

# Mayor and Council Communication

**DATE:** 02/08/22

**M&C FILE NUMBER:** M&C 22-0103

**LOG NAME:** 80WELLINGTON PARK

**SUBJECT**

(CD 7) Accept Dedication of Approximately 3.14 Acres of Land and Facility Improvements in North Fort Worth from HPC Wellington North Development Corporation for Wellington Park in Accordance with the Neighborhood & Community Park Dedication Policy

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**RECOMMENDATION:**

It is recommended that the City Council accept the dedication of approximately 3.14 acres of land and facility improvements from HPC Wellington North Development Corporation in accordance with the *Neighborhood and Community Park Dedication Policy* for dedicated parkland to be named Wellington Park.

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**DISCUSSION:**

The purpose of this Mayor and Council Communication (M&C) is to accept the dedication of land and facility improvements for the creation of a new park in northwest Fort Worth in accordance with the *Neighborhood and Community Park Dedication Policy*. The 3.14 acres of land is required for the ongoing development of the Wellington subdivision development project under Preliminary Plat No. PP-14-046 and Final Plat No. FP-15-112. HPC Wellington North Development Corporation worked with the Park & Recreation Department (PAR) to provide suitable parkland and amenities to serve this new residential development.

The legal description is as follows:

- A 3.14 acre parcel of land situated in the M.E.P. & P.R.R. Company Survey, Abstract No. 1111 and the J. Righly Survey, Abstract No. 1268, intending to be all of Lot 1X, Block 28, Wellington Addition, according to the plat thereof recorded under Clerk's Instrument No. D218078838, Real Property Records, Tarrant County, Texas.

In addition to the parkland dedication, the developer has installed the following facilities and amenities: a shelter with four picnic tables, one grill, four benches, a playground with two play structures and a three-bay swing, one drinking fountain, three trash receptacles, two pet waste stations, and approximately 2,050 linear feet of trail. The estimated value of these improvements is \$227,732.00. The estimated value of the 3.14 acres of land is \$78,500.00 (\$25,000.00 per acre).

As of December 31, 2021, the cumulative total of all previously approved M&Cs increased PAR's acreage by an estimated 90.895 acres and estimated annual maintenance by \$395,473.00 beginning in Fiscal Year 2023. Wellington Park is estimated to increase PAR's acreage by 3.14 acres and annual maintenance by \$33,233.00.

The Wellington subdivision is located north of Blue Mound Road, south of Business 287, and west of Willow Springs Road.

The parkland is located in COUNCIL DISTRICT 7, Mapsco 19A and 19B.

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

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**FISCAL INFORMATION / CERTIFICATION:**

The Director of Finance certifies that the financial records of the City will be updated to reflect this dedication based upon the Capital Asset Policy contained within the Financial Management Policy Statements. The Director of Finance also certifies that approval of the above recommendation will not result in additional appropriations in the Fiscal Year 2022 Budget.

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

**Originating Business Unit Head:** Richard Zavala 5704

**Additional Information Contact:** David Creek 5744