A Resolution

NO. 4966-08-2018

AUTHORIZING AND ESTABLISHING FORT WORTH PUBLIC IMPROVEMENT DISTRICT NO. 19 (HISTORIC CAMP BOWIE) AND TAKING CERTAIN OTHER ACTIONS CONCERNING THE DISTRIC

WHEREAS, the Public Improvement District Act, Chapter 372 of the Texas Local Government Code ("Act") allows for the establishment of public improvement districts ("PID");

WHEREAS, on June 8, 2018, the City of Fort Worth, Texas ("City") received a petition ("Petition"), requesting the establishment of a PID on land within the City to be known as Fort Worth Public Improvement District No. 19 (Historic Camp Bowie) and has been on file in the office of the City Secretary for public inspection;

WHEREAS, pursuant to Section 372.009 of the Act, the City provided notice and publication of a public hearing to be conducted on August 14, 2018 to consider the establishment of the Historic Camp Bowie PID ("Public Hearing"), which notice and publication included the following: (i) time and place of the public hearing; (ii) general nature of the proposed improvements and services; (iii) estimated costs of the improvements and services; (iv) boundaries of the proposed Historic Camp Bowie PID; (v) proposed method of assessment; and (vi) proposed apportionment of costs between the Historic Camp Bowie PID and the City;

WHEREAS, notice of the Public Hearing was published on July 21, 2018 in the Fort Worth Star-Telegram, a newspaper of general circulation in the City, and was also mailed on July 20, 2018 to all record owners of property in the Historic Camp Bowie PID, and all persons desiring to be heard were given a full and fair opportunity to be heard at the Public Hearing;

WHEREAS, the City Council conducted and adjourned the Public Hearing to consider the establishment of the Historic Camp Bowie PID; and

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF FORT WORTH, TEXAS:

1. **Recitals.**

   The findings set forth in the recitals of this Resolution are found to be true and correct.

2. **Findings.**

The City Council, after duly considering the evidence and testimony presented at the Public Hearing and based on all information known by the City Council, hereby makes the following findings:

2.1. Petition. The Petition was filed with the City Secretary and complies with Section 372.005 of the Act and has been signed by record owners of taxable real property liable for assessment under the proposal who constitute: (a) 50.3% of the appraised value of taxable real property liable for assessment under the proposal set forth in the Petition, as determined by the current roll of the Tarrant Appraisal District, and (b) 54% of the area of all taxable real property that is liable for assessment under the proposal, and (c) 56% of all record owners of property that are liable for assessment under the proposal.

2.2 Advisability of Establishing the Historic Camp Bowie PID. It is advisable that the City exercise the powers granted by the Act in connection with the establishment of the Historic Camp Bowie PID, including the undertaking of improvements and services that confer a special benefit on property in the Historic Camp Bowie PID and the levying and collection of special assessments on property in the district, based on the benefit conferred by such improvements and services, to pay the costs of the same.

2.3 Nature of the Improvements and Services.

(a) The general nature of the proposed improvements and services to be provided in the Historic Camp Bowie PID, include, without limitation, the following:

i. Landscaping, promotional sign and banner programs, lighting, and various other streetscape and capital improvements, including streets, sidewalk, roadways, and rights-of-way.

ii. Special supplemental services for improvement and promotion of the Historic Camp Bowie PID, including services relating to advertising, promotion, health and sanitation, water and wastewater, public safety, security, business recruitment, development, recreation, and cultural enhancement.

iii. Any other improvements and services allowed pursuant to the Act.

(b) The following programs may be initiated to ensure that the improvements and services are implemented:

i. A comprehensive litter abatement program.

ii. A coordinated communication program to assure that businesses located within the Historic Camp Bowie PID benefit from shared information about security, infrastructure improvements, transportation improvements, capital improvement programs, opportunities to coordinate marketing and promotions, and other opportunities where business awareness and information can help business.

iii. A cooperative program with local governments, neighborhood groups, foundations, universities, and others to assist with obtaining grants or other special funding to undertake studies, landscape improvements, street improvements, signs and banner programs, and other streetscape amenities within the Historic Camp Bowie PID.

iv. Special cooperative programs with area neighborhoods, schools, museums, and other institutions to assure that the business, residential, and civic organizations all work together to identify programs that enhance the economic vitality and livability of the Camp Bowie Boulevard corridor within the Historic Camp Bowie PID.

(c) The improvements and services will be a supplement to the standard level of improvements and services provided by the City. The City will furnish or pay for the standard level of improvement and services in the Historic Camp Bowie PID comparable to what would be provided for the taxpayers generally.

2.4. Estimated Cost of the Improvements and Services.

(a) For the 2018-2019 fiscal year, the estimated cost of the above-referenced improvements and services, and estimated costs to implement such improvements and services are:

Management Fee	$95,619.00
Litter Abatement	$89,400.00
Beautification	$104,498.00
Utilities	$20,000.00
Maintenance	$90,255.00
Security	$20,400.00
Economic Development	$21,000.00
Marketing & Promotion	$30,000.00
Communication	$20,000.00
Insurance	$6,700.00
City Administration	$8,139.00
Audit	$6,000.00
PID Establishment related fees	$7,500.00
City Reserve Requirement	$85,219.00
	$604,730.00

(b) Such estimated costs are reasonable and appropriate. The costs of the improvements and services provided in the 2018-2019 fiscal year will be determined in a subsequent annual budget and service plan for the Historic Camp Bowie PID to be approved by the City Council on August 21, 2018, in accordance with the Act. The five (5)-year service plan proposed for the Historic Camp Bowie PID is attached hereto as **Exhibit A** ("Service Plan") and incorporated herein for all purposes.

(c) The estimated costs of improvements and services to be provided in subsequent fiscal years will be subject to future annual budget and service plan