

Mayor and Council Communication

DATE: 04/08/25

M&C FILE NUMBER: M&C 25-0310

LOG NAME: 21CENTREPORT PH 2 PARCEL 3 TEMPORARY ACCESS EASEMENT

SUBJECT

(CD 5) Authorize the Acquisition of Approximately 0.952 Acres in a Temporary Access Easement From Real Property Owned by JPCENTRE (TX) LLC Located at 14800 Frye Road, Fort Worth, Tarrant County, Texas 76155 in the Amount of \$165,900.00 and Pay Estimated Closing Costs in an Amount Up to \$10,000.00 for a Total Cost of \$175,900.00 for the CentrePort Trail Phase 2 Project

RECOMMENDATION:

It is recommended that the City Council:

1. Authorize the acquisition of approximately 0.952 acres in a Temporary Access Easement from real property owned by JPCENTRE (TX) LLC located at 14800 Frye Road, Fort Worth, Tarrant County, Texas 76155 in the amount of \$165,900.00 for the CentrePort Trail Phase 2 Project (City Project No. 102130);
2. Authorize the payment of closing costs in an amount up to \$10,000.00; and
3. Authorize the City Manager or designee to accept the conveyance and to execute and record the necessary and appropriate instruments.

DISCUSSION:

The purpose of this Mayor and Council Communication (M&C) is to seek approval to acquire a Temporary Access Easement in approximately 0.9521 acres of land located at 14800 Frye Road, Fort Worth, Tarrant County, Texas 76155 from JPCENTRE (TX) LLC for the Park & Recreation Department for the CentrePort Trail Phase 2 Project (City Project No. 102130).

The CentrePort Trail Phase 2 Project begins at the CentrePort TRE Station Phase 1 trail, extends further east along the railroad track, turns south along west Trinity Boulevard sidewalk and ends at the Fort Worth/Grand Prairie city boundary. Site improvements will include a paved shared-use path, a pedestrian bridge, retaining walls, and related drainage infrastructure. On February 18, 2020, the City Council approved an Advanced Funding Agreement (AFA) with TxDOT in an amount up to \$5,700,577.00 for this project (M&C 20-0104).

The property owner has agreed to convey the Temporary Access Easement during the construction phase of CenterPort Trail Phase 2 to the City of Fort Worth and the financial consideration is supported by an independent appraisal. The City will pay closing costs in an amount up to \$10,000.00.

Legal Description	Acreage / Property Interest	Property Price
CENTREPORT ADDITION Block 205 Lot 3R1	0.952 Acres / TAE	\$165,900.00
Estimated Closing Costs		\$10,000.00
Total Cost to Acquire Property with Closing Costs		\$175,900.00

Funding is budgeted in the Grants Capital Projects Federal Fund for the Park & Recreation Department for the purpose of funding CentrePort Trail Phase 2 Project (City Project No. 102130), as appropriated. This includes the engineering, land acquisition, and construction of the project. The federal funding is provided by the AFA through the Texas Department of Transportation.

This property is located in COUNCIL DISTRICT 5.

A Form 1295 is not required because: This M&C does not request approval of a contract with a business entity.

FISCAL INFORMATION / CERTIFICATION:

The Director of Finance certifies that funds are available in the current capital budget, as previously appropriated, in the Grants Cap Projects Federal Fund for the CentrePort Trail Phase 2 project to support the approval of the above recommendations and land acquisition. Prior to an expenditure being incurred, the Property Management and Park & Recreation Departments have the responsibility to validate the availability of funds. This is a reimbursement grant.

Submitted for City Manager's Office by: Valerie Washington 6192

Originating Business Unit Head: Marilyn Marvin 7708

Additional Information Contact:

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