

**AGENDA  
BENBROOK CITY COUNCIL  
THURSDAY, MARCH 4, 2010  
911 WINSOTT ROAD, BENBROOK, TEXAS  
PRE-COUNCIL WORKSESSION 7:00 P.M.  
CENTRAL CONFERENCE ROOM**



1. Review and discuss agenda items for regular meeting.

**REGULAR MEETING 7:30 P.M.  
COUNCIL CHAMBERS  
ALL AGENDA ITEMS ARE SUBJECT TO FINAL ACTION**

**I. CALL TO ORDER**

**II. INVOCATION – Pastor Jack Cook of Wyatt Driver Baptist Church  
PLEDGE OF ALLEGIANCE**

**III. MINUTES**

1. Minutes of the regular meeting held February 18, 2010

**IV. PROCLAMATION/AWARDS/RECOGNITION**

1. Proclamation – Poison Prevention Week
2. Proclamation – March for Meals Awareness Month

**V. CITIZENS PRESENTATION**

1. Debbie Watkins – Request for Hotel/Motel Tax Reimbursement

**VI. PRESENTATION BY MAYOR AND MEMBERS OF CITY COUNCIL**

CC-2010-07 Appointment to Benbrook Economic Development Corporation Board of Directors

**VII. PRESENTATION BY BENBROOK ECONOMIC DEVELOPMENT CORPORATION**

EDC-2010-02 Request funding from PEG and/or General Funds for cost of video rebroadcast of regular Benbrook Economic Development Corporation meetings

EDC-2010-03 Presentation of BEDC 2010 Strategic Plan

**VIII. REPORTS OF CITY MANAGER**

**A. GENERAL**

G-1898 Approve Interlocal Agreement with Tarrant County for Asphalt Overlay Project

G-1899 Recommend Contractor for 35<sup>th</sup> Year Community Development Block Grant Project

**IX. INFORMAL CITIZEN COMMENTS** – State Law prohibits any deliberation of or decisions regarding items presented in informal citizen comments. City Council may only make a statement of specific factual information given in response to the inquiry; recite an existing policy; or request staff place the item on an agenda for a subsequent meeting.

**X. ADJOURNMENT**

## **WORKSESSION**

1. Discuss Police and Fire Response times



**MINUTES  
OF THE  
MEETING OF THE  
BENBROOK CITY COUNCIL  
TUESDAY FEBRUARY 18, 2010**

The regular meeting of the Benbrook City Council was held on Thursday, February 18, 2010 at 7:30 p. m. in the Council Chambers at 911 Winscott Road with the following Council members present:

Jerry Dittrich  
Charlie Anderson  
Keith Bailey  
Rickie Allison  
Jim Wilson  
Mark Washburn  
Ron Sauma

Also Present:

Andy Wayman, City Manager  
Joanna King, City Secretary  
Bob Rowley, City Engineer  
Phyllis Wolfe, IT Director

Others Present:

Ed Gallagher, Planner  
Bill Smith  
Walter Dueuease, XTO  
Michael Lisenbee, Barnett Gathering  
Catherine Lisenbee, Barnett Gathering  
R. F. Gray, Barnett Gathering  
T.R. Van Riper, Barnett Gathering  
And 3 other citizens

**I. CALL TO ORDER**

Meeting called to order at 7:30 p. m. by Mayor Dittrich.

**II. INVOCATION  
PLEDGE OF ALLEGIANCE**

Invocation given by Pastor Patti Waser with Benbrook United Methodist Church  
The Pledge of Allegiance was recited.

### **III. MINUTES**

#### **1. Minutes of the regular meeting held February 4, 2010**

Motion by Mr. Anderson, seconded by Mr. Sauma to accept the minutes of the regular meeting held February 4, 2010.

Vote on the Motion:

Ayes: Mr. Anderson, Mr. Allison, Mayor Dittrich, Mr. Sauma, Mr. Washburn, Mr. Bailey, Mr. Wilson.

Noes: None

Motion carries unanimously.

### **IV. PROCLAMATION/AWARDS/RECOGNITION**

#### **1. Proclamation – Severe Weather Awareness Week**

Mayor Dittrich read a proclamation designating February 21-27, 2010 as Severe Weather Awareness Week.

### **V. STAFF PRESENTATION**

#### **1. Tommy Davis, Fire Chief – CodeRed Weather Warning System**

Fire Chief Tommy Davis gave the following overview of the CodeRed Weather Warning System.

Just as a reminder to everyone, this past November City council approved the contract with Emergency Communications Network Inc. (ECN) for the CodeRed Weather Warning notification system.

The Weather Warning product was designed to automatically deliver targeted severe weather warnings, flash flood warnings and tornado warning alerts moments after being issued by the National Weather Service. The calls are delivered so quickly they often arrive prior to any other public notifications, usually before television or weather radio broadcasts are aired, providing citizens with extra time to prepare.

#### **How CodeRed Weather Warning works:**

When the National Weather Service issues a bulletin identifying a storm, CodeRed Weather Warning instantly picks it up and interprets it to determine the severity and the exact areas impacted. A calling database of all subscribers within the projected path is generated and telephone messages are sent to them immediately.

## **Features of CodeRed Weather Warning**

**Automatically initiated messages.** Warnings are generated automatically through proprietary computer algorithms...

**Geographically targeted warnings.** Using heading and speed to determine the most vulnerable areas, CodeRed Weather Warning calls those most at risk first.

**Polygon methodology.** Based on the National Weather Service's polygon methodology, only citizens in the path of projected weather are contacted, thereby increasing relevance and reducing false alarms.

**Opt-in model.** Only citizens who sign up will receive the notifications. They may elect to receive alerts for any combination of severe weather warnings. Although citizens may be registered to receive CodeRed notifications, they still must register for the weather alert system.

## **VI. REPORTS OF CITY MANAGER**

### **A. GENERAL**

#### **G-1892 Approve Right-o-Way Use License with Barnett Gathering L.P. (Natural Gas Pipeline Crossing)**

Bob Rowley gave the following report: Barnett Gathering, L.P. is constructing an additional natural gas gathering pipeline in Benbrook. The pipeline is a continuation of an existing line and will deliver natural gas to the existing Barnett Gathering Compressor Station located adjacent to Aledo Road. To accomplish this, Barnett Gathering needs to cross Benbrook streets in seven locations.

The pipeline will connect to an existing natural gas gathering line on the Edwards property just south of I-20 and west of the Clear Fork of the Trinity River. The line will then extend north, crossing under I-20 and Bellaire Drive and then onto the Texas Electric Service Easement. The pipeline will then continue in a generally north/northeast direction in the easement crossing under Windward Court, Windward Road, Legend Road, Country Day Road, Lago Vista Road, Highway 183 and Bellaire Drive. The pipeline will terminate at the Lockheed Martin Recreation Center tract.

On April 2, 2009, City Council adopted Ordinance No. 1825 which established licensing procedures for the use of public rights-of-way and established a \$46/linear foot fee for a 20-year license. The Public Right-of-Way License for Barnett Gathering covers the seven street crossings and requires a fee of \$24,518. The City will have oversight approval of the construction methods used and the Barnett Gathering is required to restore the right-of-way to an acceptable standard at the completion of construction.

The line will be bored through residential areas including Bellaire Drive and Mont Del Subdivision. The boring pit for these areas will be south of I-20 in the TxDOT right-of-way adjacent to the Edwards property. A second boring pit will be directly adjacent to Highway 183.

In addition to the Right-of-Way Use License, Barnett Gathering voluntarily drafted a letter of understanding describing work operations for the project.

Motion by Mr. Allison, seconded by Mr. Anderson to approve the Right-of-Way Use License with Barnett Gathering, L.P. for the seven street crossings.

Vote on the Motion:

Ayes: Mr. Anderson, Mr. Bailey, Mr. Allison, Mayor Dittrich, Mr. Wilson, Mr. Washburn, Mr. Sauma

Noes: None

Motion carries unanimously.

#### **G-1897      Accept finance report for month of January 2010**

Andy Wayman gave the following report: General Fund revenues for the month of January totaled \$2,767,969. The largest portion came from property taxes. Current collections exceed prior year totaled by \$106,383.

Sales tax revenue continues to trail budget projections by approximately 10%. However, a significant increase in building permit fees make up for the shortfall. Staff will continue to closely monitor revenues.

General Fund expenditures totaled \$1,008,342. Year-to-date expenditures amounted to \$4,455,673. Total revenues exceed total expenditures by \$3,655,486 at January 31, 2010.

Investments were \$17,347,620 at January 31, 2010.

Motion by Mr. Washburn, seconded by Mr. Bailey to accept the monthly financial report for the month of January 2010.

Vote on the Motion:

Ayes: Mr. Anderson, Mr. Bailey, Mr. Allison, Mayor Dittrich, Mr. Wilson, Mr. Washburn, Mr. Sauma

Noes: None

Motion carries unanimously.

#### **VIII. INFORMAL CITIZEN COMMENTS**

**IX. ADJOURNMENT**

Meeting adjourned at 7:58 P.M.

**APPROVED:**

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**Jerry B. Dittrich, Mayor**

**ATTEST:**

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**Joanna King, City Secretary**

## Andy Wayman

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**From:** Debbie Watkins [debbie.watkins@benbrookchamber.org]  
**Sent:** Thursday, February 25, 2010 2:22 PM  
**To:** Andy Wayman  
**Subject:** Agenda for march 4

Hi Andy,

I would like to request to be put on the City Council agenda for March 4, 2010 to present the Chamber's request for HMOT funding disbursement from the last quarter of 2009. I submitted the invoice to the City after the deadline of Jan. 7, 2010. I would ask that we be funded this invoice as soon as possible. I will bring you over the invoice and supporting documents this afternoon to review.

Thank you for your consideration,

Debbie Watkins  
Executive Director  
Benbrook Area Chamber of Commerce  
8507 Benbrook Blvd  
Benbrook, Texas 76126  
(817) 249-4451

# **Benbrook Economic Development Corporation Strategic Plan 2010**

The Benbrook Economic Development Corporation met on Saturday, January 9th, to review and revise its Strategic Plan and its short and long range goals. The EDC began by discussing its history and past economic development planning efforts. Ron Rainey gave a PowerPoint presentation that explained numerous different projects the EDC had a role in and he described what was done to make each project come to completion.

The facilitator reviewed in general the role of board members and what makes a good board member as well as their commitments.

It was agreed that the EDC would use the results of its 2006 planning efforts as a beginning point. Each past goal was reviewed and it was either kept for further discussion and prioritization with new goals or eliminated as not relevant any longer, or completed.

The board also discussed the mission statement of the EDC. They agreed to keep the mission statement the same for now and return to it in the future to revise it. They all agreed that it did need to be revised somewhat to be more concise.

## **MISSION STATEMENT**

**“The mission of the Benbrook Economic Development Corporation is to develop and strengthen the economy of Benbrook by encouraging commercial investment, while enhancing the aesthetic quality and ease of living in the community by providing diverse and convenient goods and services. ”**

Prior to the board retreat it was determined that outside opinions would be valuable for input into the strategic plan. Numerous different community groups were offered the opportunity to be interviewed by the facilitator. Interviews took place at city hall and different peer groups were interviewed and asked to provide input for the short term and long range goals of the EDC. Input was also sought for high priority projects in their opinions. Projects that could be completed in one year. Groups interviewed were:

- Chamber of Commerce
- Bankers
- Real Estate
- Business Owners
- other city departments
- City Council
- Land owners and developers
- Nonprofits
- Homeowners associations

An outline of opinions in priority order are listed below.

### **Community Interviews**

#### **Priority Areas**

1. Town Center
2. Recruit a sit down Restaurant of any kind (Types mentioned listed below)
  - a. Dave and Busters
  - b. Logan's
  - c. Red Lobster
  - d. Applebee's,
  - e. Cotton Patch
  - f. Outback
  - g. Chili's
  - h. Salt Grass
  - i. Keg
3. Develop properties surrounding Wal-Mart
4. Improve Council Relationship, lead the effort to facilitate greater cohesion and better working relationships
  - a. Improve communication with other agencies,
    - i. City departments,
    - ii. internal,
    - iii. Library,

- iv. Water
  - v. Community
- 5. Initiate Redevelopment of 377
  - a. Small business assistance
  - b. Redevelopment of shopping centers
    - i. Sutherland's
  - c. Create Incentives
  - d. Improve image
    - i. Design Guidelines
- 6. Recruitment of Retail Development
  - a. Other admired community examples noted
    - i. Colleyville
    - ii. NRH
    - iii. Weatherford
    - iv. Southlake
    - v. Keller
    - vi. Granbury
    - vii. White Settlement
    - viii. Lake Worth
- 7. Recruit Entertainment businesses
- 8. Assist in the creation of a better identity
  - a. Create a gathering place
  - b. Sense of place
  - c. Identity
  - d. Clean up image
  - e. Improve image of businesses on 377
  - f. Removal of olds signs
  - g. Signage ordinance
- 9. Recruitment emphasis
  - a. Restaurant
  - b. Entertainment
  - c. Retail
  - d. Retirement
  - e. Light Industrial
- 10. Develop Incentives for businesses
- 11. Market the role and successes of the EDC
  - a. Marketing plan for different components
  - b. Marketing to the community

- c. Marketing to other sectors
  - d. Relocation
  - e. New business
12. Short term, doable seeable projects, to gain momentum
  13. Lake Benbrook property development
  14. Meeting center, community center
  15. No more fast food, no more gas stations

### **City of Benbrook Comprehensive Plan** **Goals for Economic Development**

The City of Benbrook underwent their comprehensive planning process prior to the end of the 2009. During that process several goals were assigned to the Benbrook Economic Development Corporation. Listed below are the goals and the feedback from the Economic Development Corporation.

Many of the goals coincide with the priorities that the Benbrook Economic Development board described as their priorities. In fact the board prioritized the city objectives in the same order as listed below.

*EDC Board Feedback:* The board felt the goals were quite aggressive and it would be difficult to recruit one new business and one new restaurant annually, consistently. They were very much in favor of developing a marketing plan that would outline the different facets of retail and restaurant businesses and defining the ones that would truly be a right match for Benbrook. Their fear is that the expectations of the people for non-fast food restaurants will not match the demographics of the community.

The proximity to Fort Worth is both an asset and a liability. Entertainment and nicer restaurants exist in close proximity to the city limits but are actually in Fort Worth. Over the years in strategic planning documents this same issue is listed continuously as a hurdle in the economic development process.

**Objective 3B1:** Attract one new restaurant annually that benefits from the sale of mixed drinks.

Strategy: Develop marketing plan and identify prospective restaurants suitable for Benbrook

Milestone dates: Marketing Plan developed by June 2010

Strategy: Recruit one new restaurant to Benbrook annually

Milestone dates: Annual report to BEDC Board and City Council in October each year

**Objective 3B2:** Gain voter approval for sale of wine in grocery stores by January 2011

Strategy: Identify third party (Chamber, interest group, etc.) willing to promote a local option election for sale of wine in grocery stores; review past local option election materials

Milestone dates: Election held by January 2011

**Objective 3C1:** Increase total employment within Benbrook by 5% annually

Strategy: Identify and promote job expansion with existing businesses through regular visits and technical assistance

Milestone dates: Annual report to BEDC Board and City Council in October each year

Strategy: Develop marketing plan and identify prospective new businesses

Milestone dates: Marketing Plan developed by June 2010

Strategy: Recruit one new business to Benbrook annually

Milestone dates: Annual report to BEDC Board and City Council in October each year

**Objective 3D1:** Increase the non-residential assessed value within the City by 5% annually.

Strategy: Develop marketing plan and identify prospective new businesses

Milestone dates: Marketing Plan developed by June 2010

Strategy: Recruit one new business to Benbrook annually

Milestone dates: Annual report to BEDC Board and City Council in October each year

**Objective 3D2:** Increase the sales tax revenue in Benbrook by 5% annually  
*Strategy:* Develop marketing plan and identify prospective new retail businesses

*Milestone dates:* Marketing Plan developed by June 2010

*Strategy:* Recruit one new retail business to Benbrook annually

*Milestone dates:* Annual report to BEDC Board and City Council in October each year

### **Benbrook Historical Perspective**

The connection to Fort Worth has been mentioned numerous times over the years in the planning process of economic development. The proximity as a bedroom community or not knowing where Benbrook starts and Fort Worth ends is both a benefit and disadvantage. However, it is a geographical fact that will not change. This obstacle will be one that can be conquered by creative approaches and innovative thinking.

Repeatedly, the more rural nature of Benbrook is listed as a reason why people are migrating to the community. The recreational atmosphere of the community is a draw, with hike and bike trails, Benbrook Lake, the equestrian center and nature. Benbrook is described as a family orientated community with educational opportunities, healthcare, athletic events, and a regional airport nearby.

The Benbrook Economic Development Corporation has taken a proactive approach since 1993 in developing and following a strategic plan.

Since that time there are still some common constraints that exist today.

- Benbrook is land-locked by City of Fort Worth
- Corps of Engineers has control over the water level at Benbrook Lake
- Corps of Engineers also limits the development of land around the lake
- Physical attractiveness of businesses on Highway 377 does not lend itself to a high quality image
- No real sense of place or town center
- Controlled ownership of developable land
- A drive through feel "VS" a stop and stay feel

## **2010 Goals for Benbrook Strategic Plan**

The Benbrook Economic Development board reviewed previous goals from the 2006 strategic plan and developed several new topics to consider. The public opinion outline was used as a starting point for discussion and prioritization. Each topic was discussed in detail and listed as a potential topic area for the plan. The prioritized areas are listed in order. A short amount of time was given for board members to strategize on the steps to achieve the top three goals.

Benbrook EDC has been in existence for a number of years and because of that they have worked in a variety of areas during the lifetime of the organization. The age of the organization has allowed the group to explore a number of strategies over the years. Benbrook EDC has seen a number of successes and participated in many projects.

At this stage in the organizations life a number of issues continue to come to the forefront as key workable issues. A set of circumstances such as geographical location, property ownership, highway locations, etc. set a stage for development in a community. Benbrook EDC has worked noticeable land deals and situations. More challenging and problematic situations remain. These goals are broken down into short-term and longer-term in priority order and with *continue* or *remain* as words that illustrate past efforts and that the subject has been examined previously but still remains unsolved. The community interviews and board suggested emphasis on shorter-term achievable goals. There are some things that will remain the same and some things that will change. Benbrook EDC is positioned to take action should a situation change; such as land ownership or economic conditions.

**Goal 1:** Recruitment is a main focus of the EDC and specific target industries have been identified by the board. Further professional demographic research or a cluster analysis should be conducted to focus the recruitment effort for target areas that match The City of Benbrook demographics.

- High Technology
- High end professional
- Restaurant
- Retail
- Entertainment
- Commercial
- Wal-Mart area

- Defense
- Retirement facility

\*It should be noted that the demographic trends don't necessarily match the desire of the community in some instances. A Community ID Market Research Report was done for Benbrook Economic Development Corporation in 2002 by the Buxton Company, the leading market research company in the nation for economic development. This all inclusive report contains, retail market analysis information, retail trade information, and customer preferences by demographics.

*Strategy:* Further define industry matches by conducting a cluster analysis.

*Strategy:* Develop a marketing plan and market to restaurants, entertainment and retail companies that are potential matches for Benbrook.

*Strategy:* Continue to participate in ICSC and build relationships with decision makers in the corporate, retail, entertainment and restaurant industries.

*Strategy:* Interview or do a comparison with regional communities that are seeing growth and development and present the differences in economies and demographics between those cities and Benbrook

**Goal 2:** Continue to facilitate the development of the Town Center Development project as a new course for Benbrook's future.

*Strategy:* Update the concept as if it were going to happen

*Strategy:* Pursue planning and financial tools that will set the stage for the project to happen and not be overtaken by lesser impact projects

*Strategy:* Design the gateway into Benbrook's New Town Center

*Strategy:* Continue to pursue investors and developers and build relationships with real estate brokers.

**Goal 3:** Create a new image and identity for Benbrook EDC efforts

*Strategy:* Develop two marketing plans

*Strategy:* Develop a marketing plan that will identify restaurants, retail and other businesses suitable for recruitment to Benbrook.

- Identify companies and share information with the board
- Does Benbrook meet the criteria-why or why not?
- What can we do about it if anything?

*Strategy:* Design a marketing campaign that will target the identified companies through numerous types of media;

*Strategy:* Design a new web site to showcase the organization, what it does their role in economic development and past success stories.

*Strategy:* Develop a new marketing plan that will market the efforts of the EDC to the community and outside sources.

- Develop a committee to provide input into the plan
- Identify the new image for the community and design marketing and advertising materials to support and promote the image
  - Other materials produced should all have the same or similar image
- Partner with other entities on a shop local campaign
- Strategize on a new tagline
- Provide a synopsis or graph of where the tax-payers money goes
  - Examples:
    - Peoria, Arizona
    - Woodland, Texas
    - Plano, Texas

*Strategy:* As part of the marketing plan include a component that will assist in improving the image and establish a higher quality identity for the City of Benbrook.

**Goal 4:** Develop a business retention and expansion plan

Overall strategy is to:

- Assist and support local businesses
- Reduce cost of doing business
- Improve business competitiveness
- Increase business trade
- Provide business support through incentives

*Strategy:* Demonstrate community support for local firms as part of the marketing program

*Strategy:* Devise a questionnaire survey to send to firms and plan one-on-one company visits, compile information and analyze. The survey will help provide a better understanding of products and services and the economic impact to the community. It will also help in understanding the issues small businesses are dealing with that might hinder expansion or growth.

*Strategy:* Investigate Business Retention and Expansion programs that have worked in other communities

*Strategy:* Facilitate answers for immediate concerns that come from the survey and interviews

*Strategy:* Publish consumer profile information from the Buxton report such as; who shops, lifestyle, purchasing power, etc.

*Strategy:* Investigate ways to assist small businesses, possibly with low interest loans, façade grants, or technical assistance, communication, forums and programming

**Goal 5:** Continue to investigate the creation of additional recreational resources within the community

*Strategy:* Collaborate with other organizations and possibly fund portions of recreational projects. (Example: park fountain)

**Goal 6:** Investigate the possibility of a retirement center/community

*Strategy:* Use existing demographic information to compose a case for a retirement upper scale or new age retirement community

*Strategy:* Use compiled information in the decision making process to determine if a retirement community/center is a feasible industry and/or project for the EDC to pursue in the future.

**Goal 7:** Review Governance of Benbrook Economic Development Corporation

*Strategy:* Review and revise as needed the articles of incorporation and by-laws for the Benbrook Economic Development Corporation.

*Strategy:* Review and revise the mission statement to more appropriately reflect the nature of business by the BEDC. *Who we are and what we do.*

**Goal 8:** Continue to work on the City of Benbrook image and identity

*Strategy:* Develop a forum for communication with small business owners

*Strategy:* Share the concerns from the community on the image of Benbrook and how the physical realm plays a major role in projecting an image of the city.

*Strategy:* Hire an architect, host a charrett, or design some type of architectural image "before and after" display of this is what we would like to look like.

*Strategy:* Devise incentives or other forms of assistance for physical improvement projects for small business on Hwy 377.

Assistance areas:

- Signage
- Facades
- Repair and maintenance
- Paint
- Landscaping
- Window display

## **Longer Range Goals**

**Goal 1:** Develop a high impact, multifaceted incentives program to support development of the Town Center project, development North or South of I-20 or highway frontage development.

*Strategy:* Outline the skeleton of a powerful incentives program to support the type of development expected at the gateway of Benbrook on both the North and South sides of I-20.

- Specific details can be devised at the point of negotiation but have the framework and components outlined

**Goal 2:** Develop the South side of I-20 by expansion of the Industrial Park or other development

*Strategy:* Investigate the purchase of land to expand the industrial park

*Strategy:* Investigate possible land swaps with the City of Fort Worth for additional land near the industrial park for phase II

**Goal 3:** Investigate the possibility of the EDC coordinating the Tax Increment Financing funds.

**Goal 4:** Plan strategically for the future economic growth of Benbrook

Since Benbrook is a landlocked community, continuing to use EDC funds to purchase key properties that are instrumental in the development of Benbrook's future is imperative.

*Strategy:* Use EDC funds to purchase key properties that are pivotal in the development of Benbrook.

- Because of the limited amount of commercial property and key intersections it is imperative that future development be strategic in nature and properties developed with intent rather than leave development to chance or rely on private developers to do the right thing.

*Strategy:* Purchase vacant properties or commercial properties

**Goal 5:** Lead the effort in the Revitalization of Benbrook 377

*Strategy:* Bring together a taskforce of stakeholders to outline a strategy of how to undertake the revitalization of Hwy 377

*Strategy:* Form a small business coalition for the effort or organize one that will have input and spearhead efforts

*Strategy:* Use the TXDOT Hwy plan as a starting point for landscaping and beautification efforts

*Strategy:* Consider, revisions or development in several areas:

- Zoning
- Land use
- Landscaping
- Signage ordinance
- Set backs and parking
- Façade renovation
- Façade easements

**Goal 6:** Investigate the possibility of the EDC coordinating the Tax Increment Financing funds.

**Goal 7:** Conduct a Highway frontage study

*Strategy:* Conduct a highway frontage study that illustrates, how much land, land ownership, exits and onramps, potential prospects for such land.

*Strategy:* Publish on the web site a map that will illustrate areas for development



# City of Benbrook

## CITY COUNCIL COMMUNICATION

DATE: 03/04/10	REFERENCE NUMBER: G-1898	SUBJECT: Approve Interlocal Agreement with Tarrant County for 2010 Asphalt Overlay Program	PAGE: 1 of 1
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**BACKGROUND**

For a number of years, Tarrant County Precinct # 1 has assisted the City of Benbrook with its annual street overlay program. Under this program, Tarrant County provides equipment and labor while the City pays for materials for a two-inch asphalt overlay on selected streets. Without this assistance, the overlay program would be significantly more expensive. For Fiscal Year 2009/2010, the Benbrook City Council approved \$235,000 to fund the program. The program is tentatively scheduled to begin in the spring.

The streets scheduled for this year are as follows:

- Cozby West (Childers Avenue to end of street)
- Jeaneta Avenue
- Johnson Street
- Judy Avenue
- Kane Street North
- La Jolla Court
- Mercedes Street (“eyebrow” in 1300 block)
- Old Benbrook Road
- Rio Grande Drive
- Schley Court
- Trinity Drive
- Vickery Loop East
- Vickery Loop West

Also budgeted this year is the reconstruction of the jogging track at Dutch Branch Park. The track reconstruction will include new subgrade material and asphalt.

**RECOMMENDATION**

Staff recommends that City Council approve the Interlocal Agreement with Tarrant County for the 2010 Asphalt Overlay Program.

SUBMITTED BY:	DISPOSITION BY COUNCIL: <input type="checkbox"/> APPROVED <input type="checkbox"/> OTHER (DESCRIBE)	PROCESSED BY:
		CITY SECRETARY
CITY MANAGER		DATE:



# City of Benbrook

## CITY COUNCIL COMMUNICATION

DATE: 03/04/10	REFERENCE NUMBER: G-1899	SUBJECT: Recommend Contractor for 35 <sup>th</sup> Year Community Development Block Grant Project	PAGE: 1 of 2
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The 35<sup>th</sup> Year Community Development Block Grant includes:

1. the construction of sidewalk and curb ramps along the east side of Usher Street from Childers Avenue to Cozby North Street and
2. paving the City alley between Mercedes Street and Cozby North Street from Wade Hampton Street to Warden Street.

Both projects are located within the City's CDBG Target Area in Benbrook Lakeside Addition.

The City was allotted \$80,751 in grant funds for the 35<sup>th</sup> Year project and an additional \$39,563.70 from the previous year's funds. The City also provided engineering services as its local match. Finally, the City agreed to pay for the portion of the sidewalk within the floodplain along Usher Street, since this was determined by the U.S. Department of Housing and Urban Development to be ineligible. This portion will cost approximately \$1,845.67.

### Bids

The County opened bids on February 17<sup>th</sup>, 2010. Eight bids were received:

<u>Contractor</u>	<u>Bid Amount</u>
Klutz Construction, L.L.C.	\$79,721.25
Ken-Do Contracting LP	\$80,848.00
2L Construction, L.L.C.	\$90,385.00
Ed A. Wilson, Inc.	\$104,102.50
Advanced Paving Co.	\$107,316.75
Basecom Inc.	\$226,636.00

Two bidders were disqualified because of improper bid submittals. The Staff estimate for this project was \$84,058

Staff has checked references for Klutz Construction and found them to be favorable.

### Financing

The City's allocation of funds for the 35<sup>th</sup> year is \$80,751.00, plus \$39,563.70 in prior unexpended funds, for a total of \$120,314.70. The City provided in-house engineering for this project as the City's match. The City is responsible to pay the \$1,845.67 for the portion of the sidewalk located in the floodplain.

SUBMITTED BY:	DISPOSITION BY COUNCIL: <input type="checkbox"/> APPROVED <input type="checkbox"/> OTHER (DESCRIBE)	PROCESSED BY: CITY SECRETARY
CITY MANAGER		DATE:

DATE: 03/04/10	REFERENCE NUMBER: G-1899	SUBJECT: Recommend Contractor for 35 <sup>th</sup> Year Community Development Block Grant Project	PAGE: 2 of 2
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**RECOMMENDATION**

Staff recommends that the City Council recommend that Tarrant County award the 35<sup>th</sup> year Community Development Block Grant Project to Klutz Construction, L.L.C. in the amount of \$79,721.25, and that the City is responsible for the approximately \$1,845 for the ineligible construction plus any City-approved change orders or overruns.