30, 2012
(Unaudited)

Assets	
Cash and cash equivalents	\$1,757,522.39
Interest Receivable	1,519.30
Note Receivable - Oliver's	450,000.00
Receivables - City	<u>25,480.00</u>
Total Assets	<u><u>\$2,234,521.69</u></u>
Liabilities and Fund Balance	
Accounts and Contracts Payable	9,352.80
Prepaid Rent	<u>0.00</u>
Total Liabilities	9,352.80
Fund Balance (Deficit)	
Designated for Authorized Expenditures	\$1,899,147.98
Net Income	326,020.91
Undesignated	<u>0.00</u>
Total Fund Balance	2,225,168.89
Total Liabilities and Fund Balance	<u><u>\$2,234,521.69</u></u>

Fort Worth Local Development Corporation
Statement of Revenues and Expenditures
October 1, 2011 through September 30, 2012
(Unaudited)

Revenues

Property Tax Reimbursement	\$35,434.51	
Revenue from Rents	453,145.30	
Gas Lease Bonus	0.00	
Gas Lease Royalties	146,720.08	
Easement for Pipelines	0.00	
Interest Income	15,459.55	
Gas Well Shut In Payment	0.00	
Missouri ECFA	842,456.73	
Sale of Property	25,480.00	
Total Revenue	\$1,518,696.17	\$1,518,696.17

Expenditures

Bank Charges	\$306.18	
Commissions	\$26,539.40	
Contractual Services	435,371.09	
Insurance	67,904.08	
Operations	186.11	
Property Management	20,051.23	
Property Purchase	210,000.00	
Property Taxes	124,508.67	
Repairs	2,560.22	
Security System	5,928.99	
Storm Water Utility	34,521.00	
Transfers to City	26,000.00	
Transfer to Lancaster LLC	200,000.00	
Utilities	38,798.29	
Total Expenditures	\$1,192,675.26	\$1,192,675.26

Excess (Deficiency) of Revenues Over (Under) Expenditures \$326,020.91

Fort Worth Local Development Corporation
Schedule of Available Funds
September 30, 2012
(Unaudited)

Total Cash at September 30, 2012	\$1,757,522.39
Cash in Property Management Account	(57,757.19)
Cash available in City account	1,699,765.20
Commitments	
Survey Expenses	6,250.00
Lancaster Project - Construction	1,435.25
Lancaster Project - Attorney Fees	19,589.58
Oliver's Fine Foods - Attorney Fees	2,950.00
Reserves	
Maintenance Reserve	100,000.00
Property Tax Reserve	100,000.00
Total Commitments & Reserves	230,224.83
Unrestricted Cash Available	\$1,469,540.37

Other Information:

On August 21, 2007 \$275,000.00 was transferred to the City (M&C C-22334) with the understanding that it would be paid back when properties along Lancaster are sold. The transfer was made to fund an art sculpture on Lancaster Avenue.

On December 18, 2007 \$162,000.00 was transferred to the City (M&C C-22592) with the understanding that it would be paid back when properties along Lancaster are sold. The transfer was made to fund survey services and improvements on Lancaster Avenue.

In September of 2008 \$92,321.91 of the \$162,000.00 was returned to the LDC.

FORT WORTH LOCAL DEVELOPMENT CORPORATION

**RESOLUTION
OF THE BOARD OF TRUSTEES**

Authorizing Lease of 4700 Blue Mound Road to the City of Fort Worth; Authorizing a Loan Agreement with Chase Bank for an Amount not to Exceed \$5,000,000.00 to Complete Tenant Improvements at 4700 Blue Mound Road; Authorizing a Design Agreement with Bennett Benner Pettit for the Design of the Tenant Improvements at 4700 Blue Mound Road for an Amount Not to Exceed \$478,000.00; Authorizing a Contract with Muckleroy and Falls for the Design and Construction of the Tenant Improvements at 4700 Blue Mound Road in an Amount Not to Exceed \$5,000,000.00

WHEREAS, Fort Worth Local Development Corporation ("Corporation") is the owner of real property, which property is a portion of Lot 1, Block1, Hobbs Trailers Addition, an addition to the City of Fort Worth, Tarrant County Texas and as recorded in Volume 388-79, Page 33 Plat Records of Tarrant County, Texas, located at 4700 Blue Mound Road ("Property"), with a parking area and a ____ square foot building, among other improvements ("Premises"), which Premises was formerly leased to the Geo Group Corporation (as successor to Wackenhut Corrections Corporation) for jail facilities;

WHEREAS, the City of Fort Worth ("City") staff have evaluated the Premises and determined that it will serve City's needs for its jail facility;

WHEREAS, the City requires Tenant Improvements, as defined below, to make the Premises ready for its use and Corporation desires to enter into contracts to design and construct the Tenant Improvements; and

WHEREAS, to fund the Tenant Improvements, Corporation is seeking a loan from Chase Bank in an amount not to exceed \$5,000,000.00 for a fixed interest rate of five percent or less, for a term of seven years with a ten year amortization (the "Loan").

NOW, THEREFORE, BE IT RESOLVED that the Corporation is hereby authorized to enter into a lease with the City of Fort Worth for 4700 Blue Mound Road on the following terms:

- (1) An initial term of ten (10) years, with the commencement date beginning upon substantial completion of necessary improvements;
- (2) A right to renew by the City for two additional ten (10) year terms;
- (3) For the initial term, a rent amount equal to the Corporation's principal and interest payment on the Loan, plus \$2,000.00 per month;
- (4) For any renewal terms, a rent amount of \$2,500.00 per month;
- (5) Utilities, maintenance, and insurance shall be at the sole cost of the City;
- (6) If the City terminates the lease during the initial term, the City will pay a penalty equal to the payoff amount of the Loan; and

(7) City will review the plans for all tenant improvements;

FURTHER RESOLVED that the Corporation is hereby authorized to negotiate the terms of, and enter into a loan agreement with Chase Bank to effect the Loan, and to negotiate, execute and deliver all affidavits, documents, instruments, certifications, consents, and other writings of every nature whatsoever as the Corporation may deem advisable, necessary, desirable, or required for the Loan in each and every respect;

FURTHER RESOLVED that the Corporation is hereby authorized to execute a design agreement with Bennett Benner Pettit for the design of the Tenant Improvements on the Premises in an amount not to exceed \$478,000.00. "Tenant Improvements" shall mean the improvements to the Premises requested by the City, including but not limited to a courtroom, additional access doors, partitioned male and female cells, removal of unnecessary fixtures, energy efficiency improvements, HVAC improvements, roof repair, entry door improvements, redesigned public access areas, refurbished laundry facilities, replaced flooring, concrete pad installation at the exit, and other cosmetic repairs;

FURTHER RESOLVED that the Corporation is hereby authorized to execute a contract with Muckleroy and Falls for the design and construction of the Tenant Improvements in an amount not to exceed \$5,000,000; and

FURTHER RESOLVED, that the Secretary or any Assistant Secretary of the Corporation is hereby authorized and directed to certify the adoption of this Resolution.

Adopted this 6th day of November, 2012.

By: _____
Secretary

FORT WORTH HOUSING FINANCE CORPORATION

AGENDA

Tuesday, November 6, 2012

*Immediately Following the Fort Worth Local Development Corporation Meeting,
Scheduled to Begin Immediately Following the Fort Worth City Council Meeting,
Scheduled to Begin at 10:00 AM*

City Hall, Pre-Council Chamber, Second Floor
1000 Throckmorton Street, Fort Worth, Texas 76102

Board of Directors

Salvador Espino, President

Danny Scarth, Vice President

Frank Moss, Secretary

Dennis Shingleton, Director

Joel Burns, Director

Kelly Allen Gray, Director

Jungus Jordan, Director

Betsy Price, Director

Zim Zimmerman, Director

Staff Liaison: Fernando Costa, Assistant City Manager

1. **Call to Order** – Salvador Espino, President
2. **Approval of Minutes from the Meeting Held on October 2, 2012** – Salvador Espino, President
3. **Written Reports** – Jay Chapa, Assistant General Manager
 - a. Financial Report through September 30, 2012
4. **Consider and Adopt Resolution to Purchase an Equity Interest in the Hillside Apartments Located Between East 1st and East 4th Streets in Downtown Fort Worth** - Jay Chapa, Assistant General Manager
5. **Executive Session:** The Fort Worth Housing Finance Corporation will conduct a closed meeting to:
 - a. Seek the advice of its attorneys concerning the following items that are exempt from public disclosure under Article X, Section 9 of the Texas State Bar Rules, as authorized by Section 551.071 of the Texas Government Code: (i) legal issues concerning any current agenda item; and
 - b. Discuss the purchase, sale, lease or value of real property, as authorized by Section 551.072 of the Texas Government Code. Deliberation in an open meeting would have a detrimental effect on the position of the Corporation in negotiations with a third party; and
 - c. Discuss or deliberate negotiations relating to any economic development negotiations, as authorized by Section 551.087 of the Texas Government Code.

6. **Requests for Future Agenda Items** – Salvador Espino, President
7. **Adjourn** – Salvador Espino, President

This facility is wheelchair accessible. For accommodations or sign interpretation services, please call the Housing and Economic Development Department 48 hours in advance at 817-392-7316.

**CITY OF FORT WORTH, TEXAS
FORT WORTH HOUSING FINANCE CORPORATION
CALLED – SPECIAL SESSION
TUESDAY, OCTOBER 2, 2012**

Present:

Vice President Danny Scarth
Secretary Frank Moss
Director Betsy Price
Director Salvador Espino
Director W. B. “Zim” Zimmerman
Director Jungus Jordan
Director Dennis Shingleton
Director Kelly Allen Gray
Director Joel Burns

City staff:

Fernando Costa, Assistant City Manager
Peter Vaky, Deputy City Attorney
Ronald P. Gonzales, Assistant City Secretary
Jay Chapa, Assistant General Manager
Coy Gray, Senior Administrative Services Manager, Housing & Economic Development Dept.
Robin Bentley, Community Development Manager, Housing & Economic Development Dept.

Other staff:

Tom Higgins, City Manager
Cynthia Garcia, Administrator
LeAnn Guzman, Senior Assistant City Attorney

1. Call to Order.

With a quorum present, Vice President Scarth called the meeting to order for the Board of Directors of the Fort Worth Housing Finance Corporation (Corporation) at 9:10 a.m. on Tuesday, October 2, 2012, in the Pre-Council Chamber of the Fort Worth Municipal Building, 1000 Throckmorton Street, Fort Worth, Texas.

2. Approval of Minutes of the June 5, 2012, Meeting.

Vice President Scarth opened the floor for a motion on the approval of the minutes of the Tuesday, June 5, 2012, meeting.

MOTION: Upon a motion made by Director Price and seconded by Director Espino, the Board of Directors voted unanimously 9 “ayes” and 0 “nays”, to approve the Tuesday, June 5, 2012, minutes of the Corporation as presented. The motion carried.

NOTE: Written Reports, resolutions, PowerPoint presentations and other documents prepared by staff for this meeting are not detailed in these minutes; the information is summarized. Complete documents are on file in the City Secretary's Office.

3. Election of President.

Mr. Jay Chapa, Director, Housing and Economic Development Department, advised that since Director Kathleen Hicks was no longer a member of the Board, a new President needed to be elected and asked that the Board members elect a new President for the Fort Worth Housing Finance Corporation Board.

MOTION: Upon a motion made by Director Scarth and seconded by Director Price, the Board of Directors voted unanimously 9 “ayes” and 0 “nays”, that Director Salvador Espino be elected as President for the Fort Worth Housing Finance Corporation Board, effective October 2, 2012. The motion carried.

4a. Written Reports: Fort Worth Housing Finance Corporation Financial Report through August 31, 2012.

Vice President Scarth referenced the Financial Report through August 31, 2012, and opened the floor for discussion on the report. There was no discussion on this agenda item.

The written report was provided to the Board as a matter of information. There was no formal action taken on the report.

5. Executive Session.

Vice President Scarth stated that he had been advised that an Executive Session was not necessary to discuss the following items:

- A. Seek the advice of its attorneys concerning the following items that are exempt from public disclosure under Article X, Section 9, of the Texas State Bar Rules, as authorized by Section 551.071 of the Texas Government Code: (i) legal issues concerning any current agenda item;
- B. Discuss the purchase, sale, lease or value of real property, as authorized by Section 551.072 of the Texas Government Code. Deliberation in an open meeting would have a detrimental effect on the position of the Corporation in negotiations with a third party; and
- C. Discuss or deliberate negotiations relating to any economic development negotiations, as authorized by Section 551.087 of the Texas Government Code.

This agenda item was passed over.

President Espino presided from this point forward.

6. Consider and Adopt Resolution Approving Pre-Development Contracts for the Lee Avenue Homes Project for an Amount Up to \$91,000.00.

Ms. Robin Bentley, Community Development Manager, Housing and Economic Development Department, addressed the Corporation regarding the proposed resolution. Using a PowerPoint presentation entitled “Authorization for Predevelopment Activities Related to the Lee Avenue Homes Project” Ms. Bentley provided an overview of the project and advised the Board that Ibanez Architecture was selected by a committee as the contractor for the project for a total cost of \$61,000.00. She displayed a slide that reflected a timetable for the start of construction and added that staff recommended the Board enter into agreements for surveyors, title companies, environmental firms and other pre-development firms at an expense not to exceed \$30,000.00.

President Espino opened for the floor for discussion on this issue. There being no discussion, President Espino opened the floor for a motion.

MOTION: Upon a motion made by Director Shingleton and seconded by Director Scarth, the Board voted unanimously 9 “ayes” and 0 “nays”, to approve Resolution No. FWHFC-2012-08. The motion carried.

7. Consider and Adopt Resolution Approving the Budget for the 2012-2013 Fiscal Year.

Mr. Coy Gray, Administrative Services Manager, Housing and Economic Development Department, addressed the Corporation regarding the proposed resolution. Using a PowerPoint presentation entitled, “Fort Worth Housing Finance Corporation FY13 Proposed Budget”, Mr. Gray provided an overview of the proposed budget in the total amount of \$216,435.00.

President Espino opened for the floor for discussion on this issue. There being no further discussion, President Espino opened the floor for a motion.

MOTION: Upon a motion made by Director Shingleton and seconded by Director Jordan, the Board voted unanimously 9 “ayes” and 0 “nays”, to approve Resolution No. FWHFC-2012-09. The motion carried.

8. Requests for Future Agenda Items.

President Espino opened the floor on requests for future agenda items. No requests were made by Board members.

**CITY OF FORT WORTH, TEXAS
FORT WORTH HOUSING FINANCE CORPORATION
CALLED – SPECIAL SESSION
TUESDAY, OCTOBER 2, 2012
PAGE 4**

9. Adjourn.

With no further discussion, President Espino adjourned the called – special session of the Fort Worth Housing Finance Corporation Board at 9:16 a.m. on Tuesday, October 2, 2012.

These minutes approved by the Fort Worth Housing Finance Corporation Board of Directors on the _____ day of _____, 2012.

APPROVED:

Salvador Espino,
President

ATTEST:

Frank Moss
Secretary

Prepared and respectfully submitted by:

Ronald P. Gonzales, TRMC/CMC
Assistant City Secretary

FORT WORTH HOUSING FINANCE CORPORATION
BALANCE SHEET AS ON SEPTEMBER 30, 2012
(UNAUDITED)

ASSETS

Cash, Cash Equivalents and Investments

Cash & Investments	\$	5,022,876	
Cash and cash equivalents (HTF General Fund)		1,391,146	
Cash at Bank- JP Morgan Chase - Infill		9,877	
			6,423,899

Restricted Assets

Restricted cash, cash equivalents & investments		1,286,781	
Restricted cash HTF		4,000,000	
			5,286,781

Other Assets

Loans receivable		19,853	
Loans receivable - Wind River		314,465	
Interest Receivable		12,420	
Investments in Villas of East Wood LLC		615,000	
Advances to Villas of East Wood LLC		638,979	
Properties held for sale or construction by FWHFC (at cost or FMV)		567,930	(1)
			2,168,647

Total Assets

\$ 13,879,327

LIABILITIES & FUND BALANCE

Liabilities

Accounts payable	\$	2,860	
Escrow for loans		1,139	
Accrual - Payroll		11,167	
Deferred revenue		19,853	
Payable to CFW - Carter Metro assigned liability		2,675	(4)
Payable to CFW - Mitchell Blvd. assigned properties		21,047	(4)
Payable to CFW - Appropriation from Rental Rehab Rev.(for VOE)		615,000	
			673,741

Total Liabilities

\$ 673,741

Fund Balances

Restricted for corpus		5,286,781	
Represented by HTF General Fund		1,705,611	
Represented by advance & cost of sale - VOE		427,990	(3)
Terrell Heights - Professional Fees		96,000	
Represented by investments/loans		638,979	
Represented by land & properties		567,930	
Represented by 2012 Operating Budget		269,094	
Legal services (Terrell Homes)		52,187	
Architectural-Lee Av. Townhomes		61,000	
Restricted for land banking		328,117	
Restricted for Infill Dev.		1,334,153	
Unrestricted		2,437,745	(2)
			13,205,587

Total Fund Balance

13,205,587

Total Liabilities & Fund Balance

\$ 13,879,327

Notes:

- (1) Cost of properties includes certain properties received as gift for which fair market value as on date of gift was included as cost. It also includes properties assigned to HFC.
- (2) Grants/endowments/gifts and other appropriations received and used to acquire properties or for operating expenditure forms part of the unrestricted equity balance along with surplus / loss from operations and interest income from investments.
- (3) FWHFC Board has approved a reserve fund of \$650,000.00 to VOE. Payment of \$322,010.00 were made from R109 and the balance of the reserved fund is \$327,990.00
- (4) Properties assigned to HFC in note (1) were acquired with grant funds, and the proceeds less taxes and constr. exp. incurred by HFC to be returned to CFW as program income.

Other Notes:

- A. CFW authorized grants of \$3,372,075 from HOME funds and \$1,711,112.36 from CDBG funds for Housing Trust Fund and out of these Grant funds \$1,034,481.11 have been expended as on date and \$4,048,706.25 is allocated to new projects. (Eliminated HTF)
- B. Home warranty expenses and tax abatement refund dues are accounted on cash basis. The liability for unexpired warrantees and tax abatement refunds have not been quantified and not provided for.
- C. HFC is the parent organization and sole member of the The Villas of East Wood Terrace, LLC.
Accounts of this subsidiaries are not included or consolidated for this statements . Also no provision has been made for liabilities.

FORT WORTH HOUSING FINANCE CORPORATION
REVENUES AND EXPENDITURES FOR PERIOD (12 MONTHS) ENDING SEPTEMBER 30, 2012
(UNAUDITED)

Revenues

Interest earned on investments	\$ 131,718
Interest on loans	1,926
Revenue Land/Home sales	150
Program Income Prin. Loan	2,285
Contribution from HUD - HTF	-
Gas lease bonus	3,372
Gas lease royalties	3,212
Gas Well Shut In Payments	5,000
Holdings - SF Bond	80,107
Grant Revenue	4,563
Repayment of Loan - Windriver	400,535
Misc. revenue	343,701

Total Revenues \$ 976,568

Expenditures

Salary expenses	\$ 260,792
Postage	505
Misc. & other operations	-
Appraisal fees	-
Conference and seminars	772
Travel Expenses	837
Inside printing	-
Graphics	-
Liability insurance	2,590
Electricity	610
Water & waste disposal	32
Dues and membership	3,948
Contractual services	68,385
Other Professional Services	4,000
Contractual services - HAP Match	-
Loss on asset	357,825
Bank Charges	429
Land purchase	-
Other expenses to be paid	-

Total Expenditures \$ 700,726

Excess of Revenues over (under) Expenditures 275,842

Other Financing Sources (Uses)

Transfers in HFC	-
Transfers in infill	-
Total Other Financing Sources (Uses)	-

Excess of Revenues over (under) Expenditures and Other Financing sources 275,842

Fund Balances (Deficit), beginning of the period 12,000,023
Fund Balances (Deficit), at the end of the period 12,275,865

Reconciliation of fund balance to Balance sheet

ADD: Loans receivable from Villas Of Eastwood	638,979
Wind River loan	314,465
Less: Liability to CFW - Assigned properties	(23,722)
	-
Fund balance per balance sheet	\$ 929,721
	\$ 13,205,587

FORT WORTH HOUSING FINANCE CORPORATION

Details of Loan Receivables & Escrow Accounts for period ending September 30, 2012

Loan Receivables

<u>Name</u>	<u>Date of Note</u>	<u>Amount</u>	<u>Status</u>
Willie Roberson	08/21/98	19,853	Active
Eastland		-	
Wind River		314,465	
Total		\$ 334,318	

Deferred revenue

Willie Roberson	19,853
	19,853

Escrows

Willie Roberson	08/21/98	1,139	Active
Total		\$ 1,139	

Details of Classification of Fund Balance

Represented by Investments & Loans

Loans receivable from Villas of East Wood LLC	638,979
	-
Total	\$ 638,979

Details of Payable to CFW (Assigned properties liability from Carter Metro)
(Properties were acquired with grant funds)

Assigned from Cartermetro	
1118 E. Tucker	1,500.00
1139 Cannon St	1,500.00
2912 Walker St	-
4521 Trueland - sold	-
4525 Trueland	-
802 E. Magnolia	1,500.00
Cash assigned to HFC	-
Total	4,500.00
Less Taxes paid when assigned	1,824.82
Total liability	2,675.18
Assigned from TCDC (Formerly Mitchell Blvd. Dev. Corp.)	
2511 Mitchell Blvd	39,220.00
3220 Thrall St	0.00
Total	39,220.00
Less Taxes paid when assigned	18,172.76
Total liability	21,047.24
G. Total Liability	23,722.42

RESOLUTION NO. FWHFC-2012-

FORT WORTH HOUSING FINANCE CORPORATION

**A RESOLUTION
TO PURCHASE AN EQUITY INTEREST IN THE HILLSIDE APARTMENTS
LOCATED BETWEEN EAST 1ST STREET AND EAST 4TH STREETS IN
DOWNTOWN FORT WORTH**

WHEREAS, the City Council of the City of Fort Worth (“City”) has adopted the development and revitalization of the City’s affordable housing stock as a strategic goal, and the City Council has determined that quality, accessible, affordable housing is needed for moderate, low, and very low income City citizens;

WHEREAS, the City Council created the Fort Worth Housing Finance Corporation (the “Corporation”) in 1979 pursuant to the Texas Housing Finance Corporation Act to increase home ownership and to facilitate the development of quality, accessible, affordable housing for low and moderate income City residents through lending and construction activities;

WHEREAS, in 1995, the City Council entered into a contract with Downtown Fort Worth Initiatives, Inc. (DFWII”) for \$640,000.00 to provide a portion of a 25 year subordinate loan totaling \$1,850,000.000 (the “Community Loan”) for the development of the Rock Island Rental Community Project located between East 1st Street and East 4th Street in downtown Fort Worth;

WHEREAS, the project, now known as the Hillside Apartments, is a 172-unit, mixed income residential apartment community, which was developed through a community partnership comprised of the City, local investors and DFWII, who participated in the Community Loan. The project was also financed by a first lien mortgage and tax credits. In addition to its portion of the Community Loan, the City also provided \$2.4 million of the City’s Community Development Block Grant (“CDBG”) funds for land acquisition and infrastructure. ;

WHEREAS, the participants in the Community Loan, other than DFWII and the City, received a proportionate interest in Rock Island Hillside Associations, L.P. (the “Partnership”), a sole purpose Texas limited partnership that owns the improvements. DFWII owns the land and leases it to the partnership under the terms of a long term ground lease;

WHEREAS, DFWII, a non-profit affiliate of Downtown Fort Worth, Inc., wishes to refinance the first lien loan to take advantage of record low interest rates, and would like to eventually purchase the project. Radioshack Corporation (“Radioshack”) is interested in selling its interest in the project;

WHEREAS, DFWII has proposed that the Corporation provide temporary financing by purchasing Radioshack's portion of the Community Loan and receiving its 37.125% interest in the Partnership. The Corporation would give DFWII an option to buy this interest from the Corporation when it has obtained the capital to purchase the project. The Corporation will receive partnership distributions while it is a limited partner but will forgo loan payments on the Community Loan;

WHEREAS, the Board finds that it is in the Corporation's best interest to purchase Radioshack's interest in the Community Loan, acquire a 37.125% interest in the Partnership, and enter into an agreement with DFWII to sell DFWII the Corporation's interest in the Partnership and the Community Loan.

NOW THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE FORT WORTH HOUSING FINANCE CORPORATION (THE "BOARD"):

1. THAT the Board approves the purchase of Radioshack Corporation's ("Radioshack") interest in the Community Loan for \$307,747.60 plus accrued interest.
2. THAT the Board authorizes the Corporation to become a limited partner of the Rock Island Hillside Associates, L.P. (the "Partnership") and to take all necessary and appropriate actions to participate in the Partnership as a limited partner.
3. THAT the Board authorizes the Corporation to enter into an agreement with Downtown Fort Worth Initiatives, Inc. ("DFWII") to sell DFWII the Corporation's interest in the Partnership and the Community Loan.
4. THAT Tom Higgins, General Manager of the Corporation, or Jesus J. Chapa, Assistant General Manager of the Corporation, are authorized to execute and deliver all documents necessary to purchase Radioshack's interest in the Community Loan, to enter the Partnership as a limited partner, to enter an agreement with DFWII to sell DFWII the Corporation's interest in the Partnership and the Community Loan, and to otherwise take all actions necessary to implement this Resolution.
5. THAT this Resolution takes effect on the date of its adoption.

AND IT IS SO RESOLVED.

Adopted November 6, 2012.

FORT WORTH HOUSING FINANCE CORPORATION

By: _____

Salvador Espino, President



Updated November 1, 2012

City of Fort Worth
City Council Pre-Council Agenda Calendar

November 6, 2012

8:30 a.m. Pre-Council Meeting
(Meeting moved to morning for National Election Day)
Fort Worth Local Development Corporation
(Immediately following the 10:00 a.m. City Council Meeting)
Fort Worth Housing Finance Corporation
(Immediately following the LDC)

Continued Items:

- **M&C L-15457** - Conduct Public Hearing and Authorize Use of a Portion of Oakland Lake Park for the Purpose of Installing Storm Drainage Improvements (COUNCIL DISTRICT 8) (**PUBLIC HEARING**) (**Continued from October 23, 2012 by Council Member Allen Gray**)
- **M&C C-25926** - Authorize Execution of a Construction Contract with 2L Construction L.L.C., in the Amount of \$267,996.83 for Trailhead and Trail Improvements at Trail Drivers Park (COUNCIL DISTRICT 2) (**Continued from October 23, 2012 by Council Member Espino**)
- o Briefing on Proposed 2013 State Legislative Program [*T.J. Patterson, Governmental Relations*]
- o Briefing on 2013 Federal Legislative Agenda [*Shirley Little and T.J. Patterson, Governmental Relations and Scott Corley and Kasey Pipes, Corley Pipes*]
- o Presentation on Feasibility of Proposed Jail Operations [*Abdul Pridgen, Police and Karl Becker and Bob Lauder, CNA Analysis & Solutions*]



Updated November 1, 2012

City of Fort Worth
City Council Pre-Council Agenda Calendar

November 12, 2012 Monthly Zoning Meeting

(Note: Meetings Changed to Monday)

11:00 a.m. Legislative and Intergovernmental Affairs Committee

1:00 p.m. Infrastructure & Transportation Committee

3:00 p.m. Pre-Council Meeting

Continued Items:

- **M&C G-17645** - Adopt Ordinance Amending Chapter 6 of the City Code to Enact a Program for the Management of Feral Cats to Allow for the Implementation of a Trap-Neuter-Return Program in Fort Worth (ALL COUNCIL DISTRICTS) (**Continued from September 11, 2012 by Staff**)
- **ZC-12-097** - Elton M. Hyder, Jr. Charitable & Education Fund, 501 Old Highway 1187; from: "CR" Low Density Multifamily to: "CF" Community Facilities (Recommended for Approval by the Zoning Commission) (**Continued from October 9, 2012 by Council Member Allen Gray**)
- Overview of Significant Zoning Cases [*Dana Burghdoff, Planning and Development*]
- Review of City Council Calendar for January – December 2013 [*Mary Kayser, City Secretary*]
- Briefing on the Proposed Changes to the Code of Ethics [*Sarah Fullenwider and Peter Vaky, Law Department*]
- Briefing on Stormwater Utility [*Greg Simmons, Transportation and Public Works*]

November 15, 2012 ***(Thursday)***

7:00 p.m. Fort Worth Crime Control and Prevention District Board of Directors Meeting (cancelled)

November 20, 2012

8:30 a.m. Pre-Council Meeting (cancelled)



Updated November 1, 2012

City of Fort Worth
City Council Pre-Council Agenda Calendar

November 22, 2012 ***(Thursday)***

City Hall Closed – Thanksgiving Holiday

November 23, 2012 ***(Friday)***

City Hall Closed – Thanksgiving Holiday

November 27, 2012

8:30 a.m. Pre-Council Meeting (cancelled)

December 4, 2012 ***Monthly Zoning Meeting***

11:00 a.m. Legislative and Intergovernmental Affairs Committee

1:00 p.m. Housing and Economic Development Committee

3:00 p.m. Pre-Council Meeting

- o Overview of Significant Zoning Cases [*Dana Burghdoff, Planning and Development*]
- o Briefing on Dallas/Fort Worth Airport Commercial Development Land Use Plan [*John Terrell, D/FW Airport*]
- o AllianceTexas Update [*Mike Berry, Hillwood Development Corporation*]
- o Update on Fiscal Year 2012 4th Quarter Finance [*Horatio Porter, Budget Officer*]

December 5, 2012 ***(Wednesday)***

3:00 p.m. Audit and Finance Advisory Committee



Updated November 1, 2012

City of Fort Worth
City Council Pre-Council Agenda Calendar

December 11, 2012

1:00 p.m. Infrastructure & Transportation Committee
3:00 p.m. Pre-Council Meeting

Continued Items:

- **M&C L-15459** - Conduct Public Hearing and Authorize Use of a Portion of West Park for Construction of Equestrian Facilities for the Fort Worth Police Department Mounted Patrol Unit (COUNCIL DISTRICT 7) (**PUBLIC HEARING**) (Continued from October 23, 2012 by Council Member Shingleton)
- o Presentation on MedStar Update [*Chief Rudy Jackson, Fire Department, Doug Hooten and Matt Zavadsky, MedStar*]
- o Briefing on the Fort Worth Police Awards Foundation Promotional Video Series [*Linda Pavlik, Pavik and Associates and Fort Worth Police Awards Foundation Member*]

December 18, 2012

1:00 p.m. – 2:00 p.m. Joint City Council/Employees' Retirement Fund Board Meeting (Ella Mae Shamblee Library, 1062 Evans Avenue)
8:30 a.m. Pre-Council Meeting

December 25, 2012

City Hall Closed – Christmas Holiday
8:30 a.m. Pre-Council Meeting (cancelled)

January 1, 2013

City Hall Closed – New Year's Day
3:00 p.m. Pre-Council Meeting (cancelled)

**CITY OF FORT WORTH, TEXAS
REGULAR CITY COUNCIL MEETING
OCTOBER 23, 2012**

Present:

Mayor Betsy Price
Mayor Pro tem W.B. "Zim" Zimmerman, District 3
Council Member Salvador Espino, District 2
Council Member Daniel Scarth, District 4
Council Member Frank Moss, District 5
Council Member Jungus Jordan, District 6
Council Member Dennis Shingleton, District 7
Council Member Kelly Allen Gray, District 8
Council Member Joel Burns, District 9

Staff Present:

Tom Higgins, City Manager
Sarah Fullenwider, City Attorney
Mary J. Kayser, City Secretary

I. CALL TO ORDER

With a quorum of the City Council Members present, Mayor Price called the regular session of the Fort Worth City Council to order at 10:04 a.m., on Tuesday, October 23, 2012, in the City Council Chamber of the Fort Worth City Hall, 1000 Throckmorton Street, Fort Worth, Texas 76102.

II. [INVOCATION - Pastor Darius Johnson - Christ Church](#)

In the absence of Pastor Johnson, the invocation was provided by Executive Pastor Steve Bryant - Christ Church.

III. [PLEDGE OF ALLEGIANCE](#)

The Pledge of Allegiance was recited.

IV. [CONSIDERATION OF MINUTES OF REGULAR MEETING OF OCTOBER 16, 2012](#)

Motion: Mayor Pro tem Zimmerman made a motion, seconded by Council Member Shingleton, that the Minutes of the Regular Meeting of October 16, 2012 be approved. The motion carried unanimously 9 ayes to 0 nays.

V. [ITEMS TO BE WITHDRAWN FROM THE CONSENT AGENDA](#)

Council Member Moss requested that Mayor and Council Communication No. G-17711 be withdrawn from the Consent Agenda for individual consideration.

VI. ITEMS TO BE CONTINUED OR WITHDRAWN BY STAFF

There were no items to be continued or withdrawn by staff.

VII. CONSENT AGENDA

Motion: Council Member Shingleton made a motion, seconded by Council Member Burns, that the Consent Agenda be approved as amended. The motion carried unanimously 9 ayes to 0 nays.

A. General - Consent Items

- 1. M&C G-17708 - Authorize Temporary Closure of a Portion of Main Street Between Third Street and Fourth Street from November 12, 2012, Until January 4, 2013, to Accommodate the Downtown Fort Worth Inc., Annual Christmas Tree Display. (COUNCIL DISTRICT 9)**

The City Council approved the following recommendation: Authorize the temporary closure of a portion of Main Street between Third Street and Fourth Street from November 12, 2012, until January 4, 2013, for the Downtown Fort Worth Inc., annual Christmas tree display.

- 2. M&C G-17709 - Authorize Acceptance of a Grant from PetSmart Charities in the Amount of \$26,630.00 to Support the Mega Pet Adoption Event on September 15, 2012 and September 16, 2012, Waive Indirect Costs, Authorize Use of Anticipated Interest in the Amount of \$500.00 and Adopt Appropriation Ordinance. (ALL COUNCIL DISTRICTS)**

The City Council approved the following recommendation: Authorize the acceptance of a PetSmart Charities grant totaling \$26,630.00 to reimburse the expenses generated for the Mega Pet Adoption Event on September 15, 2012, and September 16, 2012; waive indirect costs; authorize the use of anticipated interest in the amount of \$500.00; and adopt Appropriation Ordinance No. 20466-10-2012 increasing the estimated receipts and appropriations in the Grants Fund in the amount of \$27,130.00, subject to receipt of the grant from PetSmart Charities.

- 3. M&C G-17710 - Authorize Acceptance of an Additional Amount of \$38,272.89 for the Fiscal Year 2012 Emergency Management Preparedness Grant Award from the Texas Division of Emergency Management and Execution of the Grant Contract for the Total Amount of the Award and Adopt Appropriation Ordinance. (ALL COUNCIL DISTRICTS)**

The City Council approved the following recommendation: Authorize the acceptance of an additional amount of \$38,272.89 for the Fiscal Year 2012 Emergency Management Preparedness Grant award from the Texas Division of Emergency Management for a total grant award in the amount of \$182,698.89 to fund the City's Emergency Management Office; authorize the acceptance and execution of a grant contract with the Texas Division of Emergency Management for the total amount of the award; and adopt Appropriation Ordinance No. 20467-10-2012 increasing the estimated receipts and appropriations in the Grants Fund, subject to receipt of the additional funds.

B. Purchase of Equipment, Materials, and Services - Consent Items

1. **M&C P-11448 - Authorize Purchase Agreement with Cellco Partnership d/b/a Verizon Wireless and its Related Entities for Broadband Access Services and Hardware, Using a Cooperative Contract in the Amount of \$420,000.00. (ALL COUNCIL DISTRICTS)**

The City Council approved the following recommendation: Authorize a purchase agreement with Cellco Partnership d/b/a Verizon Wireless and its related entities for broadband access services and hardware, using State of Texas Department of Information Resources Cooperative Contract Number DIR-SDD-1779, in the amount of \$420,000.00.

2. **M&C P-11449 - Authorize Purchase Agreement with AT&T Mobility National Accounts LLC, for Voice and Data Wireless Services, Using a Cooperative Contract, for the Information Technology Solutions Department in the Amount of \$500,000.00. (ALL COUNCIL DISTRICTS)**

The City Council approved the following recommendation: Authorize a purchase agreement with AT&T Mobility National Accounts, LLC, for voice and data wireless services, using the State of Texas Department of Information Resources Cooperative Contract number DIR-SDD-1777, for the Information Technology Solutions Department in the amount of \$500,000.00.

C. Land - Consent Items

1. **M&C L-15448 - Authorize Execution of a Three-Month Temporary Access Permit Agreement with Texas Midstream Gas Services, L.L.C., in the Amount of \$3,000.00 for the City Owned Property Described as Block 14, Lot 4A of the Sycamore Heights Addition, Located Near 1750 Beach Street, West of Gateway Park. (COUNCIL DISTRICT 8)**

The City Council approved the following recommendation: Authorize execution of a three (3) month temporary access permit agreement with Texas Midstream Gas Services, L.L.C., in the amount of \$3,000.00 for access across City owned property located near 1750 Beach Street, west of Gateway Park with a legal description of Block 14, Lot 4A of the Sycamore Heights Addition.

2. **M&C L-15449 - Authorize Partial Conditional Assignment of Option Contract from Centreport Venture, L.P., to CRP Oakmont Grand Prairie, LLC, Authorize Conveyance of 28.55 Acres of Land Located in the CentrePort Area to CRP Oakmont Grand Prairie, LLC, and Accept and Record Avigation Easement and Release from CRP Oakmont Grand Prairie, LLC. (COUNCIL DISTRICT 5)**

The City Council approved the following recommendation: Authorize the partial conditional assignment of option contract from Centreport Venture, L.P., to CRP Oakmont Grand Prairie, LLC, for the 28.55 acre parcel of land in the Lorenzo D. Burnett Survey, A-1697, and the Payton R. Splane Survey, A-1731, Dallas County, Texas; authorize the conveyance of 28.55 acres of land to CRP Oakmont Grand Prairie, LLC, and the execution and recording of a deed conveying such property; and authorize the acceptance and recording by the City of Fort Worth of an Avigation Easement and Release from CRP Oakmont Grand Prairie, LLC, covering the property conveyed in favor of the cities of Dallas and Fort Worth and the Dallas/Fort Worth Regional Airport Board.

3. **M&C L-15450 - Authorize Sale of Surplus Right-of-Way in the 1900 Block of West Rosedale Between Rosedale and Cooper and the Surplus Right-of-Way in the 1900 Block of Cooper Between Cooper and the Railway Running Parallel to Interstate Highway 30 to Columbia Plaza Medical Center of Fort Worth Subsidiary, L.P., and Authorize Purchase from Columbia Plaza Medical Center of Fort Worth Subsidiary, L.P., by the City of Fort Worth of 1.97 Acres Between Pennsylvania Avenue and Thirteenth Avenue. (COUNCIL DISTRICT 9)**

The City Council approved the following recommendation: Authorize the sale of 2.35 acres of surplus right-of-way (abandoned rail line) in the 1900 Block of West Rosedale between Rosedale and Cooper and the 1900 Block of Cooper between Cooper and the railway running parallel to Interstate Highway 30 to Columbia Plaza Medical Center of Fort Worth Subsidiary, L.P., in consideration of the receipt of the 1.927 acres between Pennsylvania Avenue and Thirteenth Avenue from Columbia Plaza Medical Center of Fort Worth Subsidiary, L.P.; authorize the purchase of 1.927 acres between Pennsylvania Avenue and Thirteenth Avenue from Columbia Plaza Medical Center of Fort Worth Subsidiary, L.P., the payment for which is the conveyance of the surplus right-of-way (abandoned rail line) from the City of Fort Worth; find that the compensation, which is the conveyance of the surplus right-of-way (abandoned rail line) is just compensation; and authorize the execution and recording of the appropriate instruments conveying the properties to complete the sale and purchase.

4. **M&C L-15451 - Authorize Sale of Thirty-Seven Tax-Foreclosed Properties, in Accordance with Section 272.001 of the Texas Local Government Code and Section 34.05 of the Texas Property Tax Code in the Amount of \$194,389.00. (COUNCIL DISTRICTS 2, 3, 4, 5, 6, 7, 8 and 9)**

The City Council approved the following recommendation: Authorize the sale of 37 tax-foreclosed properties described in Exhibit A attached to Mayor and Council Communication No.

L-15451, in accordance with Section 272.001 of the Texas Local Government Code and Section 34.05 of the Texas Tax Property Code in the amount of \$194,389.00; and authorize the execution and recording of the appropriate instruments conveying the properties to complete the sale.

5. **M&C L-15452 - Authorize Acquisition from Billy Joe Ferrell of a Fee Simple Interest in 0.055 Acres of Land Located at 8659 Old Decatur Road for Right-of-Way on the Old Decatur Road Widening Project from Bailey-Boswell Road to W J Boaz Road, Authorize Payment in the Amount of \$26,894.00 and Payment of the Estimated Closing Costs of \$2,500.00. (COUNCIL DISTRICT 7)**

The City Council approved the following recommendation: Authorize the acquisition of a fee simple interest in 0.055 acre of land for right-of-way, located at 8659 Old Decatur Road in Fort Worth, Texas, described as Abstract No. 834, Tract 1K, I and G N RR Co. Survey, from Billy Joe Ferrell; find that the total price of \$26,894.00 is just compensation for the acquisition; and authorize the acceptance of the conveyance, the recording of the appropriate instrument and payment of the estimated closing costs in the amount of \$2,500.00.

6. **M&C L-15453 - Authorize Acquisition from Seventeen Lakes Homeowners Association, Inc., of a Fee Simple Interest in 0.031 Acres of Land with Improvements for Right-of-Way and an Easement Interest in 0.065 Acres of Land for Drainage and an Easement Interest in 0.089 Acres of Land for Temporary Construction, All Located on the Southwest and Southeast Corners of the Litsey Road and Seventeen Lakes Boulevard Intersection, for the Widening of Litsey Road, Authorize Payment in the Amount of \$2,221.00 and Payment of Estimated Closing Costs in the Amount of \$1,500.00. (ETJ NEAR COUNCIL DISTRICT 2)**

The City Council approved the following recommendation: Authorize the acquisition of a fee simple interest in 0.031 acre of land with improvements for right-of-way and an easement interest in 0.065 acre of land for drainage and an easement interest in 0.089 acre of land for temporary construction located on the southwest and southeast corners of the Litsey Road and Seventeen Lakes Boulevard intersection for the widening of Litsey Road from Seventeen Lakes Homeowners Association, Inc., for the widening of Litsey Road from Cleveland Gibbs Road to Independence Parkway; and find that the total purchase price in the amount of \$2,221.00 is just compensation; and authorize the City Manager or his designee to accept the conveyances, record the appropriate instruments, pay the purchase price in the amount of \$2,221.00 and the estimated closing costs in the amount up to \$1,500.00.

7. **M&C L-15454 - Authorize Acquisition from Chadwick Holdings, Ltd., of a Fee Simple Interest in 2.597 Acres of Land for Right-of-Way and an Easement Interest in 0.1180 Acres of Land for Drainage and an Easement Interest in 4.129 Acres of Land for Temporary Construction, All Located Northeast of the Litsey Road and Cleveland-Gibbs Intersection for the Widening of Litsey Road, Authorize Payment in the Amount of \$55,817.00 and Payment of Estimated Closing Costs in the Amount of \$2,500.00. (ETJ NEAR COUNCIL DISTRICT 2)**

The City Council approved the following recommendation: Authorize the acquisition of a fee simple interest in 2.597 acres of land for right-of-way and an easement interest in 0.1180 acre of land for drainage and an easement interest in 4.129 acres of land for temporary construction located northeast of the Litsey Road and Cleveland-Gibbs intersection, for the widening of Litsey Road from Cleveland Gibbs Road to Independence Parkway, from Chadwick Holdings, Ltd.; find that the total purchase price in the amount of \$55,817.00 is just compensation; and authorize the City Manager or his designee to accept the conveyances, record the appropriate instruments, pay the purchase price in the amount of \$55,817.00 and the estimated closing costs in the amount of \$2,500.00.

D. Planning & Zoning - Consent Items - None

E. Award of Contract - Consent Items

1. M&C C-25929 - Authorize Execution of a Professional Services Agreement with Corley Pipes Consulting, LLC, in the Amount of \$170,000.00 for Consultation and Representation of the City of Fort Worth on Federal Legislative Issues Before Members of the United States Congress, Officials of Federal Administrative Agencies and the White House Administration. (ALL COUNCIL DISTRICTS)

The City Council approved the following recommendation: Authorize the execution of a contract with the Corley Pipes Consulting, LLC, in the amount of \$170,000.00 for professional services involving consultation and representation before members of the United States Congress, officials of federal administrative agencies and the White House Administration. The term of the contract will be from October 1, 2012, to September 30, 2013, with a one (1) year option to renew, subject to re-negotiation upon mutual consent of both parties at the time of such renewal.

2. M&C C-25930 - Authorize Execution of a Professional Services Agreement with Walter Fisher and Associates in the Amount of \$57,000.00 for Professional Legislative Consulting Services and Representation of the City of Fort Worth on State Issues Before the Texas State Legislature, State Agencies, State Boards and Commissions and the Office of the Governor. (ALL COUNCIL DISTRICTS)

The City Council approved the following recommendation: Authorize the execution of a professional services agreement with Walter Fisher and Associates in the amount of \$57,000.00 for professional legislative consulting services and representation of the City of Fort Worth before the Texas State Legislature, State agencies, State boards and commissions and the Office of the Governor. The term of the contract will be from October 1, 2012, to September 30, 2013, with an option to renew for one (1) year, subject to re-negotiation upon mutual consent of both parties at the time of such renewal.

3. **M&C C-25931 - Authorize Execution of a Professional Services Agreement with Focused Advocacy, LLC, in the Amount of \$57,000.00 for Consultation and Representation on State Issues Before the Texas State Legislature, State Agencies, State Boards and Commissions and the Office of the Governor. (ALL COUNCIL DISTRICTS)**

The City Council approved the following recommendation: Authorize the execution of an agreement in the amount of \$57,000.00 with Focused Advocacy, LLC, for professional services involving consultation and representation of the City of Fort Worth before the Texas State Legislature, State agencies, State boards and commissions and the Office of the Governor. The term of the contract will be from October 1, 2012, to September 30, 2013, with an option to renew for one (1) year, subject to re-negotiation upon mutual consent of both parties at the time of such renewal.

4. **M&C C-25932 - Authorize Execution of a Professional Services Agreement with HillCo Partners, LLC, in the Amount of \$61,000.00 for Consultation and Representation on State Issues Before the Texas State Legislature, State Agencies, State Boards and Commissions and the Office of the Governor. (ALL COUNCIL DISTRICTS)**

The City Council approved the following recommendation: Authorize the execution of an agreement with HillCo Partners, LLC, in the amount of \$61,000.00, for professional services involving consultation and representation of the City of Fort Worth before the Texas State Legislature, State agencies, State boards and commissions and the Office of the Governor. The term of the contract will be from October 1, 2012, to September 30, 2013, with an option to renew for one (1) year, subject to re-negotiation upon mutual consent of both parties at the time of such renewal.

5. **M&C C-25933 - Authorize Execution of a Professional Services Agreement with Lawrence Collins in the Amount of \$55,000.00 for Consultation and Representation on State Issues Before the Texas State Legislature, State Agencies, State Boards and Commissions and the Office of the Governor. (ALL COUNCIL DISTRICTS)**

The City Council approved the following recommendation: Authorize a contract with Lawrence Collins in the amount of \$55,000.00 for professional services involving consultation and representation of the City of Fort Worth before the Texas State Legislature, State agencies, State boards and commissions and the Office of the Governor. The term of the contract will be from October 1, 2012, to September 30, 2013, with an option to renew for one (1) year, subject to re-negotiation upon mutual consent of both parties at the time of such renewal.

6. **M&C C-25934 - Authorize Execution of a Professional Services Agreement with Patrick A. Svacina d/b/a PAS Communications, in the Amount of \$59,616.00, for Consultation and Representation on State and Federal Legislative Issues and to Advise the City of Fort Worth's Communications Office and Staff on Developing a Strategic Communications Plan. (ALL COUNCIL DISTRICTS)**

The City Council approved the following recommendation: Authorize the execution of a contract with Patrick A. Svacina d/b/a PAS Communications, in the amount of \$59,616.00, for professional consulting services for consultation and representation on legislative matters and to advise the City of Fort Worth's Communications Office and staff on developing a strategic communications plan. The term of the contract will be from October 1, 2012, to September 30, 2013, with an option to renew for one (1) year, subject to re-negotiation upon mutual consent of both parties at the time of such renewal.

7. **M&C C-25935 - Authorize Execution of a Contract with United Way of Tarrant County in the Amount of \$210,750.00 to Fund Various Organizations and Coordinate Area Agencies and Social Service Programs for the Benefit of the Entire Fort Worth Community for Fiscal Year 2013. (ALL COUNCIL DISTRICTS)**

The City Council approved the following recommendation: Authorize the execution of a contract with United Way of Tarrant County in the amount of \$210,750.00 to fund various organizations and coordinate area agencies and social service programs for the benefit of the entire Fort Worth community for Fiscal Year 2013.

8. **M&C C-25936 - Authorize Execution of a License Agreement with Autobahn Imports, L.P., for 2,024 Square Feet of Space at 2802 Cullen to be Used by the Police Department for Office Space. (COUNCIL DISTRICT 9)**

The City Council approved the following recommendation: Authorize the execution of a license agreement with Autobahn Imports, L.P., for 2,024 square feet of space at 2802 Cullen to be used by the Police Department for office space.

9. **M&C C-25937 - Authorize Execution of an Engineering Services Agreement with Teague Nall and Perkins, Inc., in the Amount of \$563,730.92 for the Design of Chapel Creek Bridge Over Interstate Highway 30. (COUNCIL DISTRICT 3)**

The City Council approved the following recommendation: Authorize the execution of an engineering services agreement with Teague Nall and Perkins, Inc., in the amount of \$563,730.92 for the design of Chapel Creek Bridge over Interstate Highway 30.

The following individuals submitted comment cards in support of Mayor and Council Communication No. C-25937.

Mr. Gary Hogan, 2117 Rolling Creek Run
Ms. Barbara Young, 1040 Cattail Court
Mr. Hokky Tjahjono, 10216 Tustin Terrace
Mr. Clifford Wood, 2600 Wakecrest Drive
Mr. Tim Veitch, 2417 Wakecrest Drive
Mr. Scott McQuown, 10524 Splitridge Court

10. M&C C-25938 - Authorize Execution of an Interlocal Agreement and Authorization Letter with the North Central Texas Council of Governments for the Regional Storm Water Management Program and Authorize Payment of Costs in the Amount of \$20,427.00. (ALL COUNCIL DISTRICTS)

The City Council approved the following recommendation: Authorize the City Manager to execute an interlocal agreement with the North Central Texas Council of Governments (NCTCOG) for the period of October 1, 2012, through September 30, 2017; and authorize the City Manager to execute an authorization letter with the NCTCOG which sets the City's annual cost share of NCTCOG's administrative and implementation assistance for the regional storm water management program at \$20,427.00 during Fiscal Year 2012-2013.

11. M&C C-25939 - Authorize Increase in the Amount of \$641.26 for Final Payment Under City Secretary Contract No. 42917 with Texas Industrial Security, Inc., for a Total Contract in the Amount of \$210,641.26 for Guard Services for Fort Worth Prisoners Admitted to Local Hospitals. (ALL COUNCIL DISTRICTS)

The City Council approved the following recommendation: Authorize an increase in the amount of \$641.26 for final payment under City Secretary Contract No. 42917 with Texas Industrial Security, Inc., for a total contract in the amount of \$210,641.26 for guard services for Fort Worth prisoners admitted to local hospitals.

12. M&C C-25940 - Adopt Resolution Authorizing an Increase in the Amount of \$30,000.00 to the Maximum Amount to be Paid to Dwight A. Shupe and the Law Firm of Shupe, Ventura, Lindelow & Olson, PLLC, as Outside Counsel in the Alliance Airport Runway Extension Project, Thereby Increasing the Maximum Amount to \$60,000.00. (COUNCIL DISTRICT 2)

The City Council approved the following recommendation: Adopt Resolution No. 4140-10-2012 to increase the amount to be paid to Dwight A. Shupe and the Law Firm of Shupe, Ventura, Lindelow & Olson, PLLC, as outside counsel in the Alliance Airport Runway Extension Project, thereby increasing the maximum amount to \$60,000.00.

13. **M&C C-25941 - Authorize Execution of Amendment No. 2 to City Secretary Contract No. 42807, a Ground Lease Agreement with Mandatory Improvements with FWS Realty, Ltd., for an Extension of Lease Site NW-3 Located at Spinks Airport. (COUNCIL DISTRICT 8)**

The City Council approved the following recommendation: Authorize the execution of Amendment No. 2 to City Secretary Contract No. 42807, a Ground Lease Agreement with mandatory improvements with FWS Realty, Ltd., for an extension of Lease Site NW-3 located at Spinks Airport.

14. **M&C C-25942 - Authorize Execution of an Engineering Agreement with Kimley-Horn and Associates, Inc., in the Amount of \$698,700.00 for Design Oversight and Project Management Services on North Tarrant Express Segment 3A, Interstate 35W from Interstate 820 to Interstate 30. (COUNCIL DISTRICTS 2, 8 and 9)**

The City Council approved the following recommendation: Authorize the execution of an engineering agreement with Kimley-Horn and Associates, Inc., in the amount of \$698,700.00, for design oversight and project management services on North Tarrant Express Segment 3A on Interstate 35W from Interstate 820 to Interstate 30.

15. **M&C C-25943 - Authorize Execution of a Contract with William J. Schultz, Inc., d/b/a Circle "C" Construction Company in the Amount of \$533,753.55 for Sanitary Sewer Rehabilitation Contract 56, Part 3, on Portions of Presidio Street and Lake Street and Adopt Appropriation Ordinance. (COUNCIL DISTRICTS 8 and 9)**

The City Council approved the following recommendation: Authorize the transfer of \$580,753.55 from the Water and Sewer Operating Fund to the Sewer Capital Projects Fund; adopt Appropriation Ordinance No. 20468-10-2012 increasing the estimated receipts and appropriations in the Sewer Capital Projects Fund, from available funds, for the purpose of Sanitary Sewer Rehabilitation Contract 56, Part 3; and authorize the execution of a contract with William J. Schultz, Inc., d/b/a Circle "C" Construction Company, in the amount of \$533,753.55 for the contract.

16. **M&C C-25944 - Authorize Execution of an Engineering Agreement with BDS Technologies, Inc., in the Amount of \$131,637.00 for Sanitary Sewer Rehabilitation Contract 88 on Dove Drive, Morrison Drive and Around the Stonegate Mobile Home Park and Adopt Appropriation Ordinance. (COUNCIL DISTRICTS 4 and 5)**

The City Council approved the following recommendation: Authorize the transfer in the amount of \$149,637.00 from the Water and Sewer Operating Fund to the Sewer Capital Projects Fund; adopt Appropriation Ordinance No. 20469-10-2012 increasing the estimated receipts and appropriations in the Sewer Capital Projects Fund, from available funds, for the purpose of

Sanitary Sewer Rehabilitation Contract 88 on Dove Drive, Morrison Drive and around the Stonegate Mobile Home Park; and authorize the execution of a contract with BDS Technologies, Inc., in the amount of \$131,637.00 for the contract.

VIII. PRESENTATIONS BY THE CITY SECRETARY - CONSENT ITEMS

1. OCS - 1867 - Notice of Claims for Alleged Damages and/or Injuries

End of Consent Agenda.

A. General - Consent Items-Removed From Consent Agenda for Individual Consideration

4. M&C G-17711 - Adopt Ordinance to Appoint Substitute Municipal Judges for the Unexpired Portion of a One-Year Term Commencing October 23, 2012 and Ending March 31, 2013. (ALL COUNCIL DISTRICTS)

It was recommended that the City Council adopt Ordinance No. 20470-10-2012 appointing Laura E. Ganoza, LaTorya A. Fowler, Constance Langston and Nicole B. Webster as Substitute Municipal Judges for the unexpired portion of a one (1) year term commencing October 23, 2012, and ending March 31, 2013, or until a successor is qualified and appointed in accordance with state law.

Council Member Moss recognized the proposed substitute Municipal Judges who were in attendance at the meeting.

Motion: Council Member Moss made a motion, seconded by Council Member Espino, that Mayor and Council Communication No. G-17711 be approved. The motion carried unanimously 9 ayes to 0 nays.

IX. SPECIAL PRESENTATIONS, INTRODUCTIONS, ETC.

There were no special presentations, introductions, etc.

X. ANNOUNCEMENTS BY CITY COUNCIL MEMBERS AND STAFF

1. Upcoming and Recent Events

Council Member Espino requested that the Council meeting be adjourned in memory of Ms. Betty Ward who passed away on September 5, 2012. He stated that she was a long time resident of the Northside and very involved in the revitalization of the area.

Council Member Scarth announced that the next meeting of the Northeast Fort Worth Economic Development Summit would be held on October 26, 2012, and to contact the District 4 Office for more information. He also advised that on October 20, 2012, he attended a ceremony for Fort Worth native Dario Lorenzetti, a member of the State Department, who was killed by a Taliban suicide bomber on October 13, 2012, in Afghanistan.

Council Member Burns announced that a meeting would be held regarding the Hemphill Corridor on October 27, 2012, from 9:00 a.m. to 11:00 a.m., at the Southside Church of Christ. He also announced that the Boo on the Boulevard Chili Cook-Off would be held on October 27, 2012, from 4:00 p.m. to 8:00 p.m. He also stated that the 21st Annual Boo at the Zoo would be held October 26-28, 2012, from noon to 5:00 p.m.

Mayor Price announced a Community Celebration, hosted by the Mayor's faith-based cabinet, would be held at Casa Manana on October 25, 2012, from 6:00 p.m. to 8:00 p.m. She encouraged everyone to bring school supplies and coats which would benefit Fort Worth Independent School District students. She also announced that a Spooky Bike Ride would be held on October 26, 2012, and encouraged everyone to dress up in a Halloween costume and attend the event.

Council Member Shingleton announced that Boy Scouts Matthew and Stephen Dena, Troop 714, were in attendance and were working on their Citizenship in the Community merit badge.

2. Recognition of Citizens

There were no citizens recognized at this time.

3. Approval of Ceremonial Travel

Mayor Price advised that she, along with Mr. Walter Dansby, the Fort Worth Independent School District Superintendent, would be traveling to San Antonio, Texas on a private plane owned by the Brumley's to discuss education with area Superintendents and Mayors. She stated that under the Ethics Commission guidelines this travel would require a vote by the City Council. Mr. Brumley was a co-founder of XTO Energy.

Motion: Council Member Scarth made a motion, seconded by Mayor Pro tem Zimmerman, that the ceremonial travel of Mayor Price be approved. The motion carried unanimously 9 ayes to 0 nays.

XI. PRESENTATIONS BY THE CITY COUNCIL

1. Changes in Membership on Boards and Commissions

There were no changes in membership on boards and commissions.

XII. PRESENTATIONS AND/OR COMMUNICATIONS FROM BOARDS, COMMISSIONS AND/OR CITY COUNCIL COMMITTEES

1. Capital Improvements Advisory Committee for Transportation Impact Fees

Ms. Kate Beck, Transportation, Utility, and Plan Administrator, Planning and Development Department, introduced Mr. Don Boren, Chair of the Capital Improvements Advisory Committee for Transportation Impact Fees. Mr. Boren provided a brief summary of the mission activities over the past year, including the future goals, projects and challenges of the Capital Improvements Advisory Committee for Transportation Impact Fees.

2. Capital Improvements Plan Advisory Committee

Mr. Frank Crumb, Director, Water Department, introduced Mr. Bob Medeja, Chair of the Capital Improvements Plan Advisory Committee. Mr. Medeja provided a brief summary of the mission activities over the past year, including the future goals, projects and challenges of the Capital Improvements Plan Advisory Committee.

XIII. REPORT OF THE CITY MANAGER

A. Benefit Hearing - None

B. General

1. [M&C G-17712 - Adopt Ordinance Repealing Article VI, "Retirement" of Chapter 2, "Administration" of the Code of Fort Worth and Creating a New Chapter 2.5 "Retirement" to Govern the City of Fort Worth Retirement System and Modify the Pension Benefits for Police Officers and General Employees. \(ALL COUNCIL DISTRICTS\)](#)

It was recommended that the City Council adopt an Ordinance repealing Chapter 2, Article VI, entitled "Retirement," of the Code of the City of Fort Worth (1986), as amended, and creating Chapter 2.5 entitled "Retirement"; moving the contents of Article VI into the newly-created Chapter 2.5 and renumbering Chapter 2.5 to include Article I, entitled "Employees' Retirement Fund," Article II, entitled "Retired Employees' Group Death Benefit Fund," and Article III, entitled, "Supplemental Retirement Ordinance"; amending the newly numbered Article I, entitled "Employees' Retirement Fund," to delete unused definitions and add definitions; incorporating benefit changes and reductions to the Employees' Retirement Fund; providing that all conditions precedent for the adoption of this Ordinance have been met.

**CITY OF FORT WORTH, TEXAS
REGULAR CITY COUNCIL MEETING
OCTOBER 23, 2012
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The following individuals completed speaker cards in support of Mayor and Council Communication No. G-17712.

Mr. Bill Leonard, 6112 Laurel Valley Court (provided a PowerPoint presentation)
Mr. Whit Smith, 6924 Ridgewood Drive (provided handout)

Mr. Bill Thornton, 3412 Clear Fork Trail, completed a speaker card in support of Mayor and Council Communication No. G-17712, but did not wish to address the City Council.

The following individuals completed speaker cards in opposition to Mayor and Council Communication No. G-17712.

Mr. Mike Howell, 2640 Wayside Avenue (provided handout)
Mr. Stephen Hall, President, Fort Worth Police Officers Association, 904 Collier
Mr. Michael Cohen, 4223 Altamesa
Mr. Rick Van Houten, 5686 Victor Lane
Ms. Jeanette Berkley, 3700 Minot Avenue

Mr. Ron Slate, 7017 Sandalwood Lane, completed an “undecided” speaker card relative to Mayor and Council Communication No. G-17712.

The following individuals submitted comment cards in support of Mayor and Council Communication No. G-17712.

Mr. D. Shelby, 10617 Marklin
Mr. Gary Hogan, 2117 Rolling Creek Run
Mr. Robert Jameson, 6705 Meadows West Drive South
Mr. Marvin Bahnman, 7709 Grassland Drive
Mr. Glenn Forbes, 5901 Jacqueline Road
Mr. Scott Stewart, 13008 Willow Crossing Drive
Ms. Melissa Stewart, 3536 Clubgate Drive
Ms. Mary Stelter, 3533 Clubgate Drive
Ms. Jenny Lynch, 8516 Lake Country Drive
Mr. Giffen Marr, 4009 Mesa Ridge Drive
Ms. Caren Vaughan, 6412 Mesa Ridge Drive

The following individuals submitted comment cards in opposition to Mayor and Council Communication No. G-17712.

Ms. Shirley Durko, 10732 Lipan Trail
Ms. Charlene Hayes, 6865 Chickering Road, Apt. 419
Mr. Wade Goodman, 5145 Gold Basin Road
Ms. Anne Masterson, 6212 Brooklyn Drive
Ms. Amanda Pledger, 5121 Raymond Drive

A discussion ensued amongst the City Council regarding the adoption of the Ordinance which would modify the pension benefits for Police Officers and General Employees and the condition and stability of the Retirement Fund.

Council Member Allen Gray recused from voting on this item.

Motion: Council Member Shingleton made a motion, seconded by Council Member Scarth, to approve Mayor and Council Communication No. G-17712 amending the Retirement Ordinance, maintaining current contribution rates for the City and for all employees, and thereby rejecting the proposed police contribution rate increase amendment submitted by the Board of Trustees of the Employees' Retirement Fund on October 2, 2012, and that Ordinance No. 20471-10-2012 be adopted. The motion carried 8 ayes to 0 nays, with 1 recusal by Council Member Allen Gray.

2. M&C G-17713 - Amend Mayor and Council Communication G-17652 to Change References from the Street Improvements 2004 Overrun Fund to the Information Systems 2004 Overrun Fund and Correct the Associated Fund Account Center Information and Adopt Ordinance Amending Ordinance 20336-08-2012 to Correct Fund Name. (ALL COUNCIL DISTRICTS)

It was recommended that the City Council amend Mayor and Council Communication No. G-17652 to change references from the Street Improvements 2004 Overrun Fund to the Information Systems 2004 Overrun Fund and to correct the associated fund account center information; and adopt an Ordinance amending Section 1 of Ordinance No. 20336-08-2012 to specify that appropriation of \$2,830,000.00 will be made to the Information Systems 2004 Overrun Fund rather than the Street Improvements 2004 Overrun Fund.

Motion: Mayor Pro tem Zimmerman made a motion, seconded by Council Member Shingleton, that Mayor and Council Communication No. G-17713 be approved and Ordinance No. 20472-10-2012 be adopted. The motion carried unanimously 9 ayes to 0 nays.

C. Purchase of Equipment, Materials, and Services

1. M&C P-11450 - Authorize Amendments to Multiple Purchase Agreements with Anixter, Inc., AT&T Corporation, Avaya, Inc., FutureCom, LTD, as a Reseller for Juniper Networks US, Inc., and Graybar Electric Company, Inc., in the Combined Amount of \$1,300,000.00 for Network and Communication Equipment, Parts, Maintenance and Related Services for the Information Technology Solutions Department, Increasing the Total Purchase Agreement Amount to \$2,000,000.00. (ALL COUNCIL DISTRICTS)

It was recommended that the City Council authorize amendments to multiple purchase agreements with Anixter, Inc., AT&T Corporation, Avaya, Inc., FutureCom, LTD, as a reseller for Juniper Networks US, Inc., and Graybar Electric Company, Inc., in a combined amount up to \$1,300,000.00 for the first year for network and communication equipment, parts, maintenance and related services using multiple State of Texas Department of Information Resources cooperative contracts for the Information Technology Solutions Department increasing the total purchase agreement amount to \$2,000,000.00.

Motion: Council Member Burns made a motion, seconded by Council Member Shingleton, that Mayor and Council Communication No. P-11450 be approved. The motion carried unanimously 9 ayes to 0 nays.

D. Land

1. M&C L-15444 - Authorize Direct Sale of a Tax-Foreclosed Property Located at 1312 Carson Street to the Garden of Eden Neighborhood Association in the Amount of \$30,091.55, in Accordance with Section 34.05 of the Texas Tax Code for Use as a Community Garden. (COUNCIL DISTRICT 4) (Continued from a Previous Meeting)

It was recommended that the City Council authorize the direct sale of a tax-foreclosed property located at 1312 Carson Street, described as Tuggle, Henry P Survey A 1514 Tr 1C .067 acre and Akers, John Survey A 24 Tr 6E 1.06 acres to the Garden of Eden Neighborhood Association in the amount of \$30,091.55, in accordance with Section 34.05 of the Texas Tax Code for use as a community garden; authorize the execution of option to purchase; and authorize the execution and recording of the appropriate instruments conveying the property to complete the sale.

Motion: Council Member Scarth made a motion, seconded by Mayor Pro tem Zimmerman, that Mayor and Council Communication No. L-15444 be approved, with appreciation to the Garden of Eden Neighborhood Association. The motion carried unanimously 9 ayes to 0 nays.

2. M&C L-15455 - Authorize Condemnation by Eminent Domain for a 0.3477 Acre of Land for a Permanent Drainage Easement and a 1.1355 Acre Temporary Construction Easement, Located on the Woodhaven Country Club Golf Course, Owned by WCC Partners, LP, for the Oakwood Trail Storm Drain Extension, 5500 Randol Mill Road. (COUNCIL DISTRICT 4)

It was recommended that the City Council declare that negotiations between the City and the landowner were unsuccessful due to the inability to agree on a purchase price to acquire approximately 0.3477 acre of land for a permanent drainage easement and a 1.1355 acres

temporary construction easement on land owned by WCC Partners, LP, and known as Woodhaven Country Club Golf Course, located at 5500 Randol Mill Road, Lot 1, Tarrant County, Texas, for the purpose of replacing an open ditch with standing water with an underground pipe; declare the necessity to acquire the described easement interests in the subject property for the Oakwood Trail Storm Drain Extension; authorize the City Attorney to institute condemnation by eminent domain proceedings to acquire the described easement interests in the property; authorize payment pursuant to an award of commissioners; and authorize the acceptance and recording of appropriate instruments.

Motion: Council Member Scarth made a motion, seconded by Mayor Pro tem Zimmerman, that Mayor and Council Communication No. L-15455 be approved and that the Fort Worth City Council authorize the use of the power of eminent domain to acquire a 0.3477 acre permanent drainage easement and a 1.1355 acres temporary construction easement for the Oakwood Storm Drain Extension Easements, out of the Woodhaven Country Club Golf Course, Lot 1, Tarrant County, Texas, 5500 Randol Mill Road, for the City to replace the existing open ditch with an underground pipe. The easements necessary for this project are described by metes and bounds and depicted by survey plats attached to this Mayor and Council Communication. The motion carried unanimously 9 ayes to 0 nays.

3. M&C L-15456 - Conduct Public Hearing and Authorize Use of a Portion of Hall-Tandy Triangle Park for the Dedication of Public Road Rights-of-Way and Related Public Improvements. (COUNCIL DISTRICT 8) (PUBLIC HEARING)

It was recommended that the City Council conduct a public hearing under the guidelines set forth by the Texas Parks and Wildlife Code, Chapter 26, Protection of Public Parks and Recreational Lands; find that no feasible or prudent alternative exists to the use of Hall-Tandy Triangle Park for the dedication of public road rights-of-way and related public improvements; find that the proposed dedication of public road rights-of-way and related public improvements includes all reasonable planning to minimize harm to the parkland and will be constructed in Hall-Tandy Triangle Park located at 2901 East Rosedale Street, east of Thrall Street, north of East Rosedale Street and west of Nashville Avenue; and close the public hearing and authorize the use of approximately 0.05 acre of Hall-Tandy Triangle Park for the dedication of public rights-of-way and related public improvements.

a. Report of City Staff

Mr. Cornell Gordon, Project Manager, Parks and Community Services Department, appeared before Council and provided a staff report.

b. Citizen Presentations

There were no citizen presentations.

c. Council Action

Motion: Council Member Allen Gray made a motion, seconded by Council Member Scarth, that the public hearing be closed and that Mayor and Council Communication No. L-15456 be approved. The motion carried unanimously 9 ayes to 0 nays.

4. [M&C L-15457 - Conduct Public Hearing and Authorize Use of a Portion of Oakland Lake Park for the Purpose of Installing Storm Drainage Improvements. \(COUNCIL DISTRICT 8\) \(PUBLIC HEARING\)](#)

It was recommended that the City Council conduct a public hearing under the guidelines set forth by the Texas Parks and Wildlife Code, Chapter 26, Protection of Public Parks and Recreational Lands; find that no feasible or prudent alternative exists to the use of Oakland Lake Park for the location of the proposed storm drainage improvements; find that the proposed storm drainage improvements include all reasonable planning to minimize harm to the parkland and will be constructed in Oakland Lake Park, located at 1645 Lake Shore Drive, east of Lake Shore Drive, west of Ederville Road, south of Oakland Place and north of Barnett Street; and close the public hearing and authorize the use of approximately 0.20 acre of Oakland Lake Park for the installation of storm drainage improvements.

a. Report of City Staff

Mr. David Creek, Assistant Director, Parks and Community Services Department, appeared before Council and provided a staff report.

b. Citizen Presentations

Mr. Ron Luckie, 1725 Ederville, appeared before Council in opposition to Mayor and Council Communication No. L-15457. (provided handouts)

Council Member Allen Gray requested staff respond to Mr. Luckie's statements.

Mr. Greg Simmons, Assistant Director Stormwater, Transportation and Public Works Department, stated that this storm drainage improvement was to complete a project that started several years ago. He advised that staff had considered other alternatives and Mr. Luckie's neighbor had agreed to an easement and the improvement would not actually occur on Mr. Luckie's property. He further stated that this improvement was necessary to reduce the risk to other properties down the street from Mr. Luckie's property.

c. Council Action

Motion: Council Member Allen Gray made a motion, seconded by Council Member Moss, that Mayor and Council Communication No. L-15457 be continued until the November 6, 2012, Council meeting. The motion carried unanimously 9 ayes to 0 nays.

5. M&C L-15458 - Conduct Public Hearing and Authorize Use of a Portion of Sycamore Park for the Dedication of Public Road Rights-of-Way and Related Public Improvements. (COUNCIL DISTRICT 8) (PUBLIC HEARING)

It was recommended that the City Council conduct a public hearing under the guidelines set forth by the Texas Parks and Wildlife Code, Chapter 26, Protection of Public Parks and Recreational Lands; find that no feasible or prudent alternative exists to the use of Sycamore Park for the dedication of public road rights-of-way and related public improvements; find that the proposed dedication of public road rights-of-way and related public improvements includes all reasonable planning to minimize harm to the parkland and will be constructed in Sycamore Park, located at 2525 East Rosedale Street, to the south of Vickery Blvd, west of Beach Street South, north of Rosedale Street, and east of Sycamore Terrace; and close the public hearing and authorize the use of approximately 0.35 acre of Sycamore Park for the dedication of public rights-of-way and related public improvements.

a. Report of City Staff

Mr. Cornell Gordon, Project Manager, Parks and Community Services Department, appeared before Council and provided a staff report.

b. Citizen Presentations

There were no citizen presentations.

c. Council Action

Motion: Council Member Allen Gray made a motion, seconded by Mayor Pro tem Zimmerman, that the public hearing be closed and that Mayor and Council Communication No. L-15458 be approved. The motion carried unanimously 9 ayes to 0 nays.

6. M&C L-15459 - Conduct Public Hearing and Authorize Use of a Portion of West Park for Construction of Equestrian Facilities for the Fort Worth Police Department Mounted Patrol Unit. (COUNCIL DISTRICT 7) (PUBLIC HEARING)

It was recommended that the City Council conduct a public hearing under the guidelines set forth by the Texas Parks and Wildlife Code, Chapter 26, Protection of Public Parks and Recreational Lands; find that no feasible or prudent alternative exists to the use of a portion of West Park for the construction of equestrian facilities for the Fort Worth Police Department Mounted Patrol Unit; find that the proposed use includes all reasonable planning to minimize harm to the

parkland and will be constructed in West Park, located at 8787 Heron Drive, south of Heron Drive, west of Las Vegas Trail and Hickman Road; and close the public hearing and authorize the use of approximately 10 acres of West Park for the construction of equestrian facilities for the Fort Worth Police Department Mounted Patrol Unit.

a. Report of City Staff

Mr. David Creek, Assistant Director, Parks and Community Services Department, appeared before Council and provided a staff report.

b. Citizen Presentations

Ms. Gale Cupp, 9225 Heron Drive, submitted an “undecided” comment card relative to Mayor and Council Communication No. L-15459.

c. Council Action

Motion: Council Member Shingleton made a motion, seconded by Council Member Espino, that Mayor and Council Communication No. L-15459 be continued until the December 11, 2012, Council meeting. The motion carried unanimously 9 ayes to 0 nays.

E. Planning & Zoning

1. [M&C PZ-2998 - Adopt Ordinance Changing the Name of a Portion of Keller Hicks Road to Metroport Way from Timberland Boulevard to its Terminus Southeast of the Intersection of Timberland Boulevard and Interstate Highway 35W North. \(COUNCIL DISTRICT 2\)](#)

It was recommended that the City Council adopt an Ordinance changing the name of a portion of Keller Hicks Road to “Metroport Way”, from Timberland Boulevard to its terminus southeast of the intersection of Timberland Boulevard and Interstate Highway 35W North.

Motion: Council Member Espino made a motion, seconded by Council Member Moss, that Mayor and Council Communication No. PZ-2998 be approved and Ordinance No. 20473-10-2012 be adopted. The motion carried unanimously 9 ayes to 0 nays.

2. [M&C PZ-2999 - Adopt Ordinance Changing the Name of a Portion of Town Center Drive to Charities Way from West Thornhill Drive to West Seminary Drive. \(COUNCIL DISTRICT 9\)](#)

It was recommended that the City Council adopt an Ordinance changing the name of a portion of Town Center Drive to “Charities Way”, from West Thornhill Drive to West Seminary Drive.

Mr. Robert Lawler, 4312 Town Center Drive, completed a comment card in opposition to Mayor and Council Communication No. PZ-2999, but did not wish to address the City Council.

Motion: Council Member Burns made a motion, seconded by Mayor Pro tem Zimmerman, that Mayor and Council Communication No. PZ-2999 be continued until the February 5, 2013, Council meeting. The motion carried unanimously 9 ayes to 0 nays.

F. Award of Contract

1. M&C C-25926 - Authorize Execution of a Construction Contract with 2L Construction L.L.C., in the Amount of \$267,996.83 for Trailhead and Trail Improvements at Trail Drivers Park. (COUNCIL DISTRICT 2) (Continued from a Previous Meeting)

It was recommended that the City Council authorize the execution of a construction contract with 2L Construction L.L.C., in the amount of \$267,996.83 for Trailhead and Trail Improvements at Trail Drivers Park.

Motion: Council Member Espino made a motion, seconded by Council Member Scarth, that Mayor and Council Communication No. C-25926 be continued until the November 6, 2012, Council meeting. The motion carried unanimously 9 ayes to 0 nays.

2. M&C C-25945 - Authorize Execution of a Service Agreement with Oncor Electric Delivery Company, LLC, in the Amount of \$94,806.50 for Construction Fees Associated with the Relocation of Electrical Power Lines as Part of the Crooked Lane Drainage Improvements Project (COUNCIL DISTRICT 5)

It was recommended that the City Council authorize the execution of a service agreement with Oncor Electric Delivery Company, LLC, in the amount of \$94,806.50 for construction fees associated with the relocation of electrical power lines as part of the Crooked Lane Drainage Improvements Project.

Council Member Scarth advised he had filed a Conflict of Interest Affidavit with the City Secretary's Office and would abstain from voting on this item.

Motion: Council Member Moss made a motion, seconded by Council Member Shingleton, that Mayor and Council Communication No. C-25945 be approved. The motion carried 8 ayes to 0 nays, with 1 abstention by Council Member Scarth.

XIV. ZONING HEARING

Mayor Price opened the public hearing.

1. ZC-12-100 - (CD 6) - All Storage G. B., LP, 6900 & 7000 Granbury Road; from: "F" General Commercial to: "PD/F" Planned Development for all uses in "F" General Commercial plus mini-warehouse; site plan included. (Recommended for Approval by the Zoning Commission) (Continued from a Previous Meeting)

The City Council at its Regular Meeting on October 9, 2012, continued Zoning Docket No. ZC-12-100.

Mr. Coy Quine, 301 S. Sherman, Suite 100, completed a comment card in support of Zoning Docket No. ZC-12-100, but did not wish to address the City Council.

Motion: Council Member Jordan made a motion, seconded by Council Member Moss, that Zoning Docket No. ZC-12-100 be approved. The motion carried unanimously 9 ayes to 0 nays.

There being no one else present desiring to be heard in connection with the recommended changes and amendments pertaining to Zoning Ordinance No. 13896 for the above listed cases, Council Member Jordan made a motion, seconded by Council Member Moss, that the hearing be closed and that Ordinance No. 20474-10-2012 be adopted. The motion carried 9 ayes to 0 nays.

XV. CITIZEN PRESENTATIONS

Mr. Gary Moates, representing Decker Jones Law Firm, Burnett Plaza, Suite 2000, submitted a citizen presentation card regarding issuance of a response to citizen concern over noise issues, but did not wish to address the City Council.

XVI. EXECUTIVE SESSION (PRE-COUNCIL CHAMBER)

XVII. ADJOURNMENT

There being no further business, Mayor Price adjourned the Regular Meeting at 11:46 a.m., in memory of Betty Ward.



To: The Honorable Mayor and City Council Members

From: Councilman Frank Moss *Franklin D. Moss*

Date: November 6, 2012

Re: Board and Commission Appointment – District 5

Request your consideration to approve the appointment to the following boards/commissions/ committees with terms expiring as indicated:

Roberto Reyna, Place 5: Board of Adjustment – Commercial and Fort Worth Alliance Airport Board of Adjustment, expiring October 1, 2013

This memorandum and a copy of the application were sent to each Council Member electronically for review on November 1, 2012, and the original copy will be maintained in the City Secretary's Office.

Franklin D. Moss
City Council – District 5

City of Fort Worth ★ 1000 Throckmorton Street ★ Fort Worth, Texas 76102

(817) 392-6150 ★ FAX (817) 392-6196



TO: The Honorable Mayor and City Council Members
FROM: Council Member Kelly Allen Gray, District 8
DATE: November 6, 2012
SUBJECT: Board and Commission Appointment – District 8

Request your consideration to approve the appointment to the following boards/commissions/committees with terms expiring as indicated:

Andrea Rogers-Henry, Place 8: Library Advisory Board, October 1, 2014

This memorandum and a copy of the application (and associated resume if applicable) were sent to each Council Member electronically. The original documents will be maintained in the City Secretary's Office.

To the Mayor and Members of the City Council**November 6, 2012**

Page 1 of 1

**SUBJECT: TEXAS ENTERPRISE ZONE NOMINATION FOR ATC LOGISTICS & ELECTRONICS, INC.**

The City of Fort Worth approved a Tax Abatement agreement with ATC Logistics & Electronics, Inc., for the expansion and modernization of its three existing facilities in Alliance Texas on October 9, 2012. As a part of the presentation for incentives, Council was informed that ATC Logistics & Electronics, Inc. was requesting that the City nominate the company as an Enterprise Zone Project under the Texas Enterprise Zone Program.

The Texas Enterprise Zone Program is an economic development tool for local communities to partner with the State of Texas to promote job creation and capital investment in economically distressed areas of the State. An enterprise project is defined as a business that is nominated by a municipality or county and then approved for state benefits. Designated projects are eligible to apply for state sales and use tax refunds on qualified expenditures. The level and amount of refund is related to the capital investment and jobs created at the qualified business site.

ATC Logistics & Electronics, Inc. qualifies for a single Enterprise Project Designation with a projected capital investment of \$28,109,716.00. The company will retain its current workforce of 1,706 full-time employees as a part of the overall project. ATC Logistics & Electronics, Inc. will submit 374 new full-time jobs with an annual payroll of \$15,783,996 and 126 retained full-time jobs with an annual payroll of \$4,001,399.00 as qualified employment for the designation. The single project designation allows for a state sales and use tax refund on qualified expenditures of \$2,500 per job, capped at 500 jobs, with a maximum benefit of \$1.25 million over a five year period.

Under the Texas Enterprise Zone Act at least thirty-five percent (35%) of the business's new employees must be residents of an enterprise zone or classified as economically disadvantaged individuals. In addition, the jobs will be provided through the end of the designation period or at least three years after the date on which a state benefit is received, whichever is later.

Staff will bring forward an M&C to Council on November 12, 2012 nominating ATC Logistics & Electronics, Inc., as an Enterprise Zone Project pursuant to the Texas Enterprise Zone Program.

Tom Higgins
City Manager

To the Mayor and Members of the City Council**November 6, 2012**

Page 1 of 2

**SUBJECT: AMENDMENT TO TAX INCREMENT REINVESTMENT ZONE NUMBER FOUR (SOUTHSIDE TIF) PROJECT AND FINANCING PLAN****Background:**

The Southside TIF Project and Financing Plan (the "Plan") was initially approved by the TIF district board of directors on August 30, 1999 and subsequently approved by City Council on August 31, 1999 (M&C G-12649). The City's Ordinance creating the TIF district for a 25-year term and outlined the City's participation to be equal to 100% of the City's ad valorem taxes on the incremental assessable value in the district for the life of the TIF. Other taxing entities agreed to participate in the TIF District by contributing tax increment. Each entity, through their participation agreement with the City, delineated specific caps on the amount of increment to be contributed to the district from their respective increment.

On November 1, 2012, the TIF board of directors voted to amend the Plan to allow the TIF district to continue and expand revitalization efforts in the Near Southside by adding approximately \$45 million in public improvement projects, raising the total projects to be funded by the TIF district to just under \$90 million. Southside TIF projects can be broken down into nine categories: (1) administration, (2) business development and retail, (3) parking structures, (4) neighborhood parks and plazas, (5) residential, (6) schools, (7) signage, (8) streetscapes, and (9) transportation and infrastructure improvements. Details of specific projects can be found in the amended Plan.

The amended project plan and the existence of caps in the participation agreements with the other taxing entities will require additional Council action in the future. Participation agreements will need to be amended with Tarrant County, Tarrant County Hospital District and Tarrant County College in order for those entities to continue to participate beyond the current caps. Because the Fort Worth ISD will reach its cap in 2015 the school district increment will no longer be collected after that tax year.

Conversations with those entities which require amended agreements have indicated that they are supportive of the project and finance plan changes and will consider amendments to help finance the district. Additionally, it is recommended that as part of this process the City alter its participation in the district by reducing its contribution to the TIF District from 100% of the incremental value to 90%. It is projected that the proposed changes will create adequate increment to fully fund the project plan as amended.

Before the amended Plan can take effect and be considered by the other taxing districts, state law requires the City Council approve the amended Plan by Ordinance after holding a public hearing at which interested persons may speak for or against the proposed amendments.

To the Mayor and Members of the City Council

November 6, 2012

Page 2 of 2



**SUBJECT: AMENDMENT TO TAX INCREMENT REINVESTMENT ZONE
NUMBER FOUR (SOUTHSIDE TIF) PROJECT AND FINANCING PLAN**

Next Steps:

City staff will schedule a public hearing and make a formal recommendation for City Council consideration to amend the Southside TIF Project and Financing Plan on Tuesday, December 18 at the regularly scheduled City Council meeting.

If you have any questions, please contact Jay Chapa, Director of Housing and Economic Development, at 817-392-5804.

**Tom Higgins
City Manager**

To the Mayor and Members of the City Council**November 6, 2012**

Page 1 of 1

**SUBJECT: BELL HELICOPTER TEXTRON, INC. EXPANSION, FUNDING IMPROVEMENTS TO NORWOOD DRIVE**

On December 13, 2011, City Council approved the execution of a one-year tax abatement and a nineteen-year Chapter 380 development program agreement with Bell Helicopter Textron, Inc. for the expansion and consolidation of the main headquarters operations and associated facilities over four phases (M&C C-25367). The agreements were amended on September 11, 2012 to adjust the new business personal property purchase schedule in each phase (M&C C-25823).

As presented to the City Council, the expansion and consolidation by Bell at its headquarters site require the improvement and reconstruction of Norwood Drive between Trinity Blvd. and State Hwy. 10. Staff has recommended to the City Council that the City participate in the reconstruction of the road through an Enhanced Community Facilities Agreement. The original staff recommendation was to participate in the projected \$2.5 million road reconstruction by providing \$1.0 million in Enhanced CFA funds. Since this recommendation, the Transportation & Public Works and Planning & Development departments have identified \$770,000 in transportation impact fee funds that are available for which this project qualifies. Consequently, staff recommends increasing the total City participation to \$1,770,000. All remaining expenditures for the improvements to Norwood Drive will be the responsibility of Bell Helicopter.

Staff will bring forward an M&C to Council on December 4, 2012, authorizing the ECFA agreement and Impact Fee credits for the infrastructure improvements.

Tom Higgins
City Manager

No Documents for this Section

No Documents for this Section

No Documents for this Section

City of Fort Worth, Texas
Mayor and Council Communication

DATE: Tuesday, November 6, 2012

LOG NAME:

REFERENCE NO.: **OCS-1868

SUBJECT:

Notices of Claims for Alleged Damages and/or Injuries

RECOMMENDATION:

It is recommended that the City Council refer the notices of claims for alleged damaged and/or injuries to the Finance Department/Risk Management for evaluation and investigation.

DISCUSSION:

The procedure for filing of claims of alleged damages and/or injuries is prescribed in Chapter XXVII, Section 25 of the Charter of the City of Fort Worth, Texas.

The attached list is a summary of the notices of claims against the City of Fort Worth received in the City Secretary's Office as of 5:00 p.m., Wednesday, October 31, 2012.

Attachment

Submitted for City Secretary's Office by:

Mary J. Kayser (6152)

Originating Department Head:

Mary J. Kayser (6152)

Additional Information Contact:

Lena Ellis (8517)

Nancy McKenzie (7744)

CITY COUNCIL MEETING

Tuesday, November 06, 2012

RISK MANAGEMENT CLAIMS REPORT

Claims listed on this report have been received in the Risk Management Division claims office and either have been or will be thoroughly investigated. The decision whether or not to accept liability is predicated on applicable provisions of the Texas Tort Claims Act. If any claimant contacts you, please refer them to Nancy McKenzie ext 7744 or JoAnn Rowls ext 7784. Thank you.

CLAIMANT	DATE RECEIVED	DATE OF INCIDENT	LOCATION	INCIDENT TYPE	ALLEGATION	DEPT	ESTIMATE	INJURY
Tyler Davis	10/18/2012	10/13/2012	4929 Pershing Avenue	Property Damage	Storm drain backed up, flooding garage.	TPW	No	No
Walter Hall	10/18/2012	7/4/2011	Calumet & Amanda	Bodily Injury	Excessive force.	Police	No	Yes
The Lexus Project	10/17/2012	9/27/2012		Other	Suit filed to dispute dangerous dog declaration.	Code	No	No
Lisa D. Walker	10/18/2012	10/12/2012	4200 Ramey Avenue	Auto Damage	Collision with City vehicle.	Police	No	Yes
Deartes Clay	10/18/2012	10/12/2012	Ramey Street & Miller Avenue	Auto Damage	Collision with City vehicle.	Police	No	Yes
Christopher Jones	10/19/2012	9/1/2012	5521 Bryce Canyon	Property Damage	Damage to residence due to street construction.	TPW	No	No
Jeff Brimhall	10/19/2012	9/20/2012	3850 Harley Avenue, FW, TX 76107	Property Damage	Sewer backup due to construction.	TPW	Yes	No

CLAIMANT	DATE RECEIVED	DATE OF INCIDENT	LOCATION	INCIDENT TYPE	ALLEGATION	DEPT	ESTIMATE	INJURY
Carlos D. Ramirez	10/19/2012	10/8/2012	2263 8th Avenue	Auto Damage	Hit object in the road, damaged vehicle.	TPW	Yes	No
Stephanie Marshall	9/28/2012	10/29/2011		Employment	Retaliation for complaining of shelter conditions.	Code	No	Yes
Randall Talkington	9/27/2012	5/27/2012		Bodily Injury	Excessive force during arrest.	Police	No	Yes
Christopher M. Lloyd	10/19/2012	4/14/2012	Unknown	Auto Damage	Tow company damaged vehicle.	Police	Yes	No
Mark A. Strittmatter	10/22/2012	8/22/2012	West 820	Auto Damage	Rocks fell off City vehicle onto another vehicle.	Water	No	No
Laura Ralston Douglas	10/22/2012	10/9/2012	I-30 and Beach St	Auto Damage	CFW truck backed into vehicle.	TPW	Yes	No
L & K Properties	10/22/2012	8/31/2012	4120 Lisbon	Property Damage	City cut fence when removing dead tree.	PACS	Yes	No
Daniel Sanchez	10/22/2012	10/13/2012	Thornhill & Main St.	Auto Damage	Vehicle struck pothole.	TPW	No	No
Amanda Preston	10/23/2012	10/18/2012	4201 Camp Bowie Blvd	Auto Damage	Vehicle struck pothole.	TPW	No	No

CLAIMANT	DATE RECEIVED	DATE OF INCIDENT	LOCATION	INCIDENT TYPE	ALLEGATION	DEPT	ESTIMATE	INJURY
Stephen Matthew Avdeef	10/23/2012	7/26/2012	Unknown	Reimbursement	Improper impounding of vehicle.	Police	Yes	No
Lakisha Mims	10/23/2012	10/12/2012	2100 Hulen & 4600 Bryce	Auto Damage	Rock from lawnmower struck vehicle.	PACS	No	No
Monica Duckeh- Tobias	10/23/2012	10/15/2012	2400 Forest Ave	Property Damage	Sewer backup into residence.	Water	No	No
Wiley McDonald	10/23/2012	10/31/2012	3828 Avenue N	Property Damage	Water leak under driveway.	Water	No	No
Sam Beaver	10/24/2012	7/6/2012	2340 Goldenrod Ave	Reimbursement	Excessive water use due to sprinkler damage.	Water	Yes	No
Andre Rector	10/24/2012	10/22/2012	FW Auto Pound	Auto Damage	Car damaged during tow.	Police	No	No
Laura Cisneros	10/24/2012	10/16/2012	5816 Mountain Stream Trail	Auto Damage	Car damaged during tow.	Police	No	No
Anna Sales	10/26/2012	10/21/2012	Alta Vista	Auto Damage	Vehicle struck pothole.	TPW	Yes	No
Paula Jean Gary	10/25/2012	10/24/2012	FWPD Property Room	Reimbursement	Property missing from FWPD Property Room.	Police	No	No

CLAIMANT	DATE RECEIVED	DATE OF INCIDENT	LOCATION	INCIDENT TYPE	ALLEGATION	DEPT	ESTIMATE	INJURY
Christopher Johnson	10/25/2012	2/1/2012	2717 E. Vickery	Property Damage	Low water pressure during water main repairs.	Water	Yes	No
Artricia Wallace	10/29/2012	10/23/2012	FWRPD Impound	Auto Damage	Vehicle damaged during tow.	Police	Yes	No
AT&T	10/26/2012	10/2/2012	112 N. Live Oak	Property Damage	Crew damaged manhole collar during main break repair.	Water	No	No
AT&T	10/30/2012	6/10/2012	5250 Endicott Avenue	Property Damage	Damaged buried cable.	Water	No	No
Jonathan Sutherland	10/30/2012	8/12/2012	7501 Trailridge	Property Damage	Tree fell upon property, causing damage.	PACS	No	No
Rebecca Guttery	10/30/2012	6/5/2012	1936 5th Avenue	Property Damage	Sprinkler damaged when curb replaced.	TPW	No	No
Stephen Farrow	10/31/2012	10/24/2012	10625 Ashmore Drive	Property Damage	Water leak from meter box.	Water	Yes	No

No Documents for this Section

No Documents for this Section

No Documents for this Section



MEMORANDUM

Date: November 6, 2012

To: Mayor Price & City Council Members

Through: Tom Higgins, City Manager
Fernando, Asst. City Manager

From: Jay Chapa, Director

Subject: **2012 Annual Projects Report and Update**

Attached is the third Housing and Economic Development Department “Annual Projects Report and Update”. The Annual Projects Report and Update includes all active housing, economic development and community development projects along with an overview of the City’s Tax Increment Finance Districts and our department initiatives. We will annually update the ongoing projects and add new projects as they emerge. The report is meant to provide a quick guide to projects. We hope that it will serve as a useful reference.

Please let me know if you have any questions. Thank you.

Housing and Economic Development Department

The City of Fort Worth • 1000 Throckmorton Street • Fort Worth, Texas 76102
817-392-7540 • Fax 817-392-7328

ANNUAL PROJECTS REPORT & UPDATE



2012

FORT WORTH



October 2, 2012

It's my pleasure to present the third Annual Projects Report of the Housing & Economic Development Department of the City of Fort Worth. In this report you will find that the department participates and leads a wide variety of projects that bring new wealth and investment to our community.

The Housing and Economic Development Department plays an integral role in the development of the City and we strive to implement efficient and effective programs that further the quality of life for our citizens. This report is designed to provide an overview of the various projects undertaken in which the city has participated. These projects range from corporate relocations that have contributed thousands of new jobs to Fort Worth, to infill quality affordable accessible housing and commercial retail developments that help invigorate and revitalize neighborhoods. The success of these projects is a testament to the strong partnerships the City has fostered with the private sector and our economic development partners at the various Chambers of Commerce, other local economic development organizations, and state and federal agencies. Internally, within the City, I want to highlight the great working relationship we enjoy with other City departments that allow us to be successful in facilitating new investment and development. To all of our partners, we say thank you.

The projects outlined in the report are the most visible that directly impact our community, but the department is responsible for a wide range of other programs and initiatives that have also been outlined to provide a full view of what we do.

It is our hope that you find this report useful and informative.

Sincerely,

A handwritten signature in black ink, appearing to read 'Jesus Chapa', written in a cursive style.

Jesus "Jay" Chapa
Housing and Economic Development Director

Mission Statement:

To promote a strong economy and enhance the quality of life by providing sustainable housing and economic development programs throughout Fort Worth.

HOUSING & ECONOMIC DEVELOPMENT DEPARTMENT INITIATIVES

Business and Development Incentives Program

Business Recruitment & Retention

Quality Affordable Accessible Housing Development

Federal Grant Contract Compliance

Commercial Development and Redevelopment

Down Payment and Closing Cost Assistance Program

Grant Fund Administration and Accounting

Directions Home (Implementation of 10-Year Homelessness Plan)

Minority/Women Business Enterprise Ordinance Implementation

Public Improvement Districts Administration

Public Service Contract Administration

Management of Tax Foreclosed & Fee Owned Properties

Small Business Development

Tax Increment Finance Districts Administration

Housing Repair and Construction Management

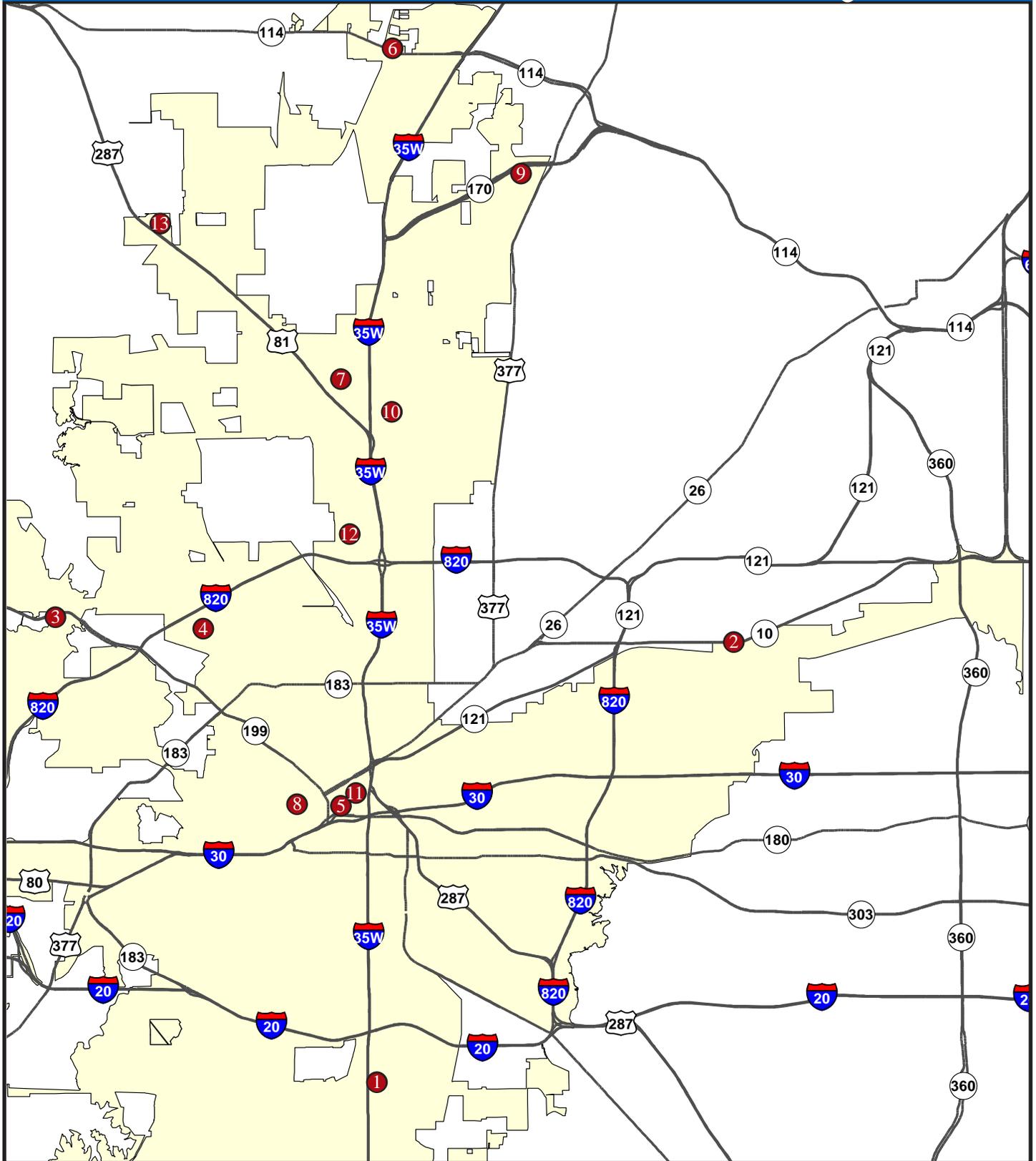
Weatherization Programs

Housing Development Financing

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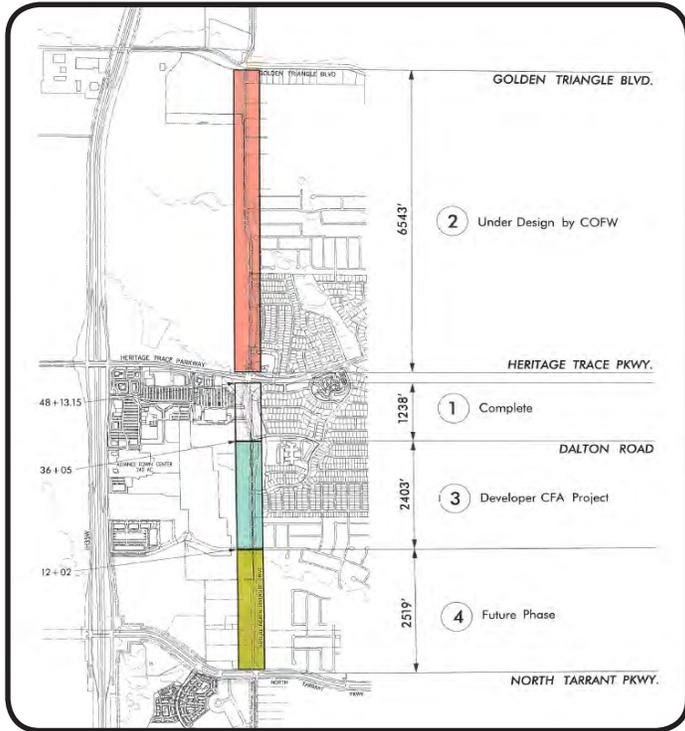
NEW 2011-2012 HOUSING & ECONOMIC DEVELOPMENT DEPARTMENT PROJECTS



- | | | |
|--|--------------------------------------|--|
| ① Alcon Laboratories Holdings Corp. | ⑥ GE Transportation Systems Phase II | ⑪ Sundance Square Management LP |
| ② Bell Helicopter Textron Inc. | ⑦ Harmon Villas - Sphinx Dev. Group | ⑫ The Reserve - Miller Valentine Group |
| ③ Casino Beach -Patterson Equity Partners, LLC | ⑧ Lancaster Properties, LLC | ⑬ Wal-Mart Stores Texas, LLC |
| ④ Commercial Metals Company | ⑨ NGC Renewables, LLC | |
| ⑤ FW Hunter Plaza, LP | ⑩ North Riverside Drive | |

NORTH RIVERSIDE DRIVE

TIF | North Riverside Drive from Golden Triangle Blvd to North Tarrant Pkwy | Fort Worth, TX



Project Terms and Commitments	
Approved: 07/24/2012	Council District: 2 - Sal Espino
Investment	
Amount Funded by City/Federal*	\$10,400,000
Amount Funded by Private/Other**	\$0
Total Investment	\$10,400,000
Ratio	0:1
Funding Details	
* \$10.4M through an interfund loan agreement between the City of Fort Worth Aviation Department and Transportation and Public Works Department, reimbursed by TIF 7 (North Tarrant Parkway) funds to fund improvements to North Riverside Drive between Golden Triangle Boulevard and North Tarrant Parkway	

NGC RENEWABLES, LLC

TAX ABATEMENT | 5500 Alliance Gateway Freeway | Fort Worth, Texas 76177



Construction of a 120,000 SF new North American headquarters and manufacturing facility at Alliance Texas.

Project Terms and Commitments	
Approved: 07/10/2012	Council District: 2 - Sal Espino
Maximum Agreement: 80% Real and Business Personal Property (10-yr term) Ratio (Private/Public) - 20:1	
Employment	
Total Full Time Employees	40
Fort Worth Residents	30%
Central City Residents	10%
Supply & Service Contracts	
Total Amount	NA
Amount to Fort Worth Businesses	30% or \$180,000
Amount to M/WBE Businesses	15% or \$90,000
Personal Property	
Value of Personal Property	\$87,500,000
Project Construction	
Structures & Site Development	\$8,500,000
Amount to Fort Worth Businesses	30% or \$2,550,000
Amount to M/WBE Businesses	25% or \$2,120,000

PATTERSON EQUITY PARTNERS, LLC

CHAPTER 380 EDPA | Jacksboro Hwy & Watercress Dr. | Fort Worth, Texas 76135

Project Terms and Commitments	
Approved: 6/12/2012	Council District: 7- Dennis Shingleton
Maximum Agreement: (20-yr term) Revenue from Lake Worth Mineral Leases up to \$10,000,000	
Employment	
Total Full Time Employees	25
Fort Worth Residents	NA
Central City Residents	NA
Supply & Service Contracts	
Total Amount	NA
Amount to Fort Worth Businesses	\$100,000
Amount to M/WBE Businesses	\$50,000
Personal Property	
Value of Personal Property	NA
Project Construction	
Structures & Site Development	\$10,000,000
Amount to Fort Worth Businesses	30%
Amount to M/WBE Businesses	25%



Construction of retail space, movie theater, entertainment facilities to enhance the lake area and accessibility and use.

HUNTER PLAZA

605 W. 1st Street | Fort Worth, Texas 76102

Project Terms and Commitments	
Approved: 06/12/2012	Council District: 9 - Joel Burns
Investment	
Amount Funded by City/Federal*	\$1,800,000
Amount Funded by Private/Other**	\$22,200,000
Total Investment	\$24,000,000
Ratio	1:12
Funding Details	
* HOME, Low Income Housing Tax Credits, Private	



Hunter Plaza is located in the downtown area and is currently vacant. Through this project, the development will consist of renovating the Hunter Plaza Apartments into a mixed income residential development with retail/commercial space on the ground floor. The 11 story building will have up to 180 units, of which 60 percent will be market rate units and 40 percent will be available for rent to households earning 60 percent or less of Area Median Income as determined by the United States Department of Housing and Urban Development.

SUNDANCE SQUARE MANAGEMENT, LP

CHAPTER 380 EDPA | Throckmorton Street and Commerce Street | Fort Worth, Texas 76102



The project consist of the construction of three new mixed use buildings, the reconditioning of two historic buildings and the construction of a central plaza in the Sundance Square area of downtown Fort Worth.

Project Terms and Commitments	
Approved: 05/01/2012	Council District: 9 - Joel Burns
Maximum Agreement: 85% Sales Tax (15-yr term) Ratio (Private/Public) - 44:1	
Employment	
Total Full Time Employees	5
Fort Worth Residents	40% or 2
Central City Residents	20% or 1
Supply & Service Contracts	
Total Amount	NA
Amount to Fort Worth Businesses	\$200,000
Amount to M/WBE Businesses	\$100,000
Personal Property	
Value of Personal Property	NA
Project Construction	
Structures & Site Development	\$65,000,000
Amount to Fort Worth Businesses	30% or \$19,500,000
Amount to M/WBE Businesses	25% or \$16,250,000

HARMON VILLAS

9592 Harmon Road | Fort Worth, Texas 76177



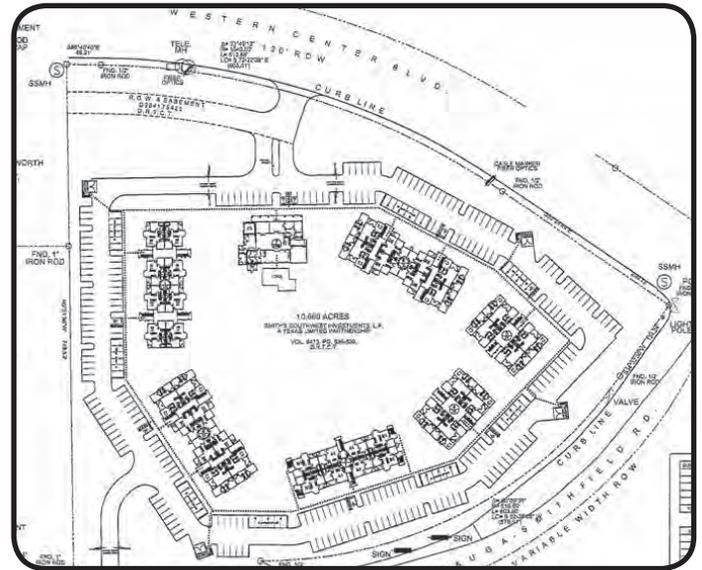
Harmon Villas is a proposed 150 unit multifamily complex by Sphinx Development Corporation. The complex will consist of one, two, three bedroom units. All of the units will be available for rent to households earning 60 percent or less of Area Median Income (AMI) a determined by HUD. The complex will include amenities such as controlled access gates, furnished clubhouse, fitness room, activity room, water features and a gazebo. Future residents will have access to shopping, dining, and entertainment located at Alliance Town Center.

Project Terms and Commitments	
Approved: 03/20/2012	Council District: 2 - Sal Espino
Investment	
Amount Funded by City/Federal*	\$300,000
Amount Funded by Private/Other**	\$19,501,920
Total Investment	\$19,801,920
Ratio	1:66
Funding Details	
* HOME and Low Income Housing Tax Credits	

RESERVE AT WESTERN CENTER

Intersection of Western Center Blvd & Blue Mound Road | Fort Worth, Texas 76131

Project Terms and Commitments	
Approved: 03/20/2012	Council District: 2 - Sal Espino
Investment	
Amount Funded by City/Federal*	\$240,000
Amount Funded by Private/Other**	\$23,132,000
Total Investment	\$23,372,000
Ratio	1:97
Funding Details	
* HOME and Low Income Housing Tax Credits	

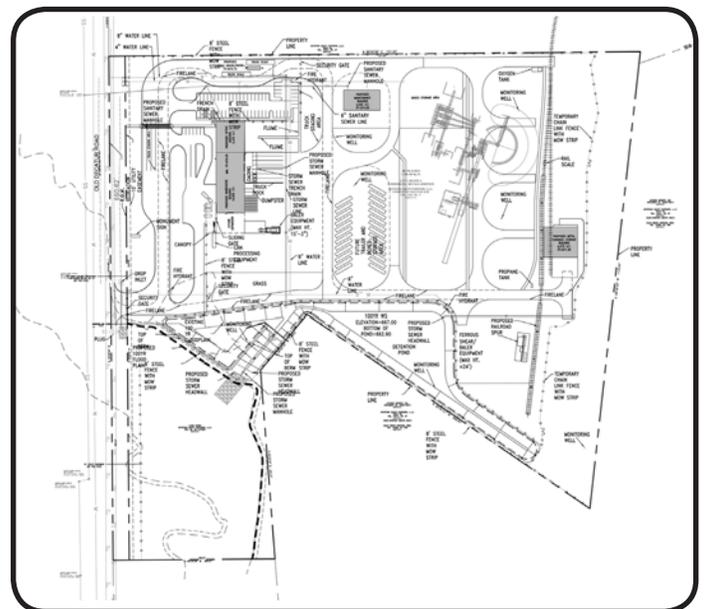


The Reserve at Western Center is a proposed multifamily unit complex at the intersection of Western Center Blvd and Blue Mound Road by Miller Valentine Group. The development will consist of one, two, and three bedroom units for a total of 120. All of the units will be available for rent to households earning 60 percent or less of Area Median Income (AMI) as determined by HUD. Unit amenities will include nine foot ceilings, ceiling fans and berber carpet. The complex will include amenities such as a pool, fitness center, computer learning center, community room and barbeque grills. The development is within minutes from shopping, dining, and entertainment located at Fossil Creek.

COMMERCIAL METALS COMPANY

RELOCATION TAX ABATEMENT | 4500 Old Decatur Road | Fort Worth, Texas 76106

Project Terms and Commitments	
Approved: 03/06/2012	Council District: 2 - Sal Espino
Maximum Agreement: 75% Real & Business Personal Property (8-yr term) Ratio (Private/Public) - 19.5:1	
Employment	
Total Full Time Employees	NA
Fort Worth Residents	NA
Central City Residents	NA
Supply & Service Contracts	
Total Amount	NA
Amount to Fort Worth Businesses	NA
Amount to M/WBE Businesses	NA
Personal Property	
Value of Personal Property	\$1,800,000
Project Construction	
Structures & Site Development	\$6,300,000
Amount to Fort Worth Businesses	NA
Amount to M/WBE Businesses	NA



Commercial Metals Co. is being displaced due to the Trinity River Uptown Project and plans to construct a metal recycling facility in the Quarry Lands Industrial Park.

BELL HELICOPTER TEXTRON, INC.

TAX ABATEMENT & CHAPTER 380 EDPA | 600 E. Hurst Blvd | Fort Worth, Texas 76053



Bell Helicopter is expanding and consolidating the main headquarters operations and associated facilities including the central distribution center in the vicinity of Highway 10 and Trinity Blvd.

Project Terms and Commitments	
Approved: 12/13/2011	Council District: 5 - Frank Moss
Maximum Agreement: 80% Real & Business Personal Property (1-yr TA and 19-yr EDPA) Ratio (Private/Public) - 16:1	
Employment	
Total Full Time Employees	4,500
Fort Worth Residents	20%
Central City Residents	5%
Supply & Service Contracts	
Total Amount	NA
Amount to Fort Worth Businesses	\$1,000,000
Amount to M/WBE Businesses	\$500,000
Personal Property	
Value of Personal Property	\$160,000,000
Project Construction	
Structures & Site Development	\$75,000,000
Amount to Fort Worth Businesses	30%
Amount to M/WBE Businesses	25%

GE TRANSPORTATION SYSTEMS PHASE 2

TAX ABATEMENT | 12850 Three Wide Drive | Fort Worth, Texas 76177



GE Transportation Phase 2 includes the construction of mining equipment manufacturing facility just north of the Phase 1 development. The size of the new facility is approximately 236,000 SF.

Project Terms and Commitments	
Approved: 12/31/2011	Council District: 2 - Sal Espino
Maximum Agreement: 85% Real & Business Personal Property (10-yr term) Ratio (Private/Public) - 18:1	
Employment	
Total Full Time Employees	20 by 12/31/2012 100 by 12/31/2013
Fort Worth Residents	30%
Central City Residents	10%
Supply & Service Contracts	
Total Amount	N/A
Amount to Fort Worth Businesses	30% or \$200,000
Amount to M/WBE Businesses	10% or \$65,000
Personal Property	
Value of Personal Property	\$30,000,000
Project Construction	
Structures & Site Development	\$20,000,000
Amount to Fort Worth Businesses	25% or \$5,000,000
Amount to M/WBE Businesses	25% or \$5,000,000

WAL-MART STORES TEXAS, LLC

CHAPTER 380 EDPA | Avondale-Haslet Rd and Hwy 287 | Fort Worth, Texas 76052

Project Terms and Commitments	
Approved: 12/31/2011	Council District: 7 - Dennis Shingleton
Maximum Agreement: 50% Real & Sales Tax (3-yr term) Ratio (Private/Public) - 10:1	
Employment	
Total Full Time Employees	50 (goal)
Fort Worth Residents	NA
Central City Residents	NA
Supply & Service Contracts	
Total Amount	N/A
Amount to Fort Worth Businesses	NA
Amount to M/WBE Businesses	NA
Personal Property	
Value of Personal Property	NA
Project Construction	
Structures & Site Development	\$10,000,000
Amount to Fort Worth Businesses	NA
Amount to M/WBE Businesses	25%



Wal-Mart will construct at least 140,000 SF retail store in the vicinity of Avondale-Haslet Road and U.S. Highway 287 along with the City's share of the roadway improvements at their own expense.

ALCON LABORATORIES HOLDINGS CORP.

TAX ABATEMENT | 6801 South Freeway | Fort Worth, Texas 76134

Project Terms and Commitments	
Approved: 10/25/2011	Council District: 8 - Kelly Allen Gray
Maximum Agreement: 80% Real & Business Personal Property (10-yr term) Ratio (Private/Public) - 22.4:1	
Employment	
Total Full Time Employees	400 by 12/31/2013 750 by 12/31/2018
Fort Worth Residents	30%
Central City Residents	20%
Supply & Service Contracts	
Total Amount	NA
Amount to Fort Worth Businesses	\$50,000 or 30%
Amount to M/WBE Businesses	\$25,000 or 15%
Personal Property	
Value of Personal Property	\$8,000,000
Project Construction	
Structures & Site Development	\$3,000,000
Amount to Fort Worth Businesses	30% or \$1,000,000
Amount to M/WBE Businesses	25% or \$1,000,000



Alcon plans to expand and renovate the existing facilities at the Alcon campus and create a Finance Center for North American Operations. Alcon also plans to renovate its facility at 6801 Will Rogers Blvd.

LANCASTER PROPERTIES, LLC

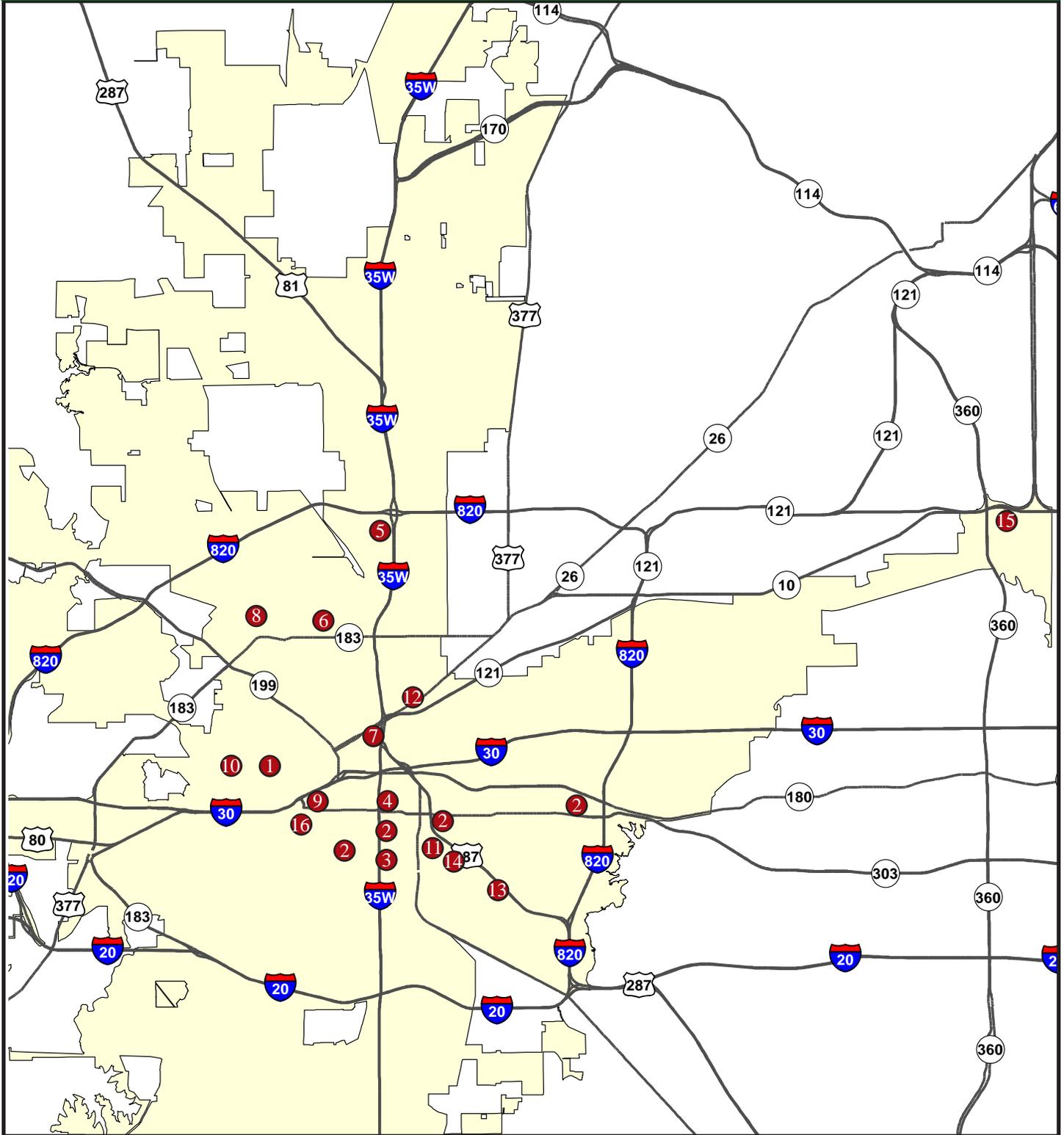
TAX ABATEMENT | 2920 West Lancaster Avenue & 1020 Currie Street | Fort Worth, Texas 76107



Lancaster Properties, LLC is constructing a 315 unit multifamily apartment complex at 2920 West Lanaster Avenue and 1020 Currie Street.

Project Terms and Commitments	
Approved: 09/27/2011	Council District: 9 - Joel Burns
Maximum Agreement: 85% Real Property (5-yr term) Ratio (Private/Public) - 16.7:1	
Employment	
Total Full Time Employees	3
Fort Worth Residents	NA
Central City Residents	1
Supply & Service Contracts	
Total Amount	NA
Amount to Fort Worth Businesses	\$60,000
Amount to M/WBE Businesses	\$25,000
Quality, Accessible, Affordable Housing	
Affordable Units (=>80% AMI)	10%
Fully Handicap	8
Project Construction	
Structures & Site Development	\$23,252,000
Amount to Fort Worth Businesses	30% or \$6,975,600
Amount to M/WBE Businesses	25% or \$5,813,000

ACTIVE HOUSING & ECONOMIC DEVELOPMENT DEPARTMENT PROJECTS



- | | | |
|-------------------------------|-----------------------------|--------------------------------------|
| 1 Carlyle/Cypress West 7th LP | 7 Knights of Pythias | 13 Renaissance Square |
| 2 CHDO Developments | 8 Lee Avenue Townhomes | 14 Southeast Community Health Center |
| 3 Cowtown Market | 9 Midtown Urban Village | 15 Station Venture Operations, LP |
| 4 Evans and Rosedale | 10 Museum Place Development | 16 Trademark River Plaza/West Bend |
| 5 Ferris Mfg. Corp. | 11 Pilgrim Valley | |
| 6 Hardy Street Project | 12 Race Street Lofts | |

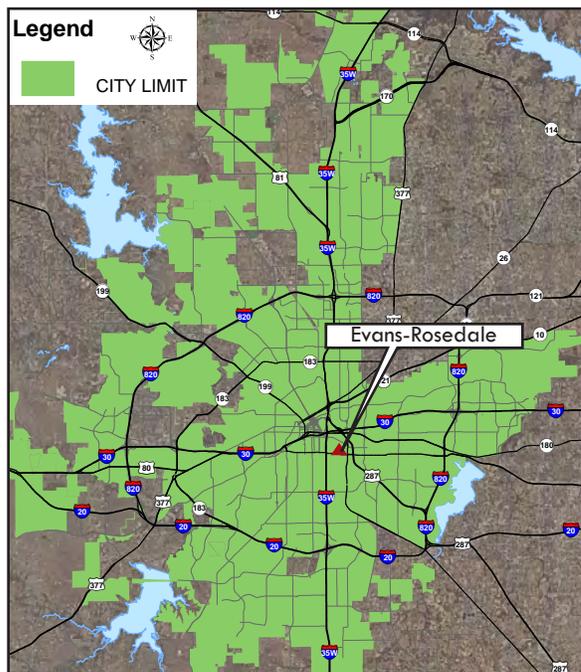
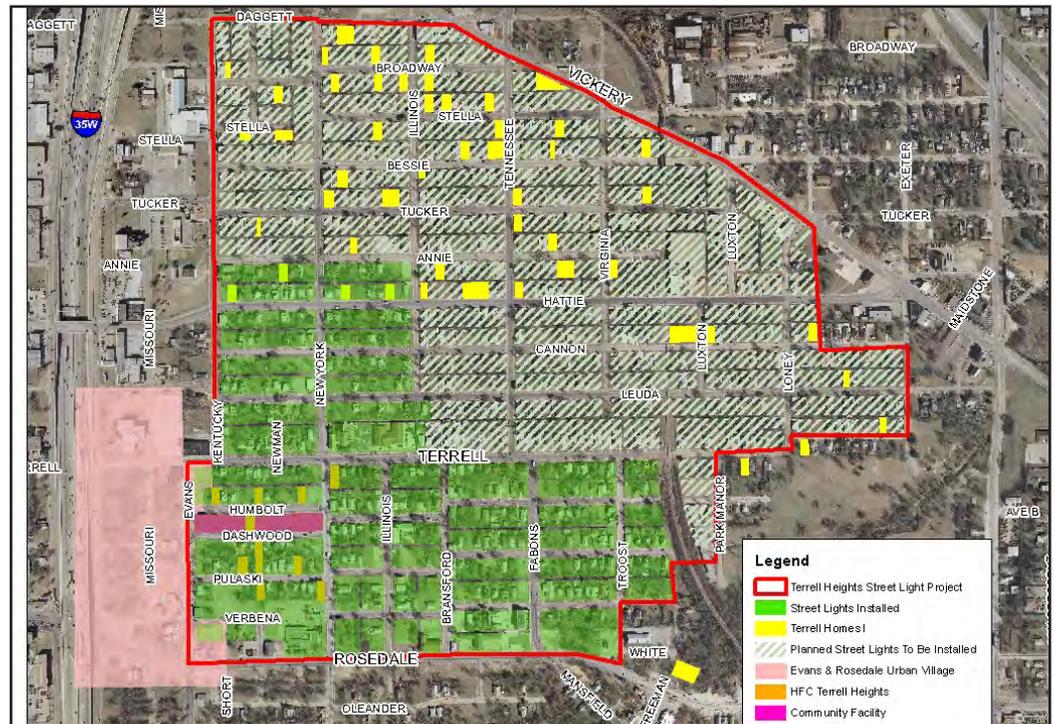
EVANS AND ROSEDALE

Evans and Rosedale Streets | Fort Worth, Texas 76104

Centrally located near downtown Fort Worth, the Terrell Heights Neighborhood offers prime redevelopment opportunities for businesses and a variety of affordable lifestyle opportunities for residents. Growth has been spurred by affordable land values and a family and business-friendly setting.

Through the collaboration of both City and private investments, the City seeks to promote quality projects that will continue to spur additional economic and housing development in Terrell Heights.

COUNCIL APPROVED
2000 - Present
COUNCIL DISTRICT
8 - Kelly Allen Gray
AMOUNT FUNDED BY CITY/FEDERAL *
\$29,000,000
AMOUNT FUNDED BY PRIVATE/OTHER **
\$15,075,905
TOTAL INVESTMENT
\$44,075,905
RATIO
2:1
FUNDING DETAILS
*Projects funded by City, TIF, Federal funds and General Obligation Bonds, EDI and Section 108 Funds



Examples of Terrell Heights Infill Homes to be built by NRP Holdings, LLC



Examples of Terrell Heights Infill Homes to be built by the Fort Worth Housing Finance Corporation (HFC)

EVANS AND ROSEDALE

Evans and Rosedale Streets | Fort Worth, Texas 76104

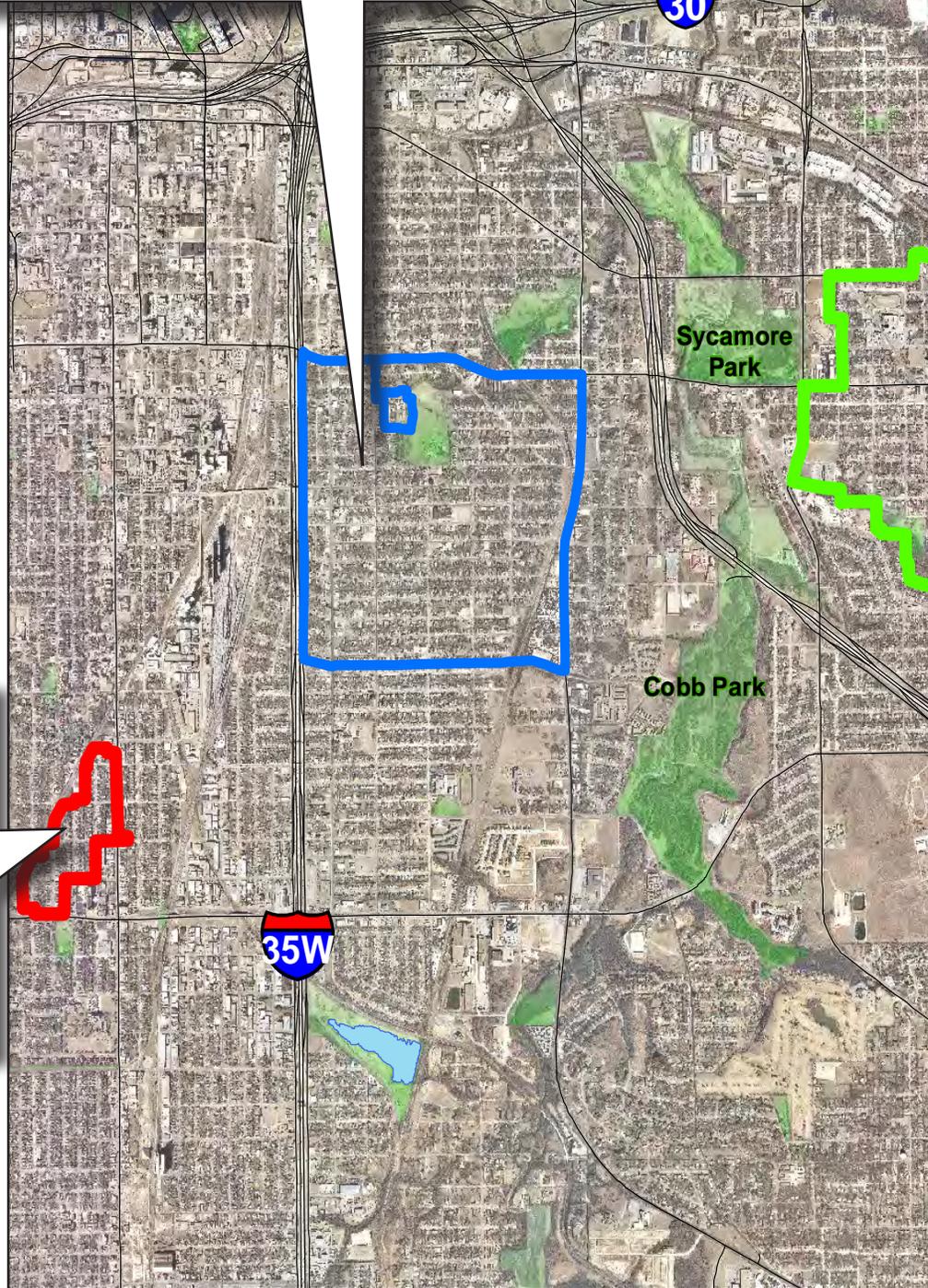
The Evans and Rosedale area includes private and public investment. The area has the Shamblee Library (2008), the Hazel Harvey Peace Center for Neighborhoods (2009), as well as a plaza that can be used by the neighborhood for community events. These public improvements are complimented by a Jack in the Box (2011) and a new 7-Eleven (2012). In addition to the commercial and public improvements, the area also includes the construction of 54 single family rental units (Jan 2013) and 11 single family units (2013-2014). Lastly, the city is installing period lighting in the neighborhood(2013).



COMMUNITY HOUSING DEVELOPMENT ORGANIZATION

Scattered Sites Throughout the City of Fort Worth

COUNCIL APPROVED
2009 - Present
COUNCIL DISTRICT
5 - Frank Moss, 8 - Kelly Allen Gray, 9 - Joel Burns
AMOUNT FUNDED BY CITY/FEDERAL *
\$5,377,894
AMOUNT FUNDED BY PRIVATE/OTHER **
\$1,012,723
TOTAL INVESTMENT
\$6,390,617
RATIO
5:1
FUNDING DETAILS
*HOME Funds and NSP Funds



DEVELOPMENTS

Scattered Sites Throughout the City of Fort Worth

Cornerstone Rendering for Polytechnic Wesleyan Neighborhood



The City has provided HOME and Neighborhood Stabilization Program (NSP) funds to TCHP to redevelop the previously foreclosed complex at 5500 Beaty Street. The original 73 multifamily units are being redeveloped into 64 units that will be leased to households with incomes at or below 50% of AMI. On-site enrichment programs will be held in the community center.

Beaty Street Apartments

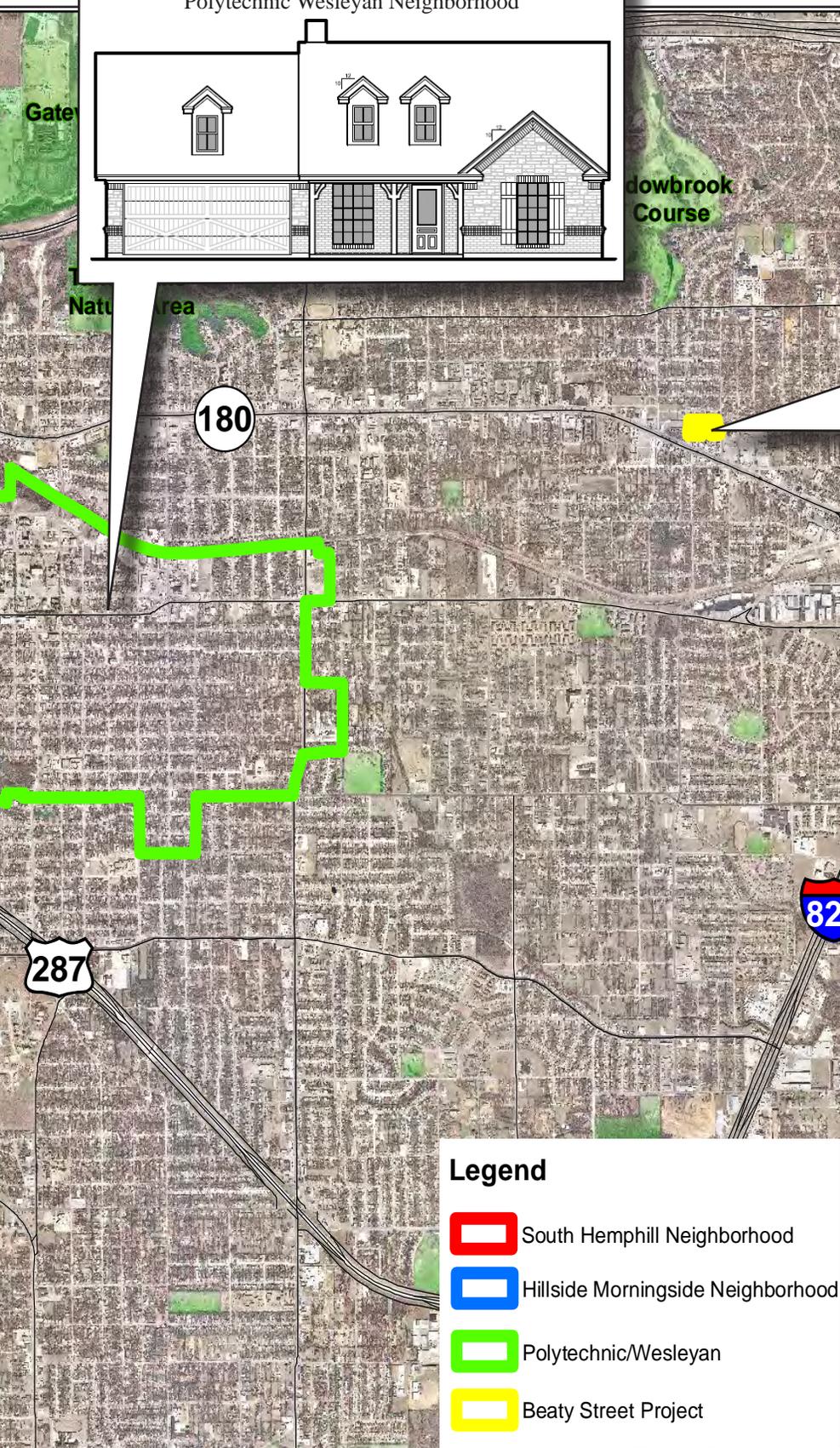


The City of Fort Worth is committed to the continued success of its certified Community Housing Development Organizations (CHDOs) by fostering strong partnerships. The City partners with CHDOs for the provision of quality, affordable, and accessible single family houses. The City and CHDOs develop strong relationships with the neighborhoods in which the houses are built and are committed to ensuring the houses compliment the existing fabric and context of the neighborhood. Currently, the City and its CHDOs are concentrating efforts in three established neighborhoods with single family infill developments.

All of the single family homes will be affordable to individuals or households earning at or below 80% of area median income.

Tarrant County Housing Partnership (TCHP) proposes to develop a total of 21 houses. The City is partnering with TCHP to construct 4 houses in the South Hemphill Heights neighborhood and 17 houses in the Hillside\ Morningside neighborhood. TCHP proposes three floor plans that will be at minimum 1,200 square feet.

Cornerstone Housing Development Corporation (CANHDC) proposes to develop 5 houses in the Polytechnic Wesleyan neighborhood. The houses will have three bedrooms, two baths, with an attached garage and range between 1,400 and 1,475 SF.



Legend

-  South Hemphill Neighborhood
-  Hillside Morningside Neighborhood
-  Polytechnic/Wesleyan
-  Beaty Street Project

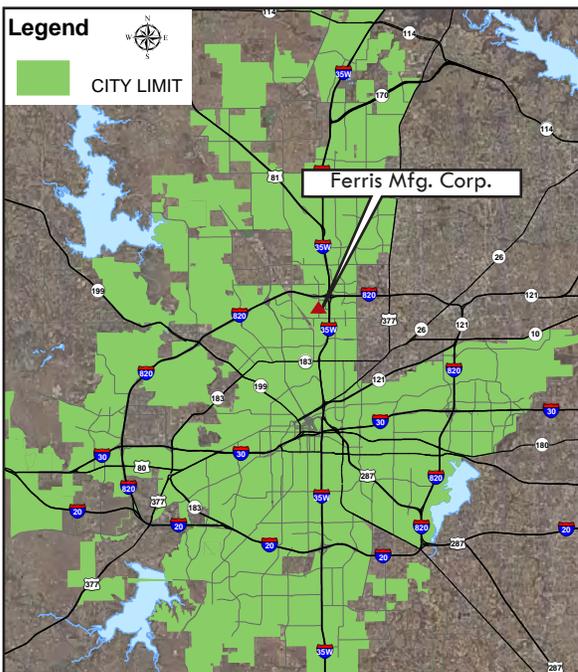
FERRIS MFG. CORP.

CHAPTER 380 EDPG | 5133 Northeast Parkway | Fort Worth, Texas 76106

COUNCIL APPROVED
09/20/2011
2011 INCENTIVE TERM
No Benefit to Company until 2014 when the Project is Complete
MAXIMUM AGREEMENT
40% Business Personal Property
MIN. CAPITAL INVESTMENT
\$3,500,000
COUNCIL DISTRICT
2 - Sal Espino



Ferris Mfg. Corp. (Ferris) is a manufacturer and distributor of wound care dressings and gauzes. The company is relocating its corporate headquarters from Burr Ridge, Illinois to Fort Worth at 5133 Northeast Parkway. The company will be creating sixty jobs.



KNIGHTS OF PYTHIAS

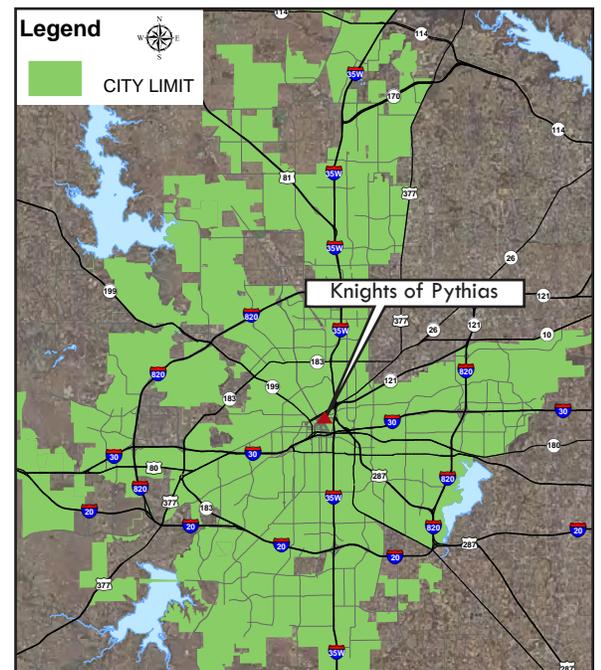
303 and 307 Crump Street and 915 E. 3rd Street | Fort Worth, Texas 76102



The Hillside Public Facility Corporation acquired the property. The development will consist of the rehabilitation of the Knights of Pythias Lodge which will contain eight units, and construct an adjacent, architecturally compatible structure which will contain ten units for a total of eighteen units plus the provision of twenty parking spaces. Ten or 51% of the available units will be affordable to individuals or households earning less than 80% of Area Median Income for fifteen years.



COUNCIL APPROVED
06/14/2011
COUNCIL DISTRICT
9 - Joel Burns
AMOUNT FUNDED BY CITY/FEDERAL *
\$950,000
AMOUNT FUNDED BY PRIVATE/OTHER **
\$1,250,000
TOTAL INVESTMENT
\$2,200,000
RATIO
1:2
FUNDING DETAILS
* Community Development Block Grant Funds (CDBG)



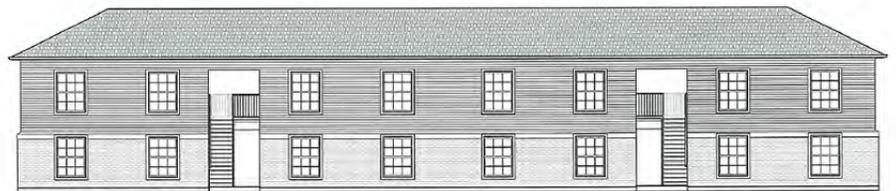
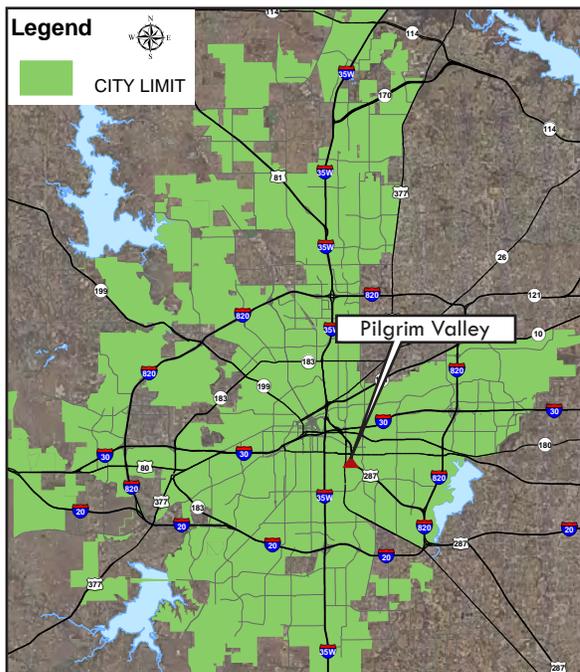
PILGRIM VALLEY

1701 E. Robert Street | Fort Worth, Texas 76104

COUNCIL APPROVED
06/14/2011
COUNCIL DISTRICT
8 - Kelly Allen Gray
AMOUNT FUNDED BY CITY/FEDERAL *
\$200,000
AMOUNT FUNDED BY PRIVATE/OTHER **
\$16,734,894
TOTAL INVESTMENT
\$16,934,894
RATIO
1:85
FUNDING DETAILS
* HOME Funds



The Pilgrim Valley Manor Apartments is a 168 unit multifamily complex. The apartments currently have a Section 8 HAP contract through the U.S. Department of Housing and Urban Development (HUD) but the complex requires substantial rehabilitation in order to prevent the cancellation of the HUD Section 8 contract and to preserve the affordable housing currently available. The complex consists of one, two and three bedroom units which will be available to individuals or families earning 60% or less of Area Median Income.



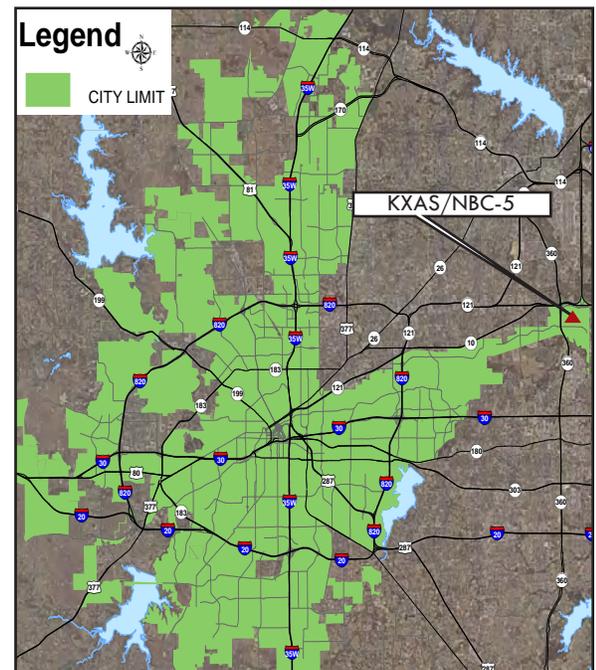
STATION VENTURE OPERATIONS, LP (KXAS/NBC-5)

TAX ABATEMENT & CHAPTER 380 EDPA | 4801 Amon Carter Blvd | Fort Worth, Texas 76155



COUNCIL APPROVED
06/14/2011
2011 INCENTIVE TERM
No Benefit to Company until 2015 when the Project is Complete
MAXIMUM AGREEMENT
85% Real & Business Personal Property
MIN. CAPITAL INVESTMENT
\$16,000,000
COUNCIL DISTRICT
5 - Frank Moss

KXAS/NBC-5 is constructing a new production studio at the southwest corner of Amon Carter Blvd and FAA Blvd in the Centreport Business Park and has committed to achieve a minimum LEED Certified status.



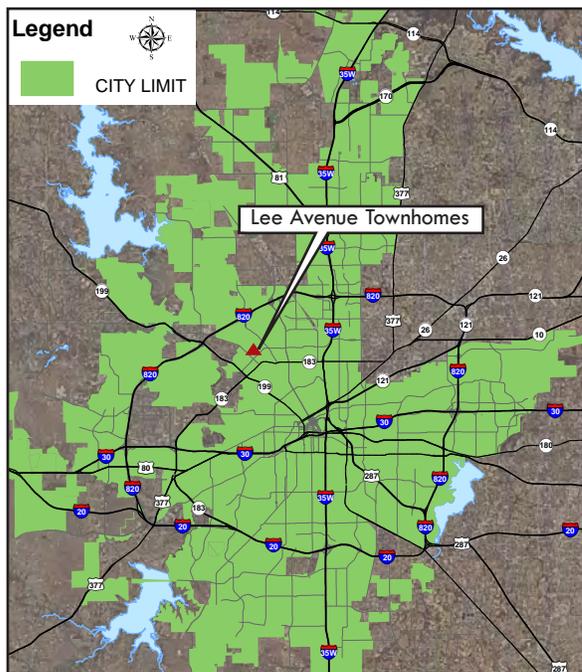
LEE AVENUE TOWNHOMES

1402, 1404, 1419, 1421 Lee Ave. and 406, and 408 Central Ave. | Fort Worth, Texas 76164

COUNCIL APPROVED
06/14/2011
COUNCIL DISTRICT
2 - Sal Espino
AMOUNT FUNDED BY CITY/FEDERAL *
\$1,000,000
AMOUNT FUNDED BY PRIVATE/OTHER **
\$0
TOTAL INVESTMENT
\$1,000,000
RATIO
1:0
FUNDING DETAILS
* HOME Funds



The project is a proposed development of up to seven townhomes located on Central Avenue and Lee Avenue. The townhouses will be both two-bedroom/two-bath and/or three-bedroom/two-bath units ranging in size from 1,400 to 2,000 SF. Each townhouse will have a double garage. The townhouses will be sold to home buyers earning 80% or less of the Area Median Income as determined by the United States Department of Housing and Urban Development (HUD).

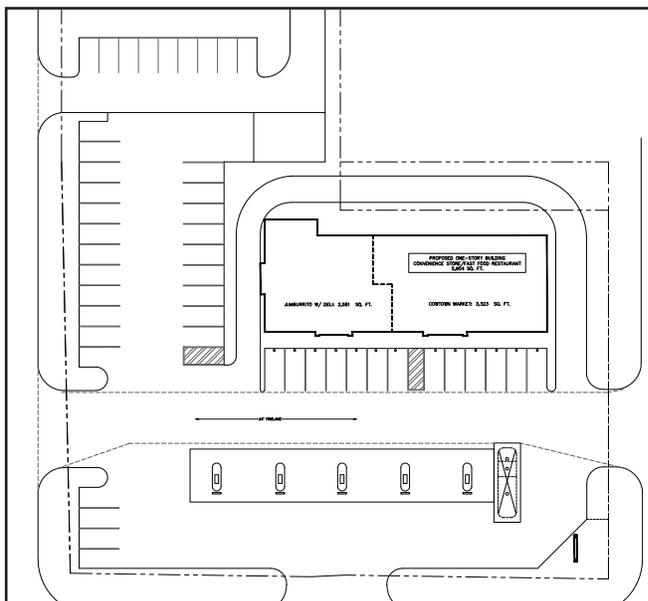


COWTOWN MARKET

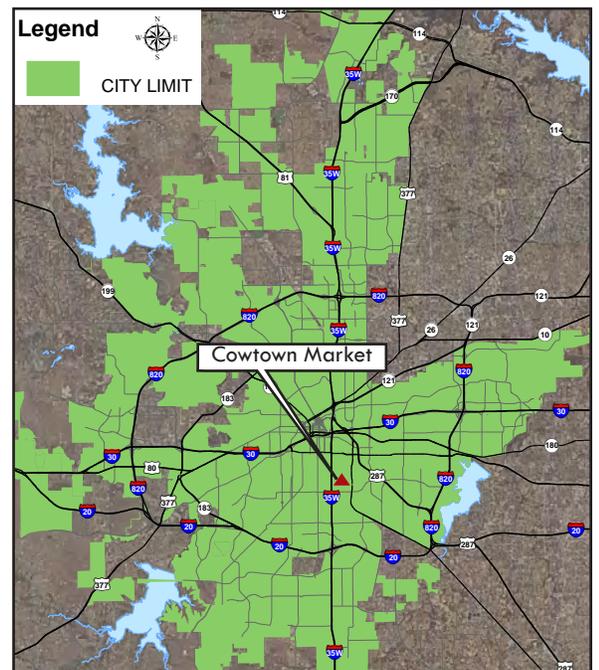
1703 S. Freeway and 800 Allen Avenue | Fort Worth, Texas 76104



Developer proposes to develop a gas station and restaurant called Cowtown Market at the intersection of the Interstate 35 Frontage Road and Allen Avenue. The development will include a Shell gas station and a Jumburrito restaurant which is the first of its kind in the Metroplex. The Developer will invest at least \$2,000,000 into the project and has agreed to a goal of creating 15 new full-time jobs following completion.



COUNCIL APPROVED
05/17/2011
COUNCIL DISTRICT
8 - Kelly Allen Gray
AMOUNT FUNDED BY CITY/FEDERAL *
\$265,000
AMOUNT FUNDED BY PRIVATE/OTHER **
\$2,136,000
TOTAL INVESTMENT
\$2,401,000
RATIO
1:8
FUNDING DETAILS
*Urban Development Action Grant and five-year NEZ Tax Abatement



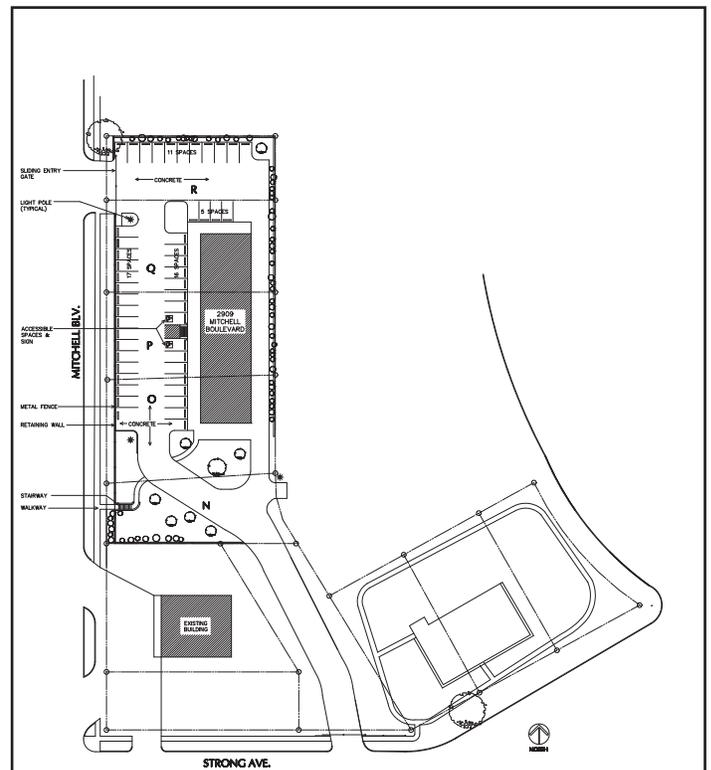
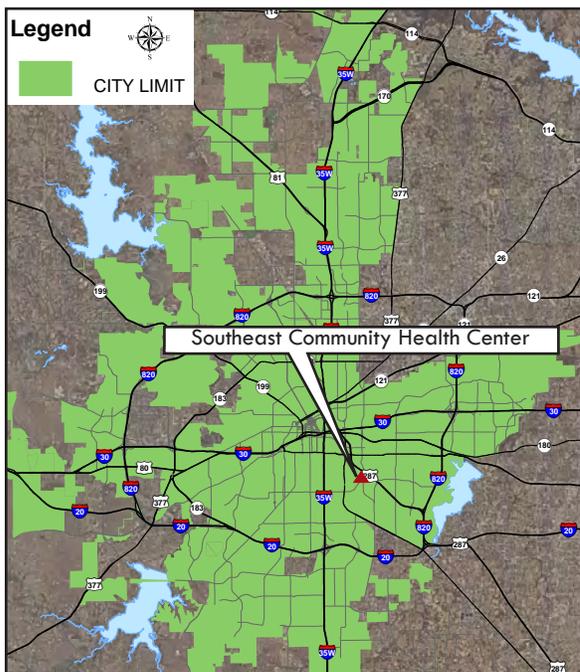
SOUTHEAST COMMUNITY HEALTH CENTER

2909 Mitchell Blvd. | Fort Worth, Texas 76105

COUNCIL APPROVED
03/08/2011
COUNCIL DISTRICT
8 - Kelly Allen Gray
AMOUNT FUNDED BY CITY/FEDERAL *
\$67,605
AMOUNT FUNDED BY PRIVATE/OTHER **
\$584,015
TOTAL INVESTMENT
\$651,620
RATIO
1:10
FUNDING DETAILS
*Community Development Block Grant Funds (CDBG)

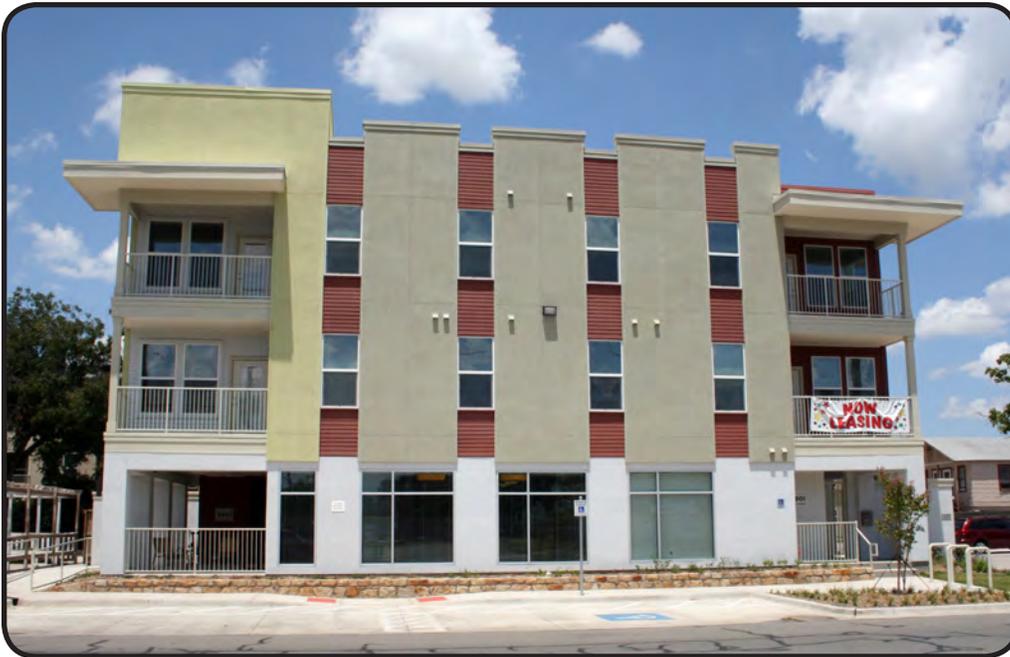


The project consists of the finish-out and development of the Southeast Community Health Center to provide health care services to the community especially the low-and-moderate income persons in the area. The clinic will provide high quality, low cost health care services to the southeast community of Fort Worth. In addition, the community health center will employ approximately 20 full-time staff members and once fully operational, will serve a total of 16,000 patients annually.



RACE STREET LOFTS

2817 Race Street | Fort Worth, Texas 76111

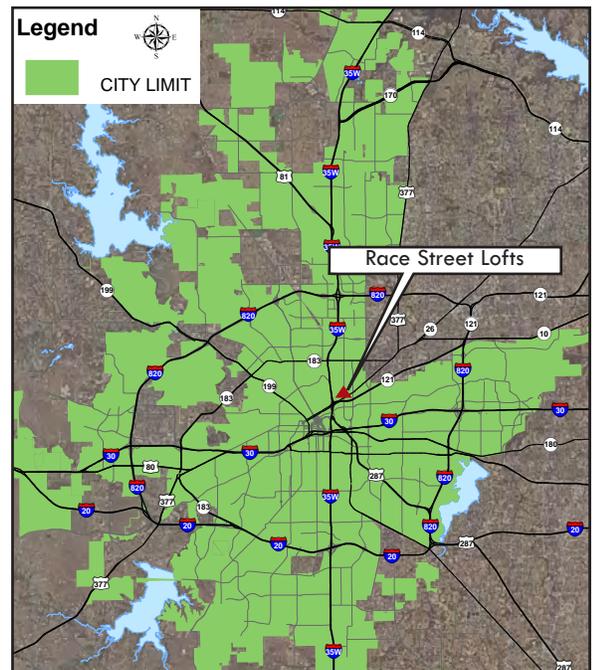


Race Street Lofts, Ltd., a limited partnership between the Fort Worth Housing Finance Corporation and the NRP Group, developed Race Street Lofts in Fort Worth, Texas. The development was awarded 9% competitive Low Income Housing Tax Credits in 2010. Located in one of the sixteen designated Urban Villages in the City of Fort Worth, the Race Street Lofts development offers urban living at its best. Urban Villages were created to promote a dense mix of uses including retail, office, and residential in pedestrian friendly and mass transit oriented environment. Future residents will be able to live, work, and play just minutes away from Downtown, the Cultural District, and other local attractions.

Race Street Lofts, Ltd. acquired five lots located between the 2800 and 2900 blocks of Race Street and McLemore Avenue. The partnership abated and demolished existing structures including a dilapidated apartment building, and constructed 36 units on the assembled site. The complex consists of one, two, and three bedroom units ranging in size from 800 to 1,200 SF. These units are available to households earning 30%, 50%, and 60% of the Area Median Income (AMI). The new multifamily complex includes a clubhouse that offers such amenities as a health and wellness room, lounge area, and kitchenette. The property also features a mailroom, and laundry facilities. The project completed in June 2012.



COUNCIL APPROVED
06/22/2010
COUNCIL DISTRICT
2 - Sal Espino
AMOUNT FUNDED BY CITY/FEDERAL *
\$1,662,584
AMOUNT FUNDED BY PRIVATE/OTHER **
\$6,337,416
TOTAL INVESTMENT
\$8,000,000
RATIO
1:4
FUNDING DETAILS
*HOME Funds and General Funds



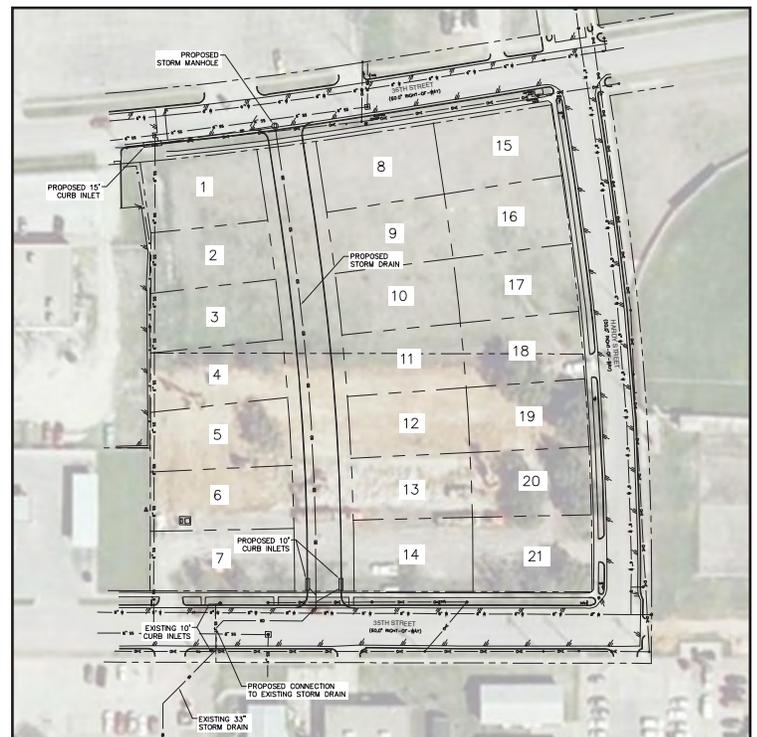
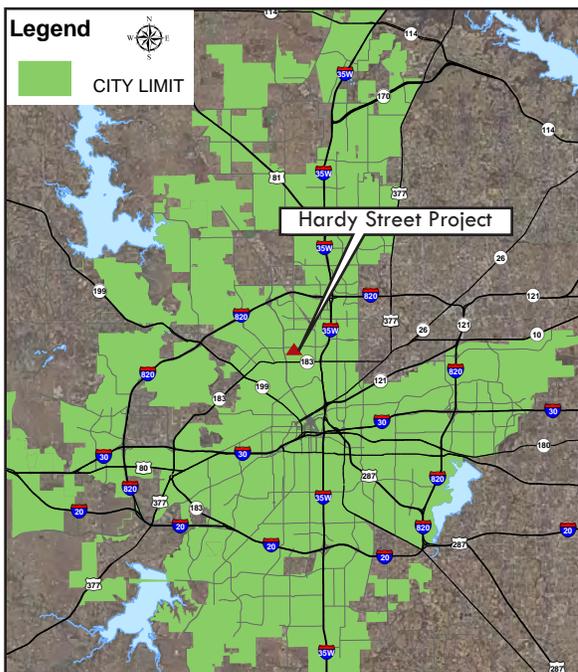
HARDY STREET PROJECT

3600 Block Hardy Street | Fort Worth, Texas 76106

COUNCIL APPROVED
02/23/2010
COUNCIL DISTRICT
2 - Sal Espino
AMOUNT FUNDED BY CITY/FEDERAL *
\$1,153,724
AMOUNT FUNDED BY PRIVATE/OTHER **
\$0
TOTAL INVESTMENT
\$1,153,724
RATIO
1:0
FUNDING DETAILS
*Community Development Block Grant Funds (CDBG)



The Hardy Street Project consists of the acquisition of 2 acres of land and a vacant dilapidated nursing home in the Diamond Hill area. The property will be redeveloped into single family homes. The City used CDBG funds to acquire the property, demolish the nursing home and to construct infrastructure improvements, such as water, sewer, streets, and sidewalks in order to make the property ready for the construction of 21 new quality, affordable and accessible single family homes. Once the infrastructure improvements have been constructed, the City will market the property to home builders for the construction of the homes.



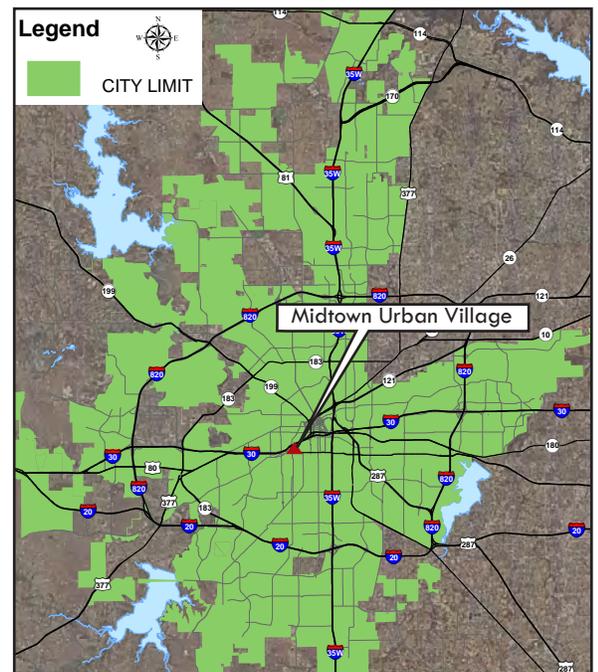
MIDTOWN URBAN VILLAGE

TIF DEVELOPMENT | Corner of Forest Park Blvd & W. Rosedale Street | Fort Worth, Texas 76104



BOARD APPROVED
10/07/2009
2011 INCENTIVE TERM
Under Construction
MAXIMUM AGREEMENT
\$7,819,495
MIN. CAPITAL INVESTMENT
\$62,643,240
COUNCIL DISTRICT
9 - Joel Burns

Midtown Urban Village Development consists of the construction of two hotels, an office building, commercial retail space and a parking garage. The project is phased and is not expected to be completed until June 2014. The City is participating under the TIF program for reimbursement to the developer on public infrastructure, street construction, streetscape enhancements, and public improvements. To date the Hilton Garden Inn Hotel has been completed.



RENAISSANCE SQUARE

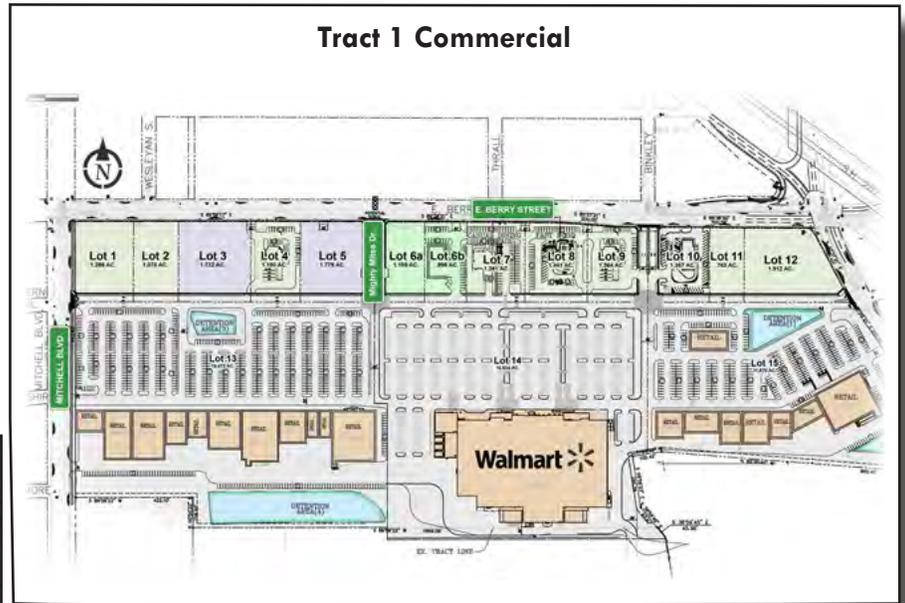
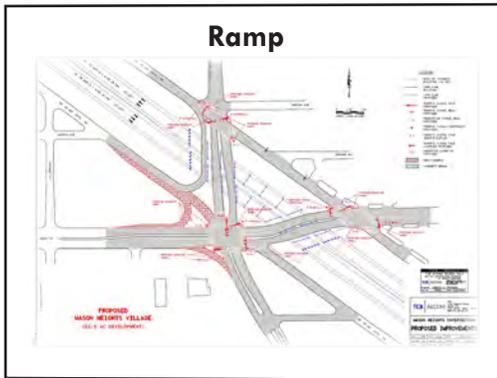
Southwest Corner of US Highway 287 and East Berry Street | Fort Worth, Texas 76105

COUNCIL APPROVED
03/24/2009
COUNCIL DISTRICT
8 - Kelly Allen Gray
AMOUNT FUNDED BY CITY/FEDERAL *
\$12,750,000
AMOUNT FUNDED BY PRIVATE/OTHER **
\$75,000,000
TOTAL INVESTMENT
\$87,750,000
RATIO
1:6
FUNDING DETAILS
* TIF money and Chapter 380 Economic Development Program Grant
** Minimum investment of \$46M but estimated about \$75M



RENAISSANCE SQUARE

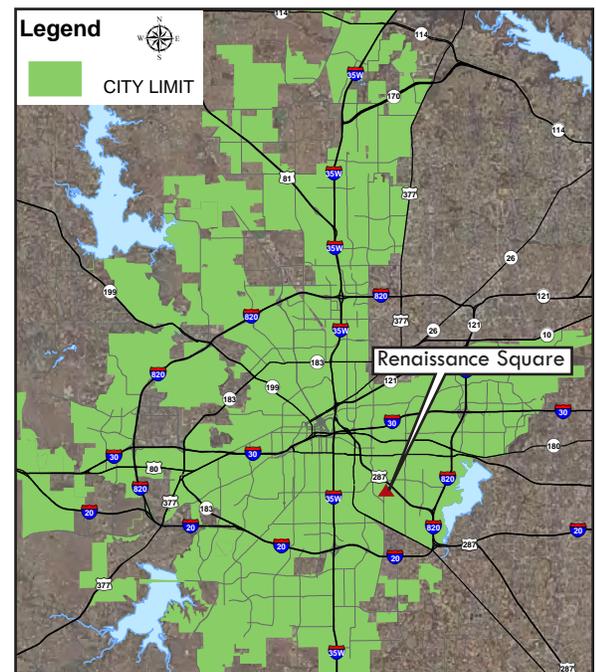
Southwest Corner of US Highway 287 and East Berry Street | Fort Worth, Texas 76105



Wal-Mart under construction due to open February 2013



Renaissance Square is a 67-acre grocery-anchored shopping center located in the heart of Fort Worth, Texas. A joint venture between Lockard Development, Moriah Real Estate Company of Midland Texas, and Synergy Properties of Fort Worth, Texas. Renaissance Square features over 500,000 SF of shopping, sit down restaurants, fast food, and much more; located just off the Martin Luther King Freeway at the intersection of East Berry and Vaughn Streets.



TRADEMARK RIVER PLAZA/WEST BEND

CHAPTER 380 EDPA | 1701 River Run | Fort Worth, Texas 76107

COUNCIL APPROVED

07/10/2007

2011 INCENTIVE TERM

No Benefit to the Company Until 2017 when the Project is Complete

MAXIMUM AGREEMENT

50% Sales, Real & Business Personal Property

MIN. CAPITAL INVESTMENT

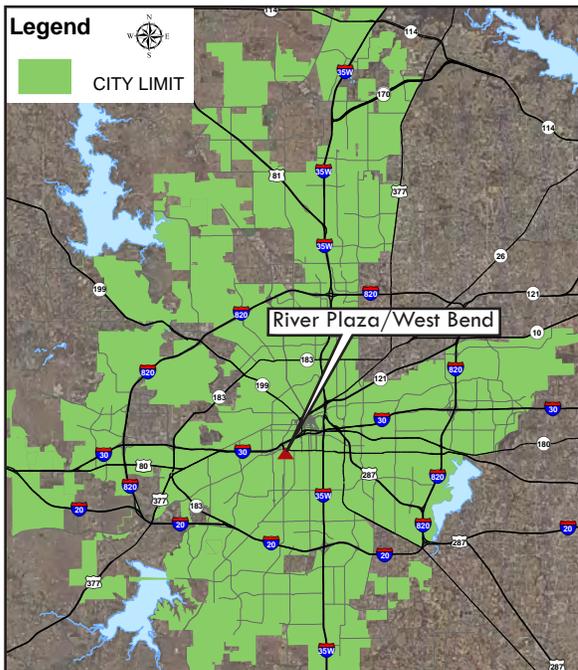
\$50,000,000

COUNCIL DISTRICT

9 - Joel Burns



Project consist of constructing a parking garage with 700 spaces, 80,000 SF of retail space, 100,000 SF of office space and a 50,000 SF hotel.



CARLYLE/CYPRESS WEST 7TH, LP

CHAPTER 380 EDPA | West 7th Street | Fort Worth, Texas 76107



COUNCIL APPROVED

07/31/2007

2011 INCENTIVE TERM

Year 1 of 15

MAXIMUM AGREEMENT

70% Sales, Real & Business
Personal Property

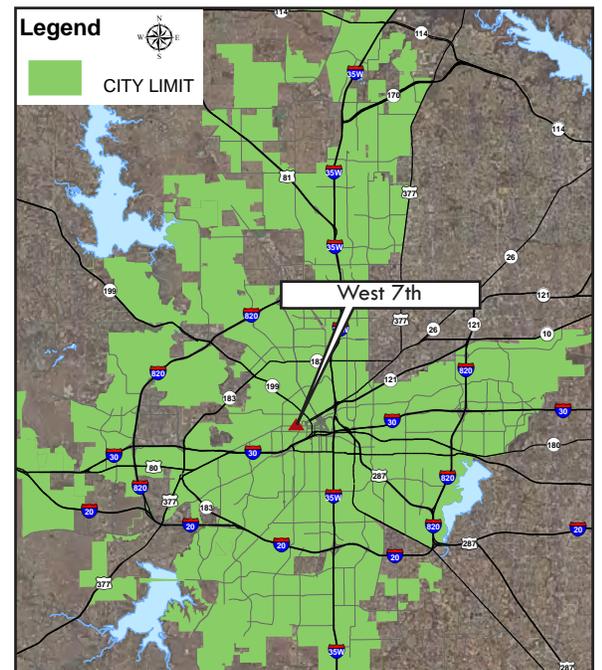
MIN. CAPITAL INVESTMENT

\$150,000,000

COUNCIL DISTRICT

9 - Joel Burns

Construction of a mixed-use development consisting of residential units, office space, retail space, and a hotel on property in the vicinity of West 7th, Crockett, Norwood and Foch Street. This development will occur in three levels. Level 1 was completed on December 31, 2011 and Level 2 is currently under construction.



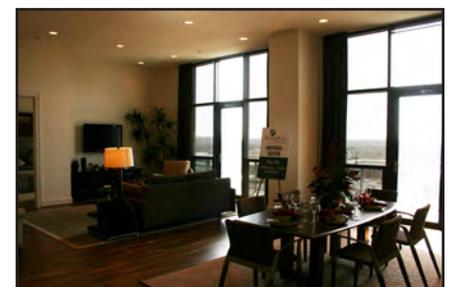
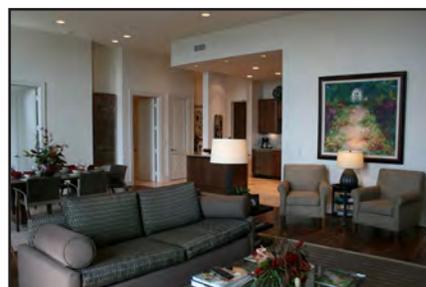
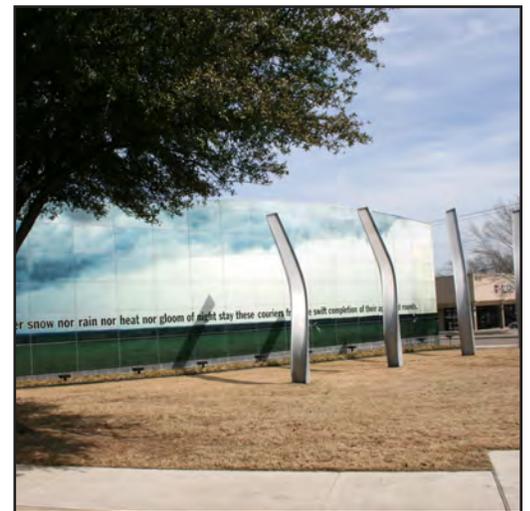
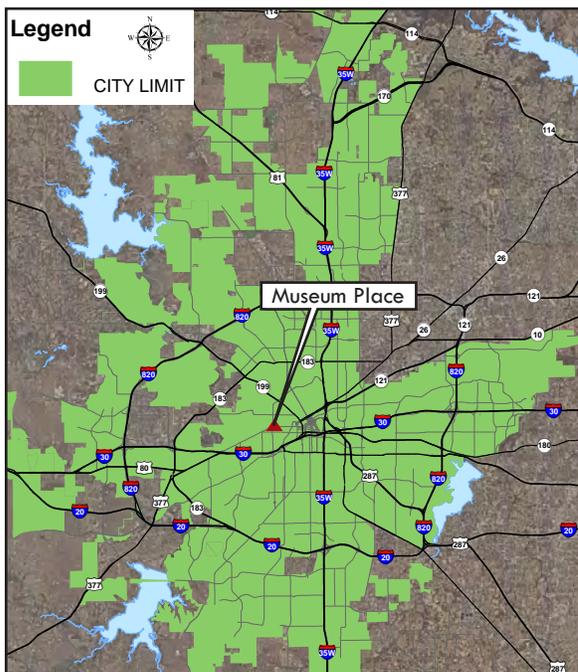
MUSEUM PLACE DEVELOPMENT GROUP

CHAPTER 380 EDPA | University at W. 7th Street | Fort Worth, Texas 76107

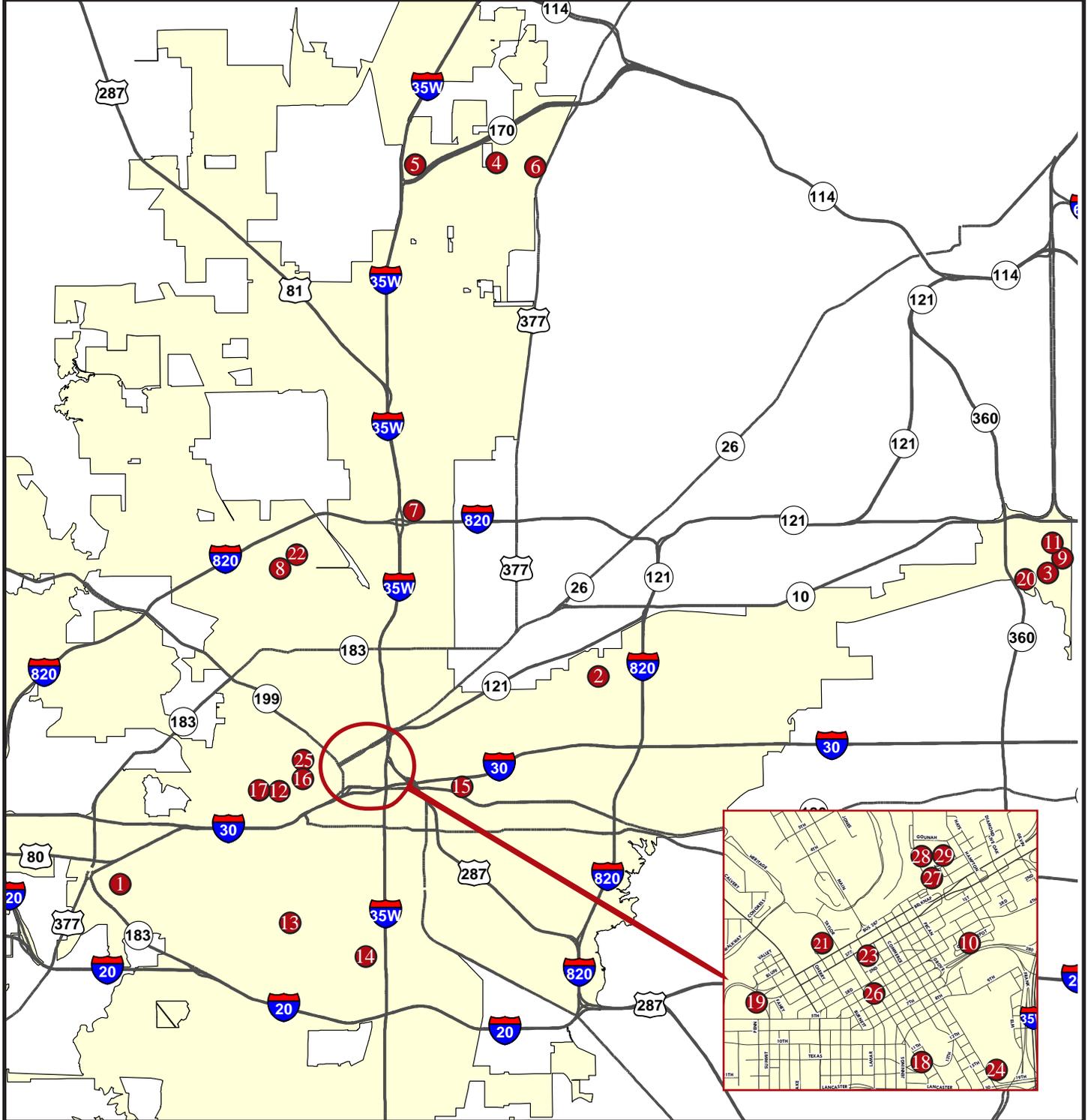
COUNCIL APPROVED
05/15/2007
2011 INCENTIVE TERM
Year 2 of 15
MAXIMUM AGREEMENT
55% Sales, Real & Business Personal Property
MIN. CAPITAL INVESTMENT
\$50 M (PH 1) \$170 M Estimate
COUNCIL DISTRICT
7 - Dennis Shingleton



Project includes 163,000 SF of ground-level retail, 130,000 SF of Class A office above retail and more than 500 residential units above retail. This project is being constructed in four phases.



COMPLETED HOUSING & ECONOMIC DEVELOPMENT PROJECTS WITH ANNUAL REPORTING REQUIREMENTS



- | | | |
|------------------------------------|---------------------------------|--|
| ① Acme Brick Company | ⑩ Cotton Depot Lofts | ⑳ Pratt Industries (USA) Inc. |
| ② Allied Electronics, Inc. | ⑪ Cuna Mutual Group | ㉑ Radioshack Corporation |
| ③ Bank One/Chase Operations Center | ⑫ Cypress Equities West 7th | ㉒ Railhead Business Park |
| ④ Blue Cross Blue Shield of Texas | ⑬ Grandmarc at West Berry Place | ㉓ Renaissance Worthington |
| ⑤ Cabela's | ⑭ La Gran Plaza | ㉔ Sheraton Grande Hotel & Spa |
| ⑥ Cinram Wireless, LLC | ⑮ Lancaster Avenue Ltd. | ㉕ Target Corporation |
| ⑦ Coca-Cola Enterprises, Inc. | ⑯ Montgomery Plaza-KIMCO | ㉖ The Tower |
| ⑧ ConAgra Foods, Inc. | ⑰ Museum Place Development | ㉗ Trinity Bluff Development Phase I |
| ⑨ Cott Beverages USA | ⑱ Omni Fort Worth Hotel | ㉘ Trinity Bluff Development, Phase II |
| | | ㉙ Trinity Bluff Development, Phase III |

2

Audit Results

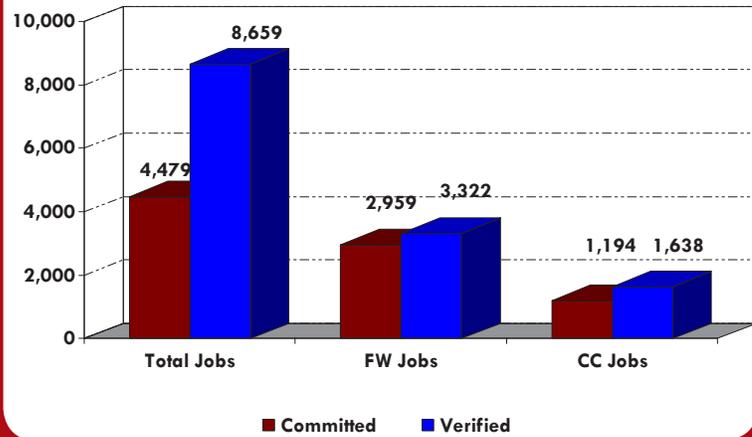
Chapter 380 Economic Development Program Grant and Tax Abatement Agreements

0

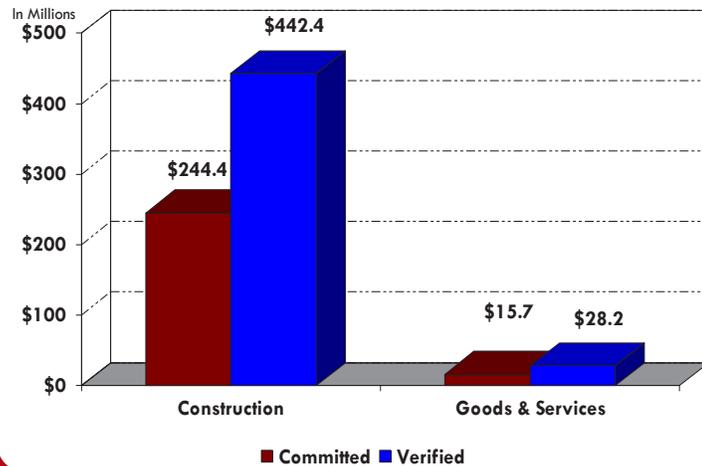
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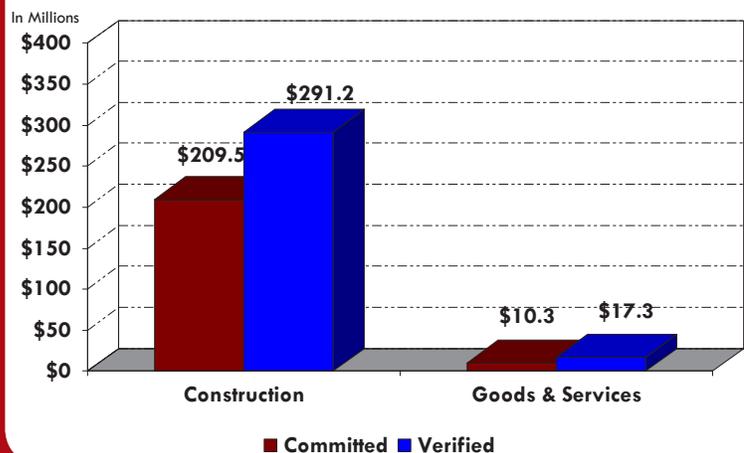
2011 Employment Summary



2011 Fort Worth Business Participation



2011 M/WBE Business Participation



PRATT INDUSTRIES (USA), INC.

TAX ABATEMENT | 3300 High River Road | Fort Worth, Texas 76155

2011 Actual Figures			
Approved: 07/13/2010		Council District: 5 - Frank Moss	
Maximum Agreement: 60% Real and Business Personal Property (Year 1 of 10)			
Minimum Investment		Supply & Service Contracts	
Total Investment	\$3,500,000	Total Amount	\$0
Personal Property		Amount to Fort Worth Businesses	
Value of Personal Property	\$26,419,793	Amount to M/WBE Businesses	\$0
Project Construction		Employment	
Structures & Site Development	\$3,580,848	Total Full Time Employees	108
Amount to Fort Worth Businesses	\$1,181,313	Fort Worth Residents	23
Amount to M/WBE Businesses	\$1,181,313	Central City Residents	9



BLUE CROSS BLUE SHIELD OF TEXAS

TAX ABATEMENT | 14100 Park Vista Road | Fort Worth, Texas 76262

2011 Actual Figures			
Approved: 02/26/2008		Council District: 2 - Sal Espino	
Maximum Agreement: 50% Real and Business Personal Property (Year 2 of 10)			
Minimum Investment		Supply & Service Contracts	
Total Investment	\$153,000,000	Total Amount	\$3,892,006
Personal Property		Amount to Fort Worth Businesses	
Value of Personal Property	\$29,566,606	Amount to M/WBE Businesses	\$124,750
Project Construction		Employment	
Structures & Site Development	\$154,460,665	Total Full Time Employees	43
Amount to Fort Worth Businesses	NA	Fort Worth Residents	12
Amount to M/WBE Businesses	NA	Central City Residents	NA



CINRAM WIRELESS, LLC

TAX ABATEMENT | 5300 Westport Parkway | Fort Worth, Texas 76177

2011 Actual Figures			
Approved: 09/18/2007		Council District: 2 - Sal Espino	
Maximum Agreement: 75% Real and Business Personal Property (Year 3 of 10)			
Minimum Investment		Supply & Service Contracts	
Total Investment	\$15,500,00	Total Amount	\$1,004,492
Personal Property		Amount to Fort Worth Businesses	
Value of Personal Property	\$15,000,000	Amount to M/WBE Businesses	\$0
Project Construction		Employment	
Structures & Site Development	\$27,229,010	Total Full Time Employees	1,254
Amount to Fort Worth Businesses	\$2,411,592	Fort Worth Residents	728
Amount to M/WBE Businesses	\$1,209,212	Central City Residents	377



CARLYLE/CYPRESS WEST 7TH, LP

CHAPTER 380 EDPA | West 7th Street | Fort Worth, Texas 76107



2011 Actual Figures			
Approved: 07/31/2007		Council District: 9- Joel Burns	
Maximum Agreement: 70% Real and Business Personal Property (Year 1 of 15)			
Minimum Investment		Supply & Service Contracts	
Total Investment	\$150,000,000	Total Amount	NA
Personal Property		Amount to Fort Worth Businesses	
Value of Personal Property	\$0	Amount to M/WBE Businesses	NA
Project Construction		Employment	
Structures & Site Development	\$163,165,764	Total Full Time Employees	NA
Amount to Fort Worth Businesses	\$29,780,214	Fort Worth Residents	NA
Amount to M/WBE Businesses	\$15,117,927	Central City Residents	NA

MUSEUM PLACE DEVELOPMENT GROUP

CHAPTER 380 EDPA | University at W. 7th Street | Fort Worth, Texas 76107



2011 Actual Figures			
Approved: 05/15/2007		Council District: 7- Joel Burns	
Maximum Agreement: 55% Real, Business Personal Property, and Ssales (Year 2 of 15)			
Minimum Investment		Supply & Service Contracts	
Total Investment	\$50,000,000	Total Amount	NA
Personal Property		Amount to Fort Worth Businesses	
Value of Personal Property	\$0	Amount to M/WBE Businesses	\$61,843
Project Construction		Employment	
Structures & Site Development	\$50,693,371	Total Full Time Employees	NA
Amount to Fort Worth Businesses	\$41,657,660	Fort Worth Residents	NA
Amount to M/WBE Businesses	\$36,269,150	Central City Residents	NA

TRINITY BLUFF DEVELOPMENT, PHASE II

CHAPTER 380 EDPA | 520 Samuels Avenue | Fort Worth, Texas 76102



2011 Actual Figures			
Approved: 05/15/2007		Council District: 9 - Joel Burns	
Maximum Agreement: 100% Real Property (Year 1 of 20)			
Minimum Investment		Supply & Service Contracts	
Total Investment	\$10,000,000	Total Amount	NA
Affordable Housing		Amount to Fort Worth Businesses	
Number of Affordable Units	20	Amount to M/WBE Businesses	NA
Project Construction		Employment	
Structures & Site Development	\$11,426,353	Total Full Time Employees	NA
Amount to Fort Worth Businesses	\$2,589,956	Fort Worth Residents	NA
Amount to M/WBE Businesses	\$1,992,929	Central City Residents	NA

TRINITY BLUFF DEVELOPMENT, PHASE III

CHAPTER 380 EDPA | 520 Samuels Avenue | Fort Worth, Texas 76102

2011 Actual Figures

Approved: 05/15/2007		Council District: 9 - Joel Burns	
Maximum Agreement: 100% Real Property (Year 1 of 20)			
Minimum Investment		Supply & Service Contracts	
Total Investment	\$32,400,000	Total Amount	NA
Affordable Housing		Amount to Fort Worth Businesses	
Number of Affordable Units	20	Amount to M/WBE Businesses	NA
Project Construction		Employment	
Structures & Site Development	\$33,590,416	Total Full Time Employees	NA
Amount to Fort Worth Businesses	\$7,469,938	Fort Worth Residents	NA
Amount to M/WBE Businesses	\$6,125,331	Central City Residents	NA



LANCASTER AVENUE LTD

TAX ABATEMENT | Oakland and Lancaster Street | Fort Worth, Texas 76103

2011 Actual Figures

Approved: 08/26/2006		Council District: 8 - Kelly Allen Gray	
Maximum Agreement: 100% Real Property (Year 1 of 10)			
Minimum Investment		Supply & Service Contracts	
Total Investment	\$1,500,000	Total Amount	\$60,330
Personal Property		Amount to Fort Worth Businesses	
Value of Personal Property	NA	Amount to M/WBE Businesses	\$31,066
Project Construction		Employment	
Structures & Site Development	\$1,551,820	Total Full Time Employees	0
Amount to Fort Worth Businesses	\$176,512	Fort Worth Residents	0
Amount to M/WBE Businesses	\$173,712	Central City Residents	0



CUNA MUTUAL GROUP

TAX ABATEMENT | 4950 Amon Carter Blvd | Fort Worth, Texas 76155

2011 Actual Figures

Approved: 06/13/2006		Council District: 5 - Frank Moss	
Maximum Agreement: 75% Real and Business Personal Property (Year 5 of 10)			
Minimum Investment		Supply & Service Contracts	
Total Investment	\$12,000,000	Total Amount	\$1,406,579
Personal Property		Amount to Fort Worth Businesses	
Value of Personal Property	NA	Amount to M/WBE Businesses	\$0
Project Construction		Employment	
Structures & Site Development	\$12,738,786	Total Full Time Employees	194
Amount to Fort Worth Businesses	\$8,832,361	Fort Worth Residents	43
Amount to M/WBE Businesses	\$1,654,606	Central City Residents	17



SHERATON GRANDE HOTEL & SPA

CHAPTER 380 EDPA | 1701 Commerce Street | Fort Worth, Texas 76102



2011 Actual Figures			
Approved: 02/28/2006		Council District: 9 - Joel Burns	
Maximum Agreement: 100% HOT (Year 3 of 20)			
Minimum Investment		Supply & Service Contracts	
Total Investment	\$25,000,000	Total Amount	NA
Personal Property		Amount to Fort Worth Businesses	
Value of Personal Property	NA	Amount to M/WBE Businesses	\$87,509
		\$37,716	
Project Construction		Employment	
Structures & Site Development	\$29,291,265	Total Full Time Employees	186
Amount to Fort Worth Businesses	\$7,411,023	Fort Worth Residents	112
Amount to M/WBE Businesses	\$3,450,415	Central City Residents	58

ACME BRICK COMPANY

CHAPTER 380 EDPA | 3024 Acme Brick Plaza | Fort Worth, Texas 76109



2011 Actual Figures			
Approved: 01/24/2006		Council District: 3 - Zim Zimmerman	
Maximum Agreement: 100% Sales Tax (Year 6 of 32)			
Minimum Investment		Supply & Service Contracts	
Total Investment	\$14,000,000	Total Amount	NA
Personal Property		Amount to Fort Worth Businesses	
Value of Personal Property	NA	Amount to M/WBE Businesses	NA
		NA	
Project Construction		Employment	
Structures & Site Development	\$22,726,733	Total Full Time Employees	126
Amount to Fort Worth Businesses	\$6,537,044	Fort Worth Residents	NA
Amount to M/WBE Businesses	\$4,020,262	Central City Residents	NA

ALLIED ELECTRONICS, INC.

TAX ABATEMENT | 7151 Jack Newell Blvd South | Fort Worth, Texas 76118



2011 Actual Figures			
Approved: 11/01/2005		Council District: 4 - Danny Scarth	
Maximum Agreement: 100% Real and Business Personal Property (Year 5 of 10)			
Minimum Investment		Supply & Service Contracts	
Total Investment	\$18,000,000	Total Amount	\$5,335,578
Personal Property		Amount to Fort Worth Businesses	
Value of Personal Property	\$16,227,038	Amount to M/WBE Businesses	\$1,492,716
		\$23,533	
Project Construction		Employment	
Structures & Site Development	\$21,436,471	Total Full Time Employees	441
Amount to Fort Worth Businesses	\$8,896,525	Fort Worth Residents	191
Amount to M/WBE Businesses	\$5,650,931	Central City Residents	82

GRANDMARC AT WEST BERRY PLACE

TAX ABATEMENT | 3001 Greene Avenue | Fort Worth, Texas 76109

2011 Actual Figures			
Approved: 11/01/2005		Council District: 9 - Joel Burns	
Maximum Agreement: 100% Real Property (Year 6 of 10)			
Minimum Investment		Supply & Service Contracts	
Total Investment	\$46,000,000	Total Amount	NA
Personal Property		Amount to Fort Worth Businesses	\$502,704
Value of Personal Property	NA	Amount to M/WBE Businesses	\$25,134
Project Construction		Employment	
Structures & Site Development	\$50,595,879	Total Full Time Employees	7
Amount to Fort Worth Businesses	\$10,472,799	Fort Worth Residents	5
Amount to M/WBE Businesses	\$6,784,216	Central City Residents	1



LA GRAN PLAZA

CHAPTER 380 EDPA | 4200 South Freeway | Fort Worth, Texas 76177

2011 Actual Figures			
Approved: 06/07/2005		Council District: 9 - Joel Burns	
Maximum Agreement: 50% Real and Business Personal Property and 80% Sales Tax (Year 5 of 20)			
Minimum Investment		Supply & Service Contracts	
Total Investment	\$16,000,000	Total Amount	\$588,991
Personal Property		Amount to Fort Worth Businesses	\$539,330
Value of Personal Property	NA	Amount to M/WBE Businesses	\$319,220
Project Construction		Employment	
Structures & Site Development	\$17,252,171	Total Full Time Employees	801
Amount to Fort Worth Businesses	\$6,491,497	Fort Worth Residents	327
Amount to M/WBE Businesses	\$5,429,490	Central City Residents	2327



OMNI FORT WORTH HOTEL

CHAPTER 380 EDPA, TAX ABATEMENT | 1300 Houston Street | Fort Worth, Texas 76102

2011 Actual Figures			
Approved: 03/29/2005		Council District: 9 - Joel Burns	
Maximum Agreement: 100% Property, Sales and HOT (Year 3 of 18)			
Minimum Investment		Supply & Service Contracts	
Total Investment	\$100,000,000	Total Amount	NA
Hotel Rating		Amount to Fort Worth Businesses	\$152,921
Minimum 4 Diamond	4 Diamond	Amount to M/WBE Businesses	\$58,769
Project Construction		Employment	
Structures & Site Development	\$201,456,127	Total Full Time Employees	343
Amount to Fort Worth Businesses	\$51,011,881	Fort Worth Residents	244
Amount to M/WBE Businesses	\$31,429,699	Central City Residents	142



COTT BEVERAGES USA

TAX ABATEMENT | 15200 Trinity Blvd | Fort Worth, Texas 76115



2011 Actual Figures			
Approved: 10/12/2004		Council District: 5 - Frank Moss	
Maximum Agreement: 75% Business Personal Property (Year 7 of 10)			
Minimum Investment		Supply & Service Contracts	
Total Investment	\$10,077,000	Total Amount	\$6,062,459
Personal Property		Amount to Fort Worth Businesses	
Value of Personal Property	NA	Amount to M/WBE Businesses	\$48,230
Project Construction		Employment	
Structures & Site Development	\$13,137,766	Total Full Time Employees	134
Amount to Fort Worth Businesses	\$1,599,929	Fort Worth Residents	34
Amount to M/WBE Businesses	\$3,965,532	Central City Residents	89

RAILHEAD BUSINESS PARK

CHAPTER 380 EDPA | 100 E. 15th Street Suite 640 | Fort Worth, Texas 76102



2011 Actual Figures						
Approved: 08/31/2004			Council District: 2 - Sal Espino			
Maximum Agreement: 90% Real and Business Personal Property (Year 7 of 10)						
Employment	Quorum Intl.	Wier SPM	Chain Link	Simplex Ginnell	Goodman Distribution	Del Monte
Total Full Time Employees	10	126	41	44	2	80
Fort Worth Residents	6	52	14	10	1	10
Central City Residents	3	25	2	2	0	0
Supply & Service Contracts			Project Construction			
Total Amount		\$12,163,865	Structures & Site Development		\$4,897,781	
Amount to Fort Worth Businesses		\$9,891,726	Amount to Fort Worth Businesses		\$2,247,862	
Amount to M/WBE Businesses		\$9,891,726	Amount to M/WBE Businesses		\$1,532,875	

TRINITY BLUFF DEVELOPMENT, PHASE I

CHAPTER 380 EDPA | 701 E. Bluff Street | Fort Worth, Texas 76102



2011 Actual Figures			
Approved: 08/17/2004		Council District: 9 - Joel Burns	
Maximum Agreement: 100% Real Property (Year 2 of 14)			
Minimum Investment		Supply & Service Contracts	
Total Investment	\$25,000,000	Total Amount	\$274,422
Personal Property		Amount to Fort Worth Businesses	
Value of Personal Property	NA	Amount to M/WBE Businesses	\$175,159
Project Construction		Employment	
Structures & Site Development	\$25,141,916	Total Full Time Employees	7
Amount to Fort Worth Businesses	NA	Fort Worth Residents	NA
Amount to M/WBE Businesses	\$5,039,746	Central City Residents	3

MONTGOMERY PLAZA-KIMCO

CHAPTER 380 EDPA | 2600 W. 7th Street | Fort Worth, Texas 76107

2011 Actual Figures			
Approved: 07/06/2004		Council District: 9 - Joel Burns	
Maximum Agreement: 100% Real, Business Personal Property, and Sales Tax (Year 5 of 22)			
Minimum Investment		Supply & Service Contracts	
Total Investment	\$42,500,000	Total Amount	NA
Personal Property		Amount to Fort Worth Businesses	NA
Value of Personal Property	NA	Amount to M/WBE Businesses	\$55,204
Project Construction		Employment	
Structures & Site Development	\$44,541,738	Total Full Time Employees	288
Amount to Fort Worth Businesses	\$18,554,619	Fort Worth Residents	NA
Amount to M/WBE Businesses	\$11,667,824	Central City Residents	NA



TARGET CORPORATION

CHAPTER 380 EDPA | 301 Carroll Street | Fort Worth, Texas 76107

2011 Actual Figures			
Approved: 07/06/2004		Council District: 9 - Joel Burns	
Maximum Agreement: 100% Sales, Real and Business Personal Property (Year 6 of 21)			
Minimum Investment		Supply & Service Contracts	
Total Investment	\$8,750,000	Total Amount	NA
Personal Property		Amount to Fort Worth Businesses	NA
Value of Personal Property	NA	Amount to M/WBE Businesses	\$130,362
Project Construction		Employment	
Structures & Site Development	\$10,381,691	Total Full Time Employees	148
Amount to Fort Worth Businesses	\$3,006,985	Fort Worth Residents	109
Amount to M/WBE Businesses	\$1,685,120	Central City Residents	75



CABELA'S

CHAPTER 380 EDPA | 12901 Cabela's Way | Fort Worth, Texas 76177

2011 Actual Figures			
Approved: 06/08/2004		Council District: 2 - Sal Espino	
Maximum Agreement: 67% Sales, Business Personal Property and Inventory Tax (Year 7 of 20)			
Minimum Investment		Supply & Service Contracts	
Total Investment	\$50,000,000	Total Amount	NA
Personal Property		Amount to Fort Worth Businesses	\$28,163
Value of Personal Property	NA	Amount to M/WBE Businesses	\$1,370
Project Construction		Employment	
Structures & Site Development	\$51,381,202	Total Full Time Employees	337
Amount to Fort Worth Businesses	\$13,253,575	Fort Worth Residents	113
Amount to M/WBE Businesses	\$1,472,822	Central City Residents	12



RENAISSANCE WORTHINGTON

CHAPTER 380 EDPA | 200 Main Street | Fort Worth, Texas 76102



2011 Actual Figures			
Approved: 05/25/2004		Council District: 9 - Joel Burns	
Maximum Agreement: 100% Sales and HOT (Year 8 of 20)			
Minimum Investment		Supply & Service Contracts	
Total Investment	\$11,200,000	Total Amount	NA
Mobil Travel Guide Rating		Amount to Fort Worth Businesses	
Rating for 2010	4-Diamond	Amount to M/WBE Businesses	NA
Project Construction		Employment	
Structures & Site Development	\$9,272,974	Total Full Time Employees	223
Amount to Fort Worth Businesses	\$2,476,550	Fort Worth Residents	147
Amount to M/WBE Businesses	\$3,149,888	Central City Residents	83

COCA-COLA ENTERPRISES, INC.

TAX ABATEMENT | 3400 Fossil Creek Blvd | Fort Worth, Texas 76137



2011 Actual Figures			
Approved: 08/12/2003		Council District: 4 - Danny Scarth	
Maximum Agreement: 90% Real and Business Personal Property (Year 8 of 10)			
Minimum Investment		Supply & Service Contracts	
Total Investment	\$6,200,000	Total Amount	\$18,313,905
Personal Property		Amount to Fort Worth Businesses	
Value of Personal Property	NA	Amount to M/WBE Businesses	\$0
Project Construction		Employment	
Structures & Site Development	\$8,442,610	Total Full Time Employees	845
Amount to Fort Worth Businesses	\$4,498,478	Fort Worth Residents	325
Amount to M/WBE Businesses	\$1,209,118	Central City Residents	97

THE TOWER

CHAPTER 380 EDPA | 500 Throckmorton Street | Fort Worth, Texas 76102



2011 Actual Figures			
Approved: 02/18/2003		Council District: 9 - Joel Burns	
Maximum Agreement: 100% Real Property (Year 6 of 9)			
Minimum Investment		Supply & Service Contracts	
Total Investment	\$50,000,000	Total Amount	NA
Personal Property		Amount to Fort Worth Businesses	
Value of Personal Property	NA	Amount to M/WBE Businesses	NA
Project Construction		Employment	
Structures & Site Development	\$51,253,937	Total Full Time Employees	NA
Amount to Fort Worth Businesses	\$17,842,136	Fort Worth Residents	NA
Amount to M/WBE Businesses	\$10,784,884	Central City Residents	NA

BANK ONE/CHASE OPERATIONS CENTER

TAX ABATEMENT | 14800 Frye Road | Fort Worth, Texas 76155

2011 Actual Figures			
Approved: 12/17/2002		Council District: 5 Frank Moss	
Maximum Agreement: 90% Real and Business Personal Property (Year 7 of 10)			
Minimum Investment		Supply & Service Contracts	
Total Investment	\$40,000,000	Total Amount	NA
Personal Property		Amount to Fort Worth Businesses	\$41,722
Value of Personal Property	NA	Amount to M/WBE Businesses	\$0
Project Construction		Employment	
Structures & Site Development	\$35,090,952	Total Full Time Employees	1,567
Amount to Fort Worth Businesses	\$18,128,551	Fort Worth Residents	298
Amount to M/WBE Businesses	\$18,128,551	Central City Residents	56



PIER 1 IMPORTS

CHAPTER 380 EDPA | 1600 W. Energy Way | Fort Worth, Texas 76102

2011 Actual Figures			
Approved: 10/08/2002		Council District: 9 - Joel Burns	
Maximum Agreement: 90% Real and Business Personal Property (Year 7 of 20)			
Minimum Investment		Supply & Service Contracts	
Total Investment	\$80,000,000	Total Amount	NA
Personal Property		Amount to Fort Worth Businesses	\$1,968,821
Value of Personal Property	NA	Amount to M/WBE Businesses	\$6,000,153
Project Construction		Employment	
Structures & Site Development	\$82,608,275	Total Full Time Employees	not reported
Amount to Fort Worth Businesses	\$33,439,096	Fort Worth Residents	not reported
Amount to M/WBE Businesses	\$40,070,524	Central City Residents	not reported



RADIOSHACK CORPORATION

CHAPTER 380 EDPA, ENTERPRISE ZONE | 300 RadioShack Circle | Fort Worth, Texas 76102

2011 Actual Figures			
Approved: 07/09/2002		Council District: 2 - Sal Espino	
Maximum Agreement: 100% Real Property and Sales Tax (Year 7 of 11)			
Minimum Investment		Supply & Service Contracts	
Total Investment	\$200,000,000	Total Amount	NA
Personal Property		Amount to Fort Worth Businesses	\$9,231,926
Value of Personal Property	NA	Amount to M/WBE Businesses	\$145,582
Project Construction		Employment	
Structures & Site Development	\$222,959,935	Total Full Time Employees	1,234
Amount to Fort Worth Businesses	\$123,971,246	Fort Worth Residents	475
Amount to M/WBE Businesses	\$57,554,482	Central City Residents	149



CONAGRA FOODS, INC.

TAX ABATEMENT | 4701 Gold Spike Drive | Fort Worth, Texas 76106



2011 Actual Figures			
Approved: 08/09/2001		Council District: 2 - Sal Espino	
Maximum Agreement: 90% Real and Business Personal Property (Year 9 of 10)			
Minimum Investment		Supply & Service Contracts	
Total Investment	\$12,000,000	Total Amount	\$1,020,332
Personal Property		Amount to Fort Worth Businesses	\$538,458
Value of Personal Property	NA	Amount to M/WBE Businesses	\$117,755
Project Construction		Employment	
Structures & Site Development	\$12,000,000	Total Full Time Employees	63
Amount to Fort Worth Businesses	\$5,664,135	Fort Worth Residents	NA
Amount to M/WBE Businesses	\$1,489,532	Central City Residents	24

COTTON DEPOT LOFTS

TAX ABATEMENT | 555 Elm Street | Fort Worth, Texas 76102



2011 Actual Figures			
Approved: 08/02/2000		Council District: 9 - Joel Burns	
Maximum Agreement: 100% Real Property (Year 7 of 10)			
Minimum Investment		Supply & Service Contracts	
Total Investment	\$13,780,000	Total Amount	\$425,201
Personal Property		Amount to Fort Worth Businesses	\$244,427
Value of Personal Property	NA	Amount to M/WBE Businesses	\$99,825
Project Construction		Employment	
Structures & Site Development	\$13,861,200	Total Full Time Employees	7
Amount to Fort Worth Businesses	\$4,382,211	Fort Worth Residents	7
Amount to M/WBE Businesses	\$13,326,200	Central City Residents	5

COMPLETED PROJECTS WITH EXPIRED AGREEMENTS (IN THE LAST TWO YEARS)

1. ATC Logistics & Electronics, LP —2010 (Enterprise Zone Project)
2. Bell Helicopter —2010 (Tax Abatement)
3. Ben E. Keith Company —2010(Tax Abatement)
4. Blackstone Hotel —2010 (Tax Abatement)
5. Fort Worth Villas by the Lake —2010 (Tax Abatement)
6. Mattel, Inc. — 2011 (Tax Abatement)
7. Men's Collection — 2010 (Community Development)
8. Mother Parker's Tea and Coffee —2010 (Tax Abatement)
9. OBIM — 2010 (Tax Abatement)
10. Omni Fort Worth Hotel —2010 (Enterprise Zone Project)
11. Poly Store Fronts —2010 (Community Development)
12. Residences at Eastland — 2010 (Community Development)
13. Stockyards Station Hotel — 2012 (Tax Abatement)
14. Target Corporation —2010 (Community Development)
15. Woodmont Apartments — 2010 (Community Development)

COMPLETED PROJECTS

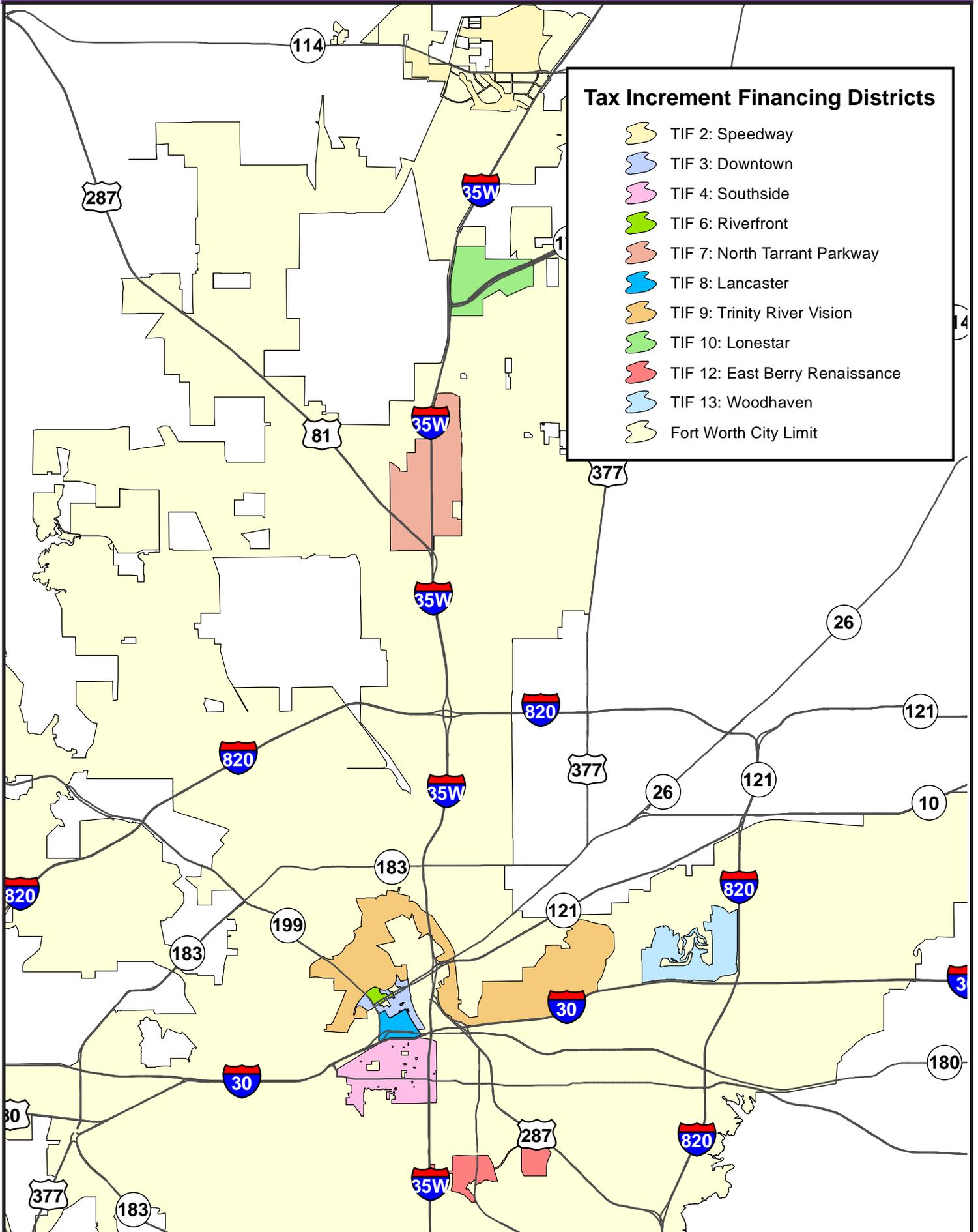
(CONSTRUCTION)

1. Brand FX Body Company — 2012 (Chapter 380 EDPA)
2. HCA Alliance (ER at Alliance) — 2011 (Chapter 380 EDPA)
3. Lincoln Terrace — 2010 (Community Development)
4. Neighborhood Police Office on Lancaster — 2012 (Community Development)
5. Oliver's Fine Foods — 2011 (Chapter 380 EDPA)
6. Parole Office — 2011 (Chapter 380 EDPA)
7. Prince Hall — 2012 (Community Development)
8. Race Street Lofts — 2012 (Community Development)
9. TD Ameritrade — 2012 (Chapter 380 EDPA)
10. TTI, Inc. — 2012 (Chapter 380 EDPA)

ACTIVE ENTERPRISE ZONE PROJECTS

1. Alcon Laboratories, Inc
2. Alcon Research, LTD
3. DCFS USA LLC
4. EFW Inc.
5. MillerCoors LLC

ACTIVE TAX INCREMENT FINANCING DISTRICTS





DATE ESTABLISHED
12/19/1995
TERM
1996-2035
CHAIR
Dennis Shingleton
ACREAGE
1,489 acres
BASE VALUE
\$5,241,090
2011 TAXABLE VALUE
\$64,796,162
2011 TAXABLE INCREMENT
\$59,555,072



Speedway Club



Lone Star Tower



TIF 3 DOWNTOWN

AT A GLANCE

DATE ESTABLISHED	12/09/1995
TERM	1996-2025
CHAIR	Zim Zimmerman
ACREAGE	407 acres
BASE VALUE	\$322,440,637
2011 TAXABLE VALUE	\$885,811,301
2011 TAXABLE INCREMENT	\$563,370,664

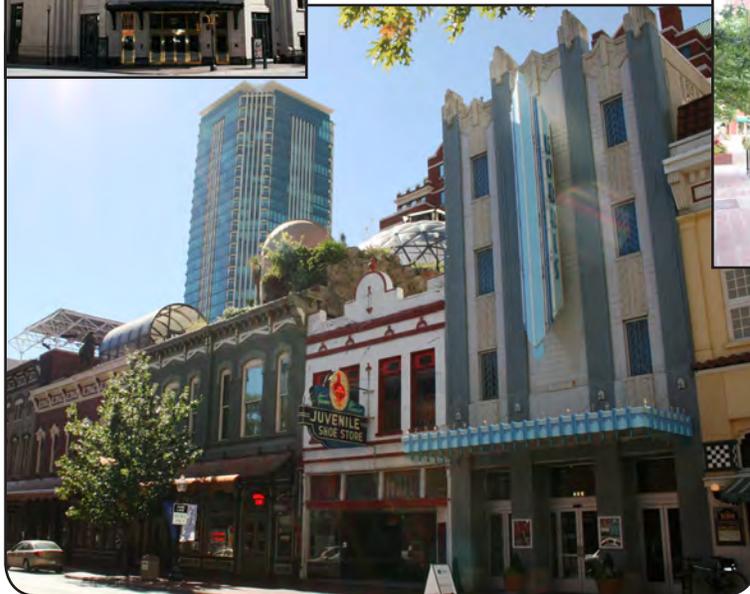


Bass Hall

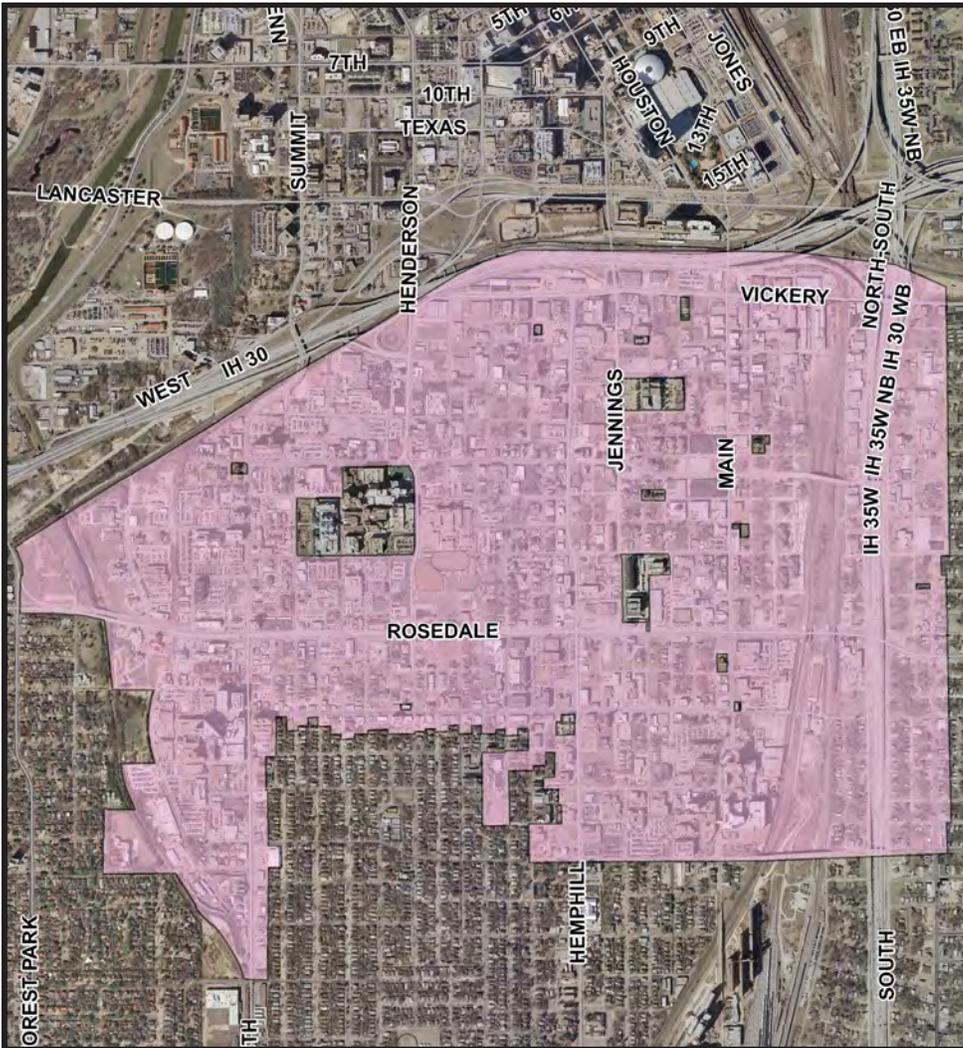
Oliver's Fine Foods



Sundance Square



Ann Taylor Loft



DATE ESTABLISHED
11/25/1997
TERM
1998-2022
CHAIR
Joel Burns
ACREAGE
1,400 acres
BASE VALUE
\$229,759,626
2011 TAXABLE VALUE
\$453,716,453
2011 TAXABLE INCREMENT
\$223,956,827



Young Women's Leadership Academy



Texana and Oleander Place Townhomes



Hilton Garden Inn Hotel

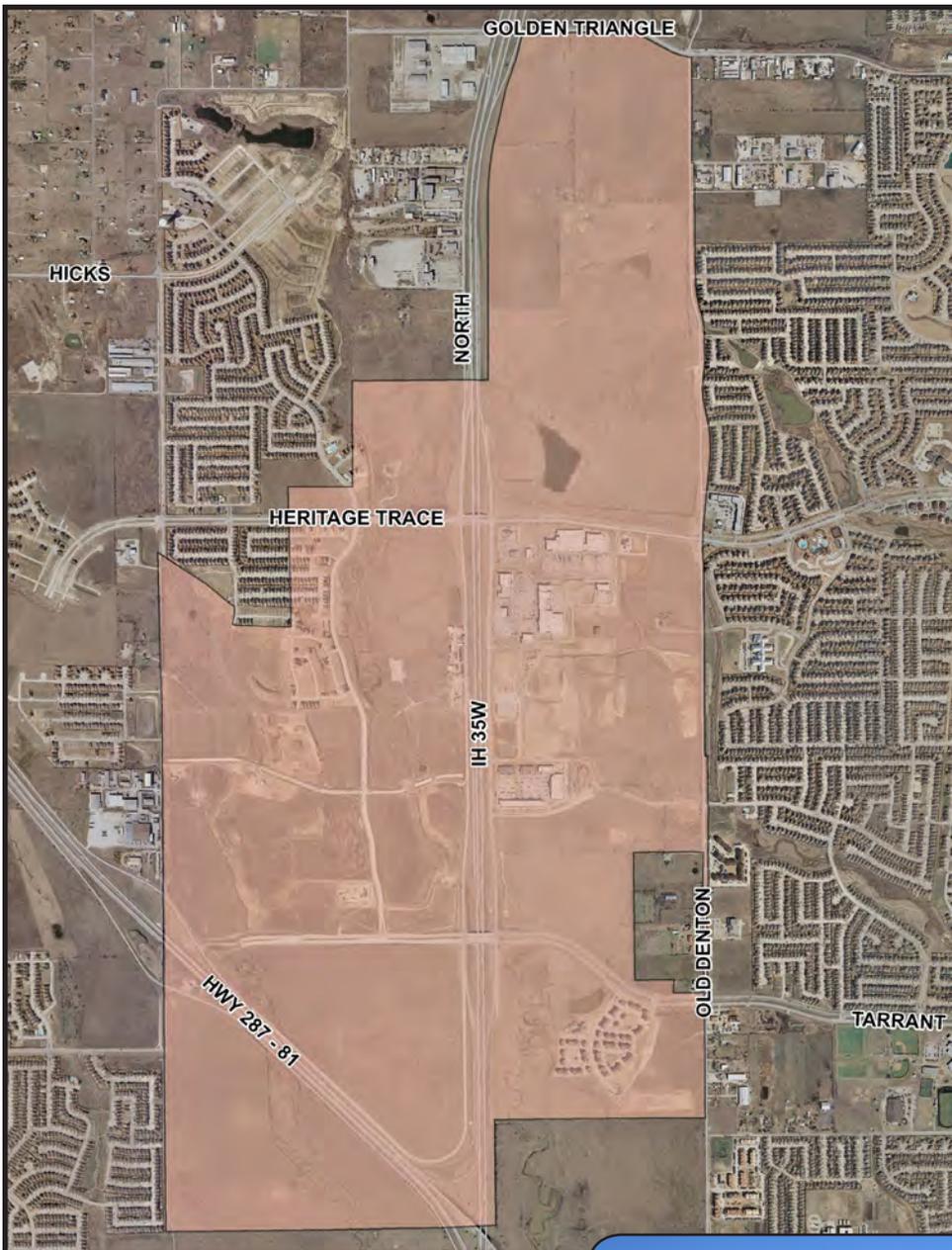
TIF 6 RIVERFRONT

AT A GLANCE

DATE ESTABLISHED
11/12/2002
TERM
2002-2036
CHAIR
Frank Moss
ACREAGE
63 acres
BASE VALUE
\$2,822,348
2011 TAXABLE VALUE
\$41,792,282
2011 TAXABLE INCREMENT
\$38,969,934



Trinity River Campus and RadioShack Corporation



DATE ESTABLISHED
12/09/2003
TERM
2003-2019
CHAIR
Danny Scarth
ACREAGE
2,103 acres
BASE VALUE
\$1,597,471
2011 TAXABLE VALUE
\$184,991,800
2011 TAXABLE INCREMENT
\$183,394,329



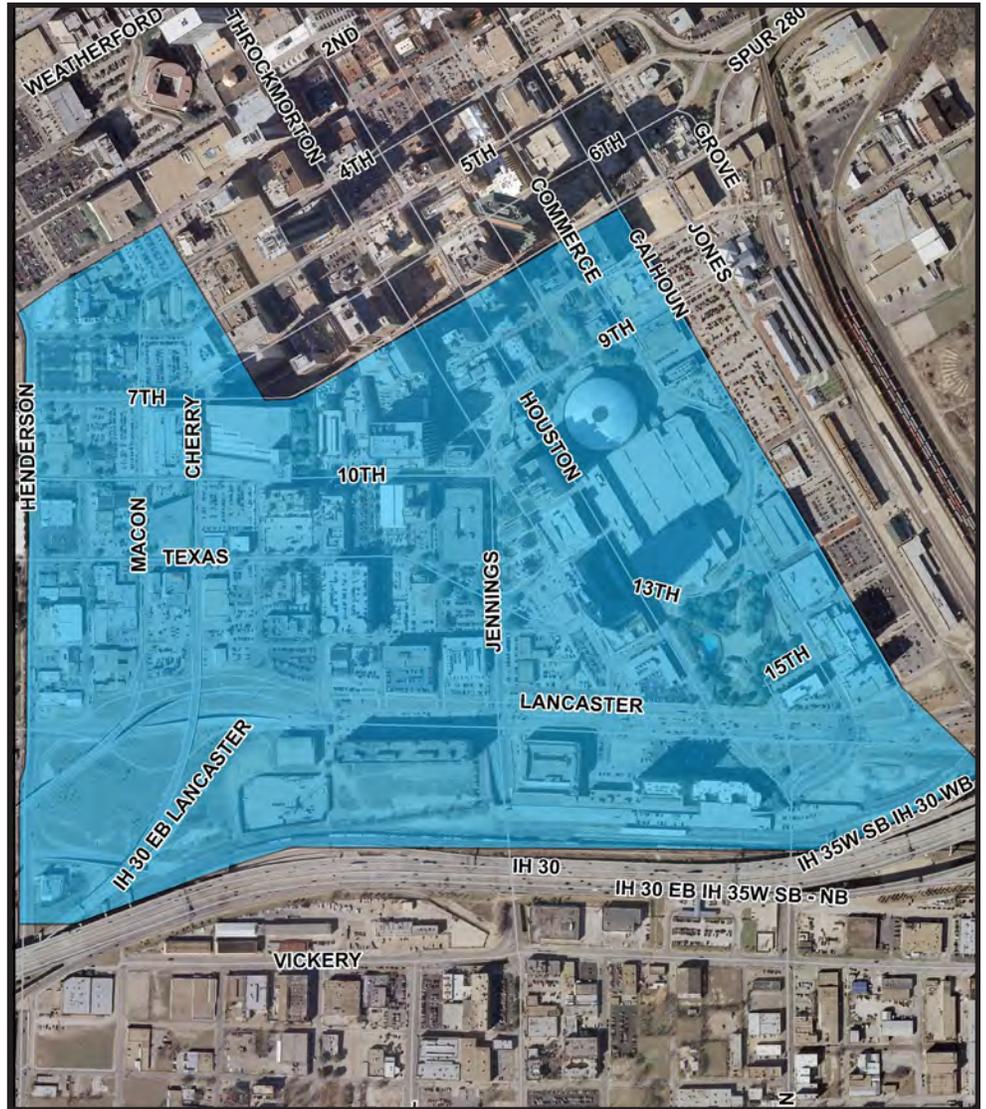
Alliance Town Center



TIF 8 LANCASTER

AT A GLANCE

DATE ESTABLISHED	12/09/2003
TERM	2003-2024
CHAIR	Jungus Jordan
ACREAGE	225 acres
BASE VALUE	\$178,938,722
2011 TAXABLE VALUE	\$387,071,280
2011 TAXABLE INCREMENT	\$208,132,558



The Capital Grille

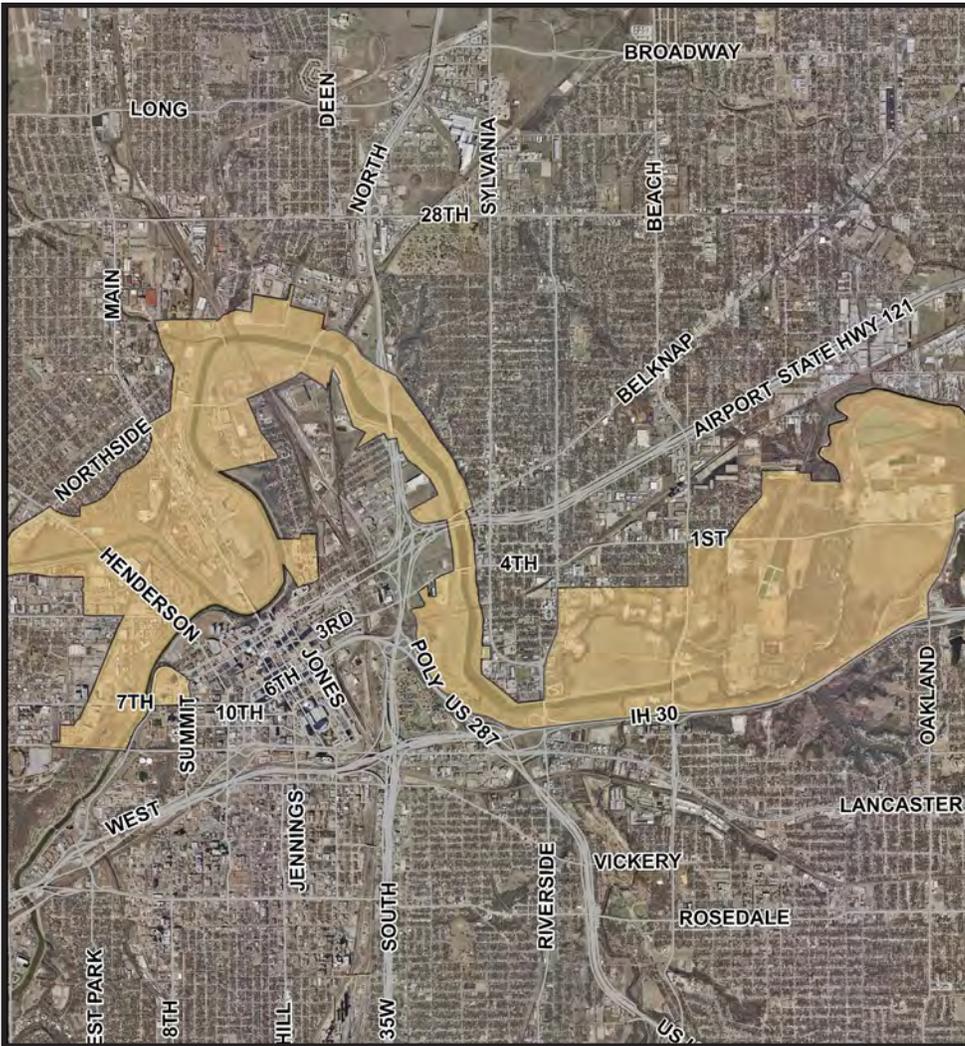


PlainsCapital Bank



Oncor Building





DATE ESTABLISHED
12/09/2003
TERM
2003-2028
CHAIR
Dennis Shingleton
ACREAGE
3,980 acres
BASE VALUE
\$130,744,298
2011 TAXABLE VALUE
\$346,136,558
2011 TAXABLE INCREMENT
\$215,392,260



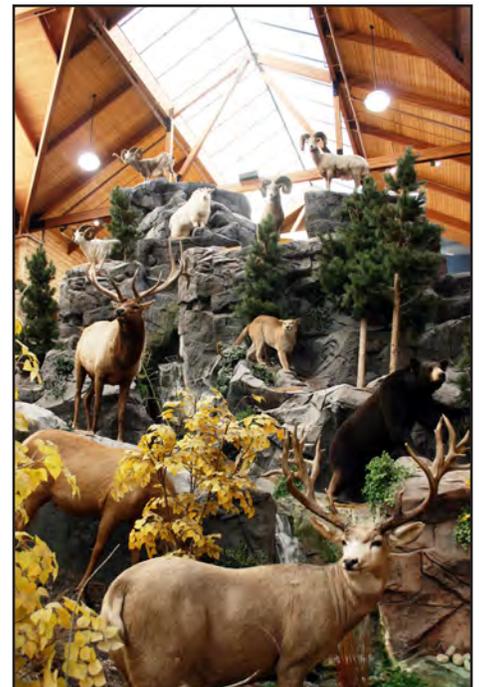
Trinity Sculptures Gateway Park and 1st Street Bridge

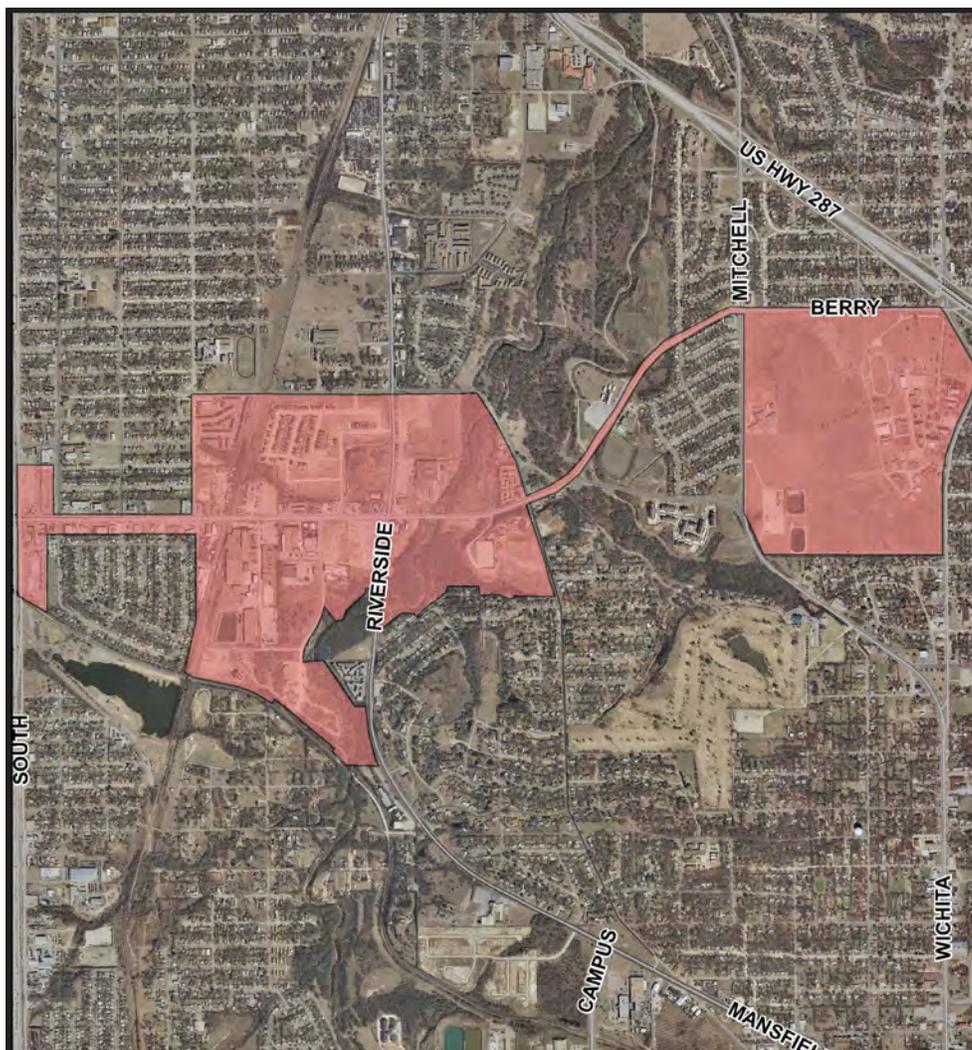


Bridge Improvements on Trinity River



DATE ESTABLISHED	06/15/2004
TERM	2004-2025
CHAIR	Sal Espino
ACREAGE	981 acres
BASE VALUE	\$16,073,937
2011 TAXABLE VALUE	\$48,273,833
2011 TAXABLE INCREMENT	\$32,199,896





DATE ESTABLISHED
07/18/2006
TERM
2006-2027
CHAIR
Kelly Allen Gray
ACREAGE
604 acres
BASE VALUE
\$29,176,323
2011 TAXABLE VALUE
\$38,201,999
2011 TAXABLE INCREMENT
\$9,025,676



All Church Home



ACH Child and Family Services

DATE ESTABLISHED
11/27/2007
TERM
2007-2028
CHAIR
Danny Scarth
ACREAGE
1,100 acres
BASE VALUE
\$181,846,751
2011 TAXABLE VALUE
\$163,736,516
2011 TAXABLE INCREMENT
(\$18,110,235)



Country Club



Potter's House Building



Woodstone Apartments



FY2012 APPROVED OR AMENDED TIF PROJECTS

TIF District	Developer	Project Description	Total TIF Participation
3-Downtown	Sundance Square, Inc.	Central Plaza	\$11,000,000
3-Downtown	Fort Worth Housing Authority	Hunter Plaza affordable housing	\$ 1,000,000
3-Downtown	Sundance West Partners, LP	Oliver's Fine Foods streetscape improvements (Amend. 1)	\$ 100,000
4-Southside	201 S. Calhoun LLC	Supreme Golf Warehouse building streetscape	\$ 105,000
4-Southside	201 S. Calhoun LLC	Supreme Golf Warehouse facade lease	\$ 350,000
4-Southside	JPF Homes, Inc.	622 Hemphill St. streetscape improvements	\$ 25,000
4-Southside	Presidio Interests, LLC	328 Hemphill St. streetscape improvements	\$ 17,400
4-Southside	CFW PACS: Fort Worth South, Inc.	Park improvements (Amend. 1)	\$ 15,000
4-Southside	Park Hill Real Estate Partners, LP	1700 Block of 8th Avenue streetscape improvements (Amend. 2)	\$ 90,000
4-Southside	Seneca Investments, LLC	500 and 650 S. Main Street, abatement, demolition, infrastructure, and street improvements	\$ 5,385,377
4-Southside	Tarrant County Hospital District	1401 S. Main Street abatement and demolition	\$ 2,500,000
4-Southside	The Dahl Group, LLC	1410 S. Jennings Avenue streetscape improvements	\$ 115,500
4-Southside	Mistletoe Realty Partners, LLC	1700 Mistletoe Blvd public storm water line	\$ 185,000
4-Southside	Fort Worth Digital Diagnostic Service Corporation	824 Pennsylvania Avenue streetscape improvements	\$ 79,780
4-Southside	Dwight Mitchell	Lemon Tree Apartments streetscape improvements	\$ 31,700
4-Southside	CCLGC	1150 Alston Street public parking sign	\$ 5,000
4-Southside	FWLDC	Missouri Avenue streetscape improvements (Amend. 1)	\$ 300,000
4-Southside	Raymond Management Group	Midtown Mixed-Use development (Amend. 1)	\$ 7,819,495
4-Southside	Maxum-Mint	Park Place Mixed-Use infrastructure, streetscape improvements	\$ 2,867,538
4-Southside	Kemp & Sons	213 S. Freeway streetscape improvements	\$ 40,680
4-Southside	Fort Worth South, Inc.	Complete Street Striping Program, Phase II	\$ 75,000
4-Southside	Fort Worth Transportation Authority	Installation of bike sharing stations throughout neighborhood	\$ 50,000
7-North Tarrant Pkwy	City of Fort Worth	North Riverside Drive II (Amend. 1)	\$10,400,000
8-Lancaster	FWLDC	Lancaster public parking garage	\$ 7,600,000
12-E. Berry Renaissance	FW Mason Heights, LP	Public improvements associated with the multi-use development south of Renaissance Square	\$ 3,500,000
Total Value of New and Amended Projects			\$53,657,470

BUSINESS ASSISTANCE CENTER

Historic James E. Guinn School at 1150 South Freeway | Fort Worth, Texas 76104

The Fort Worth Business Assistance Center (BAC) opened its doors in 1995. The BAC provides individual business counseling, information, resources, and workshops for entrepreneurs, start-ups and small business owners.

The James Guinn Campus is comprised of 10 service providers that collectively provide: free start-up counseling, assistance with creating a business plan, free or low-cost workshops on taxes, SBA loans, legal issues and more, ongoing counseling and support for small businesses, and SBA 504 and other loan assistance.



The BAC also has a Business Information Center (BIC). The BIC has a library of small business guides and reference materials for small businesses, and a computer lab that allows clients to complete their business plans, make brochures, type documents, and more.

In 2011, the BAC launched a new initiative, a business plan competition that gave special recognition to three outstanding small business owners and entrepreneurs in the community. Through a competitive selection process, the finalists were provided one-on-one business counseling, attended professional development workshops, and received coaching from industry experts through the BAC and its many partners. They also received consultation from MBA student-coaches at Texas Christian University. The overall purpose in developing the business plan competition is to encourage small business owners to manage and operate their business according to a plan; thus, having a positive impact on their bottom line as well as generating revenue and creating jobs...all of which have a positive impact on the economy as a whole.

The finalists presented their business plans to a panel of judges and won cash prizes and business services to assist them in moving their companies to the next level. The BAC is focused on the success of all its clients and looks forward to the competition in the fall of 2012.



BAC Activity	FY 2010/2011
Business created	36
Jobs created Full-Time	122
Jobs created Part-time	55
Total number of clients assisted and/or counseled	1,449
Total attendance at workshops	1,235
Step 1: Starting a business workshop attendance	407
Total counseling hours	214

As of the third quarter in FY12, the BAC has assisted 900 clients.

DIRECTIONS HOME

908 Monroe Street, 3rd Floor | Fort Worth, Texas 76102

The Homelessness Division of Fort Worth's Housing & Economic Development Department is responsible for the implementation and continuous improvement of the Directions Home plan to end chronic homelessness. The Homelessness Division administers City- and State-funded programs in support of the plan, facilitates the work of the Fort Worth Advisory Commission on Ending Homelessness, and provides leadership and service alongside public, private and transdepartmental partners in projects, programs and initiatives that make homelessness rare, short-term and non-recurring.

Since the adoption of the Directions Home plan, Homelessness in Tarrant County has decreased by 21% overall and the supply of supportive housing has increased by 38%. An impressive, 33% reduction in street homelessness indicates that good, measurable progress is being made while the proportion of homeless children (26%) underscores the urgency of continued progress.

We are passionate about Directions Home because:

- Ending chronic homelessness is more cost effective than managing it
- Communities are more livable without homelessness
- Helping the homeless is the humane thing to do
- The proven approach to ending homelessness is to provide people with a safe and secure place to call home
- A home and services they need to increase their independence
- A cohesive, community-wide effort is the key

BE THE KEY. Everyone needs a place to call home.

Point-in-Time Count of the Homeless: 01/26/2012	2012	2007	% Change	# Change
Unsheltered - includes people living outdoors, in cars, vacant buildings, under bridges or in the woods	136	203	-33%	-67
Emergency Shelter - facilities intended for short-term stabilization and crisis relief such as ACH Child & Family Services, Presbyterian Night Shelter, The Salvation Army, and SafeHaven of Tarrant County	1,166	1,226	-5%	-60
Transitional Housing - programs that provide time-limited housing assistance (typically 2 years or less) and supportive services geared toward self-sufficiency and independence	821	1,247	-34%	-426
Totals	2,123	2,676	-21%	-553

*HMIS Data: Tarrant County Homeless Coalition, 2012; Unsheltered County: TCHC, 2011

City funding in support of the Directions Home plan has strengthened the capacity of community partners to help people experiencing homelessness move into housing and increase their self-sufficiency. Through a partnership with the United Way of Tarrant County, City funds have helped to house more than 500 people and provide job placement, outreach and behavioral health services to thousands.

Department	Program	FY 2009	FY 2010	FY 2011	FY 2012	2012 Personnel
Code Compliance	Homeless Court-Community Services	\$78,255	\$71,652	NA	NA	NA
Housing & Economic Dev.	Contracted Services and administration	\$2,393,356	\$2,556,042	\$2,556,042	\$2,556,042	2
Law	Homeless Court- Prosecutors	\$180,599	\$195,435	NA	NA	NA
Municipal Court	Homeless Court- Social Services	\$78,257	\$75,424	\$66,508	\$62,379	1
Police	Special Operations- Narcotics Section	\$195,588	\$253,222	\$253,222	\$84,758	1
Totals		\$2,926,055	\$3,151,775	\$2,875,772	\$2,703,179	4

HOME IMPROVEMENT AND CONSTRUCTION

908 Monroe Street, 5th Floor | Fort Worth, Texas 76102

Cowtown Brush-Up Paint Program

The Cowtown Brushup Program is a community outreach, volunteer program that takes place in October and April of each year to help restore the homes of income-eligible Fort Worth residents that are in need of exterior paint repairs. Program services include preparing homes to be painted, replacing rotten trim and siding, and painting the exterior of the house.

Units Completed to Date	Units in Progress	Projected Total Units Completed by Sept. 2012	Projected Grant Expenditures
50	50	100	\$297,250



Emergency Repair/Priority Repair Program

The Priority Repair Program, formerly known as the Emergency Repair Program, is an extension of the City's former Emergency Repair Program that provides Fort Worth homeowners earning up to 60% of the area's median income with a maximum of \$5,000 in financial assistance to perform eligible home repairs, with health and safety-related issues given priority. Examples of eligible home repairs include minor roof repairs; mechanical system repairs; sewer line break repairs; water line break repairs; gas leaks, major plumbing problems, inoperable and/or hazardous water heaters; no primary heating source or other HVAC issues; and electrical problems

Units Completed to Date	Units in Progress	Projected Total Units Completed by Sept. 2012	Projected Grant Expenditures
168	24	168	\$502,902



HAP Down Payment and Closing Cost Assistance Program

The City's Homebuyer Assistance Program (HAP) provides mortgage assistance for income-eligible, first-time home buyers with the City of Fort Worth. Qualifying home buyers can receive a subsidy of up to \$14,999 for homes located in Fort Worth. The buyer can use the full \$14,999 subsidy for mortgage assistance or use \$3,000 of this amount for closing costs and/or down payment.

Units Completed to Date	Units in Progress	Projected Total Units Completed by Sept. 2012
151	0	151



Weatherization ARRA Funded Program

The Weatherization Assistance Program helps low-income homeowners in Tarrant County reduce the cost of their utility bills by weather-proofing their homes. The program prioritizes services to the elderly, persons with disabilities, and families with children. After an initial energy assessment is conducted, the program may provide homes with insulation, weather-stripping, caulking, repairs to faulty doors and windows, and perform tune-ups and repairs to heating and cooling systems as deemed necessary.

Units Completed to Date	Units Completed	Projected Total Units Completed by Sept. 2012	Projected Grant Expenditures
2,066	372	2,438	\$14,959,810



MINORITY/WOMEN BUSINESS ENTERPRISE

1150 South Freeway | Fort Worth, Texas 76104

The Business Development Division oversees the City's M/WBE Ordinance, which on June 1, 2012 officially became the Business Diversity Enterprise Ordinance. This Ordinance ensures that minority-owned, women-owned and small businesses have a level playing field to compete for City contracting opportunities.

M/WBE Participation	FY 2011	FY 2012*
M/WBE Participation Goal	25%	25%
M/WBE Actual Commitment	29%	29%
Total Dollars Awarded to M/WBE Firms	\$64,071,819	\$43,185,836
Total Prime and Subcontracts Awarded to M/WBE Firms	937	679

*Data - 3rd Quarter of 2011 to June 30, 2012



Above: The two construction-related pictures show work crews for Vendigm Construction. Vendigm Construction is a Fort Worth based MBE construction firm that has been awarded several construction contracts for the City as the prime contractor.

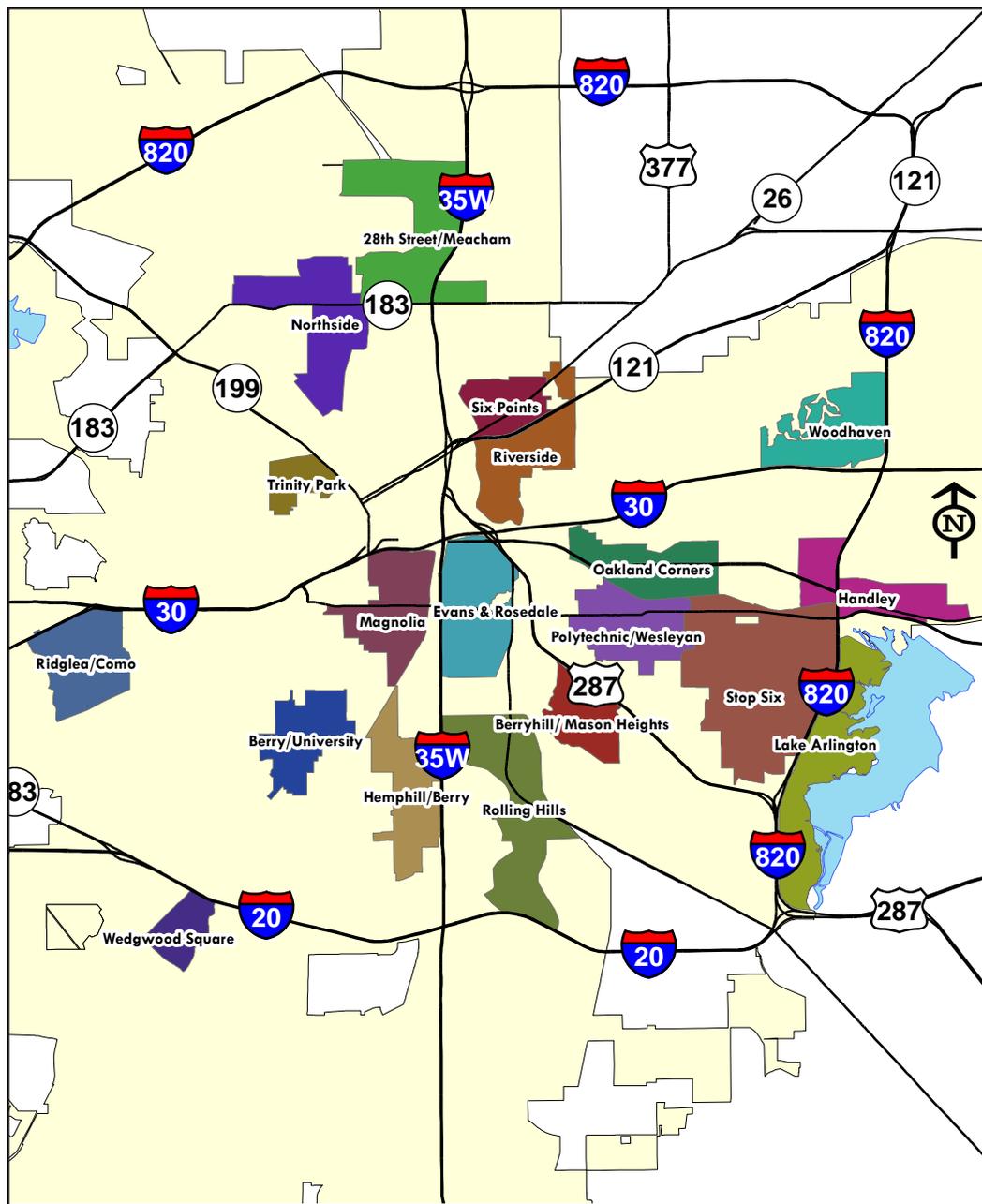


Left: Agenda for Building Capacity (ABC) Buyer/Vendor Forum held at the T's Intermodal Transportation Center on Jones Street. These are quarterly outreach events targeting minority and women-owned businesses. It is sponsored in partnership by its three champions; The City of Fort Worth, Tarrant County and BNSF Railway, as well as its chamber partners; the Fort Worth Hispanic, Metropolitan Black, Tarrant County Asian, American Indian and Fort Worth Chambers of Commerce. The idea behind the forum is to connect M/WBEs with opportunities in Tarrant County and then throughout the Metroplex.

Each event has a different focus (i.e. public sector, private sector, large construction projects in the Metroplex, the transportation sector, etc). Five or six agencies and companies relevant to the specific focus for that quarterly forum are invited to give a brief overview of upcoming opportunities for the first half of forum. The last half of the forum is spent networking.

NEIGHBORHOOD EMPOWERMENT ZONES

908 Monroe Street, 3rd Floor | Fort Worth, Texas 76102



Neighborhood Empowerment Zones (NEZs) are authorized by Chapter 378 of the Texas Local Government Code. The City of Fort Worth currently has 19 designated Neighborhood Empowerment Zones in the City.

Incentives:

- Tax abatement on the City's incremental real property value (excluding the land)
- Development fee and impact fee waivers
- Release of City liens



NEZ Activity:

- NEZ areas represent 29.5 square miles within the central city
- From 2001 to mid 2012, the NEZ program provided \$3.5 million in basic incentives
- Approximately \$4.2 million in actual taxes abated on projects totaling over \$139.5 million



PUBLIC FACILITIES - PUBLIC INFRASTRUCTURE

908 Monroe Street, 3rd Floor | Fort Worth, Texas 76102



In a continued effort to maintain one of the safest cities in the United States, the City of Fort Worth's Police and Housing & Economic Development Departments teamed up to build a state-of-the-art Neighborhood Police Office (NPO) along East Lancaster near I-35. Located among many public service organizations and shelters, this facility provides a shared space for officers to conduct neighborhood patrols and for citizens to hold community meetings.



In Historic Carver Heights 95 streetlights have been installed utilizing CDBG funds. The total project budget is \$726,769.93. This amount includes a contract with Kimley-Horn.

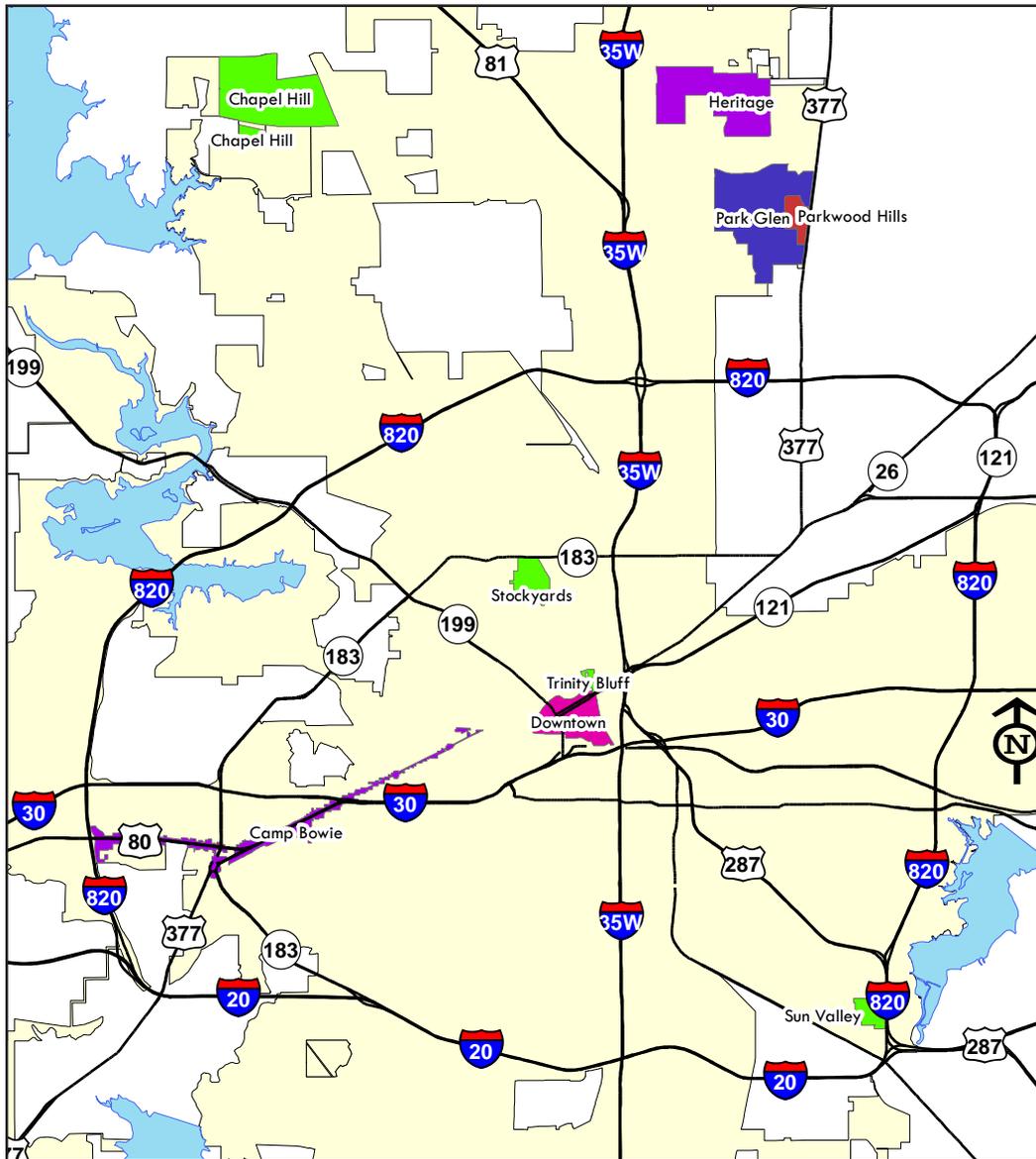


Through a Chapter 380 Economic Development Program Grant the City partnered with TTI, Inc. to reimburse the company for the reconstruction of a portion of North-east Parkway in front of the company's headquarters. In exchange for the reimbursement TTI, Inc., will remain in Fort Worth and retain its current workforce. The overall project had a construction cost of \$584,705 which will be reimbursed to the company in a five year term. The funds for reimbursement will come from the City's Street Maintenance Fund.

PUBLIC IMPROVEMENT DISTRICTS

908 Monroe Street, 4th Floor | Fort Worth, Texas 76102

Public Improvement Districts (PIDs) are for commercial and residential neighborhoods. It is a development tool used to provide funds for improvements and enhanced services in that district. Some PIDs have been formed by petition of homeowners in existing neighborhoods. Some are formed by developers in new neighborhoods.



About PIDs:

- Currently 8 active PIDs
- Public Improvement Districts (PIDs) are authorized by Chapter 372 of the Texas Local Government Code
- PIDs provide services over and above the level normally provided by the City
- Some PIDs are formed by petition of homeowners in existing neighborhoods or developers in new neighborhoods

Purpose of PIDs:

- Maintenance & Landscaping
- Tree Planting
- Holiday Lighting
- Security Enhancement
- Special Events
- Capital Improvements
- Communications/Newsletter
- Decorative Street Signs
- Marketing Campaign
- Trash Removal

PID	Date Established	Term	Acreage	PID Rate per \$100 Valuation	Base Year Value	2011 Taxable Value
1 - Downtown	1986	20-year	380.2	0.10	\$741,357,286	\$2,704,738,022
6 - Park Glen	1998	life term	1124.3	0.17(residential); 0.035 (commercial)	\$156,908,161	\$729,703,383
7 - Heritage	2000	life term	927.2	0.21 (residential); 0.11 (commercial)	\$6,618,848	\$683,712,345
8 - Camp Bowie	2000	10-year	427.1	0.10	\$243,933,200	\$437,279,511
11 - Stockyards	2003	life term	192.3	0.12	\$32,885,988	\$61,968,289
12 - Chapell Hill	2004	upon completion of developer	1336.3	0.19	\$7,775,692	\$29,744,633
14 - Trinity Bluff	2009	20-year	30.9	0.10	\$24,865,332	\$34,012,770
15 - Sun Valley	2012	20-year	132.20	0.27	\$26,065,624	NA

ANNUAL PROJECTS REPORT & UPDATE

Housing and Economic Development Department

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