



**SUMMARY OF MEETINGS AND ACTIVITIES
MONDAY, MAY 6, 2013, THROUGH FRIDAY, MAY 10, 2013**

MONDAY, MAY 6, 2013

TIME LOCATION

No Meetings

TUESDAY, MAY 7, 2013

Legislative and Intergovernmental Affairs Committee	11:00 a.m.	Pre-Council Chamber
Housing and Economic Development Committee (HED)	1:00 p.m.	Pre-Council Chamber
Housing Finance Corporation (HFC)	Immediately following the HED meeting	Pre-Council Chamber
Local Development Corporation	Immediately following the HFC meeting	Pre-Council Chamber
Pre-Council Meeting	3:00 p.m.	Pre-Council Chamber
Council Meeting	7:00 p.m.	Council Chamber

WEDNESDAY, MAY 8, 2013

Zoning Commission Work Session	9:00 a.m.	Pre-Council Chamber
Zoning Commission Public Hearing	10:00 a.m.	Council Chamber
Vehicle for Hire Review Board	10:30 a.m.	City Hall, Lower Level Development Conference Room
Water Utility Task Force	3:00 p.m.	Pre-Council Chamber
Golf Advisory Committee Tour	3:00 p.m.	Ben Hogan Learning Center 1900 Rockwood Park Drive North
Golf Advisory Committee Meeting	4:00 p.m.	Ben Hogan Learning Center 1900 Rockwood Park Drive North
Community Development Council	6:15 p.m.	Pre-Council Chamber

This summary is compiled from data furnished to the Office of the City Secretary by 12:00 p.m. on May 2, 2013, and may not include all meetings to be conducted during the week of May 6, 2013 through May 10, 2013. It is a summary listing only. See individual agendas which are posted in compliance with the Texas Open Meetings Act for detailed information.



**SUMMARY OF MEETINGS AND ACTIVITIES
MONDAY, MAY 6, 2013, THROUGH FRIDAY, MAY 10, 2013**

THURSDAY, MAY 9, 2013

Construction and Fire Prevention Board of Appeals	2:00 p.m.	City Hall, Lower Level Development Conference Room
Civil Service Commission	5:30 p.m.	City Hall, Lower Level Development Conference Room

FRIDAY, MAY 10, 2013

No meetings

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**LEGISLATIVE AND INTERGOVERNMENTAL AFFAIRS COMMITTEE MEETING
TUESDAY, MAY 7, 2013
11:00 A.M.
PRE-COUNCIL CHAMBER, CITY HALL
1000 THROCKMORTON STREET, FORT WORTH, TEXAS**

**FORT WORTH HOUSING AND ECONOMIC DEVELOPMENT COMMITTEE MEETING
TUESDAY, MAY 7, 2013
1:00 P.M.
PRE-COUNCIL CHAMBER, CITY HALL
1000 THROCKMORTON STREET, FORT WORTH, TEXAS**

**FORT WORTH HOUSING FINANCE CORPORATION MEETING
(IMMEDIATELY FOLLOWING THE FORT WORTH HOUSING AND ECONOMIC DEVELOPMENT
COMMITTEE MEETING)
TUESDAY, MAY 7, 2013
PRE-COUNCIL CHAMBER, CITY HALL
1000 THROCKMORTON STREET, FORT WORTH, TEXAS**

**FORT WORTH LOCAL DEVELOPMENT CORPORATION MEETING
(IMMEDIATELY FOLLOWING THE FORT WORTH FINANCE CORPORATION MEETING)
TUESDAY, MAY 7, 2013
PRE-COUNCIL CHAMBER, CITY HALL
1000 THROCKMORTON STREET, FORT WORTH, TEXAS**

**PRE-COUNCIL MEETING
TUESDAY, MAY 7, 2013
3:00 P.M.
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 9555](#): Bike and Walking Trails
 - [IR 9556](#): Marine Park Improvements
2. Current Agenda Items - **City Council Members**
3. Responses to Items Continued from a Previous Week
 - a. [ZC-12-079](#) - Christ Chapel Bible Church, 3609, 3616 & 3620 and 3704 - 3738 Pershing Avenue; from: "B" Two-Family to: Amend "PD-449" PD/SU Planned Development/Specific Use for church, accessory buildings, and parking; site plan included. **(Recommended for Approval by the Zoning Commission)** (COUNCIL DISTRICT 7 - Dennis Shingleton) **(Continued from April 2, 2013)**

by Council Member Espino)

- b. [ZC-12-128](#) - David McDavid, 4621 Keller Hicks Road; from: "I" Light Industrial to: "A-5" One-Family **(Recommended for Approval by the Zoning Commission)** (COUNCIL DISTRICT 2 - Sal Espino) **(Continued from April 2, 2013 by Council Member Espino)**
- c. [ZC-12-130](#) - Trinidad Ministries Foundation, Inc., 3005 Oscar Avenue; from: "A-5" One-Family to: "PD/A-5" Planned Development for all uses in "A-5" One-Family plus two independent accessory living units within existing church building for church related uses; site plan waiver recommended. **(Recommended for Approval by the Zoning Commission)** (COUNCIL DISTRICT 2 - Sal Espino) **(Continued from April 16, 2013 by Council Member Espino)**
- d. [ZC-13-049](#) - City of Fort Worth Planning & Development; Text Amendment: Airport Overlay and Compatible Use Zones; An Ordinance amending the Zoning Ordinance of the City of Fort Worth, being Ordinance No. 13896, as amended, codified as Appendix "A" of the Code of The City of Fort Worth (1986), to amend:
- Article 4 "Overlay Districts", of Chapter 4, "District Regulations" to add a new section, Section 4.405 "Airport/Airfield Overlay ("AO") District";
 - Providing for regulations for Airport Overlay Zones and Compatible Use Zones ("AO-CUZ") Restrictions for incompatible uses within Clear Zones and Accident Potential Zones for the Naval Air Station Fort Worth Joint Reserve Base; and
 - To revise Chapter 9, "Definitions" to add definitions related to airports

To review the proposed amendments:

<http://www.fortworthtexas.gov/planninganddevelopment/zoningcommission.aspx>

(Recommended for Approval by the Zoning Commission) (ALL COUNCIL DISTRICTS) **(Continued from April 2, 2013 by Council Member Shingleton)**

- e. [ZC-13-050](#) - City of Fort Worth Planning and Development, North and South of NAS FW JRB Runways; from: various zoning districts to: add Airport Overlay/Compatible Use Zone Overlay Districts **(Recommended for Approval by the Zoning Commission)** (COUNCIL DISTRICT 3 - Zim Zimmerman and COUNCIL DISTRICT 7 - Dennis Shingleton) **(Continued from April 2, 2013 by Council Member Zimmerman)**
4. Overview on Significant Zoning Cases - **Dana Burghdoff, Planning and Development**
5. Council Proposal No. 294 - City-Initiated Zoning Change for 2002 Stalcup Road - **Council Member Frank Moss and Council Member Sal Espino**
Attachment(s):
[Council Proposal No. 294 - Attached.pdf](#)
6. Update on Trinity River Vision Project and Gateway Park - **Mark Rauscher, Planning and**

Development and J. D. Granger, Trinity River Vision

7. Legislative Update - **Charles Daniels - City Manager's Office**
8. City Council Requests for Future Agenda Items and/or Reports
9. Executive Session (PRE-COUNCIL CHAMBER) - **SEE ATTACHMENT A**
Attachment(s):
[Executive Session Agenda - Attachment A.pdf](#)

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, CITY HALL)
Tuesday, May 7, 2013

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. *Davis and Turner v. J. Romer and City of Fort Worth*, Cause No.4-13CV-198-A, U.S. District Court, Northern District of Texas;
 - b. *Sean E. Harris vs. City of Fort Worth, Texas*, CV 11-0806, 43rd Judicial District Court , Parker County, Texas
 - c. *In re Payment Card Interchange Fee and Merchant Discount Antitrust Litigation*, Cause No. MDL No. 1720 (JG)(JO); U.S. District Court, Eastern District, New York;
 - d. Legal issues related to domestic partner benefits;
 - e. Legal issues related to public art and copyrights;
 - f. Legal issues related to alternative asbestos control method;
 - g. Legal issues related to insurance requirements for volunteer services on public parks and rights-of-way; and
 - h. 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 7:00 P.M. TUESDAY, MAY 07, 2013
CITY COUNCIL CHAMBER, CITY HALL
1000 THROCKMORTON STREET, FORT WORTH, TEXAS**

I. CALL TO ORDER

II. INVOCATION - Bishop Keith Ackerman, St. Timothy Episcopal Church

III. PLEDGE OF ALLEGIANCE

IV. CONSIDERATION OF MINUTES OF REGULAR MEETING OF APRIL 23, 2013

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-17877](#) - Authorize Amendment No. 1 to City Secretary Contract No. 42046 with Pacheco Koch in the Amount of \$191,418.00 for Additional Scope and Web-Based Application of the Oil and Gas Pipeline Geographic Information System Mapping and Database Project for a Total Contract in the Amount of \$268,938.00 and Adopt Appropriation Ordinances (ALL COUNCIL DISTRICTS)
2. [M&C G-17878](#) - Ratify Settlement of a Lawsuit Entitled Francis Timothy "Tim" Schorn v. City of Fort Worth, et al; Cause No. 048-245325-10 in Tarrant County, Texas in the Amount of \$237,509.70 (ALL COUNCIL DISTRICTS)
3. [M&C G-17879](#) - Adopt Resolution Nominating Carolina Beverage Group, LLC, as an Enterprise Project, Pursuant to the Texas Enterprise Zone Act, Chapter 2303 of the Texas Government Code (COUNCIL DISTRICT 2)
4. [M&C G-17880](#) - Approve Findings of the Ground Transportation Coordinator Regarding Application of JR Limo, LLC, to Operate Three Limousines Within the City of Fort Worth and Adopt Ordinance Granting Such Authority (ALL COUNCIL DISTRICTS)
5. [M&C G-17881](#) - Adopt Ordinance Repealing One Section of Chapter 27, "Police" of the Fort Worth City Code to Repeal Section 27-35, Assignment Pay for Overnight Duty Captains (ALL COUNCIL DISTRICTS)
6. [M&C G-17882](#) - Adopt Capital Improvements Plan Citizen Advisory Committee's Semi-Annual Progress Report for Water and Wastewater (ALL COUNCIL DISTRICTS)

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

1. [M&C P-11520](#) - Adopt Supplemental Appropriation Ordinance Increasing Receipts and Appropriations in the Culture and Tourism Fund in the Amount of \$598,582.00 and Authorize Purchase of Carpet for the Public Events Department from Couristan, Inc., for the Fort Worth

Convention Center in the Amount of \$598,582.00 (COUNCIL DISTRICT 9)

2. [M&C P-11521](#) - Authorize Non-Exclusive Purchase Agreements with GEO Specialty Chemicals, Inc., and General Chemical Performance Products LLC, for Liquid Polyaluminum Chloride for the Water Department in a Combined Amount Up to \$80,000.00 for the First Year (ALL COUNCIL DISTRICTS)
3. [M&C P-11522](#) - Authorize Purchase Agreement with Helena Chemical Company Using a Texas Association of School Boards BuyBoard Contract for Liquid Fertilizer and Chemicals for the Parks and Community Services Department in the Amount Up to \$70,000.00 for the First Year (ALL COUNCIL DISTRICTS)

C. Land - Consent Items

1. [M&C L-15542](#) - Authorize Acquisition of a Fee Simple Interest in 0.1239 Acres in a Vacant Lot for the Lebow Channel Drainage Improvements Project Located at 3509 Lebow Street from Roger Dale Barritt, Garland Alan Barritt, Barry Lee Barritt, Terry Kent Barritt and Mark Darwin Barritt in the Amount of \$9,000.00, Authorize Payment of Estimated Closing Costs in the Amount Up to \$1,000.00 for a Total Acquisition Cost in the Amount of \$10,000.00 (COUNCIL DISTRICT 2)
2. [M&C L-15543](#) - Authorize Acquisition of a Fee Simple Interest in 0.1434 Acres in Improved Commercial Lots for the Central Arlington Heights Drainage Improvements Project Located at 4519 Bryce Avenue from Elizabeth Weissenborn in the Amount of \$190,000.00, Pay Estimated Closing Costs Up to the Amount of \$5,000.00 and Authorize Payment of Relocation Assistance to Affected Businesses Up to the Amount of \$80,000.00 for a Total Cost Up to the Amount of \$275,000.00 (COUNCIL DISTRICT 7)
3. [M&C L-15544](#) - Authorize Acceptance of a Dedication Deed from AIL Investment, LP, Hillwood Multifamily Land, LP, and Eagle Income Properties, LP, for 3.239 Acres of Land in the William McCowen Survey, Abstract No. 999 for the Prairie Vista Drive and Feather Grass Lane Paving, Drainage and Street Light Improvement Project at No Cost to the City of Fort Worth (COUNCIL DISTRICT 2)
4. [M&C L-15545](#) - Authorize Easement to Southwestern Bell Telephone Company d/b/a AT&T Texas, for Communication Equipment and Appurtenances on 0.072 Acres of Land at 200 Texas Way at Fort Worth Meacham International Airport to Serve Texas Jet Partners, L.P., at No Expense to the City of Fort Worth (COUNCIL DISTRICT 2)

D. Planning & Zoning - Consent Items - None

E. Award of Contract - Consent Items

1. [M&C C-26218](#) - Authorize Execution of a Streetscape Maintenance Agreement for Maintenance and Landscaping Services with Sundance Plaza, LLC, for the Public Sidewalks Surrounding the New Sundance Plaza (COUNCIL DISTRICT 9)
2. [M&C C-26219](#) - Authorize Execution of an Engineering Agreement with CMJ

Engineering, Inc., in the Amount of \$321,855.00 for Materials Testing Associated with the New Public Safety Training Center and Provide for Contingencies for a Total Project Cost in the Amount of \$350,000.00 (COUNCIL DISTRICT 9)

3. [M&C C-26220](#) - Authorize Change in Use and Expenditure in the Amount of \$102,626.00 in Community Development Block Grant Funds to North Texas Area Community Health Centers, Inc., in the Form of a Forgivable Loan for the Southeast Community Health Center to be Located at 2909 Mitchell Boulevard, Authorize Execution of Contract and a Substantial Amendment to the City's 2011-2012 Action Plan (COUNCIL DISTRICT 8)
4. [M&C C-26221](#) - Authorize Execution of Change Order No. 1 to City Secretary Contract No. 43795 with Stabile & Winn, Inc., in the Amount of \$153,600.00 for Pavement Reconstruction and Water and Sewer Main Replacement on Beddell Street, Bewick Street, Flint Street, Wayside Avenue and Willing Avenue for a Total Revised Contract in the Amount of \$1,663,598.35 (COUNCIL DISTRICT 9)
5. [M&C C-26222](#) - Adopt Supplemental Appropriation Ordinance Increasing Estimated Receipts and Appropriations in the Red Light Camera Enforcement Fund in the Amount of \$210,297.98 and Decrease the Assigned Red Light Camera Enforcement Fund Balance by the Same Amount, Authorize Transfer in the Amount of \$210,297.98 from the Red Light Camera Enforcement Fund to the Specially Funded Capital Projects Fund, Award Contract with 2L Construction LLC, in the Amount of \$154,117.00 for Safety Improvements on Harriet Creek Bridge and Adopt Appropriation Ordinances (COUNCIL DISTRICT 2)
6. [M&C C-26223](#) - Authorize Execution of Amendment No. 1 to City Secretary Contract No. 43427, an Engineering Agreement, with Kimley-Horn Associates, Inc., in the Amount of \$320,500.00 for the Design of Old Decatur Road from McLeroy Boulevard to Longhorn Road, Thereby Increasing the Total Contract in the Amount of \$774,200.00 and Adopt Appropriation Ordinance (COUNCIL DISTRICT 7)
7. [M&C C-26224](#) - Authorize Execution of a Stormwater Facility Maintenance Agreement with OG BCR Partners, Ltd, for Property Located East of Boat Club Road and North of Ten Mile Bridge Road Containing 4.00 Acres of Land in Lot 1R1 and 1R2, Block 1, Wayside Center Addition at No Expense to the City (COUNCIL DISTRICT 2)
8. [M&C C-26225](#) - Ratify Application for and Authorize Acceptance of, if Awarded, Two Grants from the Texas Department of Transportation for the Comprehensive Selective Traffic Enforcement Program in the Amount of \$906,763.51 and for the Commercial Motor Vehicle Selective Traffic Enforcement Program in the Amount of \$90,883.52, Authorize Execution of Related Grant Agreements, Adopt Supplemental Appropriation Ordinance, Authorize Expenditure and Transfer in the Amount of \$250,229.00 from the Fiscal Year 2014 HIDTA Asset Forfeiture Fund to the Grants Fund for the City's Grant Match Requirement and Adopt Appropriation Ordinance (ALL COUNCIL DISTRICTS)
9. [M&C C-26226](#) - Authorize Execution of a Contract with A & M Construction and Utilities, Inc., in the Amount of \$787,071.50 for Water Replacement Contract 2009, WM-D on Random Road, Fairwood

Court, Timberwood Court, Sugarland Drive, Regatta Court, Charter Oak Court and Driftwood Court, Provide for Project Costs and Contingencies for a Project Total in the Amount of \$840,083.50 and Adopt Appropriation Ordinance (COUNCIL DISTRICT 7)

10. [M&C C-26227](#) - Authorize Execution of a Construction Contract with Ark Contracting Services, LLC, in the Amount of \$520,000.00 for the Rehabilitation of Bar Screen Building No. 3 at Village Creek Water Reclamation Facility and Provide for Staff Costs and Contingencies for a Total Project Amount of \$550,000.00 (COUNCIL DISTRICT 5)
11. [M&C C-26228](#) - Authorize Execution of an Engineering Agreement with Rodney R. Thornhill d/b/a White Rock Consultants in the Amount of \$189,207.00 for Contract Management of the Interceptor Condition Assessment Program 2012 (ALL COUNCIL DISTRICTS)
12. [M&C C-26229](#) - Authorize Execution of Amendment No. 1 in the Amount of \$206,797.00 to City Secretary Contract No. 43923 with Parsons Water & Infrastructure, Inc., for Little Fossil Creek Interceptor Improvements at Various Locations Within the Little Fossil Creek Drainage Basin for a Revised Contract in the Amount of \$598,250.00, Provide for Project Management, Real Property Acquisition and Utility Coordination Costs for a Project Total in the Amount of \$618,250.00 and Adopt Appropriation Ordinance (COUNCIL DISTRICTS 2 and 4)
13. [M&C C-26230](#) - Authorize Execution of Change Order No. 2 to City Secretary Contract No. 43359 with Ark Contracting Services, L.L.C., in the Amount of \$82,350.00 for a Revised Total Contract Amount of \$1,713,868.00 for Sanitary Sewer Rehabilitation Contract 52, Part 2 and Adopt Appropriation Ordinance (COUNCIL DISTRICT 2)
14. [M&C C-26231](#) - Authorize Execution of a Contract with Conatser Construction TX, LP., in the Amount of \$638,703.00 for Sanitary Sewer Replacement Rehabilitation Contract 77 on Bryan Avenue, New York Avenue and Nine Alleys, Provide for Project Costs and Contingencies for a Project Total in the Amount of \$728,703.00 and Adopt Appropriation Ordinance (COUNCIL DISTRICTS 8 and 9)
15. [M&C C-26232](#) - Authorize Execution of Change Order No. 1 to City Secretary Contract No. 42714 with Jackson Construction, Ltd, in the Amount of \$155,449.84 for Village Creek Drainage Basin Sanitary Sewer System Rehabilitation and Improvements, Part 3, for a Revised Total Contract in the Amount of \$955,449.84 (COUNCIL DISTRICT 5)
16. [M&C C-26233](#) - Authorize Execution of a Contract with Atkins Bros. Equipment Co., Inc., in the Amount of \$699,867.00 for Water Main Improvements on Western Center Boulevard from Lou Menk Drive to Old Denton Road, North Tarrant Express - Segment 3B and Provide for Project Costs and Contingencies for a Project Total in the Amount of \$774,867.00 (COUNCIL DISTRICT 2)
17. [M&C C-26234](#) - Authorize Execution of Change Order No. 1 to City Secretary Contract No. 42054 with William J. Schultz, Inc. d/b/a Circle "C" Construction Company in the Amount of \$69,037.12 for a Revised Total Contract Amount of \$2,069,037.12 for Water and Sewer

Main Replacements Contract 2011A at Various Locations
Throughout the City of Fort Worth (ALL COUNCIL DISTRICTS)

18. [M&C C-26235](#)

- Authorize Execution of a Construction Contract with Links Construction, LLC, in the Amount of \$323,803.00 for Clubhouse Renovations and Tournament Pavilion at the Pecan Valley Golf Course (COUNCIL DISTRICT 3)

VIII. PRESENTATIONS BY THE CITY SECRETARY - CONSENT ITEMS

1. OCS - 1886 - Notice of Claims for Alleged Damages and/or Injuries

IX. SPECIAL PRESENTATIONS, INTRODUCTIONS, ETC.

1. Presentation of the United Way Industry Leaders of Municipalities Awarded to the City of Fort Worth for the 2012 United Way Campaign
2. Presentation of the Good Neighbor Award
3. Presentation of the Office of Emergency Management 2013 Calendar Contest Awardees
4. Presentation by the Fort Worth Nature Center & Refuge: 21st Anniversary of Buffalo Boogie
5. Presentation of Proclamation of Swartz Brothers Week

X. ANNOUNCEMENTS BY CITY COUNCIL MEMBERS AND STAFF

1. Upcoming and Recent Events
2. Recognition of Citizens
3. Approval of Ceremonial Travel

XI. PRESENTATIONS BY THE CITY COUNCIL

1. Changes in Membership on Boards and Commissions
2. Council Proposal No. 294 - City-Initiated Zoning Change for 2002 Stalcup Road

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

XIII. ZONING HEARING

1. [ZC-12-079](#) - (CD 7) - Christ Chapel Bible Church, 3609, 3616 & 3620 and 3704 - 3738 Pershing Avenue; from: "B" Two-Family to: Amend "PD-449" PD/SU Planned Development/Specific Use for church, accessory buildings, and parking; site plan included. **(Recommended for Approval by the Zoning Commission) (Continued from a Previous Meeting)**
2. [ZC-12-128](#) - (CD 2) - David McDavid, 4621 Keller Hicks Road; from: "I" Light Industrial to: "A-5" One-Family **(Recommended for Approval by the Zoning Commission) (Continued from a Previous Meeting)**
3. [ZC-12-130](#) - (CD 2) - Trinidad Ministries Foundation, Inc., 3005 Oscar Avenue; from: "A-5" One-Family to: "PD/A-5" Planned Development for all uses in "A-5" One-Family plus two independent accessory living units within existing church building for church related uses; site plan waiver recommended. **(Recommended for Approval by the Zoning Commission) (Continued from a Previous Meeting)**
4. [ZC-12-134](#) - (CD 5) - Broderick D. Steele, 3327 Fite Street; from: "AG" Agricultural to: "PD/A-5" Planned Development for all uses in "A-5" One-Family plus moving company with outside storage; site plan waiver recommended. **(Recommended for Approval by the Zoning Commission)**
5. [ZC-13-033](#) - (CD-ALL) - City of Fort Worth Planning & Development; Text Amendment Revise Process of Historic Designation (HC, HSE, DD) Removal; An Ordinance amending the Zoning Ordinance of the City of Fort Worth, being Ordinance No. 13896, as amended, codified as Appendix "A" of the Code of The City of Fort Worth (1986), to amend:

- Chapter 4 "Zoning Districts" to amend Article 4 "Overlay Districts", Sections 4.401.H. "Designation as Highly Significant Endangered" ("HSE");
- Section 4.401.I. "Designation as Historic and Cultural Overlay Landmark" ("HC");
- Section 4.401.J. "Designation as Demolition Delay" ("DD") to clarify the process for removal of the Historic Designation

To review the proposed amendments:

<http://www.fortworthtexas.gov/planninganddevelopment/zoningcommission.aspx>

(Recommended for Approval by the Zoning Commission)

6. **ZC-13-034 - (CD-ALL)** - City of Fort Worth Planning & Development; Text Amendment: Gas Compressors in "AG" Districts; An Ordinance amending the Zoning Ordinance of the City of Fort Worth, being Ordinance No. 13896, as amended, codified as Appendix "A" of the Code of the City of Fort Worth (1986), to amend:

- Chapter 5 "Supplemental Use Standards" to amend Section 5.140 "Natural Gas Compressor Station" to reflect the revisions in the Gas Ordinance; and
- Sections 4.800 "Nonresidential District Use Table" and 4.1200 "Form Based Districts Use Table" to clarify that line compressors are permitted by right in certain districts and by Special Exception in all other zoning districts

To review the proposed

amendments: <http://www.fortworthtexas.gov/planninganddevelopment/zoningcommission.aspx>

(Recommended for Denial without Prejudice by the Zoning Commission)

7. **ZC-13-035 - (CD 5)** - Bell Helicopter Textron, Inc., 400 - 800 blocks SH 10, 9600 - 10700 blocks Trinity Boulevard; from: "AG" Agricultural, "A-5" One-Family, "MU-1" Low Intensity Mixed-Use, "K" Heavy Industrial, "O-1" Floodplain District and "PD 588" Planned Development/Specific Use for the following uses: day care center; government office facility; health services facility including doctor's office or medical clinic; electric power substation (SE); telecommunications antenna (SE); telecommunications tower (SE); utility transmission or distribution line; health or recreation club; restaurant, cafe or cafeteria; offices; convenience store; parking area or garage, commercial or auxiliary; assembly of pre-manufactured parts for helicopters; machine shops; manufacture of aluminum or metals; outdoor storage; paint mixing or spraying; sheet metal shop; warehouse or bulk storage; welding shop; galvanizing, sheet or structural shapes; manufacture of helicopters; manufacture of dies, cores, die-casting molds; metal stamping, dyeing, shearing or punching; helistop landing area; executive offices and supporting operations for a corporate office; U.S. government personnel (customer); integrated systems installation; electrical wire assembly; helicopter modification & assembly; metal rotor blade manufacturing; painting operations; engineering research & development; unmanned vehicle assembly; government helicopter delivery; composite parts/blade manufacturing; material storage; tooling manufacturing; engineering process labs; flight simulators; satellite antenna (dish); residence for security purposes; site plan waived to: Amending "PD-588" Planned Development to include mining and excavation; site plan waiver recommended **(Recommended for Approval as Amended by the Zoning Commission to Continue Tracts 2 & 3)**
8. **ZC-13-042 - (CD 8)** - F. W. Mason Heights, L. P., 2600 - 2700 blocks of Moresby, 3700 - 3801 Might Mite, 3801 WG Daniels and 3670 Wichita Street; from: "PD-913 " Planned Development for "A-5" One-Family, "PD-915" Planned Development for "ER" Neighborhood Commercial Restricted, and "PD-916" Planned Development for "C" Medium Density Multifamily, with development standards; site plan required to: Adjust the boundary lines for PD-913, PD-915, and PD-916 with development standards; site plan required. **(Recommended for Approval by the Zoning Commission)**
9. **ZC-13-044 - (CD 8)** - YMCA, 2300 Block E. Berry Street; from: "R1" Zero Lot Line/Cluster and "CF" Community Facilities to: "PD/C" Planned Development for all uses in "C" Medium Density Multifamily with development standards; site plan required. **(Recommended for**

Approval by the Zoning Commission)

10. [ZC-13-049](#) - (CD-ALL) - City of Fort Worth Planning & Development; Text Amendment: Airport Overlay and Compatible Use Zones; An Ordinance amending the Zoning Ordinance of the City of Fort Worth, being Ordinance No. 13896, as amended, codified as Appendix "A" of the Code of The City of Fort Worth (1986), to amend:
 - Article 4 "Overlay Districts", of Chapter 4, "District Regulations" to add a new section, Section 4.405 "Airport/Airfield Overlay ("AO") District";
 - Providing for regulations for Airport Overlay Zones and Compatible Use Zones ("AO-CUZ") Restrictions for incompatible uses within Clear Zones and Accident Potential Zones for the Naval Air Station Fort Worth Joint Reserve Base; and
 - To revise Chapter 9, "Definitions" to add definitions related to airports

To review the proposed amendments:

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(Recommended for Approval by the Zoning Commission) (Continued from a Previous Meeting)

11. [ZC-13-050](#) - (CD 3, CD 7) - City of Fort Worth Planning and Development, North and South of NAS FW JRB Runways; from: various zoning districts to: add Airport Overlay/Compatible Use Zone Overlay Districts **(Recommended for Approval by the Zoning Commission) (Continued from a Previous Meeting)**
12. [ZC-13-053](#) - (CD 4) - LTT Investment Corp., 3820 Marigold Avenue; from: "A-7.5" One-Family to: "ER" Neighborhood Commercial Restricted **(Recommended for Approval by the Zoning Commission)**
13. [ZC-13-054](#) - (CD 8) - Octapharma Plasma, Inc., 2549 Newark Avenue, 2552 Sargent Street; from: "A-5" One-Family to: "PD/MU-1" Planned Development for all uses in "MU-1" Low Intensity Mixed Use plus parking lot; site plan included. **(Recommended for Approval by the Zoning Commission)**
14. [ZC-13-055](#) - (CD 2) - Centurion Aquisitions, LP, 14151 Willow Springs Road; from: "E" Neighborhood Commercial to: "A-5" One-Family **(Recommended for Approval by the Zoning Commission)**
15. [ZC-13-056](#) - (CD 7) - HV Harmon Road L. P., 8741 Harmon Road; from: "A-5" One-Family and "PD-556" Planned Development for "E" Neighborhood Commercial uses with 20 ft. landscape strip along the southern property line, adjacent to the proposed ROW; site plan waived. to: "FR" General Commercial Restricted **(Recommended for Approval by the Zoning Commission)**
16. [ZC-13-057](#) - (CD 2) - Maria Standerfer, 2908 Plumwood Street; from: "MU-1" Low Intensity Mixed Use to: "PD-806" Planned Development for "MU-1" Low Intensity Mixed Use plus auto sales and repair; site plan included. **(Recommended for Denial by the Zoning Commission)**
17. [ZC-13-058](#) - (CD 7) - Crossing at Marine Creek, et al., 3206 NW Loop 820; from: "F" General Commercial and "G" Intensive Commercial to: "PD/G" Planned Development for all uses in "G" Intensive Commercial plus mini-warehouse; site plan included. **(Recommended for Denial without Prejudice by the Zoning Commission)**
18. [ZC-13-062](#) - (CD 2) - St. Thomas the Apostle Church/Catholic Diocese of Ft. Worth, 2920 N.W. 27th Street; from: "CF" Community Facilities to: "ER Neighborhood Commercial Restricted **(Recommended for Denial without Prejudice by the Zoning Commission)**

XIV. REPORT OF THE CITY MANAGER

A. Benefit Hearing - None

B. General

1. [M&C G-17883](#) - Adopt an Ordinance Establishing a Moratorium on the Acceptance of Applications for Gas Line Compressors in Agricultural Zoning Districts, as Regulated by Article II, Chapter 15, of the City Code Regarding Gas Drilling and Production Until August 6, 2013 (ALL COUNCIL DISTRICTS)
2. [M&C G-17884](#) - Authorize Temporary Closure of Dirks Road from Harris Parkway to Granbury Road for Construction Activities from May 4, 2013 Through August 17, 2013 (COUNCIL DISTRICTS 3 and 6)
3. [M&C G-17885](#) - Authorize Temporary Closure of Certain Segments of West 7th Street, Stayton Street and Forest Park Boulevard in Connection with Reconstruction of the West 7th Street Bridge; Certain Segments of Gounah Street and Cold Springs Road in Connection with the Construction of Railroad Bridges for the Tower 55 Project; and Certain Segments of Commerce Street, for Relocation of City Utilities Associated with the Trinity River Vision Project (COUNCIL DISTRICTS 2 and 9)
4. [M&C G-17886](#) - Authorize Acceptance of a Monetary Donation in the Amount of \$12,750.00 from an Anonymous Charitable Foundation to Purchase an Aluminum Horse Trailer for the Police Department's Mounted Patrol Unit and Adopt Appropriation Ordinance (ALL COUNCIL DISTRICTS)
5. [M&C G-17887](#) - Conduct Public Hearing, Adopt Resolution Supporting the Application of TLC Bledsoe, LLC, for a Municipal Setting Designation for the Property Located at 2800 - 2824 Bledsoe Street, Fort Worth, Texas, to the Texas Commission on Environmental Quality and Adopt Ordinance Prohibiting the Potable Use of Designated Groundwater from Beneath the Site (COUNCIL DISTRICT 9) **(PUBLIC HEARING)**
 - a. Report of City Staff
 - b. Citizen Presentations
 - c. Council Action

C. Purchase of Equipment, Materials, and Services

1. [M&C P-11523](#) - Authorize Purchase of Eighty Police Interceptor Vehicles from Philpott Motors, LTD d/b/a Philpott Ford, Using a Cooperative Contract for the Police Department in the Amount of \$2,039,360.00 (ALL COUNCIL DISTRICTS)

D. Land

1. [M&C L-15546](#) - Authorize Acquisition of Avigation Easements Over 227 Properties Located South of U.S. Highway 114 and East and West of Interstate 35W and South State Hwy 170 North of Golden Triangle Boulevard in Both Denton and Tarrant Counties and Authorize Payment of Compensation and Closing Costs in the Amount Not to Exceed \$1,784,000.00, in Accordance with Federal Aviation Administration Guidelines as Approved by the Fort Worth Alliance Airport Noise Mitigation Program (COUNCIL DISTRICT 2)
2. [M&C L-15547](#) - Authorize Condemnation by Eminent Domain of a Fee Simple Interest in 1.1203 Acres of Land from Arturo Torres, Legally

Described as Lots 6R-8R and 11R-15R, Block 51, South Hemphill Heights Addition and Authorize Condemnation by Eminent Domain of a Fee Simple Interest in 0.3586 Acres of Land from Del Mar Furniture & Foods, Inc., Legally Described as Lot 9RA, Block 51, South Hemphill Heights Addition for the South Central Community Center (COUNCIL DISTRICT 9)

3. [M&C L-15548](#) - Authorize Condemnation by Eminent Domain of a 1.71 Acre Parcel for a Permanent Right-of-Way, a 1.169 Acre Parcel for a Permanent Dam Easement, a 0.863 Acre Parcel for a Permanent Grading Easement, a 0.5865 Acre Parcel for a Permanent Access Right-of-Way, a 0.499 Acre Parcel for a Pipeline Easement and a 0.634 Acre Parcel for a Temporary Construction Easement from Vann Cattle Yards, Inc., Legally Described as Portions Out of the Henry Robertson Survey Abstract No. 1259 for the Runway Extension Project at Fort Worth Alliance Airport (COUNCIL DISTRICT 2)
4. [M&C L-15549](#) - Authorize Easement to Oncor Electric Delivery Company, LLC, for Electrical Equipment and Appurtenances on 0.024 Acres of Land at 201 Aviation Way, Also Known As Lease Site 11N, at Fort Worth Meacham International Airport to Serve GHA Terminal, LLC (COUNCIL DISTRICT 2)

E. Planning & Zoning

1. [M&C PZ-3020](#) - Authorize Initiation of Zoning for Property to be Annexed, Consisting of Approximately 77.8 Acres of Land Located South of the 4900 - 5200 Blocks of Ray White Road and North of Wall Price Keller Road (COUNCIL DISTRICT 2)
2. [M&C PZ-3021](#) - Approve Timetable for Proposed City-Initiated Annexation and Authorize Initiation of Zoning for Approximately 94.2 Acres of Land Located South of Dirks Road and West of Granbury Road, AX-13-003 Granbury Road, in the Far Southwest Sector, in Accordance with the 2013 Comprehensive Plan (COUNCIL DISTRICTS 3 and 6)

F. Award of Contract

1. [M&C C-26236](#) - Authorize a Five-Year Tax Abatement Agreement with 5th Street Studios LLC, to Redevelop an Existing Building Into an Establishment for Artisans and Light Fabrication on Property Located at 2817 West 5th Street in the Trinity Park Neighborhood Empowerment Zone (COUNCIL DISTRICT 9)
2. [M&C C-26237](#) - Authorize Execution of a Five-Year Tax Abatement Agreement with Axel Alvarez-Tostado for Construction of a Single-Family Dwelling at 2915 Ave C in the Polytechnic/Wesleyan Neighborhood Empowerment Zone (COUNCIL DISTRICT 8)
3. [M&C C-26238](#) - Authorize Execution of Tax Abatement Agreement with Carolina Beverage Group, LLC, and AT Industrial Owner 7 LLC, for Development of a Manufacturing and Distribution Facility Located at 13300 Park Vista Boulevard (COUNCIL DISTRICT 2)
4. [M&C C-26239](#) - Authorize Execution of a Design Agreement with Quorum Architects, Inc., in the Amount of \$1,150,065.00 Plus Up to \$20,000.00 in Reimbursable Expenses for the North Service

Center, Phase One, Provide for Contingency, Geotech, and Staff Costs for a Total Design Phase Cost in the Amount of \$1,395,100.00 and Adopt Appropriation Ordinance (COUNCIL DISTRICT 7)

5. [M&C C-26240](#)

- Authorize Execution of a Contract with William J. Schultz, Inc. d/b/a Circle "C" Construction Company, in the Amount of \$2,210,111.00 for Water and Sanitary Sewer Replacement Contract 2009, WSM-P on Walton Avenue, Westhaven Drive, Encanto Drive, Wolens Way, Leith Avenue, Wiser Avenue and South West Drive, Provide for Supplementary Project Costs, Staff Costs and Contingencies for a Project Total in the Amount of \$2,335,414.00 and Adopt Appropriation Ordinance (COUNCIL DISTRICT 3)

6. [M&C C-26241](#)

- Authorize Execution of Renewal No. 2 to City Secretary Contract No. 38370 with William J. Schultz, Inc. d/b/a Circle "C" Construction Company in the Amount of \$1,000,000.00 for Sewer Main Rehabilitation Pipe Enlargement Contract 2008A and Adopt Appropriation Ordinance (ALL COUNCIL DISTRICTS)

XV. CITIZEN PRESENTATIONS

XVI. EXECUTIVE SESSION (PRE-COUNCIL CHAMBER) - SEE ATTACHMENT B

XVII. 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, CITY HALL)** **Tuesday, May 7, 2013**

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. *Davis and Turner v. J. Romer and City of Fort Worth*, Cause No.4-13CV-198-A, U.S. District Court, Northern District of Texas;
 - b. *Sean E. Harris vs. City of Fort Worth, Texas*, CV 11-0806, 43rd Judicial District Court , Parker County, Texas
 - c. *In re Payment Card Interchange Fee and Merchant Discount Antitrust Litigation*, Cause No. MDL No. 1720 (JG)(JO); U.S. District Court, Eastern District, New York;
 - d. Legal issues related to domestic partner benefits;
 - e. Legal issues related to public art and copyrights;
 - f. Legal issues related to alternative asbestos control method;
 - g. Legal issues related to insurance requirements for volunteer services on public parks and rights-of-way; and
 - h. 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
Legislative and Intergovernmental Affairs Committee
Agenda

Tuesday, May 7, 2013
11:00 a.m.
Pre-Council Chambers
1000 Throckmorton Street
Fort Worth, Texas

Councilmember Danny Scarth, Chair
Councilmember Dennis Shingleton, Vice Chair

Mayor Pro Tem Zim Zimmerman
Councilmember Frank Moss

Charles Daniels, Assistant City Manager
Shirley Little, Manager, Government Relations
TJ Patterson, Manager, Legislative Affairs
Maleshia Farmer, Sr. Assistant City Attorney
Evonia Daniels, Staff Liaison

-
- I. CALL TO ORDER**
- II. APPROVAL OF MINUTES FROM APRIL 2, 2013**
- III. ACTION**
- A. DISCUSSION OF HOUSE BILL 3739 (BURNAM) RELATING TO MUNICIPAL EMPLOYEES AS CANDIDATES FOR OFFICE (SARAH FULLENWIDER, CITY ATTORNEY)
- IV. BRIEFING**
- A. STATE LEGISLATIVE UPDATE (TJ PATTERSON, MANAGER LEGISLATIVE AFFAIRS)
- B. FEDERAL HOMELESSNESS POLICY AND BUDGET UPDATE (OTIS THORNTON, HOMELESSNESS PROGRAM DIRECTOR)
- C. FEDERAL LEGISLATIVE UPDATE (KASEY PIPES, CORLEY PIPES CONSULTING, LLC)
- V. REQUEST FOR FUTURE AGENDA ITEMS**
- A. THE NEXT MEETING IS SCHEDULED FOR JUNE 4, 2013 AT 11:00 A.M. IN THE PRE-COUNCIL CHAMBERS.
- VI. EXECUTIVE SESSION**
- THE LEGISLATIVE AND INTERGOVERNMENTAL AFFAIRS COMMITTEE MAY CONDUCT A CLOSED MEETING TO SEEK THE ADVICE OF ITS ATTORNEYS CONCERNING LEGAL ISSUES REGARDING ANY MATTERS LISTED ON TODAY'S AGENDA, WHICH 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.
- VII. ADJOURN**

Please Note: A quorum of the City Council may be attending this meeting for informational purposes. Members of the City Council who are not on the Committee will not be deliberating or voting on matters before the Committee.

This facility is wheelchair accessible. For accommodations or sign interpretive services, please call the City Manager's Office at 392-7504, 48 hours in advance.

CITY COUNCIL
Legislative and Intergovernmental Affairs Committee
Minutes
Tuesday, March 5, 2013

COUNCIL MEMBERS IN ATTENDANCE: Councilmember Danny Scarth (Chairman), Mayor Pro Tem Zim Zimmerman, Councilmember Frank Moss and Councilmember Dennis Shingleton.

The Legislative and Intergovernmental Affairs Committee was called to order by Chairman Danny Scarth at 11:01 a.m.

Chairman Scarth called for a motion for approval of the March 5, 2013 minutes. The motion was made by Councilmember Dennis Shingleton and seconded by Councilmember Frank Moss. The minutes were approved.

ACTION ITEMS

Mary J. Kayser, City Secretary presented to the committee the recommendation of appointments of Dana Compton to Place 3, Bethany Dodson to Place 7 and Joyce Smith to Place 8 on the Fort Worth Art Commission. A motion was made by Mayor Pro Tem Zim Zimmerman and seconded by Councilmember Frank Moss for consideration of the recommendation and the motion passed.

Police Chief Jeff Halstead presented to the committee a request of support for Senate Bill 545. State Senator Kelly Hancock introduce a change to the bill relating to peace officers authorized to operate an authorized emergency service vehicle used to conduct a police escort this session of the legislature. The change includes airport security personnel commissioned as peace officers. A motion was made by Mayor Pro Tem Zim Zimmerman and seconded by Councilmember Dennis Shingleton.

BRIEFING

STATE LEGISLATIVE UPDATE

TJ Patterson, Legislative Affairs Manager updated the committee on Texas Legislative Session.

TEXAS SENATE

On March 25, the Senate Finance Subcommittee on Fiscal Matters heard two revenue cap bills (S.B. 102 and S.B. 144) that would restrict the ability of a city council to govern its own fiscal affairs.

S.B. 102 (Patrick) would lower the property tax rollback rate from eight percent to five percent, and would require a mandatory ratification election of the citizens before the city could exceed the lowered rollback rate.

S.B. 144 (Williams) would lower the rollback rate from eight to five percent, and allow the council to raise it back to eight percent during certain disasters or upon a finding that a higher rollback rate is necessary to protect health or safety.

Over a dozen city officials attended the hearing to testify against the bills, highlighting numerous problems including the negative impact the bills would have on economic development, bond ratings, and on local control in general. City witnesses correctly pointed out that not only are city officials equally as concerned with keeping property taxes low as members of the state legislature, but that they are in a much better position to determine the appropriate amount of property taxes needed to respond to the needs of their citizens.

The two bills were left pending in the Senate Finance Subcommittee on Fiscal Matters.

TEXAS HOUSE

HB 4 - Water Legislation

After four hours of debate, the House passed as amended the committee substitute to House Bill 4 (Ritter) with 146 ayes and 2 nays. A total of 11 amendments were adopted. HB 4 will now move on to the Senate for further consideration. HB 4 would create special funds - *State Water Implementation Fund for Texas (SWIFT) and State Water Implementation Revenue Fund for Texas (SWIRFT) - outside of the state treasury to implement the state water plan and provide a prioritization funding system on the regional and state levels, with consideration given to conservation and reuse projects and projects in rural areas. The bill would also create an advisory committee to advise and make recommendations to the Texas Water Development Board (TWDB) on rule-making and the overall operation and structure of the funds.

Due to the importance of this legislation, the City of Fort Worth team along with Hillco Partners worked most of the week to make sure the Fort Worth's interest was protected. Debate on HB 4 consumed the entire day due the many amendments offered by the members.

HB 5 - Education Legislation

Today, the committee substitute as amended, HB 5 (Aycock), was passed out of the House on third and final reading with 147 ayes and 2 nays. Three amendments were adopted today on third reading and Rep. Jimmie Don Aycock reassured the body that those amendments were drafting error corrections. HB 5 which relates to public school accountability, including assessment, and curriculum requirements aims to maintain rigor while adding flexibility for high school students. Among other things, the bill reduces the number of end-of-course assessments a high school student must pass to graduate from fifteen to five. The elimination of those assessments would result in a savings of \$25.1 million in fiscal 2014-15, according to the Legislative Budget Board (LBB).

Before final passage, a brief House Floor discussion on public school funding gave a small preview of the debate we are sure to hear when the budget bill comes to the House Floor on April 4. Rep. Aycock responded to a pointed question about school funding noting there are no bills before his committee or any that he knows of this session that will address the distribution formula but he anticipates the discussion will take place after the lawsuits have concluded and a court order is issued.

HB 5 was passed out of the House with a total of 70 floor amendments after adding the 3 adopted amendments.

HB 5 will now move on to the Senate for further consideration.

City Staff Testimony

Senate Hearings

Monday, March 25, 2013

Senate Finance Subcommittee on Fiscal Matters

SB 102 Patrick

Relating to the rollback tax rate of a taxing unit other than a school district and to voter approval of a proposed tax rate that exceeds the rollback tax rate.

SB 144 Williams

Relating to the calculation of the ad valorem rollback tax rates of certain taxing units.

Mayor Price submitted letters in opposition to these bills due to the potential severe negative impact that they could have if they were passed into law.

City Treasurer James Mauldin provided excellent testimony in opposition to these above revenue caps bills. The bills were left pending in committee. The bills were left pending in subcommittee.

House Hearings

Monday, March 25, 2013

House Government Efficiency & Reform

HB 2958 Leach

Relating to the applicability of competitive bidding or competitive sealed proposal requirements to agencies or instrumentalities of, or agreements between, governmental entities subject to competitive procurement requirements.

Deputy City Attorney Peter Vaky testified in opposition to HB 2958. The bill was left pending in committee.

House Land & Resource Management

HB 1496 Taylor, Van | et al.

Relating to governmental actions affecting private property rights in certain oil and gas wells.

Senior Assistant City Attorney Denis McElroy and Assistant Director Rick Trice testified in opposition to this legislation. The bill was left pending in committee.

House Pensions

HB 2432 Murphy | et al.

Relating to benefits from and administration of certain public retirement systems; providing civil penalties.

HB 3356 Callegari

Relating to contributions to, benefits from, and the administration of certain public retirement systems.

Deputy City Attorney Peter Vaky provided testimony on the above two pieces of legislation. The bills were left pending in committee.

Tuesday, March 26, 2013

House Transportation

HB 2536 Geren

Relating to the composition of certain regional transportation authority subregional boards.

Council Member Jungus Jordan and Senior Assistant City Attorney Denis McElroy testified on behalf of the City of Fort Worth in support of our legislation. The bill was left pending in committee.

Wednesday, March 27, 2013

House Urban

HB 1377 Kolkhorst

Relating to the ownership and local regulation of trees and timber.

Mayor Price submitted a letter in opposition to the legislation because of the potential impact to the city's tree ordinance.

Senior Assistant City Attorney Melinda Ramos and Planning Manager Jocelyn Murphy testified in opposition to this legislation.

The bill was left pending in committee.

FEDERAL LEGISLATIVE UPDATE

Next, Kasey Pipes with Corley Pipes Consulting updated the committee on Federal Legislative Issues. TexRail and I-35W North are essential to Fort Worth's current and planned investments in economic growth and community development. Opportunities to support the development of TexRail and the completion of I-35W North will be priorities in the 113th Congress. Lobbying efforts are being made with key decision makers regarding TexRail and the I-35W North.

Fort Worth's continued growth and development is inextricably tied to the health of our nation's military and defense industries. The Naval Air Station Joint Reserve Base (NASJRB) and Fort Worth's synergistic relationship with top military contractors in the United States are models for the nation. Expanding both the NASJRB and the growth of our defense contracting industries will be a key priority.

FUTURE AGENDA ITEMS

There being no further business, the Committee adjourned at 11:38 a.m.

By: Lon Burnam

H.B. No. 3739

Substitute the following for ____B. No. ____:

By: _____

C.S. __B. No. _____

A BILL TO BE ENTITLED

AN ACT

relating to the continued employment of municipal employees who become candidates for public office.

BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF TEXAS:

SECTION 1. Chapter 150, Local Government Code, is amended by adding Subchapter C to read as follows:

SUBCHAPTER C. EMPLOYEES AS CANDIDATES FOR OFFICE

Sec. 150.041. PROHIBITED MUNICIPAL ACTIONS. (a) In this section, "candidate" has the meaning assigned by Section 251.001(1), Election Code.

(b) A municipality may not prohibit a municipal employee from becoming a candidate for public office.

(c) A municipality may not take disciplinary action against a municipal employee, including terminating the employment of the employee, because the employee becomes a candidate for public office.

SECTION 2. This Act takes effect immediately if it receives a vote of two-thirds of all the members elected to each house, as provided by Section 39, Article III, Texas Constitution. If this Act does not receive the vote necessary for immediate effect, this Act takes effect September 1, 2013.



CITY OF FORT WORTH
CITY COUNCIL

HOUSING AND ECONOMIC DEVELOPMENT COMMITTEE

AGENDA

Tuesday, May 7, 2013

1:00 P.M.

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

Housing and Economic Development Committee Members

Joel Burns, Chair	Kelly Allen Gray, Council Member	Frank Moss, Council Member
Danny Scarth, Vice Chair	Dennis Shingleton, Council Member	Sal Espino, Council Member
Jungus Jordan, Council Member	Betsy Price, Mayor	Zim Zimmerman, Mayor Pro Tem

Staff Liaison – Fernando Costa, Assistant City Manager

-
1. **Call to Order** – Joel Burns, Chair
 2. **Approval of Minutes from the Meeting Held on April 2, 2013** – Joel Burns, Chair
 3. **Executive Session** - The Housing and Economic Development Committee 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: legal issues related to any current agenda items; 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 City 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.

4. **Written Reports**-Jay Chapa, Director, Housing and Economic Development Department

- Memo on Mid-Year Audit Adjustments for the Downtown and Camp Bowie Public Improvement Districts
- Memo on Old Fire Station No. 10 Regarding Terms and Additional Community Development Block Grant Funds
- Memo on EB-5 Foreign Investor Program Partnership with the Fort Worth Chamber of Commerce
- Memo on Amendments to Neighborhood Empowerment Zone (NEZ) Program and Renewal of the NEZ Tax Abatement Policy
- TECH Fort Worth Quarterly Report

5. **Presentation on Directions Home Community Engagement Campaign** – Mark C. Hill, Chair, Fort Worth Advisory Commission on Ending Homelessness and Otis Thornton, Homelessness Program Director, Housing and Economic Development Department

6. **Requests for Future Agenda Items** – Joel Burns, Chair

7. **Date of Next Regular Meeting** – June 4, 2013 – Joel Burns, Chair

8. **Adjourn** – Joel Burns, Chair

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
HOUSING AND ECONOMIC DEVELOPMENT COMMITTEE
APRIL 2, 2013

Present:

Committee Member Joel Burns, Chairman
Committee Member Salvador Espino
Committee Member Kelly Allen Gray
Committee Member Betsy Price (arrived at 1:10 pm)
Committee Member W. B. "Zim" Zimmerman
Committee Member Danny Scarth (arrived at 1:04 pm)
Committee Member Jungus Jordan
Committee Member Dennis Shingleton
Committee Member Frank Moss (arrived at 1:07 pm)

City Staff:

Fernando Costa, Assistant City Manager
Peter Vaky, Deputy City Attorney
Mary J. Kayser, City Secretary
Jay Chapa, Director of Housing & Economic Development Department
Cynthia Garcia, Assistant Director, Housing & Economic Development Department

1. Call to Order – Joel Burns, Chair

With a quorum of the committee members present, Chairman Joel Burns called the meeting of the Fort Worth Housing and Economic Development Committee to order at 1:04 p.m., on Tuesday, April 2, 2013, in the Pre-Council Chamber of the Fort Worth City Hall, 1000 Throckmorton Street, Fort Worth, Texas 76102.

2. Approval of Minutes from the Meeting Held on February 5, 2013 – Joel Burns, Chair

Motion was made by Committee Member Shingleton and second by Committee Member Scarth to approve the minutes of the February 5, 2013, Fort Worth Housing and Economic Development Committee meeting noting that Committee Member Allen Gray was present. Motion passed 6-0. Committee members Price, Scarth and Moss absent.

Chairman Joel Burns adjourned the regular meeting of the Fort Worth Housing and Economic Development Committee into Executive Session at 1:04 p.m.

3. Executive Session - The Housing and Economic Development Committee 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: legal issues related to any current agenda items; 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 City 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.

Chairman Joel Burns adjourned the Executive Session at 1:26 p.m.

Chairman Joel Burns reconvened the regular session of the Housing and Economic Development Committee at 1:27 p.m.

4. Written Reports-Jay Chapa, Director, Housing and Economic Development Department

- Memo Regarding Trinity Housing Finance Corporation
- Memo Regarding Allied Electronics Tax Abatement Amendment

5. Presentation on Proposed Development of a Business Incubator at the Guinn School Complex to be Managed by the Fort Worth Business Assistance Education Foundation– William Johnson, Assistant Director, Housing and Economic Development Department and Lucas Sawyer, Business Assistance Center, Board Chair

Mr. Johnson presented a report on the proposed development of a Business Incubator to be managed by the Fort Worth Business Assistance Education Foundation. He described the buildings at the Guinn School and their current status and use and the partners currently at the campus. Mr. Johnson outlined the Business Incubator Concept and Plan. Lucas Sawyer, Business Assistance Center, Board Chair addressed the Committee on the positive impacts of the Business Assistance Center (BAC) and the additional positive outcomes from adding the Business Incubator.

Mr. Johnson reviewed the plan for the Business Incubator (open by Fall 2013):

- Outreach to stakeholder groups for input;
- Hiring a manager to operate the incubator;
- Developing incubator entrance and exit criteria, with job creation being the key factor;
- Selection of an incubator anchor tenant to provide mentoring and support to other start-up tenants;
- Pursuit of private sector sponsorships, additional grants and other potential revenue/funding streams;
- Naming and marketing the incubator; and
- Hosting formal Open Houses and a Grand Opening.

He also discussed the funding for the project:

- The BAC is funded through an agreement with the University of North Texas Health Science Center (UNTHSC) utilizing a state grant for joint economic development/job creation and technology commercialization activities between UNTHSC, Tech Fort Worth and the City of Fort Worth.
- The annual BAC budget is approximately \$350,000, but received an allocation of \$450,000 for FY2013 in anticipation of the opening of the third building.
- It is proposed that the additional \$100,000 in FY 2013 be used to contract with the Foundation for operation of the incubator program
- City staff will manage the contract and be responsible for the maintenance and upkeep of the physical building.

Staff will bring M&Cs to the April 23, 2013, Council meeting to 1) Authorize staff to enter into an agreement with the BAC Education Foundation, Inc. to manage, operate and cover initial costs of the general business incubator at the Guinn School as long as grant funds are available and 2) authorize a lease agreement with the BAC Education Foundation, Inc. to lease the former elementary building at the James Guinn school Campus to run concurrent with the operating contract.

6. Presentation on the Proposed 2013- 2018 Consolidated Plan in Order to Receive Federal Funds from the Department of Housing and Urban Development – Cynthia Garcia, Assistant Director, Housing and Economic Development Department

Ms. Garcia made a presentation on the proposed 2013-2018 Consolidated Plan (ConPlan). The purpose of the ConPlan is to inform HUD about how the City will use the Federal Funds received to meet the HUD objectives of Decent Housing, Suitable Living Environment and Expanded Economic Opportunities. She reviewed the responses that were received at the eight (8) community meetings that started the process. After the community meetings the proposed plan was presented to the Community Development Council (CDC). She presented the CDC's recommendations on the Strategies and Goals.

Decent Housing Goals/Activities

- Construct new single family units and multi-family units
- Provide rental assistance and supportive services to persons with HIV/AIDS
- Minor repairs for homeowners
- Provide accessibility improvements
- Assist homeless persons obtain housing and supportive services
- Provide down payment and closing cost assistance
- Rehab rental units
- Demolish substandard housing
- Maintain emergency shelter beds

Suitable Living Environment Goals/Activities

- Demolition
- Construct or rehab neighborhood facilities, health facilities and parks and recreation facilities
- Sidewalks
- Street improvements
- Public Services
 - Senior services
 - Handicapped services
 - Youth Services
 - Child Care Services
 - Substance Abuse
 - Employment Training
 - Health Services

Expanded Economic Opportunities Goals/Activities

- Public services that provide job training
- Provide subsidized childcare for parents receiving job training

There are several more steps in the timeline with the goal of approval of the 2013-2018 ConPlan and Action Plan by the City Council on August 6, 2013.

7. Presentation on Proposal to Provide Additional Community Development Block Grant Funds to North Texas Community Health Centers, Inc. for the Southside Community Health Center to be Located at 2909 Mitchell Boulevard – Avis Chaisson, Community Development Manager, Housing and Economic Development Department

Ms. Chaisson presented a proposal to provide additional Community Development Block Grant (CDBG) funds for the Southside Community Health Center. The North Texas Area Community Health Centers, Inc. (NTACHC) owns the property at 2909 Mitchell Boulevard which is to be used for a clinic. The estimated cost for the finish out of the building is \$478,816.00. They have raised \$358,590.00 in a capital campaign, received \$67,600.00 from City CDBG funds. There is a \$50,000.00 match for the Mabee Foundation leaving a gap of \$102,626.00.

Staff is proposing:

- City Council approve \$102,626 in additional CDBG funds to finish out project
- Clinic must be operational by December 31, 2013
- Serve at least 50 persons per quarter whose incomes are 80% or below the Area Median Income (AMI) as established by HUD
- Create at least 10 jobs by Year 5
- Performance secured by a Deed of Trust
- In Year 5, the CDBG funds shall be forgiven if all conditions are met

Notice will be published in the Fort Worth Star Telegram on April 5, 2013 and an M&C will be presented to Council on May 7, 2013 for consideration of additional CDBG funds in the amount of \$102,626.00.

8. Presentation on Northeast Fort Worth Task Force Economic Development Strategies –
Maggie Allen, Business Development Coordinator, Housing and Economic Development
Department

Ms. Allen presented the results of the Northeast Fort Worth Summit. She outlined the purpose:

- This was an effort to develop a cohesive economic development strategy for northeast Fort Worth
- Think and plan realistically for the future
- Identify existing demographic conditions
- Conduct an economic base analysis
- Solicit and incorporate stakeholder input
- Identify constraints, growth opportunities

The taskforce outlined Strengths, Opportunities, Weaknesses and Threats in the area. The taskforce developed action plans and the following recommendations.

- Develop a broader use of housing types that appeal to all ages, demographics;
- Implement taskforce area action plans;

- Pursue multi-modal transportation options;

- Identify opportunities for expanding City services;
- Promote NEFW as a location to connect with desired retail/commercial options;
- Continue to attract industrial, transportation, and logistics segments;
- Actively promote and brand the area as a desirable place to live, work, and play; and
- Improve educational opportunities and quality schools in the area, particularly science, technology, engineering, and math (STEM) schools and other technical education.

CITY OF FORT WORTH, TEXAS
HOUSING AND ECONOMIC DEVELOPMENT COMMITTEE
APRIL 2, 2013
Page 6 of 6

Staff will provide an Action Plan status update within 12 months.

The Housing and Economic Development Committee was very positive about the results of the task forces work so far. They want to be sure that there is an organization that will take charge of the action plan and follow through and engage the community and stakeholders.

9. Requests for Future Agenda Items – Joel Burns, Chair

There were none.

10. Date of Next Regular Meeting – May 7, 2013 – Joel Burns, Chair

11. Adjourn – Joel Burns, Chair

With no further presentations or discussions, Chairman Joel Burns adjourned the regular meeting of the Fort Worth Housing and Economic Development Committee at 2:19 p.m., on Tuesday, April 2, 2013.

These minutes approved by the Fort Worth Housing and Economic Development Committee on the _____ day of _____, 2013.

APPROVED:

Joel Burns, Chair

Minutes Prepared by and Attest:

Mary J. Kayser, City Secretary



MEMORANDUM

Date: May 7, 2013

To: Chairman Burns & Members of the Housing and Economic Development Committee

From: Jay Chapa, Director of Housing and Economic Development

Subject: Public Improvement Districts Mid-Year Budget Revisions

The City of Fort Worth administers the City's Public Improvement Districts (PIDs) in accordance with Chapter 372 of the Texas Local Government Code. The City Policy and Guidelines provides for staff to conduct a mid-year review of the annual budget of all PIDs and recommend adjustments as needed so that actual expenditures reasonably correspond with budgeted expenses.

These amendments may allow for additional proposed PID projects that were not included in the original budget, if funds became available, once the final assessments are collected. This year staff has received requests for two mid-year budget revisions. Staff will bring forward two M&Cs with the proposed budget amendments at the City Council meeting scheduled for May 21, 2013. The proposed mid-year budget revisions are as follows:

PID #1 (Downtown): Downtown Fort Worth Inc. and the City submitted a joint grant application to the North Central Texas Council of Governments for 62 dual use recycling/trash containers to replace the 30 year old aggregate concrete public trash receptacles. The matching funds to secure the grant total \$18,600 - the amount necessary to purchase 12 trash containers. This match will generate \$93,470 for the purchase of 50 steel dual use recycling/trash containers.

Line Item	Previously Approved Budget	Recommended Mid-Year Adjustment	Amended Budget
Management Fee (Admin.)	\$323,037.00	\$0.00	\$323,037.00
Water	\$14,500.00	\$0.00	\$14,500.00
Utilities	\$15,000.00	\$0.00	\$15,000.00
Landscape/Tree Maintenance	\$62,450.00	\$0.00	\$62,450.00
Trash Removal (other Maintenance)	\$1,105,280.00	\$0.00	\$1,105,280.00
Holiday Light./Decorations (Repairs)	\$10,000.00	\$0.00	\$10,000.00
Security Enhancement	\$78,850.00	\$0.00	\$78,850.00
Communication/Newsletters	\$20,000.00	\$0.00	\$20,000.00

Marketing (& Research)	\$313,250.00	\$0.00	\$313,250.00
Transportation & Planning	\$214,268.00	\$0.00	\$214,268.00
Capital Improvements	\$0.00	\$18,600.00	\$18,600.00
Insurance	\$5,750.00	\$0.00	\$5,750.00
Annual review (Audit)	\$10,500.00	\$0.00	\$10,500.00
City Administrative Fee	\$35,850.00	\$0.00	\$35,850.00
Budget Expenses	\$2,208,735.00	\$18,600.00	\$2,227,335.00
Est. Operating Reserve	\$379,843.00	-\$18,600.00	\$361,243.00
Total Expenses	\$2,588,578.00		\$2,588,578.00

Recommendation: An \$18,600 increase in Capital Improvements, based on the need for matching funds to secure a total of 62 dual use recycling/trash containers, resulting in a net budget increase of \$18,600. The mid-year budget adjustment will decrease the estimated operating reserve from \$379,843.00 to \$361,243.00

PID #8 (Camp Bowie): The Camp Bowie District decided to replace the music festival this year with a new event, “Fresh off the Boulevard.” The savings on marketing, security, and professional services from foregoing the music festival, along with capital improvement savings, has enabled the PID to undertake additional beautification projects along the Camp Bowie corridor.

Line Item	Previously Approved Budget	Recommended Mid-Year Adjustment	Amended Budget
Management Fee	\$79,049.00	\$0.00	\$79,049.00
Landscape/Tree Maintenance Fee	\$38,000.00	\$0.00	\$38,000.00
Water	\$9,000.00	\$0.00	\$9,000.00
Utilities	\$800.00	0	\$800.00
Beautification	\$80,200.00	\$81,900.00	\$162,100.00
Capital Improvements	\$120,000.00	-\$20,000.00	\$100,000.00
Communications/Newsletters	\$10,000.00	\$0.00	\$10,000.00
Public Events	\$100,000.00	-\$23,000.00	\$77,000.00
Marketing	\$82,000.00	\$0.00	\$82,000.00
Security	\$20,000.00	\$20,000.00	\$0.00
Economic Development	\$22,000.00	\$12,000.00	\$10,000.00
Insurance	\$4,000.00	\$0.00	\$4,000.00
Annual Review (Audit)	\$15,000.00	\$0.00	\$15,000.00
City Administrative Fee	\$7,905.00	\$0.00	\$7,905.00
Budget Expenses	\$587,954.00	\$70,900.00	\$594,854.00

<i>Est. Operating Reserve</i>	\$22,292.00	<i>-\$6,900.00</i>	\$15,392.00
Total Expenses	\$610,246.00		\$610,246.00

Recommendation: An \$81,900 increase in Beautification, based on the need for additional median enhancements along Camp Bowie, resulting in a net budget increase of \$6,900. The mid-year budget adjustment will decrease the estimated operating reserve from \$22,292.00 to \$15,392.00.

Please contact me at 817-392-5804 if you have any questions or concerns.



MEMORANDUM

Date: May 7, 2013

To: Chairman Burns & Members of the Housing & Economic Development Committee

From: Jay Chapa, Director, Housing and Economic Development Department

Subject: Proposed Purchase Agreement and Contract Agreement with the Fort Worth Independent School District for Old Fire Station No. 10

On February 7, 2006, January 6, 2009, June 23, 2009, and December 8, 2009, the City Council approved the expenditure of \$340,878.00 in Community Development Block Grant (CDBG) funds to make improvements to the Old Fire Station No. 10 (Old Fire Station #10 located at 2804 Lipscomb Street (G-15083, G-16411, G-16609, C-23931). A total of approximately \$354,000.00 in CDBG funds were used for electrical and plumbing upgrades, roof repair, HVAC unit and masonry work to the building. The City leased the property to the Friends of Old Fire Station #10 (Friends) from January 1, 2005 to March 21, 2012. Because federal funds were used to improve the property, the property must be used to provide services that benefit low- and moderate-income individuals, therefore staff sought a new tenant that would meet federal requirements.

In September 2012, the City and the Fort Worth Independent School District (ISD) entered into a Lease Agreement for the Lipscomb Property, (CSC No. 43605), to provide Adult Basic Education (ABE) grade level 0-8.9 literacy, Adult Secondary Education (ASE/GED) grade level 9-12, and English as a Second Language (ESL) and Citizenship GED classes. This meets the City's federal obligation to provide a public service to low- and moderate-income individuals in the neighborhood.

In order to completely fulfill the federal requirements instead of repaying the CDBG funds that were used in the building, staff recommends selling Old Fire Station #10 and the adjacent city lots to the FWISD with the condition that the building be used to provide services to low and moderate-income individuals for the next five years. This would allow the city to fulfill its federal obligations. In order to purchase the property with the five year obligation, FWISD has requested that the city fund the following repairs and improvements:

- Elevator that will allow accessibility to the second floor;
- An accessible men's and woman's restroom on the second floor;

- Insulation of the existing overhead doors and sealing of joints in the large wooden doors;
- Power upgrades to the second floor;
- Exterior security lighting (compatible with building);
- Interior stair improvements;
- Security gate to secure second floor access;
- Cosmetic painting throughout and specific to the exterior stairs; and
- Playground equipment for neighborhood use. A parking lot

Many of the improvements listed above would allow a Certificate of Occupancy to be issued for the second floor. In addition, the FWISD has also agreed to allow the neighborhood to use the building for community meetings.

Staff recommends selling the property to the FWISD and funding required repairs to the building with existing CDBG funds. An M&C will be placed on an upcoming City Council Meeting Agenda for Council consideration as soon as final estimates on improvement costs are completed by FWISD.



MEMORANDUM

Date: May 7, 2013

To: Chairman Burns & Members of the Housing and Economic Development Committee

From: Jay Chapa, Director of Housing and Economic Development

Subject: EB-5 Immigrant Investor Program Overview and Update

Housing & Economic Development staff previously briefed the HED Committee on the EB-5 program and its potential benefits to Fort Worth. The EB-5 Immigrant Investor Program is administered by the U.S. Citizenship and Immigration Services and is designed to encourage foreign investment and job creation in targeted areas. A major component of EB-5 is the establishment of a Regional Center which is defined as any economic unit, public or private, which is involved with the promotion of economic growth, improved regional productivity, job creation, and increased domestic capital investment. The Regional Center aids foreign investors by directing and professionally managing their investment in a designated business and geographic area. As was presented, this program provides the potential for a revenue stream to be developed that could help augment other economic development initiatives undertaken by the Fort Worth Local Development Corporation

After working with the Fort Worth Chamber of Commerce to interview several entities that manage Regional Centers and EB-5 related programs in Texas. The Civitas Capital Group has been selected as the preferred Regional Center partner due to several factors including, their long history with the EB-5 program; their level of expertise in the foreign markets and firsthand knowledge of local development financing with the program through their partnership with the City of Dallas Regional Center. Under the proposed agreement, the Fort Worth Chamber of Commerce will enter into an agreement with Civitas to operate the Regional Center. Staff is proposing that the City enter into a partnership agreement with the Chamber by which the City will participate in the Regional Center. Under the agreement with the Chamber, the City and Chamber will share revenues received through fees associated with projects involving the Chamber and City of Fort Worth. Staff proposes that funds from this program be deposited with the Fort Worth Local Development Corporation to provide funding to augment international economic development efforts. An M&C authorizing approval to enter into the contract with the Chamber for this program and providing for program income to flow the Fort Worth Local Development Corporation will be placed on the May 28, 2013 Council meeting agenda.

Please contact me at 817-392-5804 if you have any questions or concerns.



MEMORANDUM

Date: May 7, 2013

To: Chairman Burns & Members of the Housing and Economic Development Committee

From: Jay Chapa, Director of Housing and Economic Development

Subject: Amendments to Neighborhood Empowerment Zone (NEZ) Program and Renewal of the NEZ Tax Abatement Policy

On February 5, 2013, the Council approved M&C G-17803 adopting a resolution to amend the Neighborhood Empowerment Zone (NEZ) Tax Abatement Policy and Basic Incentives. Language was added to the policy that property must be in conformance with City zoning to receive a tax abatement but was not put in the overall policy as intended.

Chapter 312 of the Texas Tax Code authorizes cities to designate tax abatement reinvestment zones and to enter into tax abatement agreements only after the city elects to become eligible to participate in tax abatement and adopts a Tax Abatement Policy that establishes guidelines and criteria governing its tax abatement program. A Tax Abatement Policy adopted by a city is effective for two years from the date of adoption. The City of Fort Worth's last NEZ Tax Abatement Policy was adopted on May 17, 2011 (M&C G-17275, Resolution No. 3986-05-2011) and will expire on May 18, 2013.

Staff will bring forward an M&C and resolution to Council on May 21, 2013 to:

1. Adopt the NEZ Tax Abatement Policy for 2013-2015;
2. Revise the language for certification or tax abatement to require the project and property be in compliance with the Zoning Ordinance or the Future land use in the Comprehensive Plan.

Once adopted, the proposed NEZ Tax Abatement Policy will be effective from May 21, 2013 through May 21, 2015, unless amended or repealed by at least a three-fourths vote of the City Council. The NEZ Tax Abatement Policy does not apply to tax abatement granted pursuant to the City's regular Tax Abatement Policy or the City's Relocation Incentives Policy.

Please contact me at 817-392-5804 if you have any questions or concerns.



MEMORANDUM

TO: Chairman Jordan & Members of the Housing and Economic Development Committee

FROM: Jay Chapa, Director
Housing and Economic Development Department

DATE: May 7, 2013

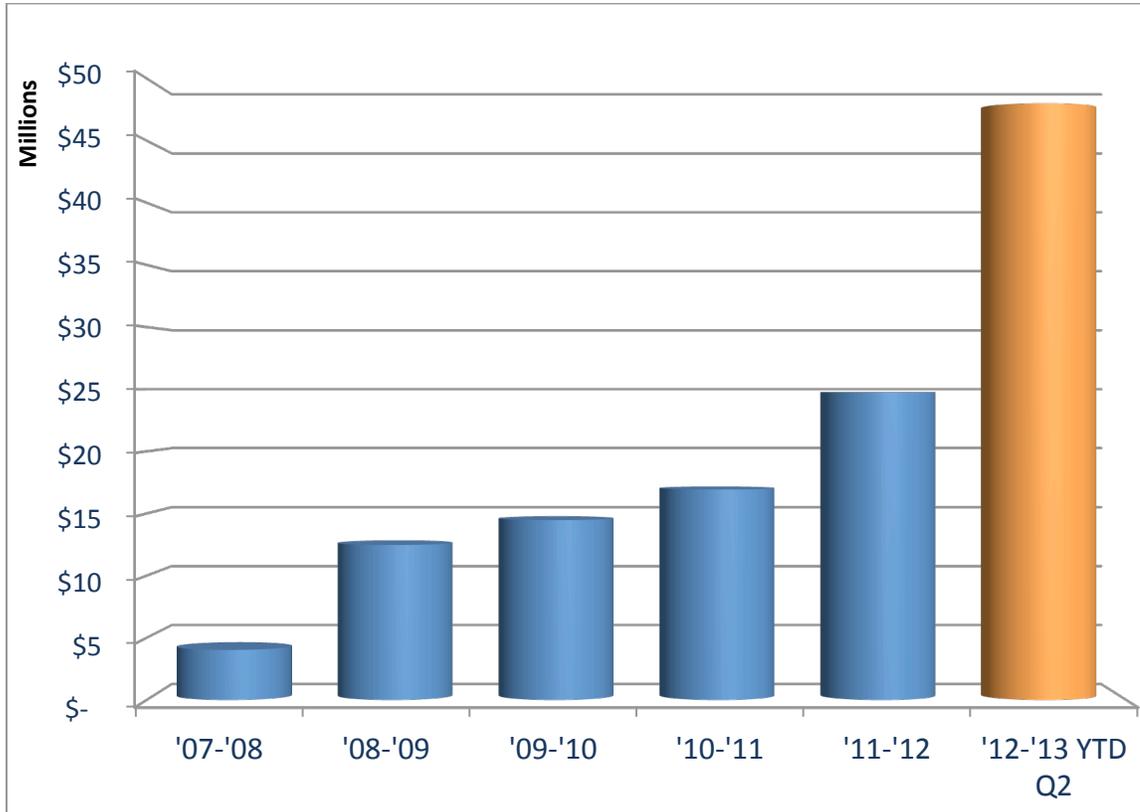
SUBJECT: TECH Fort Worth Quarterly Report

Attached please find the Quarterly Report of TECH Fort Worth for Fiscal Year 2012-2013 January-March Quarter outlining outcomes, events and the businesses in the Incubation and Acceleration programs.

Please let me know if you have any questions.

ECONOMIC IMPACT

TECH Fort Worth Economic Impact FY 2012-2013 YTD Q2		
FTE		271.75
FTE (outsourced)		67
Gross Sales		\$13,219,871
Grants		\$175,000
Investment		\$32,804,600
Debt		\$750,000
City of Fort Worth Return on Investment		
+ Job retention & creation (FTE X \$1540)		\$521,675
+ (Sales + Grants + Investments + Debt)		\$46,949,471
= Economic Impact		\$47,471,146
ROI (Economic impact / \$71,044)	668X	Requirement by contract with the City of Fort Worth = 10X



WORKING WITH TECHNOLOGY ENTREPRENEURS

INCUBATION PROGRAM (FOR VERY EARLY STAGE COMPANIES)

- Current Incubation Clients:
 - **NEW! CareLink360** – mobile application that notifies family and friends of loved one's status in operating room
 - **NEW! E-Mist Innovations** – method of applying disinfectants to reach all surfaces in a room including under beds
 - **Martin Long Medical Products** – protective wound care
 - **Pulsar Energy** – alternative energy generation
 - **NEW! SurgeryLink** – internet based solution to coordinate surgeries with less errors and fewer human resources
- Incubation Graduates to date
 - **AutoEvolve**: automobile recycling
 - **Claritia**: Software service for Fortune 1000 companies to track and assess their IT expenditures
 - **Firewing**: Pricing analysis tools for event tickets (Acceleration Grad)
 - **Gathowin** – inventory solutions for vaccines
 - **Innovative Monitoring Solutions**: Performance tracking system for commercial HVAC systems
 - **Insider Edge** – financial data for investment brokers
 - **Omm Scientific**: commercializing fluorescence technology developed by the UNT Health Science Center
 - **OWLS** -- Software systems for improving organizational wellness (Acceleration Grad)
 - **Poseidon Salt Water Solutions** -- Salt removal from oil and gas production water
 - **Prairie Designs** -- living roofs for arid and semi-arid regions (Acceleration Grad)
 - **Precision Songs** --music-based program for teaching communication skills to children with autism
 - **RateFlex** --wireless platform for conferencing via smart phones
 - **Sendera Discovery**: developing diagnostic kits for hormone therapy
 - **VertiGONE**: medical device for the diagnosis and treatment of positional vertigo
 - **ZT Solar**: anti-reflective coatings for optical systems (Acceleration Grad)

ACCELERATION PROGRAM (FOR COMPANIES IMPLEMENTING BUSINESS PLANS)

- Current Acceleration clients:
 - **Flexible Innovations (egrips)**: Advanced material with high coefficient of friction
 - **FlexSTICK**: innovative new canes (IMPACT Finalist 2012– Lifestyle)
 - **Resonant Sensors**: Optical sensors (IMPACT Finalist 2010 - Health)
 - **ZS Pharma**: pharmaceutical treatment for liver and kidney failure
 - **Encore Vision**: pharmaceutical treatment for age-related near vision issues (Incubation graduate)
 - **Magaw Medical**: developing a new video laryngoscope (IMPACT Winner 2009 – Health)
 - **MedHab**: Medical device for knee and leg rehabilitation
 - **gingerCube**: medical billing solutions (Incubation graduate)
 - **Vital Art and Science**: diagnostic tools for clinical research (IMPACT Winner 2011 – Health)
 - **VentureDocs**: customized online based venture capital and funding docs
 - **Compumatrice**: healthcare IT products for hospitals
 - **Ampcare**: rehabilitation tools for swallowing disorders (Incubation graduate, IMPACT Winner 2011 – Health)
 - **Vodik**: new solid hydrogen cell storage device
 - **Linear Labs**: electric motor technology (Incubation graduate)

- Acceleration Graduates
 - **ACDET**: 2012: Interactive modules for training differential diagnosis (Incubation graduate)
 - **MobiMed**: 2012: Telemedicine systems
 - **Technology Team**: 2012: IT infrastructure relocation
 - **BAPis**: 2011: High-speed cameras and image compression
 - **Corlnnova**: 2011: Medical implant device for heart recovery
 - **Firewing**: 2011: Pricing analysis tools for event tickets
 - **Prairie Designs**: 2011: living roofs for arid and semi-arid regions
 - **Office Authority**, 2008: Online office product procurement and inventory technology
 - **OWLS**: 2011: Software systems for improving organizational wellness
 - **Red Productions**, 2007: Video and film production

TECH NEST (ACTIVITIES FOR TECHNOLOGY ENTREPRENEURS)

- TECH Nest brings together and educates technology entrepreneurs in North Texas
 - Working Lunches: Presentation and discussion over lunch lead by local experts held at the Guinn School. Maximum attendance is 15 technology entrepreneurs
 - Feb: Tax advisor Weaver spoke about emerging legislations impact on business. What credits/expenses are relevant to businesses.
 - Mar: Haynes and Boone - Nobody wants their technology start-up to be derailed by controversies over patent, trademark or copyright infringement, trade secret misappropriation or technology contracting.
 - Networking: Held in the Guinn School Lobby for technology entrepreneurs and investors
 - Feb: Featured Capitol Scientific, UNTHSC's Executive-in-Residence program, Bank of Texas, VentureDocs

COWTOWN ANGELS

- Cowtown Angels is a program of TECH Fort Worth to connect qualified investors in the Fort Worth area to North Texas startup companies seeking early-stage funding. This program is a member of the Angel Capital Association and the Alliance of Texas Angel Networks.
 - January 17: Monthly meeting held for 15 members, 8 other local investors, with 1 company pitching
 - February 21: Monthly meeting held for 16 members, 15 other local investors, with 2 companies pitching
 - March 21: Monthly meeting held for 18 members, other local investors, with 2 companies pitching
- Cowtown Angels funded 2 companies in first quarter of 2013 in the amount of \$450,000 as a part of larger syndicated deals with three other Texas based angel investment groups for combined total investments of \$7,300,000 Million.
- As of the end of the calendar quarter, 3 other companies that had pitched were in due diligence for possible funding.
- As of the end of the calendar quarter, there were 19 members in the program.

TAKING A LEADERSHIP ROLE IN THE METROPLEX AND NATIONWIDE

UNIVERSITIES

- **UNT Health Science Center**
 - Darlene Ryan participated as a member of the Conflict of Interest Committee
 - Darlene participated as a member of the Intellectual Property Advisory Committee
- **TCU**
 - Jorge Varela attended the Executive Speaker series as a special guest of the university

- TCU students are actively involved in the Cowtown Angels program, attending meetings and participating together with the angel investor members to help them with due diligence projects

OTHER ORGANIZATIONS IN THE COMMUNITY

- **National Business Incubation Association (NBIA)**
 - Darlene serves on the Board of Directors and as Treasurer and attended several board meetings
 - Darlene and Jorge attended the NBIA Summit for Advanced Incubation Professionals
 - Darlene served on the Executive Search Committee that hired the new President of the NBIA
- **Angel Capital Association**
 - TECH Fort Worth is an active member of this nationwide organization
- **Alliance of Texas Angel Networks**
 - TECH Fort Worth is a member and participated on several conference calls with other angel network leaders from around the state
 - TECH Fort Worth participated in the Texas Angel Day event which brought together angel networks to discuss best practices in the industry
- **North Texas Regional Center for Innovation and Commercialization (NTXRCIC)**
 - TECH Fort Worth is part of a consortium that supports the NTXRCIC in completing its mission of creating opportunities for raising capital through the Texas Emerging Technology Fund
- **Texas Manufacturing Assistance Center (TMAC)**
 - TECH Fort Worth clients continue to use TMAC services through a joint program where clients utilize TMAC services at limited cost to the company
- **University of Texas Arlington Research Institute (UTARI)**
 - TECH Fort Worth participated in the UTARI Research Enterprise Group series of collaboration discussions
 - TECH Fort Worth clients Vodik Labs and MedHab continue to work with UTARI on product refinements
 - TECH Fort Worth and clients attended the BioMed Symposium at UTARI

PRESS MENTIONING TECH FORT WORTH AND/OR OUR CLIENTS

Date	Mention	Focus	Press
03/03/13	TFW Client ZS Pharma identified by Fort Worth Star Telegram as finalist in NBIA Incubator of the Year	<i>ZS Pharma</i>	Fort Worth Star Telegram
03/03/13	TFW Client ZS Pharma identified by Dallas Morning News as finalist in NBIA Incubator of the Year	<i>ZS Pharma</i>	Dallas Morning News
03/04/13	Cowtown Angels, a program of TFW, is featured in the Fort Worth Business Press and the TCU Cowtown Angels Scholar program was also highlighted as innovative	<i>Cowtown Angels</i>	Fort Worth Business Press
03/11/13	TFW Client ZS Pharma featured on front page of Fort Worth Star Telegram	<i>ZS Pharma</i>	Fort Worth Star Telegram
03/13/13	TFW Client ZS Pharma identified by LaunchDFW as finalist in NBIA award	<i>ZS Pharma</i>	LaunchDFW

FORT WORTH HOUSING FINANCE CORPORATION

AGENDA

Tuesday, May 7, 2013

*Immediately Following the City of
Fort Worth City Council Housing and
Economic Development Committee Meeting
Scheduled to Begin at 1:00 P.M.*

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** – Sal Espino, President
2. **Approval of Minutes from the Meeting Held on November 6, 2012** – Sal Espino, President
3. **Written Reports** – Jay Chapa, Assistant General Manager
 - a. Financial Report through March 31, 2013
4. **Consider and Adopt Resolution Electing a Treasurer and Appointing an Assistant Treasurer** – Sal Espino, President
5. **Consider and Adopt a Resolution Accepting the Proposed Cavile Place Neighborhood Transformation Plan**– Jay Chapa, Assistant General Manager and Patrick Keene, Gilmore Keene
6. **Consider and Adopt Resolution Authorizing the Sale of 5401 E. Berry Street to the Fort Worth Local Development Corporation** – Cynthia Garcia, Administrator
7. **Presentation on Single Family Development in the Evans and Rosedale Neighborhood Empowerment Zone** – Cynthia Garcia, Administrator
8. **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.

9. **Requests for Future Agenda Items** – Sal Espino, President

10. **Adjourn** – Sal 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
TUESDAY, NOVEMBER 6, 2012**

Present:

President Salvador Espino
Secretary Frank Moss
Director Betsy Price
Director W. B. "Zim" Zimmerman
Director Jungus Jordan
Director Dennis Shingleton
Director Kelly Allen Gray
Director Joel Burns

Absent:

Vice President Danny Scarth

City staff:

Fernando Costa, Assistant City Manager
Peter Vaky, Deputy City Attorney
Mary J. Kayser, City Secretary
Jay Chapa, Assistant General Manager

Other staff:

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

1. Call to Order.

With a quorum present, President Espino called the meeting to order for the Board of Directors of the Fort Worth Housing Finance Corporation (Corporation) at 1:46 p.m. on Tuesday, November 6, 2012, in the Pre-Council Chamber of the Fort Worth Municipal Building, 1000 Throckmorton Street, Fort Worth, Texas.

2. Approval of Minutes of the October 2, 2012, Meeting.

Motion was made by Director Zimmerman and seconded by Director Shingleton to approve the Tuesday, October 2, 2012, minutes of the Corporation as presented. The motion passed 8-0. Director Scarth absent

3a. Written Reports: Fort Worth Housing Finance Corporation Financial Report through September 30, 2012.

President Espino referenced the Financial Report through September 30, 2012, and opened the floor for discussion on the report. There was no discussion or action on this agenda item.

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.

Mr. Jay Chapa, Assistant General Manager, addressed the Corporation regarding the proposed acquisition of Radio Shack Corporation's interest in the Hillside by the Corporation. The Corporation will pay \$307,747.60 plus accrued interest to acquire Radio Shack Corporation (RSC) interest in the community loan, The Corporation will receive 37.125% equity interest in the development from Downtown Fort Worth Initiatives, Inc. (DFWII) until the interest is repurchased by DFWII. DFWII will pay reasonable closing costs for all transactions.

Motion was made by Director Burns and second by Director Moss to approve Resolution FWHDC-2012-10 authorizing the purchase of an equity interest in the Hillside Apartments located between East 1st and East 4th Streets in Downtown Fort Worth. The motion passed 8-0. Director Scarth absent

5. Executive Session.

President Espino 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; 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.

This agenda item was passed over.

6. Requests for Future Agenda Items.

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

7. Adjourn.

With no further discussion, President Espino adjourned the called – special session of the Fort Worth Housing Finance Corporation Board at 1:57 p.m. on Tuesday, November 6, 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:

Mary J. Kayser, TRMC/CMC
City Secretary

FORT WORTH HOUSING FINANCE CORPORATION
BALANCE SHEET AS ON MARCH 31, 2013
(UNAUDITED)

ASSETS

Cash, Cash Equivalents and Investments

Cash & Investments	\$	4,782,105	
Cash and cash equivalents (HTF General Fund)		1,614,779	
Cash at Bank- JP Morgan Chase - Infill		9,877	
			6,406,760

Restricted Assets

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

Other Assets

Loans receivable		19,699	
Loans receivable - Wind River		-	
Interest Receivable		13,129	
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)		600,988	
			1,887,795 (1)

Total Assets

\$ 13,581,336

LIABILITIES & FUND BALANCE

Liabilities

Accounts payable	\$	-	
Escrow for loans		793	
Accrual - Payroll		4,110	
Deferred revenue		19,699	
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	
			663,324

Total Liabilities

\$ 663,324

Fund Balances

Restricted for corpus		5,286,781	
Represented by HTF General Fund		1,614,779	
Represented by advance & cost of sale - VOE		427,990	(3)
Terrell Heights - Professional Fees		92,500	
Represented by investments/loans		638,979	
Represented by land & properties		600,988	
Represented by 2012-13 Operating Budget		157,764	
Legal services (Terrell Homes)		52,187	
Architectural-Lee Av. Townhomes		61,000	
Restricted for land banking		295,729	
Restricted for Infill Dev.		1,334,153	
Unrestricted		2,355,163	(2)
			12,918,012

Total Fund Balance

12,918,012

Total Liabilities & Fund Balance

\$ 13,581,336

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. Home warranty expenses and tax abatement refund dues are accounted on cash basis. The liability for unexpired warranties and tax abatement refunds have not been quantified and not provided for.
- B. HFC is the parent organization and sole member of the The Villas of East Wood Terrace, LLC. Accounts of this subsidiary 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 (6 MONTHS) ENDING MARCH 31, 2013
(UNAUDITED)

Revenues

Interest earned on investments	\$ 49,847
Interest on loans	237
Revenue Land/Home sales	1,000
Program Income Prin. Loan	154
Contribution from HUD - HTF	-
Gas lease bonus	-
Gas lease royalties	4,645
Gas Well Shut In Payments	-
Holdings - SF Bond	3
Grant Revenue	-
Repayment of Loan - Windriver	314,465
Misc. revenue	55,864

Total Revenues \$ 426,214

Expenditures

Salary expenses	\$ 61,786
Postage	160
Misc. & other operations	-
Gas Well consultant fees	20
Engineering Services	4,028
Conference and seminars	4,316
Travel Expenses	-
Inside printing	-
Graphics	-
Liability insurance	-
Electricity	26
Water & waste disposal	98
Dues and membership	3,555
Contractual services	326,136
Contractual services - HAP Match	-
Loss on asset	-
Bank Charges	-
Land purchase	-
Other expenses to be paid	-

Total Expenditures \$ 400,123

Excess of Revenues over (under) Expenditures 26,090

Other Financing Sources (Uses)

Transfers in HFC	-
Transfers in infill	800
Total Other Financing Sources (Uses)	800

Excess of Revenues over (under) Expenditures
and Other Financing sources 26,890

Fund Balances (Deficit), beginning of the period	12,275,865
Fund Balances (Deficit), at the end of the period	12,302,755

Reconciliation of fund balance to Balance sheet

ADD: Loans receivable from Villas Of Eastwood	638,979
Wind River loan	-
Less: Liability to CFW - Assigned properties	(23,722)
	-
Fund balance per balance sheet	\$ 12,918,012

FORT WORTH HOUSING FINANCE CORPORATION

Details of Loan Receivables & Escrow Accounts for period ending March 31, 2013

Loan Receivables

<u>Name</u>	<u>Date of Note</u>	<u>Amount</u>	<u>Status</u>
Willie Roberson	08/21/98	19,699	Active
Eastland		-	
Wind River		-	
Total		\$ 19,699	

Deferred revenue

Willie Roberson	19,699
	19,699

Escrows

Willie Roberson	08/21/98	793	Active
Total		\$ 793	

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

THE VILLAS OF EASTWOOD TERRACE, LLC
BALANCE SHEET AS ON MARCH 31, 2013*
(UNAUDITED)

ASSETS

Cash and other assets:

Cash	\$ 119,800	
Accounts receivable	541	
Prepaid expenses	64,493	
Total cash and other assets	184,834	184,834

Restricted deposits:

Cash - tenant security deposits held in trust	24,804	
Escrow deposits held by mortgagee	51,610	
Replacement reserve held by mortgagee	175,506	
Other reserves held by mortgagee	-	
Total restricted deposits	251,920	251,920

Fixed Assets:

Land	216,561	
Building and Improvements	9,533,563	
Furniture and Equipments	76,913	
Motor vehicles	7,849	
Total	9,834,885	
Accumulated depreciation	(3,634,955) (1)	
Net	6,199,930	6,199,930

Total Assets

\$ 6,636,684

LIABILITIES & NET ASSETS (DEFICIT)

Mortgage payable, collateralized by apartment property	\$ 8,954,804
Owner loan (HFC)	615,000
Advances from owner (HFC)	638,979
Misc current liabilities	-
Accounts payable - operations	6,621
Accrued mortgage interest	46,766
Accrued wages and taxes	4,529
Prepaid revenue	656
Tenant security deposits	24,310

Total liabilities

10,291,665

Net assets (deficit)

(3,654,982)

Total liabilities and net assets (deficit)

\$ 6,636,684

*Source, Quest Asset Management, Inc.

Note:

(1) No depreciation expense has been booked by QUEST ASSET Management for this period but an estimated depreciation expense of \$86,513.00 has been booked by CFW staff for this statement.

FORT WORTH HOUSING FINANCE CORPORATION
DETAILS OF PROPERTIES HELD FOR SALE AS ON MARCH 31, 2013

SQ#	Address	Status	Date of Acquisition	Value Paid	Tax Paid	Fees paid	Other Exp Capitalized	Constn. Exp Capitalized	Donated Value	Total Value
NORTHSIDE (District 2)										
1	2607 Clinton District 4	L	01/07/03	3,215.00		100.00				3,315.00
SOUTHEAST (District 5)										
2	5250 Wonder Dr. & 5240 Wooten (Granbury Hills)	L	05/01/10	181,669.00						181,669.00
3	5220 Anderson St.	L	04/13/04	1,296.00		100.00				1,396.00
4	5300 Anderson St.	L	01/07/03	1,762.00		100.00				1,862.00
5	5401 Berry	L	04/13/04	15,180.60		100.00				15,280.60
6	E. Berry St	L	10/10/00	28,265.70						28,265.70
7	E. Berry St	L	10/10/00	7,023.60						7,023.60
8	4700 E. Berry St	L	05/19/00	6,600.00						6,600.00
9	4700 E Berry St	L	05/19/00	479.21						479.21
10	1604 Birdell	L	09/01/05	1,201.48	205.33			2,500.00		3,906.81
11	2803 Burger	L	01/07/03	1,116.00		100.00				1,216.00
12	2805 Burger	L	01/07/03	1,537.00		100.00				1,637.00
13	5151 Charlene St.	L	05/19/00	582.15	35.06			2,000.00		2,617.21
14	5175 Charlene St.	L	02/28/03	1,176.00		100.00				1,276.00
15	5328 Cottey	L	07/05/02	2,717.77	73.53					2,791.30
16	5400 Cottey	L	01/12/04	5,232.04	10.87					5,242.91
17	5401 Cottey	L	12/20/06	4,650.48						4,650.48
18	5402 Cottey	L	01/12/04	5,232.04	10.87					5,242.91
19	1820 S. Cravens Rd	VH	01/17/13	26,835.15	5,553.04					32,388.19
20	2808 Dillard	L	04/13/04	544.32		100.00				644.32
21	3012 Dillard	L	04/13/04	1,587.00		100.00				1,687.00
22	3101 Esatcrest Ct.	L	06/15/01	2,859.02	96.96					2,955.98
23	3109 Eastcrest Ct.	L	06/15/01	2,859.02	96.96					2,955.98
24	3133 Eastcrest Ct.	L	06/15/01	2,859.02	96.96					2,955.98
25	3137 Eastcrest Ct.	L	06/15/01	2,859.02	96.96					2,955.98
26	2600 Marlin	L	04/13/04	606.00		100.00				706.00
27	2709 Marlin	L	04/13/04	1,081.00		100.00				1,181.00
28	5101 Pinson	L	01/07/03	1,660.00		100.00				1,760.00
29	5300 Pinson	L	01/06/04	4,600.00						4,600.00
30	4913 Ramey	L	07/05/02	1,582.91	43.59			2,500.00		4,126.50
31	3412 Stalcup	L	06/04/99	852.00		100.00				952.00
32	2732 Stalcup	L	06/04/99	3,202.00		100.00				3,302.00
33	5217 Turner	L	08/06/99	3,588.25	70.60					3,658.85
34	5401 Turner	L	04/13/04	3,113.00		100.00				3,213.00
35	Wills Point Ct.	L	07/05/02	1,651.37	39.76			2,000.00		3,691.13
36	2514 Wills Point Ct.	L	04/13/04	508.00		100.00				608.00
37	2929 Burger	L	12/20/06	4,650.50						4,650.50
38	2933 Burger	L	12/20/06	4,650.50						4,650.50
39	2510 Sheraton	L	03/04/08	6,100.00	552.71	1.00				6,653.71
40	2512 Sheraton	L	03/04/08	5,000.00	552.71	1.00				5,553.71
41	2514 Sheraton	L	03/04/08	5,600.00	552.71	1.00				6,153.71
42	2516 Sheraton	L	03/04/08	5,000.00	552.71	1.00				5,553.71
43	2518 Sheraton	L	03/04/08	3,300.00	552.71	1.00				3,853.71
44	1708 Talton	L	03/04/08	6,100.00	337.48	1.00				6,438.48
45	1704 Colvin	L	03/04/08	3,000.00	95.44	1.00				3,096.44
46	5600 Bong	L	05/10/08	3,000.00	48.95	573.05				3,622.00

LEGEND

L - Land
UC - Under construction
UCH - With House
VH - Vacant Structure
LL - Land & Lake
APH - Assigned Property HOUSE
APL - Assigned Property LAND

<u>SQ#</u>	<u>Address</u>	<u>Status</u>	<u>Date of Acquisition</u>	<u>Value Paid</u>	<u>Tax Paid</u>	<u>Fees paid</u>	<u>Other Exp Capitalized</u>	<u>Constn.Exp Capitalized</u>	<u>Donated Value</u>	<u>Total Value</u>
District 6										
COMO (District 7)										
47	5424 Carver	L	04/28/04	2,678.52	34.62					2,713.14
48	5420 Chariot	L	04/13/04	1,745.00		100.00				1,845.00
49	5620 Chariot	L	04/21/99	1,268.00						1,268.00
50	5621 Como Dr.	L	12/16/98	1,000.00						1,000.00
51	5500 Farnsworth	L	04/28/04	2,678.52	34.62					2,713.14
52	5826 Farnsworth	L	04/28/04	2,678.52	28.05					2,706.57
53	5908 Fletcher	L	04/28/04	2,678.52	28.05					2,706.57
54	5425 Geddes	L	04/28/04	2,678.52	28.05					2,706.57
55	5336 Goodman	L	04/28/04	2,678.52	28.05					2,706.57
56	5438 Goodman	L	04/28/04	2,678.52	28.05					2,706.57
57	5515 Goodman	L	04/28/04	2,678.52	91.41					2,769.93
58	5407 Kilpatrick	L	04/28/04	2,678.52	34.62					2,713.14
59	5514 Shiloh	L	01/07/03	1,244.00		100.00				1,344.00
60	5520 Shiloh	L	01/07/03	1,244.00		100.00				1,344.00
61	5528 Shiloh	L	02/28/03	1,244.00		100.00				1,344.00
62	5532 Shiloh	L	01/07/03	1,318.00		100.00				1,418.00
63	5716 Wellesley	L	04/28/04	2,678.52						2,678.52
64	5720 Wellesley	L	04/28/04	2,678.52						2,678.52
MITCHEL BLVD (District 8)										
65	2705 Berryhill Dr.	L	04/14/04	1,031.00		100.00				1,131.00
66	1325 New York Ave	L	06/03/08	3,600.00		7.00				3,607.00
NEAR SOUTHEAST (District 8)										
67	1346 E. Jefferson	L	06/02/97	600.00		100.00				700.00
68	953 E. Powell	L	05/05/01	2,694.40						2,694.40
69	2651 Belzise Ter	L	11/12/07	4,250.00	47.27	352.50				4,649.77
70	1401 Illinois Ave	L	11/12/07	4,250.00	47.27	352.50				4,649.77
TWU (District 8)										
71	2710 Ave. C	L	03/12/99	4,760.32	24.33					4,784.65
OTHER(District 8)										
72	1321 Driess	L	04/10/07		394.95			1,500.00		1,894.95
73	2709 Ash Crescent St	L	06/05/07	3,900.00		3.50				3,903.50
74	2712 Ash Crescent (exchange w/3321&3323 NW 33rd St)	L	04/02/07				1,000.00			1,000.00
75	2713 Ash Crescent St	L	06/05/07	2,600.00		3.50				2,603.50
76	2670 Ash Crescent St	L	07/03/07	3,200.00		3.50				3,203.50
77	2771 Belzise	L	07/03/07	2,700.00		3.50				2,703.50
78	2750 Ash Crecent St.	L	08/24/07	4,000.00	48.95	561.00				4,609.94
79	2650 Ash Crecent St.	L	08/07/07	3,000.00		7.00				3,007.00
80	2770 Ash Crecent St.	L	09/29/07	4,100.00						4,100.00
81	2721 Belzise	L	09/29/07	3,100.00						3,100.00
82	929 Maddox Ave.	L	09/29/07	1,900.00						1,900.00
83	919 E. Maddox Ave.	L	03/03/08	3,500.00	(6.40)	81.65				3,575.25
84	1018 E. Myrtle	L	03/03/08	3,500.00	(6.40)	81.65				3,575.25
85	1421 Stewart	L	03/03/08	3,500.00	(6.39)	81.65				3,575.26
86	921 E. Humbolt	L	09/30/08	3,000.00						3,000.00
87	804 Kentucky	L	09/30/08	2,700.00						2,700.00
88	1301 Cannon	L	09/30/08	3,100.00						3,100.00
89	1405 & 1407 E Cannon St	L	11/17/11	20,000.00	17.49	369.00				20,386.49
90	1115 E. Humbolt	L	09/30/08	5,000.00						5,000.00
Assigned property (Cartermetro)										
						<u>TAD Appraised</u>				
91	1118 E. Tucker	APL	09/18/08			501.95	1,500.00			2,001.95
92	1139 Cannon St	APL	09/18/08			533.95	1,500.00			2,033.95
93	802 E. Magnolia	APL	09/18/08			501.95	1,500.00			2,001.95
Assigned property (TCDC) Formerly Mitchel Dev. Corp.)										
94	2511 Mitchell Blvd	APL	05/28/09			18,172.76	39,220.00			57,392.76
Total				510,696.59	10,572.50	24,498.61	44,720.00	0.00	10,500.00	600,987.69

***LEGEND**

L -Land
UC-Under construction
UCH -With House
VH -Vacant Structure
LL -Land & Lake
APL-Assigned Property LAND

89
0
0
1
0
4
94

FORT WORTH HOUSING FINANCE CORPORATION

Details of property transactions as on March 31, 2013

<u>Status</u>	<u>Date Sold/ Purchased</u>	<u>Value Paid</u>	<u>Tax Paid</u>	<u>Fees paid</u>	<u>Other Exp Capitalized</u>	<u>Constn.Exp Capitalized</u>	<u>Donated Value</u>	<u>Total Value</u>
Opening Balance (October 1st, 2012)		484,192.39	5,019.46	24,498.61	43,720.00	0.00	10,500.00	567,930.45
Add:								
Additions								
1820 S. Cravens	01/17/13	26,835.15	5553.04					32,388.19
2712 Ash Crescent (Exchange w/3321&3323 NW 33rd St					1,000.00	-		1,000.00
						-		-
Total Additions		26,835.15	5,553.04	0.00	1,000.00	0.00	0.00	33,388.19
Less:								
Property Sold								
3321 & 3323 nw 33rd St (Exchange)	N/A				330.95			330.95
								0.00
								0.00
								0.00
								0.00
Total cost of Properties sold		0.00	0.00	0.00	330.95	0.00	0.00	330.95
Add: Assigned property								
Total		-	-	-	-	-	-	-
Balance		511,027.54	10,572.50	24,498.61	44,389.05	0.00	10,500.00	600,987.69

RESOLUTION NO. FWHFC-2013-

FORT WORTH HOUSING FINANCE CORPORATION

**A RESOLUTION
ELECTING A TREASURER AND APPOINTING AN ASSISTANT TREASURER
FOR THE CORPORATION AND APPROVING ANY ADDITIONAL COSTS
FOR INSURANCE RELATED TO THESE APPOINTMENTS**

WHEREAS, the Board of Directors (the “Board”) of the Fort Worth Housing Finance Corporation (the “Corporation”) pursuant to Article IV of the Amended and Restated Bylaws of the Corporation , the Board desires to elect and appoint certain officers and agents of the Corporation to assist the Board in its duties;

WHEREAS, the Board has determined that electing and appointing certain employees of the City of Fort Worth to act as the Corporation’s Treasurer and Assistant Treasurer with the powers and duties set forth in the Bylaws will result in increased administrative efficiency for the Corporation.

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

1. THAT the Board elects James Mauldin as the Treasurer of the Corporation.
2. THAT the Board appoints Rhonda Hinz as an Assistant Treasurer of the Corporation.
3. THAT the above listed agents and officers shall serve in their respective capacities until their successors have been appointed by the Board.
4. THAT costs for any additional insurance premiums related to these appointments are approved.
7. THAT this Resolution takes effect from the date of its adoption.

AND IT IS SO RESOLVED.

Adopted May 7, 2013.

FORT WORTH HOUSING FINANCE CORPORATION

By: _____
Salvador Espino, President

RESOLUTION NO. FWHFC-2013-

FORT WORTH HOUSING FINANCE CORPORATION

**A RESOLUTION ACCEPTING THE PROPOSED CAVILE PLACE
NEIGHBORHOOD TRANSFORMATION PLAN**

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

WHEREAS, the City Council established the Fort Worth Housing Finance Corporation (the “Corporation”) in 1979 pursuant to Chapter 394, Texas Local Government Code, to facilitate housing initiatives in the City, including but not limited to issuing tax exempt bonds, developing and promoting housing, and assisting low to moderate income City citizens in acquiring quality, accessible, affordable housing through lending and construction activities;

WHEREAS, the Housing Authority of the City of Fort Worth, commonly known as the Fort Worth Housing Authority (“FWHA”), owns and operates the J.A. Cavile Place Addition Apartments located at 1401 Etta off East Rosedale Street in East Fort Worth in the Cavile Place neighborhood;

WHEREAS, the FWHA requested that the Corporation partner with it to develop a plan for the revitalization of the apartments and the surrounding Cavile Place neighborhood which would be included in its applications for available grants for the project. Grant funds from various federal government programs, including the HOPE VI grant program, as well as other sources, are available to assist with the redevelopment of public housing and surrounding neighborhoods;

WHEREAS, the Corporation and the City together own 117 properties in the study area which is bounded on the north by Old Handley Road, on the west by Edgewood Terrace, on the south by Ramey Avenue and on the east by Stalcup Road;

WHEREAS, the FWHA entered into a contract with Gilmore Kean, LLC, to prepare a plan for the revitalization of the neighborhood to be developed with input from neighborhood residents and other stakeholders, which will include strategies to create commercial and residential development as well as other social services;

WHEREAS, on January 10, 2012, the Board approved and accepted a contract with the FWHA for \$200,000 for payment of a portion of the cost of the redevelopment plan for the J. A. Cavile Place Addition Apartments and the Cavile Place neighborhood;

WHEREAS, Gilmore Kean, LLC, along with other consultant team members, has prepared a proposed Cavile Place Neighborhood Transformation Plan for approval and presentation to the City Council and the public for adoption; and

WHEREAS, the Board desires to accept the proposed Cavile Place Neighborhood Transformation Plan.

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

1. THAT the Board accepts the proposed Cavile Place Neighborhood Transformation Plan (the "Plan").
2. THAT Tom Higgins, General Manager of the Corporation, or Jesus Chapa, Assistant General Manager of the Corporation, are each authorized to negotiate and approve the terms of, and to execute and deliver contracts for and on behalf of the Corporation along with any related documents necessary to implement the Plan, and each may extend, modify and amend any such contracts, provided any such extensions, modifications and amendments are in compliance with the Plan and the goals and purposes of the Corporation as amended from time to time.
3. THAT Tom Higgins, General Manager of the Corporation, or Jesus Chapa, Assistant General Manager of the Corporation, are each authorized to take such other action in the implementation of the Plan and to do any and all other acts and things necessary or proper in the furtherance of the Plan as they shall deem to be necessary or desirable.
4. THAT this Resolution takes effect on the date of its adoption.

AND IT IS SO RESOLVED.

Adopted May 7, 2013.

FORT WORTH HOUSING FINANCE CORPORATION

By: _____
Salvador Espino, President

RESOLUTION NO. FWHFC-2013-

FORT WORTH HOUSING FINANCE CORPORATION

A RESOLUTION AUTHORIZING THE SALE OF 5401 E. BERRY TO THE FORT WORTH LOCAL DEVELOPMENT CORPORATION

WHEREAS, the Fort Worth Housing Finance Corporation (the “Corporation”) seeks to foster the development of reasonably priced quality housing and promote homeownership and neighborhood revitalization throughout the City of Fort Worth (“City”) and is additionally an eligible housing development entity which assists persons of low and moderate income in acquiring and owning quality, accessible, affordable housing;

WHEREAS, in 2004 the Corporation acquired an approximately 3.3 acre tract of undeveloped commercial land located at 5401 E. Berry for future housing development;

WHEREAS, in 2005 the City created the Berry/Stalcup Urban Village which included the property in its plans for pedestrian friendly mixed use and neighborhood retail development within walking distance of surrounding residences;

WHEREAS, the Fort Worth Local Development Corporation has expressed an interest in development of the tract for retail or mixed use in line with goals of the Berry/Stalcup Urban Village Plan; and

WHEREAS, the Board desires to approve the sale of 5401 E. Berry to the Fort Worth Local Development Corporation.

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

1. THAT the Board approves the sale of 3.3 acres of land, more or less, commonly known as 5401 E. Berry (the “Property”) to the Fort Worth Local Development Corporation for \$15,180.60 plus the payment of all closing costs.
2. THAT the Board approves the execution and delivery of the sale and purchase agreement for the sale of the Property, the execution and delivery of the deed, and the execution and delivery of the closing statement and any other related documents necessary to complete the sale of the Property.
3. THAT Tom Higgins, General Manager of the Corporation, or Jesus Chapa, Assistant General Manager of the Corporation, are authorized to execute and deliver the sale and purchase agreement for the sale of the Property, execute and deliver the deed and execute the closing statement for and on behalf of the Corporation along with any related documents necessary to sell the Property.

4. THAT this Resolution takes effect on the date of its adoption.

AND IT IS SO RESOLVED.

Adopted May 7, 2013.

FORT WORTH HOUSING FINANCE CORPORATION

By: _____
Salvador Espino, President

FORT WORTH LOCAL DEVELOPMENT CORPORATION

AGENDA

Tuesday, May 7, 2013

*Immediately Following the Fort Worth
Housing Finance Corporation Meeting,
Scheduled to Begin Immediately Following the
Fort Worth City Council Housing and
Economic Development Committee Meeting
Scheduled to Begin at 1:00 P.M.*

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

-
1. **Call to Order** – Frank Moss, President
 2. **Approval of Minutes from the Meeting Held on November 6, 2012** – Frank Moss, President
 3. **Written Reports** – Frank Moss, President
 - A. Financial Report through March 31, 2013
 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 Purchase 5401 Berry from the Fort Worth Housing Finance Corporation and Tax Foreclosed Property Located at 5425 E. Berry from the City of Fort Worth** – Cynthia Garcia, Administrator
6. **Discussion and Consideration of Resolution to Hire Zenith Roofing Services, LLC for Roof Repairs at 4700 Blue Mound Road for an Amount not to Exceed \$50,000.00** – Cynthia Garcia, Administrator
7. **Requests for Future Agenda Items** – Frank Moss, President
8. **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
TUESDAY, NOVEMBER 6, 2012

Present:

President Frank Moss
Treasurer W. B. "Zim" Zimmerman
Trustee Betsy Price
Trustee Salvador Espino
Trustee Jungus Jordan
Trustee Dennis Shingleton
Trustee Kelly Allen Gray
Trustee Joel Burns

Absent:

Vice President Danny Scarth

City staff:

Fernando Costa, Assistant City Manager
Peter Vaky, Deputy City Attorney
Mary J. Kayser, City Secretary
Jay Chapa, Administrator

Other staff:

Cynthia Garcia, Administrator
LeAnn Guzman, Senior Assistant City Attorney
Vickie Ganske, Senior Assistant City Attorney
Doug Black, Assistant City Attorney II

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 1:20 p.m. on Tuesday, November 6, 2012, in the Pre-Council Chamber of the Fort Worth Municipal Building, 1000 Throckmorton Street, Fort Worth, Texas

2. Approval of Minutes of the October 2, 2012, Meeting.

President Moss advised that the Item 3a, Written Reports, needed to be corrected to change the reference of Fort Worth "Housing Finance Corporation" to Fort Worth "Local Development Corporation". He opened the floor for a motion on the approval of the minutes of the Tuesday, October 2, 2012, meeting as corrected.

Motion was made by Trustee Burns and seconded by Trustee Price to approve the Tuesday, October 2, 2012, minutes of the Corporation as corrected. The motion passed 8-0. Vice President Scarth absent

3a. Written Reports: Fort Worth Local Development Corporation Financial Report through September 30, 2012.

President Moss referenced the Financial Report through September 30, 2012, and opened the floor for discussion on the report. There was no action or discussion on this item.

President Moss adjourned the regular meeting of the Fort Worth Local Development Corporation in to Executive Session at 1:22 pm.

4. Executive Session – The Fort Worth Local Development Committee 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 related to any economic development negotiations, as authorized by Section 551.087 of the Texas Government Code.

President Moss adjourned the Executive Session at 1:33 p.m., on Tuesday, November 6, 2012.

President Moss reconvened the regular session of the Fort Worth Local Development Corporation at 1:34 p.m, on Tuesday, November 6, 2012.

5. Discussion and Consideration of Resolution to Authorize Certain Actions Pertaining to the Development of a Municipal Detention Facility at 4700 Blue Mound Road; Lease of 4700 Blue Mound Road to the City of Fort Worth; Loan Agreement with Chase Bank for an Amount Not to Exceed \$5,000,000.00 to Complete Tenant Improvements at 4700 Blue Mound Road; 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; 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 Road.

Mr. Jay Chapa, Administrator, provided a presentation on the lease of property located at 4700 Blue Mound Road to the City of Fort Worth for the operation of a detention facility. This would be a 10 year lease with the right to renew for two additional 10 year terms. The LDC would make the improvements at an estimated cost of \$5,000,000; the City would pay the utility, maintenance and insurance costs. The LDC would enter into a Design Build Agreement with Muckleroy Falls for the design and construction of all required improvement. Construction will be completed by mid August 2013. Staff is recommending that the LDC approve a resolution entering into a lease agree with the City; enter into a contract with Muckleroy and Falls construction and enter into a loan agreement with Chase Bank.

Motion was made by Trustee Espino and seconded by Trustee Shingleton to table discussion and consideration of Resolution to authorize certain actions pertaining to the development of a municipal detention facility at 4700 Blue Mound Road; lease of 4700 Blue Mound Road to the City of Fort Worth; loan Agreement with Chase Bank for an amount not to exceed \$5,000,000.00 to complete tenant improvements at 4700 Blue Mound Road; 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 pending further input by staff. Motion passed 8-0. Vice President Scarth absent.

6. Requests for Future Agenda Items.

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

7. Adjourn.

With no further discussion, President Moss adjourned the meeting of the Fort Worth Local Development Corporation Board at 1:46 p.m. on Tuesday, November 6, 2012.

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

APPROVED:

Frank Moss
President

ATTEST:

**CITY OF FORT WORTH, TEXAS
FORT WORTH LOCAL DEVELOPMENT CORPORATION
TUESDAY, NOVEMBER 6, 2012
PAGE 4**

Dennis Shingleton
Secretary

Prepared and respectfully submitted by:

Mary J. Kayser, TRMC/CMC
City Secretary

Fort Worth Local Development Corporation
Balance Sheet
March 31, 2013
(Unaudited)

Assets	
Cash and cash equivalents	\$1,939,490.82
Interest Receivable	2,970.54
Note Receivable - Oliver's	450,000.00
Receivables - City	<u>0.00</u>
Total Assets	<u><u>\$2,392,461.36</u></u>
Liabilities and Fund Balance	
Accounts and Contracts Payable	0.00
Prepaid Rent	<u>0.00</u>
Total Liabilities	0.00
Fund Balance (Deficit)	
Designated for Authorized Expenditures	\$2,415,168.89
Net Income	(22,707.53)
Undesignated	<u>0.00</u>
Total Fund Balance	2,392,461.36
Total Liabilities and Fund Balance	<u><u>\$2,392,461.36</u></u>

Fort Worth Local Development Corporation
Statement of Revenues and Expenditures
October 1, 2012 through March 31, 2013
(Unaudited)

Revenues

Property Tax Reimbursement	\$3,934.32	
Revenue from Rents	263,080.78	
Gas Lease Royalties	175,846.60	
Insurance Proceeds	229,392.31	
Interest Income	6,496.99	
Sale of Property	34,848.00	
Total Revenue	\$713,599.00	\$713,599.00

Expenditures

Bank Charges	\$224.02	
Commissions	26,539.40	
Contractual Services	50,430.05	
Insurance	52,935.52	
Operations	124.00	
Property Management	10,403.32	
Property Purchase	0.00	
Property Taxes	302,917.89	
Repairs	235,423.54	
Security System	2,721.07	
Storm Water Utility	17,982.00	
Transfers to City	26,000.00	
Transfer to Lancaster LLC	0.00	
Utilities	10,605.72	
Total Expenditures	\$736,306.53	\$736,306.53

Excess (Deficiency) of Revenues Over (Under) Expenditures (\$22,707.53)

Fort Worth Local Development Corporation
Schedule of Available Funds
March 31, 2013
(Unaudited)

Total Cash at March 31, 2013	\$1,939,490.82
Cash in Property Management Account	(18,894.83)
Cash available	1,920,595.99
 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	 \$1,690,371.16

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**

WHEREAS, the City of Fort Worth, on its own behalf and as trustee for various other taxing entities received 5401 E. Berry, Fort Worth, Texas in 1996 when it was struck off to the City of Fort Worth following an unsuccessful Constable's sale;

WHEREAS, Fort Worth Housing Finance Corporation, a Texas housing finance corporation ("FWHFC"), purchased 5401 E. Berry, Fort Worth, Texas in 2004 for \$15,180.60 from the City of Fort Worth, on its own behalf and as trustee for various other taxing entities for a potential development for affordable housing, which development did not occur;

WHEREAS, the City of Fort Worth, on its own behalf and as trustee for the State of Texas, Tarrant County, Fort Worth Independent School District, Tarrant Regional Water District, Tarrant County Hospital District, and Tarrant County Education District (collectively, "Taxing Entities"), received 5425 E. Berry, Fort Worth, Texas, when it was struck off to the City of Fort Worth following an unsuccessful Constable's sale and the Taxing Entities remain the owners thereof;

WHEREAS, consistent with the economic development objectives of the Fort Worth Local Development Corporation ("Corporation"), the Corporation desires to purchase 5401 E. Berry, Fort Worth, Texas from the FWHFC and 5425 E. Berry, Fort Worth Texas from the Taxing Entities; and

WHEREAS, Corporation desires to purchase the Properties in order to promote revitalization of the area with development in order to benefit the citizens of Fort Worth by creating jobs and commercial opportunities in an area in need of revitalization.

WHEREAS, the statutory sales price, pursuant to Section 34.05(h) of the Texas Tax Code, for 5425 E. Berry, Fort Worth, Texas is \$123,737.30, which is greater than the market value of \$19,750.00 as determined by the most recent certified appraisal roll by Tarrant Appraisal District, and pursuant to Texas Tax Code Section 34.05(j), the Taxing Entities have agreed to sell the property for the market value.

NOW, THEREFORE, BE IT RESOLVED that the Corporation is hereby authorized to purchase the Properties as follows:

- (a) 5401 E. Berry, Fort Worth, Texas from the FWHFC in the amount of \$15,180.60; and
- (b) 5425 E. Berry Street, Fort Worth, Texas from the Taxing Entities for the market value in the amount of \$19,750.00.

FURTHER RESOLVED, that the Corporation is hereby authorized to pay all closing costs and administrative fees relating to the purchase of the properties.

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 7th day of May, 2013.

By: _____
Secretary

FORT WORTH LOCAL DEVELOPMENT CORPORATION

**RESOLUTION
OF THE BOARD OF TRUSTEES**

Authorizing the Hiring of Zenith Roofing Services, LLC for Roof Repairs to the Building at 4700 Blue Mound Road in an Amount Not to Exceed \$50,000.00

WHEREAS, the Fort Worth Local Development Corporation (the "Corporation") owns the property at 4700 Blue Mound Road and the building located thereon; and

WHEREAS, the Board of Trustees (the "Board") wishes to lease such property to Brim Laundry Machine Co., Inc.; and

WHEREAS, in order to prepare the building on such property for lease, it is necessary that certain repairs to the building's roof be undertaken prior to the effectiveness of the lease; and

WHEREAS, Zenith Roofing Services has submitted a proposal to complete necessary roof repairs, which proposal is attached hereto, and such proposal is acceptable to the Corporation's administrative staff and the Board;

NOW, THEREFORE, BE IT RESOLVED that the Board hereby authorizes the hiring of Zenith Roofing Services, LLC for roof repairs to the building at 4700 Blue Mound Road in an amount not to exceed \$50,000.00;

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 7th day of May, 2013.

By: _____
Name:
Secretary



Updated May 2, 2013

City of Fort Worth
City Council Pre-Council Agenda Calendar

May 7, 2013 *Monthly Zoning Meeting*

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

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

Fort Worth Housing Finance Corporation

(Immediately following the 1:00 p.m. HED Meeting)

Fort Worth Local Development Corporation

(Immediately following the HFC)

3:00 p.m. Pre-Council Meeting

Continued Items:

- **ZC-12-130** - Trinidad Ministries Foundation, Inc., 3005 Oscar Avenue; from: "A-5" One-Family to: "PD/A-5" Planned Development for all uses in "A-5" One-Family plus two independent accessory living units within existing church building for church related uses; site plan waiver recommended. **(Recommended for Approval by the Zoning Commission) (Council District 2 – Sal Espino) (Continued from April 16, 2013 by Council Member Espino)**
- **ZC-12-079** - Christ Chapel Bible Church, 3609, 3616 & 3620 and 3704 - 3738 Pershing Avenue; from: "B" Two-Family to: Amend "PD-449" PD/SU Planned Development/Specific use for church, accessory buildings, and parking; site plan included. **(Recommended for Approval by the Zoning Commission) (Council District 7 – Dennis Shingleton) (Continued from April 2, 2013 by Council Member Espino)**
- **ZC-12-128** - David McDavid, 4621 Keller Hicks Road; from: "I" Light Industrial to: "A-5" One-Family (Recommended for Approval by the Zoning Commission) **(Council District 2 – Sal Espino) (Continued from April 2, 2013 by Council Member Espino)**



Updated May 2, 2013

City of Fort Worth
City Council Pre-Council Agenda Calendar

May 7, 2013 *(continued)*

- **ZC-13-049** - City of Fort Worth Planning & Development; Text Amendment: Airport Overlay and Compatible Use Zones; An Ordinance amending the Zoning Ordinance of the City of Fort Worth, being Ordinance No. 13896, as amended, codified as Appendix “A” of the Code of The City of Fort Worth (1986), to amend:
 - Article 4 “Overlay Districts”, of Chapter 4, “District Regulations” to add a new section, Section 4.405 “Airport/Airfield Overlay (“AO”) District”;
 - Providing for regulations for Airport Overlay Zones and Compatible Use Zones (“AO-CUZ”) Restrictions for incompatible uses within Clear Zones and Accident Potential Zones for the Naval Air Station Fort Worth Joint Reserve Base; and
 - To revise Chapter 9, “Definitions” to add definitions related to airports

To review the proposed amendments:

<http://www.fortworthtexas.gov/planninganddevelopment/zoningcommission.aspx>

**(Recommended for Approval by the Zoning Commission) (All Council Districts)
(Continued from April 2, 2013 by Council Member Shingleton)**

- **ZC-13-050** - City of Fort Worth Planning and Development, North and South of NAS FW JRB Runways; from: various zoning districts to: add Airport Overlay/Compatible Use Zone Overlay Districts **(Recommended for Approval by the Zoning Commission) (Council District 3 – Zim Zimmerman and Council District 7 – Dennis Shingleton) (Continued from April 2, 2013 by Council Member Zimmerman)**
 - o Overview on Significant Zoning Cases [*Dana Burghdoff, Planning and Development*]
 - o Update on Trinity River Vision Project and Gateway Park [*Mark Rauscher, Planning and Development and J.D. Granger, Trinity River Vision*]
 - o Legislative Update [*Charles Daniels, City Manager’s Office*]



Updated May 2, 2013

City of Fort Worth
City Council Pre-Council Agenda Calendar

May 14, 2013

1:00 p.m. Infrastructure & Transportation Committee (cancelled)

3:00 p.m. Pre-Council Meeting

Continued Items:

- **M&C C-26208** - Amend Mayor and Council Communication C-25504 to Extend Completion Deadline Under an Enhanced Community Facilities Agreement with Keystone Equity Partners, LLC, for Reconstruction of Old Decatur Road from Loop 820 to the Southern Boundary of the Proposed Commercial Metals Company Site (COUNCIL DISTRICT 2 – Sal Espino) **(Continued from April 23, 2013 by Council Member Espino)**
 - **ZC-12-112** - Thomas Blanton, 3900 and 3950 Angle Avenue; from: "I" Light Industrial to: "D" High Density Multifamily **(Recommended for Approval by the Zoning Commission) (Council District 2 – Sal Espino) (Continued from April 2, 2013 by Council Member Espino)**
 - **ZC-13-009** - Legend Bank, Tarrant County Water District, 1351, 1801, 1811 E. Northside Drive; from: "O-1" Floodplain, "PD-399" Planned Development/Specific Use for all uses in "F" General Commercial except certain prohibited uses and allowing limited uses will be permitted: Property development standards will be the same as set forth in the "F" district except for height. A height of 5 stories or 75 feet maximum shall be permitted if approved on the required site plan, and "PD-717" Planned Development/Specific Use for all uses in "F" General Commercial plus hotel, permitting a parking area or garage as long as it is in conjunction with or auxiliary to an onsite business, a temporary residence for security purposes, a temporary trailer used for construction or storage purposes, a bar, tavern, or cocktail lounge if such use is a part of or in connection with a hotel, motel, or restaurant. Property development standards will be the same as set forth in the "F" district except for height. A height of 5 stories or 75 feet maximum shall be permitted; site plan required, and excluding certain uses to: "PD/D" Planned Development for all uses in "D" High Density Multifamily; site plan included. **(Recommended for Approval by the Zoning Commission) (Council District 2 – Sal Espino) (Continued from April 16, 2013 by Council Member Espino)**
 - **ZC-13-018** - Electro-Tech Services, Inc., 5116 Northeast Parkway; from: "K" Heavy Industrial to: "PD/K" Planned Development for all uses in "K" Heavy Industrial plus halfway house; site plan included. **(Recommended for Approval by the Zoning Commission) (Council District 2 – Sal Espino) (Continued from April 2, 2013 by Council Member Espino)**
- o Hospitality Strategic Planning *[Kirk Slaughter, Public Events and Bob Jameson, Fort Worth Convention and Visitors Bureau]*



Updated May 2, 2013

City of Fort Worth
City Council Pre-Council Agenda Calendar

May 14, 2013 *(continued)*

- o Will Rogers Memorial Center Facilities Assessment [*Kirk Slaughter, Public Events and David Stanford, Hahnfeld Hoffer Stanford*]
- o Legislative Update [*Charles Daniels, City Manager's Office*]

May 16, 2013 *(Thursday)*

7:00 p.m. Fort Worth Crime Control and Prevention District Board of Directors Meeting (Pre-Council Chamber)

May 21, 2013

9:50 a.m. Special Called Meeting to Canvass Election Results

10:00 a.m. Swearing-In of City Council Members

***1:00 p.m. 2018 Visioning Workshop
(Pre-Council Chamber)***

8:30 a.m. Pre-Council Meeting

- o Legislative Update [*Charles Daniels, City Manager's Office*]

May 27, 2013

City Hall Closed – Memorial Holiday

May 28, 2013

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

10:00 a.m. Audit Committee (Pre-Council Chamber)



Updated May 2, 2013

City of Fort Worth
City Council Pre-Council Agenda Calendar

June 4, 2013 **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 on Significant Zoning Cases *[Dana Burghdoff, Planning and Development]*
- o Other Post Employee Benefits (OPEB) and Trust Briefing *[Susan Alanis, City Manager's Office]*

June 11, 2013

10:00 a.m. Audit Committee (Pre-Council Chamber) (cancelled)

1:00 p.m. Infrastructure & Transportation Committee (cancelled)

3:00 p.m. Pre-Council Meeting (cancelled)

June 17, 2013 *(Monday)*

*2:00 p.m. – 5:00 p.m. Capital Projects Planning Workshop
(Pre-Council Chamber)*

*7:00 p.m. Fort Worth Crime Control and Prevention District Board of Directors
Meeting (Pre-Council Chamber)*

June 18, 2013

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

June 25, 2013

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



Updated May 2, 2013

City of Fort Worth
City Council Pre-Council Agenda Calendar

July 2, 2013

- 11:00 a.m. Legislative and Intergovernmental Affairs Committee (cancelled)*
- 1:00 p.m. Housing and Economic Development Committee (cancelled)*
- 3:00 p.m. Pre-Council Meeting (cancelled)*

July 4, 2013 *(Thursday)*

City Hall Closed – Fourth of July Holiday

July 9, 2013 *Monthly Zoning Meeting*

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

Continued Items:

- **M&C PZ-3008** - Adopt Resolution Amending the City's Three-Year Annexation Plan to Add Approximately 287.0 - Acre Tract of Land Located South of Blue Mound Road and West of the City of Haslet (COUNCIL DISTRICT 7 – Dennis Shingleton) **(Continued from January 8, 2013 by Council Member Shingleton)**

July 16, 2013

8:30 a.m. Pre-Council Meeting

July 23, 2013

8:30 a.m. Pre-Council Meeting

July 30, 2013

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

No Documents for this Section

**CITY OF FORT WORTH, TEXAS
REGULAR CITY COUNCIL MEETING
APRIL 23, 2013**

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 10:06 a.m. on Tuesday, April 23, 2013, in the City Council Chamber of the Fort Worth City Hall, 1000 Throckmorton Street, Fort Worth, Texas 76102.

II. INVOCATION - Reverend Beth Evers, University United Methodist Church

The invocation was provided by Reverend Beth Evers, University United Methodist Church.

III. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was recited.

IV. CONSIDERATION OF MINUTES OF REGULAR MEETING OF APRIL 16, 2013

Motion: Mayor Pro tem Zimmerman made a motion, seconded by Council Member Scarth, that the Minutes of the Regular meeting of April 16, 2013, be approved. The motion carried unanimously 9 ayes to 0 nays.

V. ITEMS TO BE WITHDRAWN FROM THE CONSENT AGENDA

City Manager Higgins requested that Mayor and Council Communication C-26208 be withdrawn from the Consent Agenda.

VI. ITEMS TO BE CONTINUED OR WITHDRAWN BY STAFF

There were no items continued or withdrawn by staff.

VII. CONSENT AGENDA

Motion: Council Member Jordan made a motion, seconded by Council Member Shingleton, 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-17870 - Authorize Settlement of the Claim Filed by the Law Office of Kerry H. Collins on Behalf of Maria E. Reyna for Payment in the Amount of \$60,000.00 (ALL COUNCIL DISTRICTS)**

The City Council approved the following recommendation: Authorize settlement of the claim filed by the Law Office of Kerry H. Collins on behalf of Maria E. Reyna; authorize payment in the amount of \$60,000.00 to Maria E. Reyna and Law Office of Kerry H. Collins in full and complete settlement of the aforementioned claim; and authorize the appropriate City personnel to execute any releases and agreements necessary to complete the settlement.

- 2. M&C G-17871 - Approve Findings of the Ground Transportation Coordinator Regarding Application of Tesfay K. Gselassie d/b/a A1 Luxury Limo to Operate Two Limousines Within the City of Fort Worth and Adopt Ordinance Granting Such Authority (ALL COUNCIL DISTRICTS)**

The City Council approved the following recommendation: Consider and adopt the following findings of the Ground Transportation Coordinator: The public necessity and convenience require the operation of two (2) limousines upon the City streets, alleys and thoroughfares; the Tesfay K. Gselassie d/b/a A1 Luxury Limo is qualified and financially able to conduct a limousine service within the City; the Tesfay K. Gselassie d/b/a A1 Luxury Limo has complied with the requirements of Chapter 34 of the City Code; the Tesfay K. Gselassie d/b/a A1 Luxury Limo presented facts in support of compelling demand and necessity for two (2) limousines; the general welfare of the citizens of the City will best be served by the addition of two (2) limousines upon City streets, alleys and thoroughfares; and adopt Ordinance No. 20712-04-2013, granting the privilege of operating authority to Tesfay K. Gselassie d/b/a A1 Luxury Limo, for the use of the streets, alleys, and public thoroughfares of the City in the conduct of its limousine business, which shall consist of the operation of two (2) limousines, for a one (1) year period beginning on the effective date; providing for written acceptance by Tesfay K. Gselassie d/b/a A1 Luxury Limo, subject to and conditioned on Tesfay K. Gselassie d/b/a A1 Luxury Limo complying with all requirements of Chapter 34 , Article VI of the Code of the City of Fort Worth (1986), as amended.

3. **M&C G-17872 - Approve Findings of the Ground Transportation Coordinator Regarding Application of Cowtown Transportation Services, LP, to Operate Three Limousines Within the City of Fort Worth and Adopt Ordinance Granting Such Authority (ALL COUNCIL DISTRICTS)**

The City Council approved the following recommendation: Consider and adopt the findings of the Ground Transportation Coordinator: The public necessity and convenience require the operation of three (3) limousines upon the City streets, alleys and thoroughfares; Cowtown Transportation Services, LP, is qualified and financially able to conduct a limousine service within the City; Cowtown Transportation Services, LP, has complied with the requirements of Chapter 34 of the City Code; Cowtown Transportation Services, LP, presented facts in support of compelling demand and necessity for three (3) limousines; the general welfare of the citizens of the City of Fort Worth will best be served by the addition of three (3) limousines upon City streets, alleys and thoroughfares; and adopt Ordinance No. 20713-04-2013 granting the privilege of operating authority to Cowtown Transportation Services, LP, for the use of the streets, alleys, and public thoroughfares of the City in the conduct of its limousine business, which shall consist of the operation of three (3) limousines for a one (1) year period beginning on the effective date; providing for written acceptance by Cowtown Transportation Services, LP, subject to and conditioned on Cowtown Transportation Services, LP complying with all requirements of Chapter 34, Article VI of the Code of the City of Fort Worth (1986), as amended.

4. **M&C G-17873 - Adopt Appropriation Ordinance Increasing Estimated Receipts and Appropriations in the Park Gas Lease Project Fund in the Amount of \$118,000.54 for Rockwood Park Athletic Complex Drainage Improvements (COUNCIL DISTRICT 2)**

The City Council approved the following recommendation: Adopt Appropriation Ordinance No. 20714-04-2013, increasing the estimated receipts and appropriations in the Park Gas Lease Project Fund in the amount of \$118,000.54, from available funds, for the purpose of drainage improvements at Rockwood Park Athletic Complex.

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

1. **M&C P-11518 - Authorize Purchase Agreement with New Era Contract Services, for Alley Maintenance for the Transportation and Public Works Department in the Amount Up to \$360,000.00 (ALL COUNCIL DISTRICTS)**

The City Council approved the following recommendation: Authorize a purchase agreement with New Era Contract Services, for alley maintenance for the Transportation and Public Works Department in the amount up to \$360,000.00.

2. **M&C P-11519 - Authorize Purchase of Four Certified Police Motorcycles from Grapevine Kawasaki Polaris Using a Cooperative Contract for the Police Department in the Amount of \$92,132.00 (ALL COUNCIL DISTRICTS)**

The City Council approved the following recommendation: Authorize the purchase of four (4) certified police motorcycles from Grapevine Kawasaki Polaris, using the City of Carrollton Cooperative Contract No. 12-015 for the Police Department in the amount of \$92,132.00.

C. **Land - Consent Items**

1. **M&C L-15540 - Authorize Acquisition of Fee Simple Interest in a Total of 1.52 Acres of Land for the Greenfield Acres Drainage Improvements Project Located at 6009 South Ridge Road and 6011 South Ridge Road from Leila Bazourgi Hedary in the Amount of \$75,000.00 and Pay Estimated Closing Costs of \$3,000.00 for a Total Cost in the Amount of \$78,000.00 (COUNCIL DISTRICT 7)**

The City Council approved the following recommendation: Authorize the acquisition of fee simple interest in a total of 1.52 acres of land for three (3) vacant lots, described as Lot 11-B, Block 7, located at 6009 South Ridge Road and East ½ of Lot 12, Block 7, and Lot 12A, Block 7, located at 6011 South Ridge Road, all properties in the Greenfield Acres Addition, Fort Worth, Texas, from Leila Bazourgi Hedary; find that the total purchase price in the amount of \$75,000.00 is just compensation; and authorize the acceptance of the conveyance, the recording of the appropriate instruments and payment of the estimated closing costs of \$3,000.00.

E. **Award of Contract - Consent Items**

1. **M&C C-26206 - Authorize Execution of a Community Facilities Agreement with Mansions at Timberland, L.P., in the Amount of \$1,205,428.81 with City Participation in the Amount of \$89,569.44 for the Engineering and Construction of Left-Turn Lanes at Three Intersections Along North Riverside Drive at Keller Hicks Road, Twinflower Drive and Timberland Boulevard and Adopt Appropriation Ordinance (COUNCIL DISTRICT 2)**

The City Council approved the following recommendation: Adopt Appropriation Ordinance No. 20715-04-2013, increasing the estimated receipts and appropriations in the Transportation Impact Fee Fund in the amount of \$3,050.86, from available funds, for the purpose of widening North Riverside Drive from 2-lanes to 4-lanes divided between Keller-Hicks Road and Timberland Boulevard; authorize the execution of a community facilities agreement with Mansions at Timberland, L.P., in the amount of \$1,205,428.81; and authorize payment to Mansions at Timberland, L.P., in the amount of \$89,569.44 for City participation.

Mr. Gene McCutcheon completed a speaker card in support of Mayor and Council Communication C-26206, but did not wish to address the Council.

2. **M&C C-26207 - Authorize Amendment No. 1 to City Secretary Contract No. 33286, Tax Abatement Agreement with Allied Electronics, Inc., to Redefine the Abatement Term for the Development at 7151 Jack Newell Boulevard South in the Riverbend Business Park (COUNCIL DISTRICT 4)**

The City Council approved the following recommendation: Authorize the execution of Amendment No. 1 to City Secretary Contract No. 33286, Tax Abatement Agreement with Allied Electronics, Inc., to redefine the abatement term for the development at 7151 Jack Newell Boulevard South in the Riverbend Business Park.

4. **M&C C-26209 - Authorize Execution of a Professional Services Contract with Enercon Services, Inc., in the Amount of \$400,000.00 for Environmental and Engineering Consulting Services (ALL COUNCIL DISTRICTS)**

The City Council approved the following recommendation: Authorize the execution of a professional services contract with Enercon Services, Inc., for environmental and engineering consulting services, not to exceed \$400,000.00 for a period of one (1) year with two (2) one-year renewal options.

5. **M&C C-26210 - Authorize Execution of Amendment No. 4 to City Secretary Contract No. 42021, an Engineering Services Agreement with Halff Associates, Inc., in the Amount Not to Exceed \$133,700.00 for Additional Engineering Services for Litsey Road from Independence Parkway to Cleveland-Gibbs Road, Resulting in a Revised Total Contract Amount of \$577,040.00 (COUNCIL DISTRICT 2)**

The City Council approved the following recommendation: Authorize the execution of Amendment No. 4 to City Secretary Contract No. 42021, with Halff Associates, Inc., adding to the scope of work for a fee not to exceed \$133,700.00, for additional engineering services for Litsey Road from Independence Parkway to Cleveland-Gibbs Road, resulting in a revised total professional services contract in the amount of \$577,040.00.

6. **M&C C-26211 - Authorize Execution of Change Order No. 1 to City Secretary Contract No. 43543, in the Amount of \$122,344.09, with Jackson Construction, Ltd., for the Scott-Sunset Drainage Improvements, Thereby Revising the Total Contract Amount to \$781,421.59 (COUNCIL DISTRICT 7)**

The City Council approved the following recommendation: Authorize the execution of Change Order No. 1 to City Secretary Contract No. 43543, in the amount of \$122,344.09, with Jackson Construction, Ltd., for the Scott-Sunset Drainage Improvements, thereby revising the total contract amount to \$781,421.59.

7. **M&C C-26212 - Authorize Execution of Interlocal Agreements with Tarrant County and Various Municipalities for the Purpose of Providing Animal and Rabies Control Services and Rabies Specimen Shipment During Fiscal Year 2013 (ALL COUNCIL DISTRICTS)**

The City Council approved the following recommendation: Authorize the execution of interlocal agreements with Tarrant County and various municipalities within the county for the purpose of providing limited animal and rabies control and rabies specimen shipment from October 1, 2012, through September 30, 2013.

8. **M&C C-26213 - Authorize Amendment of Mayor and Council Communication C-24317 Increasing the Grant Offer Amount from the Texas Department of Transportation, Aviation Division from \$729,000.00 to \$871,157.00 for the Design and Construction of Eastside Improvements at Fort Worth Spinks Airport, Increase the Ten Percent City Match from \$81,000.00 to \$96,795.00 for an Increase in Total Project Cost from \$810,000.00 to \$967,952.00 and Adopt Appropriation Ordinances (COUNCIL DISTRICT 8)**

The City Council approved the following recommendation: Authorize the amendment of Mayor and Council Communication C-24317, increasing the grant offer from the Texas Department of Transportation, Aviation Division from \$729,000.00 to \$871,157.00 for the design and construction of eastside improvements at Fort Worth Spinks Airport; authorize the amendment of Mayor and Council Communication C-24317 for the use of revenue derived from gas well drilling on City owned airports to increase the City's ten (10) percent grant match by \$15,795.00, for a total grant match in the amount of \$96,795.00; adopt Appropriation Ordinance No. 20716-04-2013, increasing the estimated receipts and appropriations in the Airports Gas Lease Project Fund in the amount of \$15,795.00 from available funds; authorize the transfer in the amount of \$15,795.00 from the Airports Gas Lease Project Fund to the Airport Grants Fund for the City's ten (10) percent match; and adopt Appropriation Ordinance No. 20717-04-2013, increasing the estimated receipts and appropriations in the Airport Grants Fund in the amount of \$157,952.00.

9. **M&C C-26214 - Authorize Execution of a Design Procurement Agreement with Fort Worth South, Inc., in the Amount Not to Exceed \$160,000.00 for Engineering Design of the Water and Sewer Components of the South Main Street Reconstruction Project Within the South Main Street Right-of-Way from Vickery Boulevard to Magnolia Avenue (COUNCIL DISTRICTS 8 and 9)**

The City Council approved the following recommendation: Authorize the execution of a design procurement agreement with Fort Worth South, Inc., in the amount not to exceed \$160,000.00, for engineering services, to design the water and sewer infrastructure components of the South Main Street Reconstruction Project within the South Main Street right-of-way from Vickery Boulevard to Magnolia Avenue.

VIII. PRESENTATIONS BY THE CITY SECRETARY - CONSENT ITEMS

1. OCS - 1885 - Notice of Claims for Alleged Damages and/or Injuries

End of Consent Agenda.

E. Award of Contract - Removed from Consent Agenda for Individual Consideration

3. M&C C-26208 - Amend Mayor and Council Communication C-25504 to Extend Completion Deadline Under an Enhanced Community Facilities Agreement with Keystone Equity Partners, LLC, for Reconstruction of Old Decatur Road from Loop 820 to the Southern Boundary of the Proposed Commercial Metals Company Site (COUNCIL DISTRICT 2)

It was recommended that the City Council: Amend Mayor and Council Communication C-25504 to extend the completion deadline under an Enhanced Community Facilities Agreement with Keystone Equity Partners, LLC, for reconstruction of Old Decatur Road from Loop 820 to the southern boundary of the proposed Commercial Metals Company site.

Motion: Council Member Espino made a motion, seconded by Council Member Shingleton, that Mayor and Council Communication C-26208 be continued until the May 14, 2013, Council meeting. The motion carried unanimously 9 ayes to 0 nays.

IX. SPECIAL PRESENTATIONS, INTRODUCTIONS, ETC.

1. Presentation of the Good Neighbor Award

City Secretary Kayser advised that the Good Neighbor Award would be presented at the May 7, 2013, Council meeting.

X. ANNOUNCEMENTS BY CITY COUNCIL MEMBERS AND STAFF

1. Upcoming and Recent Events

Council Member Jordan announced that on Saturday, April 27, 2013, from 10:00 a.m. to 2:00 p.m., the South Division of the Police Department, Neighborhood Patrol Officers and Citizens on Patrol would hold the Annual Community Safety Fair in the Aldi parking lot at the corner of McCart Avenue and Sycamore School Road. He invited all citizens to attend.

Council Member Moss expressed his appreciation to staff and to all the residents who attended the meeting to review the Cavile Place and the Historic Stop Six Neighborhood Transformation Plan on Saturday, April 20, 2013, at the Ebenezer Missionary Baptist Church Brighter Outlook Center, located at 1901 Amanda Avenue. He also announced that on Saturday, April 27, 2013, from 10:00 a.m. to 12:00 p.m., the Tarrant County College Opportunity Center located at 5901 Fitzhugh Avenue, would host a Fort Worth Public Art Community Meeting to include discussion about the public art programs in District 5 and that citizen input regarding the programs would be welcomed.

Council Member Burns announced that on Saturday, April 27, 2013, at 10:30 a.m., the Paschal Neighborhood Association would conduct a walking neighborhood town hall meeting and anyone needing more information could call the District 9 office at 817-392-8809. He also announced that on April 27-28, 2013, from 10:00 a.m. to 5:00 p.m., the American Institute of Architects Home Tour would be held and citizens could go to www.aiafortworth.org for more information regarding the event. He further stated that on Sunday, April 28, 2013, from 12:00 p.m. to 4:00 p.m., there would be an Open Streets event on Magnolia Avenue from 8th Avenue to Hemphill Street. This area would be blocked off from vehicular traffic to allow for booths to be set-up. He stated that there would be free parking for the event in the Southside Parking Garage and invited all to attend. He stated that on Thursday, May 2, 2013, he would be at Texas Wesleyan University to speak to their GSA Club.

Mayor Pro tem Zimmerman announced that on Friday, April 26, 2013, at 10:00 a.m., there would be a ribbon cutting for the Clear Fork Bridge. He stated that this would open up another avenue to travel back and forth from Bryant Irvin Road to Hulen Street.

Mayor Price expressed appreciation to the Candleridge Neighborhood for hosting the bike ride on April 17, 2013, and that there were 30-35 citizens who attended the bike ride. She also announced that on Wednesday, April 24, 2013, at 5:30 p.m., the Central Market located at 4651 West Freeway, would kickoff an easy 8-mile bike ride, the Tour De Fort Worth, with a party on the patio to follow.

2. Recognition of Citizens

There were no citizens recognized at this time.

3. Approval of Ceremonial Travel

There was no approval necessary of ceremonial travel.

XI. PRESENTATIONS BY THE CITY COUNCIL

1. Changes in Membership on Boards and Commissions

There were no changes in membership on Boards and Commissions.

2. Council Proposal No. 293 - Adopt Attached Ordinance Amending Section 24-17 "Alcoholic Beverages" of Chapter 24 of the City Code, "Parks and Community Services" to Allow the Sale, Possession, or Consumption of Alcohol at a Fundraising Event at Forest Park Swimming Pool on May 23, 2013

It is proposed that the City Council adopt an ordinance amending Section 24-17 "Alcoholic Beverages" of Chapter 24 of the City Code, "Parks and Community Services" to allow the sale, possession, or consumption of alcohol at a fundraising event at Forest Park Pool on May 23, 2013.

Council Member Burns stated that on Saturday, May 25, 2013, there would be a celebration to open the new Marine Creek Pool and the refurbished Forest Park Pool. He stated that on Thursday, May 23, 2013, at 6:30 p.m. there would be a fundraiser at the Forest Park Pool. The event will raise funds to provide scholarships for the city-wide aquatics learn-to-swim program and some of the smaller capital needs for the Forest Park Pool. He further stated that this Council proposal would allow a limited serving of beer and wine and he invited all to attend.

Motion: Council Member Burns made a motion, seconded by Council Member Espino, that the rules be suspended so action could be taken on the proposal tonight. The motion carried 8 ayes to 1 nay (Jordan).

Council Member Shingleton requested further clarification on whether or not the fundraiser, to be held at the Forest Park Pool, would benefit both pools.

Council Member Burns stated that the fundraiser would benefit both pools.

Council Member Jordan requested that the City Attorney and City Manager look into the administrative rules regarding suspending the rules for Council proposals.

Motion: Council Member Burns made a motion, seconded by Council Member Espino, that Council Proposal No. 293 be approved and Ordinance No. 20718-04-2013 be adopted. The motion carried unanimously 9 ayes to 0 nays.

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

There were no presentations and/or communications from boards, commissions and/or City Council committees.

XIII. RESOLUTION

1. A Resolution of the City Council of the City of Fort Worth, Texas Canceling the Regularly Scheduled City Council Meeting on Tuesday, June 11, 2013

Motion: Mayor Pro tem Zimmerman made a motion, seconded by Council Member Shingleton, that Resolution No. 4198-04-2013 canceling the regularly scheduled City Council meeting on Tuesday, June 11, 2013, be adopted. The motion carried unanimously 9 ayes to 0 nays.

XIV. REPORT OF THE CITY MANAGER

B. General

1. M&C G-17874 - Authorize Execution of Amendment to City Secretary Contract No. 44029 for the Priority Repair Program with G.A. Miller Enterprises, Inc., to Add \$250,000.00 for a Total Contract Amount of \$500,000.00 (ALL COUNCIL DISTRICTS)

It was recommended that the City Council authorize execution of an amendment to City Secretary Contract No. 44029 with G.A. Miller Enterprises, Inc., for the Priority Repair Program, to add \$250,000.00 for a total contract amount of \$500,000.00.

Motion: Council Member Scarth made a motion, seconded by Council Member Shingleton, that Mayor and Council Communication G-17874 be approved. The motion carried unanimously 9 ayes to 0 nays.

2. M&C G-17875 - Authorize Acceptance of the Donation of Bicycles and Bicycle Equipment Valued in the Amount of \$16,804.89 from the City of Charlotte, North Carolina for Use by the City of Fort Worth Police Department's Bike Patrol Unit and Authorize Execution of Related Agreement (ALL COUNCIL DISTRICTS)

It was recommended that the City Council authorize the acceptance of the donation of bicycles and bicycle equipment valued in the amount of \$16,804.89 from the City of Charlotte, North Carolina for use by the City of Fort Worth Police Department's Bike Patrol Unit; and authorize the execution of a related agreement to allow the transfer of the property from the City of Charlotte, North Carolina to the City of Fort Worth.

Motion: Council Member Moss made a motion, seconded by Council Member Scarth, that Mayor and Council Communication G-17875 be approved with appreciation. The motion carried unanimously 9 ayes to 0 nays.

3. M&C G-17876 - Conduct a Public Hearing and Adopt Ordinance Designating Tax Abatement Reinvestment Zone No. 87, City of Fort Worth, Texas, for Property Located at 13300 Park Vista Boulevard to Facilitate Development of a Manufacturing and Distribution Facility to be Leased by Carolina Beverage Group, LLC (COUNCIL DISTRICT 2) (PUBLIC HEARING)

It was recommended that the City Council conduct a public hearing concerning the designation of Tax Abatement Reinvestment Zone No. 87, City of Fort Worth, Texas for property located at 13300 Park Vista Boulevard to facilitate development of a manufacturing and distribution facility to be leased by Carolina Beverage Group, LLC; and adopt an Ordinance designating a certain area in the City of Fort Worth as Tax Abatement Reinvestment Zone No. 87, City of Fort Worth, Texas, pursuant to and in accordance with Chapter 312 of the Texas Tax Code.

Mayor Price opened the public hearing.

a. Report of City Staff

Mr. Robert Sturns, Economic Development Manager, Housing and Economic Development, appeared before Council and provided a staff report.

b. Citizen Presentations

There were no citizen presentations.

c. Council Action

Motion: Council Member Shingleton made a motion, seconded by Council Member Espino, that the public hearing be closed, Mayor and Council Communication G-17876 be approved and Ordinance No. 20719-04-2013 be adopted. The motion carried unanimously 9 ayes to 0 nays.

D. Land

1. M&C L-15535 - Authorize Direct Sale of a Tax-Foreclosed Property Located at 0 Bell Spur to Bell Helicopter Textron Inc., in the Amount of \$46,810.75, in Accordance with Section 34.05 of the Texas Tax Code (COUNCIL DISTRICT 5) (Continued from a Previous Meeting)

It was recommended that the City Council authorize the direct sale of tax-foreclosed property described as 22.178 acres out of the AB Howerton Survey, Abstract 677 aka Tract 2C and Abstract 176 aka Tract 2D, located at 0 Bell Spur to Bell Helicopter Textron Inc., in the amount of \$46,810.75, in accordance with Section 34.05 of the Texas Tax Code; and authorize the execution and recording of the appropriate instruments conveying the property to complete the sale.

Council Member Moss stated that he had concern regarding the existing zoning on the property and how it was related to the two (2) residential neighborhoods. He further stated that it was determined that the current zoning was “MU-1” low intensity mixed-use and “A” single family and that if there were any additional changes to the property by Bell, the neighbors would have the opportunity to comment on the use.

Motion: Council Member Moss made a motion, seconded by Council Member Shingleton, that Mayor and Council Communication L-15535 be approved. The motion carried unanimously 9 ayes to 0 nays.

2. M&C L-15541 - Authorize Redemption of a Tax-Foreclosed Property Located at 2816 Angle Avenue, in Accordance with Section 34.21(e) of the Texas Tax Code, by Enriqueta Barrajas in the Amount of \$3,503.98 (COUNCIL DISTRICT 2)

It was recommended that the City Council approve the redemption of tax-foreclosed property located at 2816 Angle Avenue, in accordance with Section 34.21(e) of the Texas Tax Code, by Enriqueta Barrajas in the amount of \$3,503.98; and authorize the execution of the appropriate deed conveying the property to Enriqueta Barrajas.

Motion: Council Member Espino made a motion, seconded by Council Member Shingleton, that Mayor and Council Communication L-15541 be approved. The motion carried unanimously 9 ayes to 0 nays.

F. Award of Contract

1. M&C C-26215 - Authorize Execution of a Joint Election Agreement and Contract with the Tarrant County Elections Administrator for Election Services for the General Election to be Held on May 11, 2013, for the Purpose of Electing Council Members for City Council Districts 2, 4, 5 and 8 and Authorize a Seventy-Five Percent Down Payment in the Amount of \$91,400.00 (ALL COUNCIL DISTRICTS)

It was recommended that the City Council authorize the execution of a Joint Election Agreement and Contract with the Tarrant County Elections Administrator for election services for the General Election to be held on Saturday, May 11, 2013, for the purpose of electing City Council members for City Council Districts 2, 4, 5, and 8; and authorize a 75% down payment in the amount of \$91,400.00.

Motion: Council Member Moss made a motion, seconded by Mayor Pro tem Zimmerman, that Mayor and Council Communication C-26215 be approved. The motion carried unanimously 9 ayes to 0 nays.

2. M&C C-26216 - Authorize Execution of an Economic Development Program Agreement with Wal-Mart Stores Inc., for the Development of an E-Commerce Fulfillment Center to be Located at 5300 Westport Parkway and Authorize Waiver of Certain Related Development Fees in the Approximate Amount of \$15,000.00 (COUNCIL DISTRICT 2)

It was recommended that the City Council authorize the execution of an Economic Development Program Agreement with Wal-Mart Stores Inc., for the development of an approximately 788,000 square foot E-Commerce Fulfillment Center to be located at 5300 Westport Parkway; and authorize the waiver of related development fees in the approximate amount of \$15,000.00, as a part of the economic development agreement program, authorized by Section 380.001, Texas Local Government Code.

Council Member Jordan asked Mr. Robert Sturns, Economic Development Manager, Housing and Economic Development Department, if there was anything that covered the sales tax payment on E-Commerce.

Mr. Sturns stated that there was not and that this was only for the ad valorem tax.

Motion: Council Member Espino made a motion, seconded by Council Member Moss, that Mayor and Council Communication C-26216 be approved. The motion carried unanimously 9 ayes to 0 nays.

3. M&C C-26217 - Authorize Execution of Amendment No. 2 to City Secretary Contract No. 42521, an Infrastructure Construction Agreement with Event Facilities Fort Worth, Inc., in the Amount of \$281,153.14 to Allow Reimbursement for Additional Improvements Related to the Harley Avenue Phase 2 Realignment Project for a Total Contract in the Amount of \$10,704,282.86, Authorize the City Manager to Execute Amendment No. 2 to City Secretary Contract No. 42248, a Design Procurement Agreement with Event Facilities Fort Worth, Inc., in the Amount of \$112,950.00 Bringing the Total Contract Amount to \$1,169,924.00, Authorize a Transfer in the Amount of \$77,950.00 from the Park Gas Well Leases Fund to the Stormwater Capital Projects Fund and Adopt Appropriation Ordinance (COUNCIL DISTRICT 7)

It was recommended that the City Council authorize the transfer in the amount of \$77,950.00 from the Park Gas Well Leases Fund to the Stormwater Capital Projects Fund; adopt an appropriation ordinance increasing the estimated receipts and appropriations in the Stormwater Capital Projects Fund in the amount of \$77,950.00, from available funds, for the purpose of allowing reimbursement for additional utility, paving, landscaping, and parking system improvements associated with the Harley Avenue Phase 2 Realignment Project; authorize execution of Amendment No. 2 to City Secretary Contract No. 42521, an infrastructure construction agreement with Event Facilities Fort Worth, Inc., in the amount of \$281,153.14,

thereby increasing the contract amount to \$10,704,282.86; and authorize the execution of Amendment No. 2 to City Secretary Contract No. 42248, a design procurement agreement with Event Facilities Fort Worth Inc., in the amount of \$112,950.00, bringing the total contract amount to \$1,169,924.00.

Mayor Price advised she had filed a Conflict of Interest Affidavit with the City Secretary's Office and would abstain from voting on this item.

At this time Mayor Price turned the meeting over to Mayor Pro tem Zimmerman.

Motion: Council Member Shingleton made a motion, seconded by Council Member Moss, that Mayor and Council Communication C-26217 be approved and Appropriation Ordinance No. 20720-04-2013 be adopted. The motion carried 8 ayes to 0 nays, with 1 abstention by Mayor Price.

At this time Mayor Pro tem Zimmerman returned the meeting to Mayor Price.

XV. PUBLIC HEARING

1. Second Public Hearing for a Proposed Owner-Initiated Annexation of Approximately 390.5 Acres of Land in Parker County, Located North of Interstate 20 and East of FM 1187/Farmer Road (AX-13-002 Walsh Ranch)

Mayor Price opened the public hearing.

a. Report of City Staff

Ms. Allison Gray, Planning Manager, Planning and Development Department, appeared before Council and provided a staff report.

b. Citizen Comments

There was no one present desiring to be heard in connection with the public hearing.

c. Council Action

Motion: Mayor Pro tem Zimmerman made a motion, seconded by Council Member Shingleton, that the public hearing be closed. The motion carried unanimously 9 ayes to 0 nays.

XVI. CITIZEN PRESENTATIONS

There were no citizen presentations.

XVII. EXECUTIVE SESSION (PRE-COUNCIL CHAMBER) - SEE ATTACHMENT B

XVIII. ADJOURNMENT

Mayor Price requested to have a moment of silence for the people of West, Texas.

There being no further business, Mayor Price adjourned the regular meeting at 10:29 a.m.

No Documents for this Section

To the Mayor and Members of the City Council**May 7, 2013**

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**SUBJECT: BIKE AND WALKING TRAILS**

The purpose of this informal report is to provide an overview of educational efforts and control measures being taken to manage conflicting trail use along the Trinity Trail system. Trail users engage in a variety of activities including, but not limited to, walking, running, bicycling, roller blading, skateboarding and horseback riding in designated equestrian areas. In addition to these activities, users may involve baby strollers, pets on leash, bicycle trailers, children's wagons, bikes on training wheels and tricycles.

The Fort Worth Trinity Trails System is comprised of over 42 miles of trails throughout the Trinity River and its tributaries. Since 1971 the trail system has been developed through the partnership of the City's Parks and Community Services Department (PACSD), the Tarrant Regional Water District (TRWD) and Streams and Valleys, Inc. (S&V).

Safety in the design, construction, maintenance and management of the trail system has remained a priority throughout its development. On a quarterly basis trail management and maintenance meetings and/or joint tours are held with representatives from the PACSD, TRWD, S&V and more recently the Trinity River Vision Authority to discuss and review issues regarding the trail system. The speed of cyclists on the trails has recently emerged as an area of concern.

The sponsoring agencies have determined the most effective responses to address this issue are to educate users on safe and appropriate trail use, including directional and educational signage and through the employment of trail designs, construction elements and markings to calm speeds and encourage safer trail use. The installation of speed strips (raised strips to slow cyclists) in high traffic areas has proven effective. Other design and construction components including trail markings and awareness elements are also being employed.

Additional actions include posting of trail etiquette signs at trailheads, employing more smart designs that necessitate slower speeds and enlisting the assistance of the organized bike riding clubs and other trail user groups to promote the education and awareness program in an effort to change behavior and educate users on sharing trails. Ultimately the safe and appropriate use of the trail is the responsibility of the individual trail user.

Should you have any questions regarding this information, please contact Richard Zavala, Director, Parks and Community Services Department at (817) 392-5704 or Susan Alanis, Assistant City Manager, at (817) 392-6183.

**Tom Higgins
City Manager**

To the Mayor and Members of the City Council**May 7, 2013**

Page 1 of 2

**SUBJECT: MARINE PARK IMPROVEMENTS**

The purpose of this informal report is to provide a summary of recent improvements made to Marine Park and Marine Park Pool. Marine Park located at 303 NW 20th Street dates back to 1894, is one of the oldest parks in the City and consists of approximately 12 acres.

Park Improvements

On December 8, 2009 (M&C G-16786) Council approved the Parks and Community Services Department's Fiscal Year 2010 Gas Well Project Expenditure Plan. The FY2010 Plan identified \$125,397.72 in gas lease bonus revenue for Marine Park improvements. These funds were combined with gas well bonus revenues in the amount of \$160,750.89 received from the leasing of Circle Park and reprogrammed for use at Marine Park when Council approved the Fiscal Year 2011 Gas Related Revenue Project Expenditure Plan on January 4, 2011 (M&C G-17175). Thus the total amount for park improvements amounted to \$286,148.61

On January 17, 2012, staff met with the Near North Side Neighborhood Association to obtain input on design elements and prioritization of improvements in preparation for the park renovation project.

PACS staff began the requisition of materials on November 6, 2012 in preparation for construction which began on January 22, 2013. Parks and Community Services in-house Trades construction crews constructed the following improvements:

- 40'x44' picnic shelter
- Seat wall at shelter patio with Betty Ward Memorial
- 6,480 SF skate park on re-purposed tennis courts
- Existing shelter repair and painting
- 14 benches
- 20 picnic/gaming tables
- 925 LF new sidewalk
- 390 LF existing sidewalk replacement

Aquatic Center

On December 13, 2011 (M&C C-25370) Council authorized the change of use and expenditure of \$1,850,000.00 in Community Development Block Grant Funds for the Marine Park Family Aquatic Center. Additionally, on March 20, 2012 (M&C C-25512) Council authorized the use of \$2,000,000.00 in Capital Project Reserve Funds and the execution of a design-build contract with the guaranteed maximum price of \$3,225,905.00 with Thos. S. Byrne, Ltd., to design and build the Enhanced Neighborhood Family Aquatic Center.

To the Mayor and Members of the City Council**May 7, 2013**

Page 2 of 2

**SUBJECT: MARINE PARK IMPROVEMENTS**

Construction began with the demolition of the existing 1926 era pool after the 2012 swim season. The new aquatic facility was relocated to the north east section of the park to increase the distance from the residences to the west and to support the Northside Economic Development Plan.

The Enhanced Neighborhood Family Aquatic Center includes the following elements:

- Zero Beach Entry
- Participatory Children's Play Feature
- Spraying Water
- Waterslide
- Lap Lanes/ Water Fitness Area
- Water Lounge Deck
- Shade Structures
- Picnic Tables
- Shelter
- Spanish Architectural Style Bathhouse
- Parking Facility

On December 11, 2012 (M&C C-26007) Council authorized the execution of change order #1 in the amount of \$193,260.00. This change order increased the size of the play structure, added a pool cooling system, electronic turnstiles, monument sign and a clay tile roof to the bathhouse.

Summary of Improvements

In total the estimated value of improvements at Marine Park exceed \$4,130,000.00. Park renovations will be completed in mid-May and a Grand Opening for the aquatic center is scheduled for May 25, 2013.

Should you have any questions regarding this information, please contact Richard Zavala, Director, Parks and Community Services Department at 817.392.5704 or Susan Alanis, Assistant City Manager, at 817.392.6183.

Tom Higgins
City Manager

CITY OF FORT WORTH, TEXAS



COUNCIL PROPOSAL

Date: 5/7/2013	File Number: 294	Subject: City-Initiated Zoning Change for 2002 Stalcup Road	
Proposed By: Council Member Frank Moss and Council Member Sal Espino		City Manager's Review:	Page: PAGE 1 OF 2
		City Attorney's Review:	

PROPOSAL:

It is proposed that the City Council authorize the City Manager to initiate a zoning change for property at 2002 Stalcup Road from "A-5" One-Family to "E" Neighborhood Commercial.

DISCUSSION:

On September 16, 2008 (Ord. No. 18301), the City Council approved a Zoning Ordinance map amendment that changed the zoning for several properties in the Historic Stop Six neighborhood from "B" Two-Family to "A-5" One-Family. The rezoning inadvertently included an existing barber/beauty shop at 2002 Stalcup Road, which continued to be a legal nonconforming commercial use in residential zoning. This status allows the use to continue indefinitely but prohibits expansion and resumption of the use if the structure is vacant for more than 24 consecutive months.

At this time, the structure has been vacant for more than 24 months, and the property owner would like to resume serving the community with either a barber/beauty shop or a restaurant. The property owner has asked the City to initiate rezoning to "E" Neighborhood Commercial in order to be in conforming status. This property is adjacent to "E" zoning on the south and to "CF" Community Facility zoning on the north. The zoning change would create more logical zoning districts on Stalcup Road, be compatible with surrounding land uses and zoning, and enable commercial uses that would benefit the City's tax revenues. If the zoning change is approved, staff will recommend revising the Comprehensive Plan future land use map from single family residential to neighborhood commercial for this property and the adjacent "E" zoned property on Stalcup Road south to Elgin Street.

If this Council Proposal is approved, staff will initiate a zoning case for consideration by the Zoning Commission on June 12 and by the City Council on July 9.

LEGALITY:

The Law Department finds that this proposal is legal and within the authority of the City Council.

FISCAL NOTE:

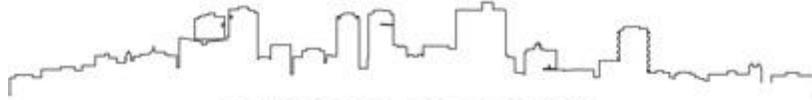
The Finance Director certifies that this action will have no material effect on City funds.

CITY MANAGER'S COMMENT:

The City Manager has no objection to this proposal.

- LEGALITY
- FISCAL NOTE
- CITY MANAGER'S COMMENTS
- CITY POLICIES MANUAL

CITY OF FORT WORTH, TEXAS



COUNCIL PROPOSAL

Date: 5/7/2013	File Number: 294	Subject: City-Initiated Zoning Change for 2002 Stalcup Road	
Proposed By: Council Member Frank Moss and Council Member Sal Espino		City Manager's Review:	Page: PAGE 2 OF 2
		City Attorney's Review:	

PROPOSED BY:

Franklin D. Moss
Councilmember

Councilmember

- LEGALITY
- FISCAL NOTE
- CITY MANAGER'S COMMENTS
- CITY POLICIES MANUAL

No Documents for this Section

No Documents for this Section

City of Fort Worth, Texas
Mayor and Council Communication

DATE: Tuesday, May 7, 2013

LOG NAME:

REFERENCE NO.: **OCS-1886

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, May 1, 2013.

Attachment

Submitted for City Secretary's Office by:

Mary J. Kayser (6152)

Originating Department Head:

Mary J. Kayser (6152)

Additional Information Contact:

Horatio Porter (2379)
Nancy McKenzie (7744)

CITY COUNCIL MEETING

Tuesday, May 07, 2013

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
William E. Del Monico	4/17/2013	3/21/2013	Will Rogers Coliseum	Auto Damage	Wind blew security fence onto vehicle.	Public Events	No	No
ATMOS energy	4/17/2013	3/27/2013	4304 Trueland	Property Damage	City crew damaged gas main.	Water	Yes	No
Emilio Rodriguez	4/17/2013	4/7/2013	3100 Cleburne Rd.	Auto Damage	Officer turned into vehicle.	Police	Yes	No
Anna Gardner	4/17/2013	4/5/2013	3400 Edgewood	Auto Damage	Vehicle struck pothole.	TPW	Yes	No
Russell Jones	4/19/2013	3/6/2013	7033 Willis Ave.	Property Damage	Damage from broken water main.	Water	Yes	No
Larry Wilson	4/22/2013	4/19/2013	White Settlement Rd	Auto Damage	Hit by City vehicle.	Unknown	No	No
Jeremy E. Elwell	4/22/2013	1/31/2013	Merrick & Byers	Bodily Injury	Tripped over utility pole and broke nose.	TPW	No	Yes

CLAIMANT	DATE RECEIVED	DATE OF INCIDENT	LOCATION	INCIDENT TYPE	ALLEGATION	DEPT	ESTIMATE	INJURY
Sandra S. McKinney	4/22/2013	3/13/2013	Buckwheat & Buttonwood	Bodily Injury	Tripped on sidewalk, fell and broke both arms.	TPW	Yes	Yes
Robert Rosas	4/22/2013	4/5/2013	James and Seminary Dr.	Auto Damage	Hit by City vehicle.	TPW	No	Yes
Andrew L. Hill	4/23/2013	2/26/2013	Lancaster Ave.	Bodily Injury	Excessive force during arrest.	Police	Yes	Yes
Laura Laningham	4/28/2013	4/21/2013	3000 Loving & NW 31 St.	Auto Damage	Intersection accident where stop sign was missing.	TPW	No	No
Glen Downs	4/24/2013	4/17/2013	2900 E. Loop 820	Auto Damage	Vehicle struck light pole that was in roadway.	TPW	No	No
Leslie Godwin	4/23/2013	10/2/2012		Employment	Alleged racial discrimination.	Water	No	No
Leslee Matthews	4/23/2013	1/1/2011		Employment	Alleged sexual harassment & discrimination.	Police	No	No
James Brandon	4/24/2013	4/15/2013	Main St.	Bodily Injury	Wheelchair pedestrian hit by City vehicle.	Planning	No	Yes
Eric Verwers	4/24/2013	4/16/2013	Mark IV Pkwy.	Auto Damage	Vehicle struck by battery cover off City vehicle.	T/PW	No	No

CLAIMANT	DATE RECEIVED	DATE OF INCIDENT	LOCATION	INCIDENT TYPE	ALLEGATION	DEPT	ESTIMATE	INJURY
Simone A. Terry	4/24/2013	1/10/2013	6359 Hulen Bend Ter.	Bodily Injury	Injured during transport by Fire Dept.	Fire	Yes	Yes
Liuchuan Chen Yuqian Li	4/25/2013	4/19/2013	7th & Main St.	Auto Damage	Hit by City vehicle.	PACS	No	No
Peggy Castro	4/25/2013	4/2/2013	1500 Block of University Dr.	Auto Damage	Vehicle hit pothole.	TPW	Yes	No
Dillon Knighton	4/23/2013	3/12/2013	I-30 East	Auto Damage	Falling debris damaged vehicle.	TPW	Yes	No
Unique Watson	4/29/2013	4/24/2013	820 South & Ramey	Auto Damage	Vehicle hit pothole.	TPW	No	No
Carlos Casas	4/26/2013	1/8/2013	FWRPD Auto Pound	Reimbursement	Seeking reimbursement of impound fee.	Police	Yes	No
Hilario Romero	4/29/2013	4/18/2013	4808 Mona Lisa St.	Property Damage	Police kicked in door.	Police	Yes	No
Yusuf & Ismail Khan	4/30/2013	4/19/2013	6617 Westrock Drive	Property Damage	Property damage due to sewer backup.	Water	No	No
AT&T-Texas	4/30/2013	10/17/2012	5135 Brush Creek Rd.	Property Damage	City crew damaged phone cable.	Water	Yes	No

CLAIMANT	DATE RECEIVED	DATE OF INCIDENT	LOCATION	INCIDENT TYPE	ALLEGATION	DEPT	ESTIMATE	INJURY
Marc Welby	5/1/2013	12/1/2012	NB Hulen before Granbury Rd.	Auto Damage	Officer rearended vehicle.	Police	No	No

No Documents for this Section

No Documents for this Section

Zoning Docket items are linked on the Council Meeting Agenda.

No Documents for this Section