

# Mayor and Council Communication

DATE: 11/29/22

M&C FILE NUMBER: M&C 22-0978

LOG NAME: 21WALSH FS 43 DEVELOPMENT

## **SUBJECT**

(CD 3) Authorize Execution of an Agreement with Walsh Ranches Limited Partnership and Quail Valley Land Company, L.L.C. with a Developer Contribution in the Amount of \$70,000.00, for Site Development and Construction of Fire Station 43, Adopt Attached Appropriation Ordinance, and Amend the Fiscal Years 2023-2027 Capital Improvement Program

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## **RECOMMENDATION:**

It is recommended that the City Council:

1. Authorize execution of an agreement with Walsh Ranches Limited Partnership and Quail Valley Land Company, L.L.C., with a developer contribution in the amount of \$70,000.00 for site development and construction of Fire Station 43;
2. Adopt the attached appropriation ordinance increasing estimated receipts and appropriations in the Developer Contribution Fund in the amount of \$70,000.00, from developer contributions, for the purpose of funding off-site infrastructure for Fire Station 43 (City Project No. C02501); and
3. Amend the Fiscal Years 2023-2027 Capital Improvement Program.

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## **DISCUSSION:**

This Mayor and Council Communication (M&C) recommends authorization of an agreement with Walsh Ranches Limited Partnership (Walsh) and Quail Valley Land Company, L.L.C. (QVLC) to accept funds in the amount of \$70,000.00 for off-site infrastructure costs, and site development and construction of Fire Station 43 in the Walsh Ranch development.

On May 6, 2003, the City, Walsh and owners of property within Walsh Ranch entered into an economic development agreement for the development of Walsh Ranch (City Secretary Contract Number 28585, as amended). Pursuant to the agreement, land will be donated to the City, at no cost to the City, for public facilities, including fire stations.

On December 12, 2021(M&C 21-1005), City Council accepted a land donation from Walsh Ranches LTD, or an affiliate (Walsh), for approximately 2.57 acres of land located at Walsh Avenue and Walsh Ranch Parkway, Fort Worth, Texas (Property) for Fire Station No. 43 (Fire Station).

Under the proposed agreement, Walsh/QVLC at its sole cost and expense, will be responsible for the design of off-site infrastructure improvements necessary for approval of the final plat required for the development of the Property as a Fire Station and for obtaining the final plat of the Property. In addition, Walsh/QVLC will make a developer contribution in the amount of \$70,000.00 towards the cost of construction the off-site improvements. The City, at its sole cost and expense, will be responsible for the design of the Fire Station, design of the on-site infrastructure improvements, and construction of the Fire Station and the on-site and off-site improvements, and will use the developer contribution toward the cost of the off-site improvements.

Funding for this project was not included in the FY2023-2027 Capital Improvement Program. The action in this M&C will amend the FY2023-2027 Capital Improvement Program as approved in connection with Ordinance 25773-09-2022.

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## **FISCAL INFORMATION / CERTIFICATION:**

The Director of Finance certifies that upon approval of the above recommendations and adoption of the attached appropriation ordinance, funds will be available in the Developer Contribution Fund for the Fire Station 43 project to support the approval of the above recommendations and execution of the agreement. Prior to an expenditure being incurred, the Fire Department has the responsibility of verifying the availability of funds.

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Expedited

