

TOGETHER WE RISE!



LAS VEGAS TRAIL

Neighborhood Transformation Plan

November 2022

ACKNOWLEDGMENTS

**THANK YOU TO THE COMMITTED TEAM WHO INFORMED
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A special thank you to Ashley Mortimer, Elida (Ysi) Rocha, Terrance Jones, and JonEric Eubanks for their commitment to engaging community members and working to identify specific neighborhood improvements to be funded through the City's Neighborhood Improvement Program (NIP).

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A message from

COUNCILMAN MICHAEL D. CRAIN



In the late 1970s and early 1980s, the Las Vegas Trail (LVT) area was a thriving, bustling place. Though it was practically the western edge of Fort Worth, many citizens found it a haven and called it home. A large proportion were affiliated with Carswell Air Force Base and the many apartments and single-family homes provided convenient housing to the work, services and activities the base provided. With Carswell's closure in the early 1990s, many of those occupants moved away and the area began to transition into what we see today.

The statistics are staggering. With roughly 1% of the population of the City of Fort Worth, the area accounts for roughly 4% of the city's crime. 67% of the households are led by single parents. Median household income is \$31,495, well below that of the City of Fort Worth at \$62,187. 32% are living below the poverty level, as compared to 11% in the city overall. 41% are on public health insurance and almost a quarter have no health insurance at all. The local elementary schools suffer from a high mobility rate as 90% of those who start kindergarten will leave the school before they reach the 5th grade. All of these factors and more contribute to the struggle the residents face each and every day to just live their lives.

Through all of this negativity, I have bore witness to the great resiliency of people. Those who call LVT home care about their future. They want to do better. They want to reach their full potential and want their children to realize all the opportunities our great nation promises. This is why with urgency we must focus our efforts on providing access to desperately needed services. We must look at those who reach to us and ask ourselves how we can assist in helping them achieve their dreams. We cannot afford to let another generation slip further into poverty. We have turned our back on the area for far too long.

When I was sworn into office last year, I resolved to continue to build upon the work already being done in the LVT area. I said that the Las Vegas Trail community should not be a place where people end up, but a place where people want to live. Great strides have already been made, but there is more work to be done. The Las Vegas Trail Revitalization Plan is full of information, ideas and recommendations for improvement – many from the residents who live there. It is now time for all of us to do our part and put this plan into action.

Las Vegas Trail was once a place of hope and prosperity. I believe it can be that way again. I am committed to continue to do what I can to ensure those who call the area home have all the resources and opportunities they deserve. I hope you will join me on this journey to revitalize and build a stronger foundation for tomorrow because Together, We Rise!

Best,

Michael D. Crain

Fort Worth City Council

"It's the people that make LVT special. We are a community, and we care about each other. We want better for ourselves and our neighbors than to just barely make it. We deserve that and our children deserve that."

- quote from a Las Vegas Trail resident

STATEMENT OF COLLABORATION

The Las Vegas Trail Neighborhood Transformation Plan is a collaborative project of the City of Fort Worth, Fort Worth Housing Finance Corporation, and LVTRise. This Neighborhood Transformation Plan presents the roadmap for change with a shared responsibility for implementation including the City, nonprofit partners working in the area, and the local community. Every entity has a role to play in furthering the goals laid out in the plan.

The City of Fort Worth and its departments play a critical role to institutionalize, codify, and lead action on recommendations tied to land use policy, infrastructure, and public space improvements. In partnership with the Police Department, the City's Code Compliance Department has already set in motion a plan of action to track and improve the health and safety of LVT multi-family housing complexes. The Police Department has launched a data-driven violent crime reduction plan that includes the use of cameras and the Fort Worth Real Time Crime Center that shares instant information with neighborhood police officers. These and other policy actions will require sustained effort over time to realize substantial improvement or redevelopment of neighborhood properties.

The redevelopment of housing in the neighborhood will fall to both the Fort Worth Housing Finance Corporation and Fort Worth Housing Solutions, which is the City's Housing Authority. Both of these agencies can share the responsibility for the development of affordable housing and the purchase of property for residential redevelopment. The Housing Finance Corporation can provide affordable housing incentives and partnerships to developers to significantly improve existing developments, as well as build new housing.

As a partner in its creation and an established community resource, LVTRise will continue to champion the LVT plan into implementation. As the primary champion, their role is to promote the plan among new and existing neighborhood partners as a representation of community needs, desires, and priorities in the current moment. LVTRise's special expertise in addressing the human needs of the neighborhood and in communication with residents will be key to ensuring the success of ongoing efforts.

Realizing the potential of Las Vegas Trail will require a coordinated effort among many partners working across a broad spectrum of fields toward the goals set by the LVT community and represented in the Las Vegas Trail Neighborhood Transformation Plan.



CHAPTER 01

INTRODUCTI

(Photo) Neighbors with child in arms cross Calmont at Thorny Ridge Park, midblock. The nearest intersection at Dale Lane is visible in the background, and doesn't provide pedestrian crossing safety infrastructure. (Source: Interface Studio).



201

RISE
COMMUNITY CENTER

8211

FOOD ANTRY
SWITCHLIFE
COMMUNITY FITNESS

FIRE LANE NO PARKING

LIBRARY
RETURN

PROJECT BACKGROUND

Introduction

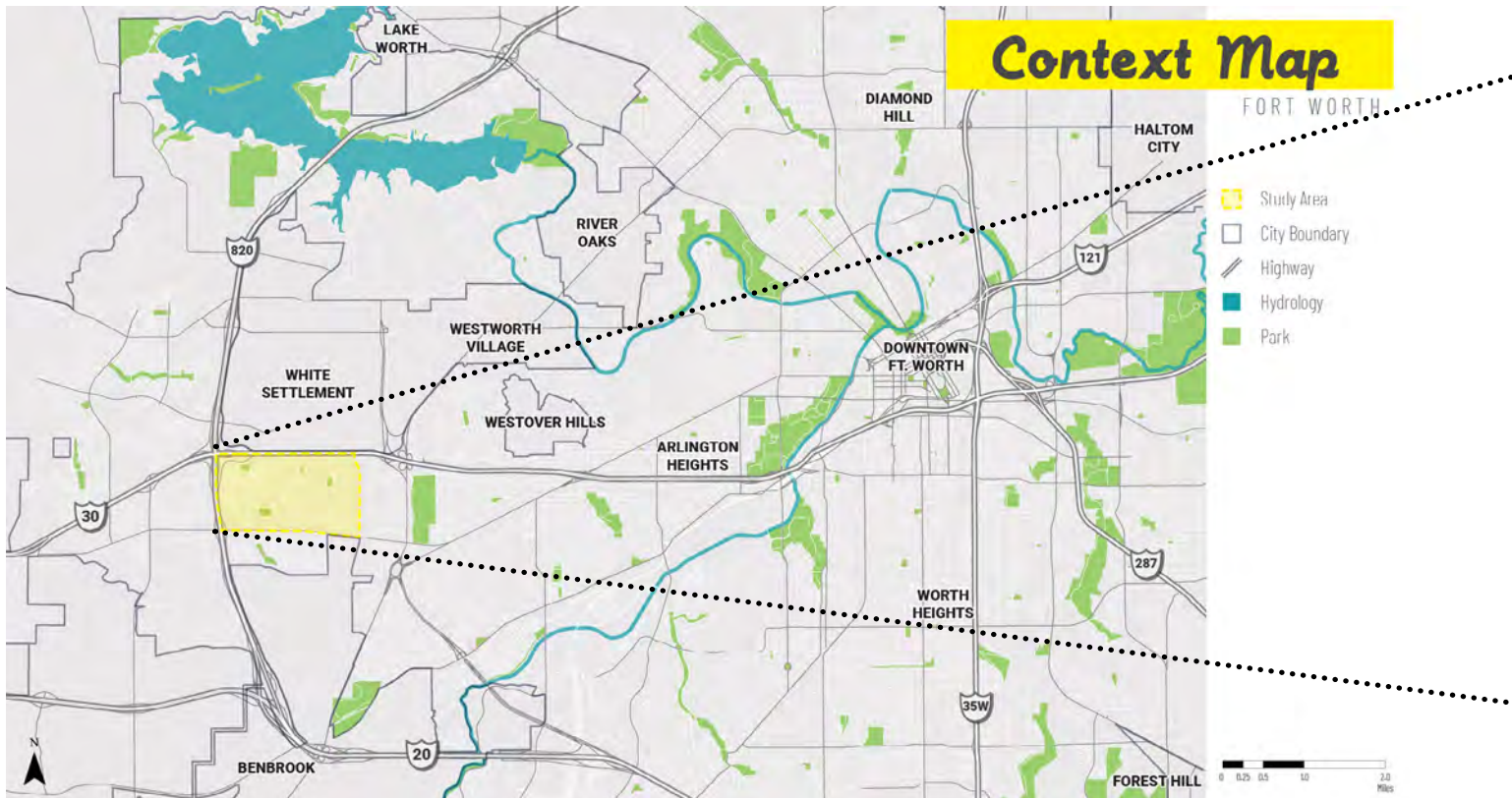
PROJECT BACKGROUND:

The Neighborhood: Yesterday and Today.

Where is the “Las Vegas Trail Neighborhood”?

For years this neighborhood was referred to as Western Hills North formally organized as the Western Hills North Neighborhood Association. Simply described by many residents as “Western Hills”, it generally describes an area much larger than our Las Vegas Trail (referred to as “LVT”) Plan study area. The LVT Neighborhood referred to in this plan is bound by Interstate 30 on the north, Cherry Lane on the east, Camp Bowie Boulevard West to the south, and Loop 820 on the west. The neighborhood name, “Las Vegas Trail,” could be attributed to the central north-south street bisecting the community and connecting I-30 to Camp Bowie Boulevard, Las Vegas Trail.

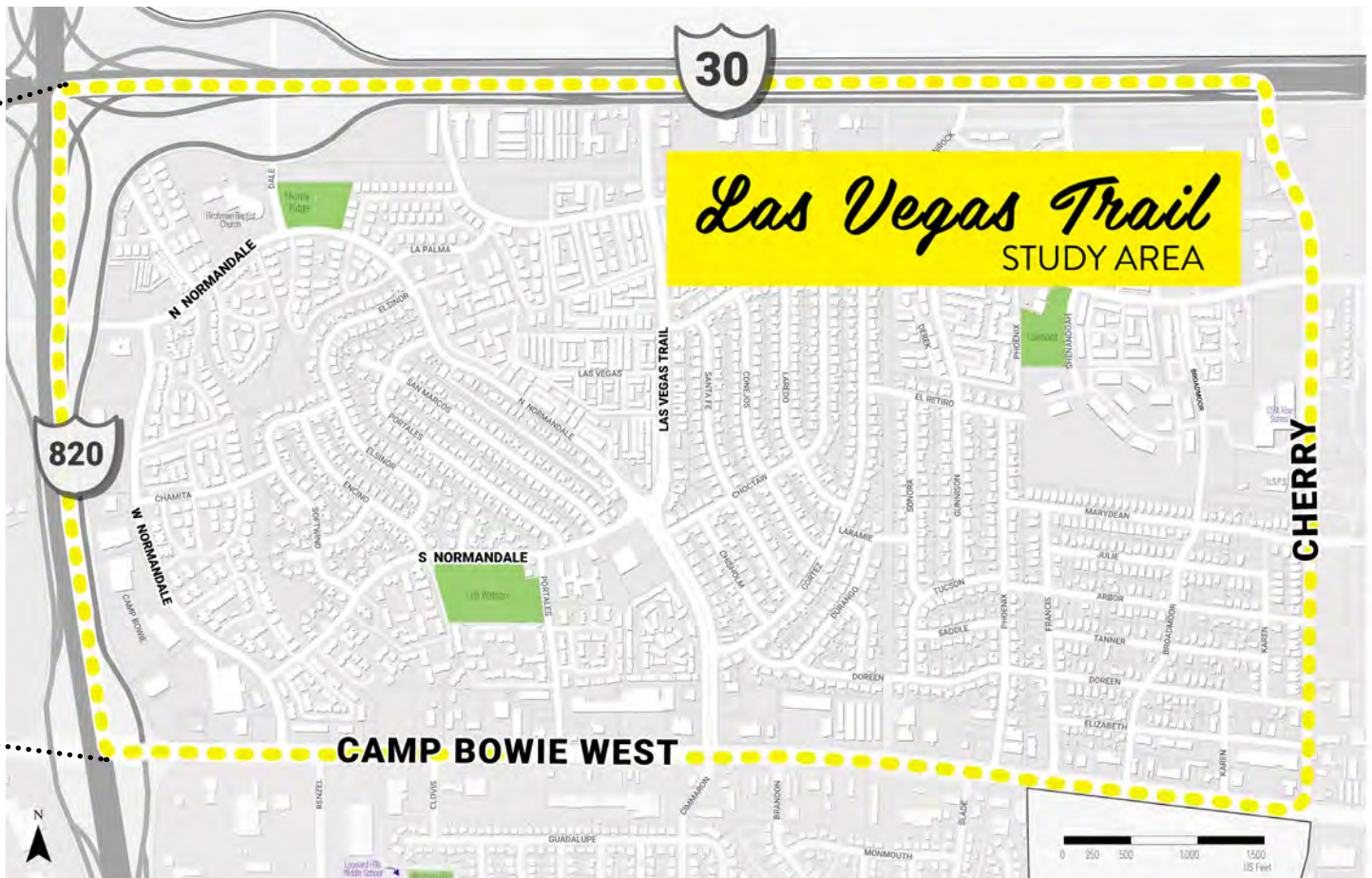
Many residents attribute the name to a 2017 series of stories the Fort Worth Star-Telegram released which brought many of the neighborhood’s challenges into full public attention. Even today, some residents don’t describe their home as “Las Vegas Trail”. This is only one of the many ways this neighborhood is still finding its identity in this moment in time.





Street sign at the intersection of Cortez Dr. and El Retiro Dr. shows “Western Hills North” placard.

Las Vegas Trail (“LVT”) Study area bounded by Cherry, Camp Bowie, I-30 and Loop 820. Las Vegas Trail is also the name of the north-south road bisecting the neighborhood.

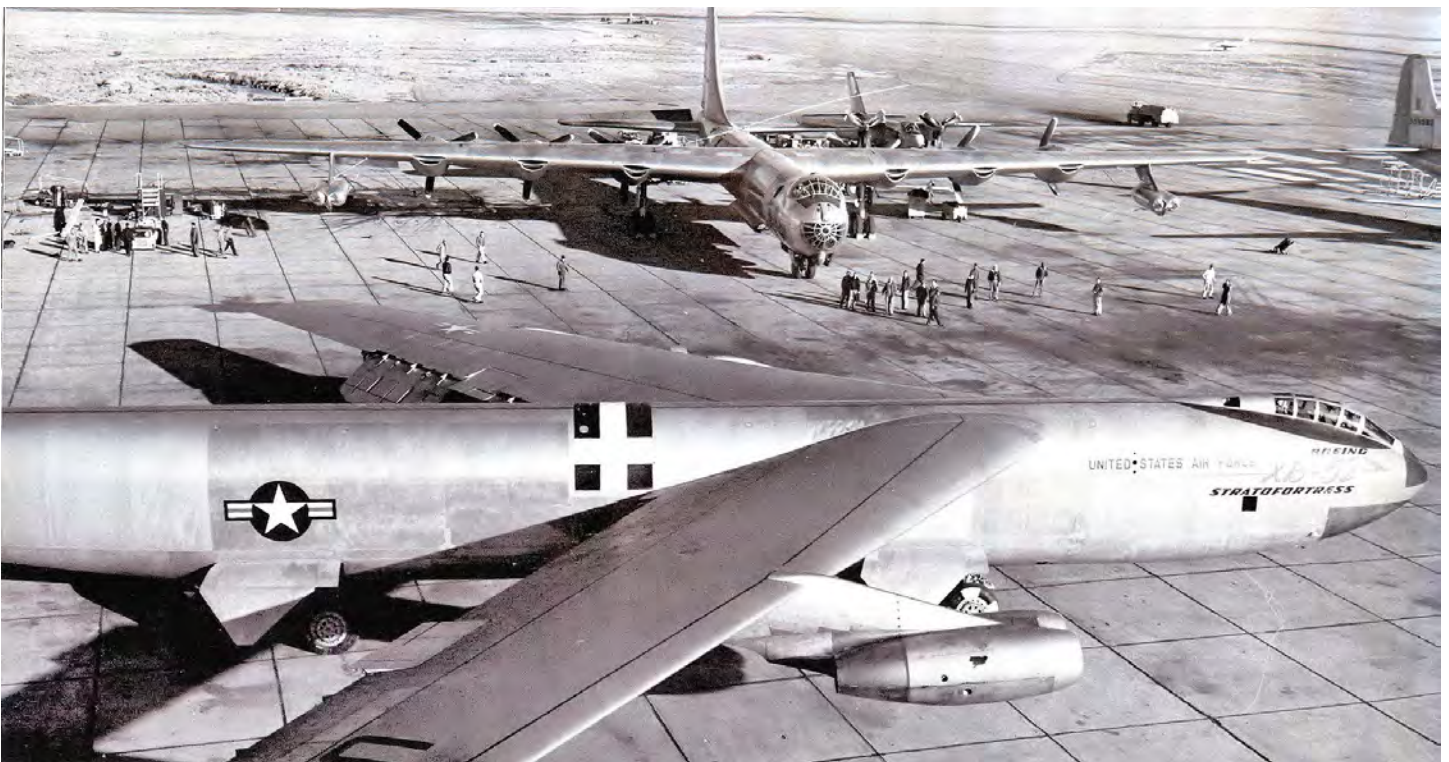


Neighborhood History

The Las Vegas Trail neighborhood was built differently than other communities. In many ways, the neighborhood was established to support Carswell Air Force Base (now the NAS JRB Fort Worth) which was operational for strategic use during both WWII and the Cold War. This neighborhood once housed thousands of families that worked at the base. Starting in the 1950s, single and multi-family properties in the area were developed to provide housing for military families and workers supporting Carswell. During its heyday, the base provided these families with most of their daily services including food and groceries, medical care, and entertainment. This meant that many of the neighborhood destinations and services that would typically accompany the growth of a residential area were never developed to support the Las Vegas Trail neighborhood.

In the 1990s, Carswell Airforce Base was recommended for closure by the U.S. Department of Defense Base Realignment and Closure (BRAC) Commission. While the base still hosts an Air Force Reserve, Navy Reserve, Marine Corps Reserve and an Air National Flying Guard Unit, the nature of the base has changed significantly.

With this realignment and the broader decline of government defense procurement, other major employers in the area at the time that provided parts or services to the base - like the General Dynamics Corp. (now the location of Lockheed Martin) - followed with significant layoffs and downsizing. With the closure of the base, many of the primarily white military families who once lived in the many multi-family complexes moved out of the area and the demographic composition of the neighborhood began to shift dramatically.



(Above) Photo of Carswell Air Force Base circa 1950s.

Project Background

Over the next 30 years, the neighborhood became much more diverse.

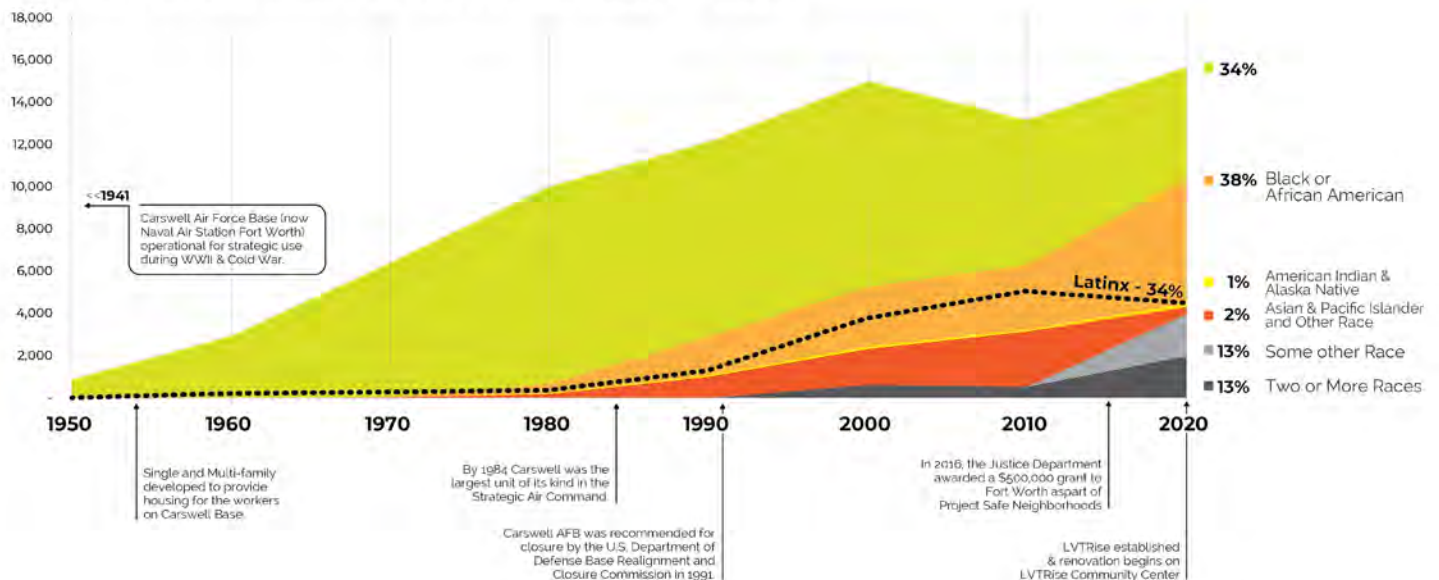
Since 1990, the LVT community has changed, but the types of housing and neighborhood services in the area did not change to meet the needs of these new residents. Today, the area has a high density of aging, multi-family housing compared to other areas in Fort Worth, and these properties are occupied by a diverse and primarily low-income community. Critically, LVT lacks the neighborhood commercial core and services that are typical in other neighborhoods in Fort Worth. Residents have to travel outside the neighborhood for healthcare and other daily needs.



(Above) Images above show multi-family apartment complexes located in LVT. Apartment complexes vary greatly in size and quality.

(Below) Graphic of the Las Vegas Trail population over time from 1950 to

TOTAL POPULATION OF LVT AREA (1950 - 2020)



More Recent News

In 2017, The Fort Worth Star Telegram did a series of articles investigating and highlighting the years of neglect along Las Vegas Trail and adjacent community. While the series highlighted unemployment, poverty, decaying streets, few housing options and growing drugs and crime, the series also reoriented attention of elected leaders and community influencers to collaborate and work to refocus comprehensive solutions.

Following the Star Telegram series, then-District 3 Councilman Brian Byrd organized a tour of the area with then-Mayor Betsy Price, community leaders and non-profit leaders to gain a better understanding of the challenges facing this neighborhood. It was in the days and weeks following this meeting that the coordinated effort to revitalize Las Vegas Trail began in earnest. Shortly thereafter, in the summer of 2017, an inaugural Las Vegas Trail task force was organized and included residents, nonprofits, government agencies, churches and local business owners. At that time, the task force and partners working on behalf of the community to achieve revitalization priorities set in 2017, which were: (1) crime control and prevention, (2) creating a community center, and (3) code enforcement.

In 2018, a mobile community center in the form of a 45-foot RV, was dispatched throughout the community offering social services while a plan was developed for a permanent solution. The former Westside YMCA was purchased by the City of Fort Worth, renovated and re-opened in early 2020 as the Rise Community Center. Today, the Rise Community Center offers community-facing services and programming

operated by LVTRise, a local non-profit. Making further progress toward community priorities identified by the 2017 task force, IDEA Public Schools opened a new charter school facility on Cherry Lane in 2019. The new K-9 school currently enrolls 468 students in the area, and will expand to include grades K-12.

Today, many people are proud to call Las Vegas Trail home - even if they don't call it by that name. Huge progress has been made to bring new attention and investment to help the Las Vegas Trail neighborhood evolve into a place that better serves residents and families in this community.

What's a Neighborhood Plan?

This neighborhood plan will be a roadmap for both Las Vegas Trail residents and local leaders to help drive changes that reflect the community's vision and goals.

Who's involved?

LVTRise, the City of Fort Worth, and Fort Worth Housing Solutions led this project with funding from the Fort Worth Housing Finance Corporation. As a new City Councilman, Michael D. Crain (former Chief of Staff for the exiting Councilman of District 3) was elected in 2021 bringing an invigorated energy to the community. Councilman Crain launched the Las Vegas Trail Revitalization Project in the first few weeks of his term. In support of this work, project leaders hired a team of national and local experts in urban planning, design, transportation, economics and community engagement led by Interface Studio. The City of Fort Worth formally entered into an agreement with the selected team in November of 2021.



The Rise Community Center



The IDEAS Rise School

"Been here too long to move elsewhere..."

- Public outreach participant

FORT WORTH
Weekly
 Leaving Las Vegas Trail
 Hope sprouts up through the cracks amid the intriguing period architecture in this troubled Westside community.
 STORY AND PHOTOS BY JUAN R. GOVEA
METROPOLIS
 The Women's March for reproductive health care is Saturday downtown.
 BY MADISON SIMMONS
EATS & DRINKS
 With the arrival of Il Modo, downtown once again has a fine-dining Italian spot.
 BY KRISTIAN LIN
STUFF
 We're not saying Dak is the next Tom Brady, but ...
 BY PATRICK HIGGINS
MUSIC
 Post-rockers Driving Slow Motion aim for emotion and achieve it on their new album
 BY JUAN R. GOVEA
 September 29-October 5, 2021
FREE
 fwweekly.com
MOTEL
 Landmark Lodge
 WELCOME
 LCD TV - MICRO - FRIDGE
 PETS ALLOWED
 DAILY & WEEKLY RATES
 NEW ROOMS
 COIN LAUNDRY
 FREE WIFI
PICK OF THE WEEK!
 Ramblin' Roads Fest.
 (See Page 17)
 ARL - TX
 Ramblin' Roads
 MUSIC FESTIVAL 2021

News coverage of LVT from 2021 referencing earlier articles about the community and the positive steps taken to address local challenges.

Why now?

This plan will chart a course for continued revitalization of the Las Vegas Trail neighborhood. Through this effort, we aim to catalyze a vision and priorities for the future of the community that will continue to improve:

- The economic conditions of the neighborhood to attract private investment;
- The neighborhood's physical conditions, particularly public infrastructure;
- Housing opportunities and mix of land uses;
- Neighborhood safety;
- Incomes and mobility of the residents.

The plan should build upon the considerable progress that the Rise Community Center has already made in building consensus and revitalizing the neighborhood since it moved into the renovated Westside YMCA building in October 2020. Following the initiation of this project by Councilman Crain, the City announced that the Las Vegas Trail neighborhood would be the recipient of a \$3.5 million dollar Neighborhood Improvement Plan Grant. With new local capacity and catalytic investment, the Neighborhood Transformation Plan gathered community input to identify the best ways to focus new investment, energy, and capacity to improve the area and empower the local community.

The Rise Community Center continues to serve as a community resource hub, growing and evolving to meet the needs of area residents. Coinciding with the development of this plan, Rise Community Center campus expanded to include a new Boys and Girls Club facility on-site. The Boys and Girls Club began operating out of the newly built facility June of this year and is serving 50-60 children

per day, with programming focused on education, arts and crafts, and health and wellness.

In addition, Child Care Associates is finalizing plans to build and operate the new Head Start facility adjacent to the existing Rise Community Center. Land preparation and construction of the facility is estimated to start late summer or early fall. Construction and fit out of the eight-classroom, approximately 8,600-square-foot child development facility is projected to take 18 months. Child Care Associates estimates it will serve 100 children through the Head Start and Early Head Start programs. Early Head Start serves pregnant women and families with children under age 3. Head Start programs serve children between 3 and 5 years old. These programs are free and designed to promote school readiness for children from low-income families.

With respect to resident desire to improve safety and cleanliness, The City of Fort Worth established a new Public Improvement District (PID#21) to maintain clean and safe conditions in the core of the neighborhood. This provides significant and important annual resources for neighborhood improvement.

Through the creation of this Neighborhood Transformation Plan, these new community assets and amenities will become part of a thoughtful and coordinated system of improvements that will make a meaningful and lasting impact on the Las Vegas Trail neighborhood for years to come.



SCHOOL BUS

107

STOP

CHAPTER 02

WHAT WE HEAR

PHOTO: Neighbors complete surveys during the Pop-up Block Party at LVTRise (Source: Interface Studio).

RD



WHAT WE HEARD

Community Engagement

WHAT WE HEARD:

Community engagement is the foundation of the Transformation Plan.

The plan's creation involved different community outreach tools throughout the project, and created fun and unique ways for residents to weigh in on ideas throughout the planning process:

- Two public events at the Rise Community Center drawing around 400 residents and neighbors to participate;
- One neighborhood-wide survey in English and Spanish with 615 responses;
- Interviews, focus groups, and constant contact with an advisory committee of neighborhood leaders, local partners, and LVTRise staff.

TOGETHER WE RISE! COMMUNITY SURVEY

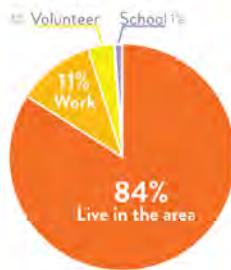
The Together We Rise! Community Survey was a huge success, thanks in huge part to the LVTRise staff who helped to spread the word in the neighborhood by posting information in area apartment complex offices and popular destinations. The City of Fort Worth also sent a mailer to every

household in the neighborhood with a print version of the survey in English and Spanish with a pre-addressed return envelope, as well as information about how the survey could be completed online. Survey participants could also drop off completed surveys at the Rise Community Center or with local partners at Restoration Center and WestAid.

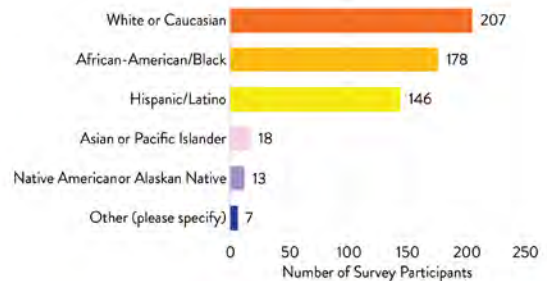
Of the 615 survey responses, 49 were completed in Spanish. The majority of survey respondents (+75%) live in the 76116 zip code. Relatively even proportions of three racial and ethnic identities share the majority of responses - African American, Hispanic/Latino, and Caucasian/White. A large majority of respondents live in rental housing, including rental apartments, houses, and condominiums. Proportions of men and women, and respondents with and without children are appropriately representative of the community overall.

(Below) Summary data on survey participants. Over 600 filled out the detailed survey which helped the team to gain critical insight into

PARTICIPANT RELATIONSHIP TO THE AREA



PARTICIPANT RACE AND ETHNICITY



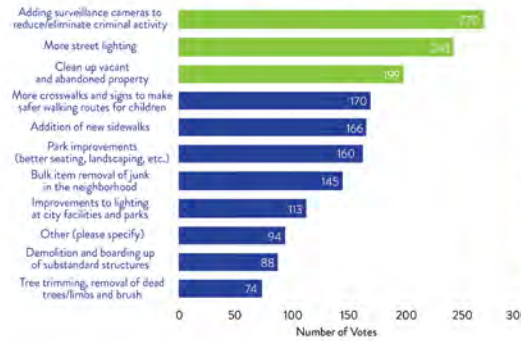
- 61%** of participants are female
- 45** average age of participants
- 38%** of households have children under age 18
- 68** respondents under age 25
- 9 YRS** average number of years in LVT
- 50%** of households have monthly income ≤ \$2,000
- 14%** of households have monthly income > \$5,000

What We Heard

Participant Opinions Summary

- When asked, "How easy it is to safely walk from one part of your neighborhood to another", the largest group of respondents indicated "Fair".
- Responses to Q15: "Which public safety services do you think are most important for the City to provide? Choose up to 3." show the highest preference for the following:
 - Highest: Crime prevention (61%)**
 - Visible Police Presence (60%)**
 - Street lighting (46%)**
 - Enforcement of codes designed to protect public safety and public health (38%)**
- Responses to Q16: "Which of these improvements would make the biggest impact to improve the look and feel of the neighborhood in the next 3 years? Choose up to 3." show the highest preference for the following:
 - Highest: Adding surveillance cameras to reduce/eliminate criminal activities (48%)**
 - More street lighting (45%)**
 - Clean up vacant/abandoned property (39%)**
 - Park Improvements (better seating, landscaping, etc) (31%)**
 - Addition of new sidewalks and More crosswalks and signage to make safer walking routes for children tied in 5th place (30% each)**
- The count of total responses in these categories, combined by theme, scored higher than the highest individual preference (surveillance cameras, 195). Pedestrian Improvements (with and without street lighting included in the total), Neighborhood Clean Up, and Park Improvements (including enhanced lighting).

WHICH OF THESE IMPROVEMENTS WOULD MAKE THE BIGGEST IMPACT TO IMPROVE THE LOOK AND FEEL OF THE NEIGHBORHOOD IN THE NEXT THREE YEARS? CHOOSE UP TO 3.

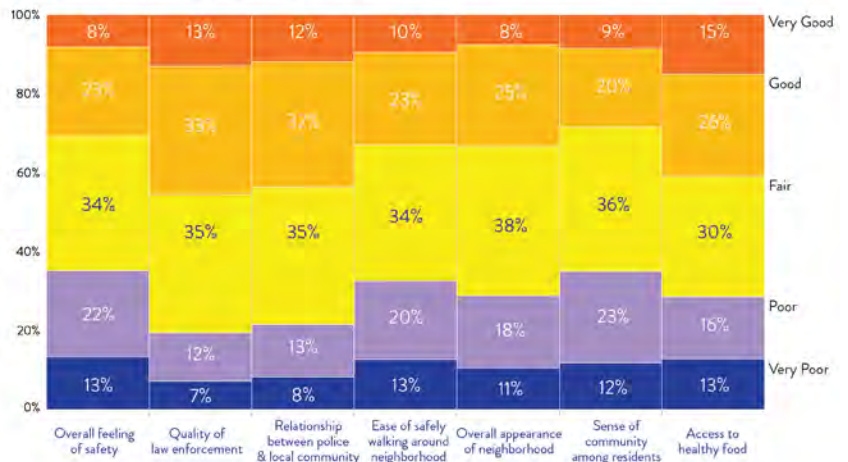


WHAT PUBLIC SAFETY SERVICES DO YOU THINK ARE MOST IMPORTANT FOR THE CITY TO PROVIDE? CHOOSE UP TO 3.

TOP ANSWERS

- 1 Crime prevention** 329 votes
- 2 Visible police presence** 326 votes
- 3 Street lighting** 237 votes
- 4 Enforcement of codes related to public safety and public health** 203 votes

PLEASE RATE THE FOLLOWING QUALITIES OF THIS COMMUNITY FROM "VERY GOOD" TO "VERY POOR"



(Above) Some key findings from both the survey and the first community event at the Rise Community Center.

TOGETHER WE RISE! NEIGHBORHOOD TRANSFORMATION PLAN

LOVE LVT BLOCK PARTY - ENGAGEMENT ACTIVITY RESULTS

On Saturday, February 19th, 2022, the Love LVT Block Party was hosted at the Rise Community Center. This event was designed to support the Las Vegas Trail Neighborhood Transformation Plan, and included a series of public input activities to gather feedback on the vision and direction of the project. The event also asked specific questions about how to spend the approximately \$3.5 million dollar Neighborhood Improvement Plan Grant.

Activity: "Choose 3" was a prioritization exercise that asked participants "Which of these improvements would make the biggest impact to the look and feel of the neighborhood in the next 3 years?" Using the set of stickers provided, participants ranked their top three preferences.

- Participants showed the highest preference for "More crosswalks and signage to make safer walking routes for children" (55 votes), "Adding surveillance cameras..." (45 votes), and "Cleaning up vacant and abandoned properties..." (43 votes)
- Categorically, the majority of votes went toward improvements related to pedestrian improvements (118 votes) and neighborhood clean up (101 votes)
- "Addition of new crosswalks..." received the highest proportion of

first priority votes (52%), while "More street lighting..." received the highest proportion of second priority votes (50%)

- "Other" and "Tree trimming and brush removal..." received the fewest overall votes. Write-in responses included, "Homeless Facility" and "Bus Stop Benches".

Activity: Thumbs Up / Thumbs Down was a visual preference survey that presented participants with an array of public realm, streetscape, parks and open space improvements. Each participant could add stickers indicating that they like or dislike the image presented. Participants were given two stickers to use in this activity.

- Of the images presented, Splash pads (50 votes), Playgrounds (32 votes), and Sports fields/courts (27 votes) are among the most desired elements to add to the public realm.
- The most disliked elements included images showing painted pavement, planters, a planted median, and artistic lighting.

Below, left: The pop-up event took place at the Rise Community Center and consisted of six different activities to collect community feedback and ideas about the plan.

Below, right: Flyer advertising the Pop-Up Block Party at LVTRise.



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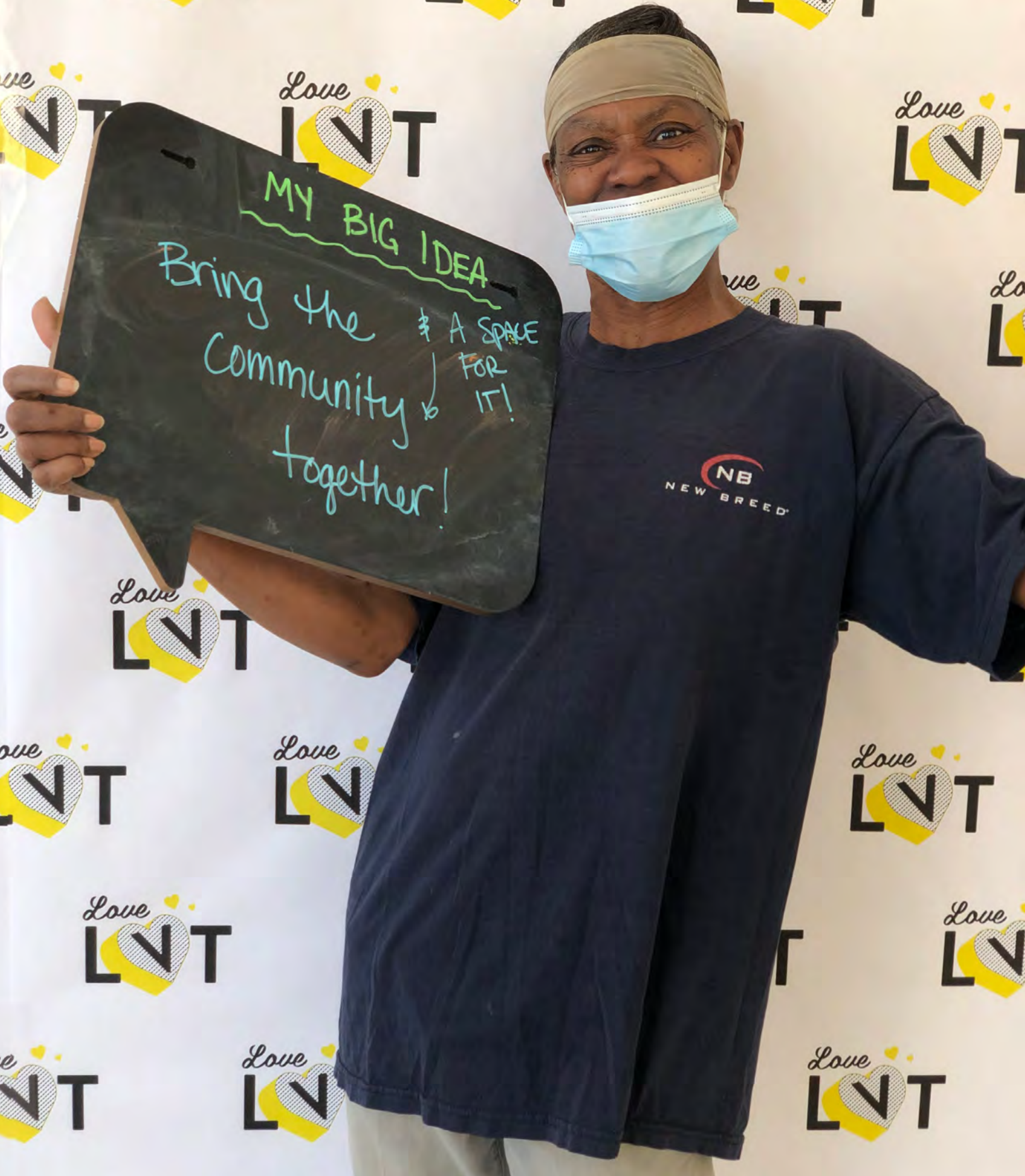
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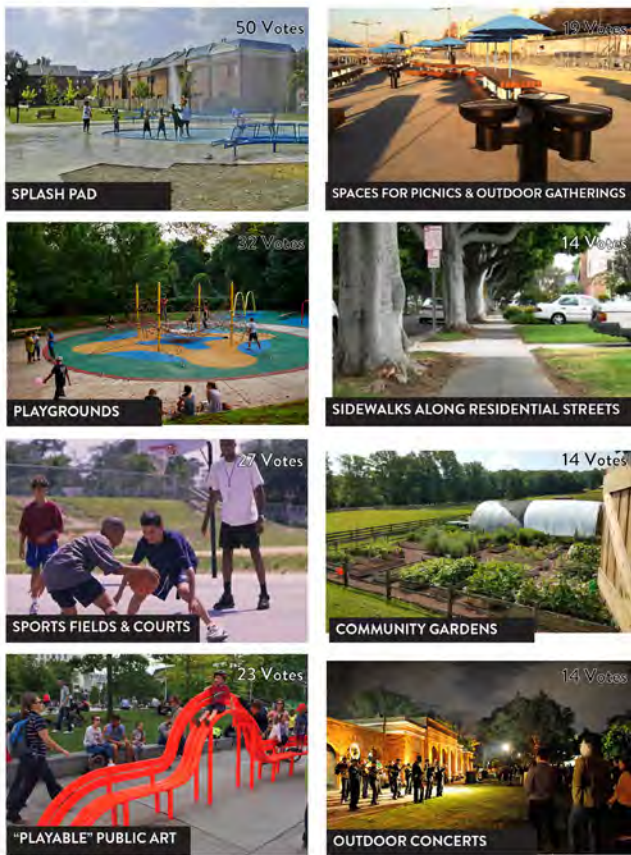


MY BIG IDEA

Bring the Community & A SPACE FOR IT!
together!



(Above) Map summarizes feedback from public event activity. Residents were asked to map locations throughout the neighborhood that they loved, where they identified issues and concerns, or where they had an idea for improvement.



STATION 3 : "Thumbs up / Thumbs down"	👍	👎	TOTAL VOTES
Splash pad	50	0	50
Playgrounds	32	0	32
Sports fields and courts	27	0	27
"Playable" public art	23	0	23
Spaces for picnics and outdoor gatherings	19	1	20
Community gardens	14	1	15
Bump-outs and protected pedestrian crossings	11	0	11
Sidewalks along residential streets	14	5	19
Outdoor concerts	14	5	19
Murals	13	4	17
Outdoor exercise equipment	12	3	15
Off-street trails	10	0	10
Activate storefronts	9	0	9
Artistic crosswalks	7	2	9
Mature trees	8	0	8
On-street bike lanes	5	3	8
Traffic calming	5	1	6
Flowers and landscaping	4	1	5
Farmer's market	3	1	4
Artistic lighting	4	7	11
Planted median	4	4	8
Planters	2	6	8
Painted pavement	0	5	5

(Above) Graphic summarizes feedback from public event activity. "Choose 3" was a prioritization exercise that asked participants "Which of these improvements would make the biggest impact to the look and feel of the neighborhood in the next 3 years?" Using the set of stickers provided, participants ranked their top three preferences.

What We Heard

SUMMER KICKOFF COMMUNITY EVENT

The event, which took place in the Rise Community Center in June 2022, gathered around 200 community residents. The event was scheduled at the end of the school year for children in the community – and their parents and caretakers – to share their input and also enjoy food and programming organized by LVTRise, the City of Fort Worth and other partners. The goal of the summer kickoff was to introduce residents with a vision statement for the

Transformation Plan and preliminary recommendations for them to provide feedback. Representatives from various city departments were present at the event sharing information and meeting residents. This included the City of Fort Worth’s Code Enforcement Division, offering another opportunity for residents to share information about code violations in apartments - a prevalent issue in Las Vegas Trail as highlighted by residents.



(Above) Photo array from community event activity. Neighbors of all ages shared their "Big idea" for the neighborhood of tomorrow. These ideas were the stepping stone to develop the vision and pillars that are the foundation of this plan.

TOGETHER WE RISE! NEIGHBORHOOD TRANSFORMATION PLAN

Participants were asked to prioritize preliminary recommendations across three categories:

COMMUNITY, NEIGHBORHOOD, and HOUSING.

- Among the most voted options, holding apartment owners accountable for the conditions and quality of their properties was the top priority for residents with 63 votes, followed by activating parks and open spaces (48 votes), and increasing fresh food access within Las Vegas Trail (42 votes).
- The recommendations with the least number of votes included redesigning Camp Bowie Boulevard to have better connections and uses (6 votes), making local destinations more welcoming and accessible (13 votes), and strengthening connections among multifamily complexes (19 votes).



What does this mean for the Transformation Plan?

- LVT residents' top 5 priorities are spread across all three categories - neighborhood, community, and housing - meaning that there is a need to implement recommendations comprehensively, keeping in mind how they may be interconnected, rather than focusing all efforts on any given category.
- Overall, recommendations related to COMMUNITY received the most priority votes (36% or 232 votes), followed by recommendations related to the NEIGHBORHOOD, and related to HOUSING, with 32% and 31% of all votes respectively.

The LVT Transformation Plan will guide neighborhood improvements and will help bring public amenities to make the neighborhood a more welcoming and accessible place for all.

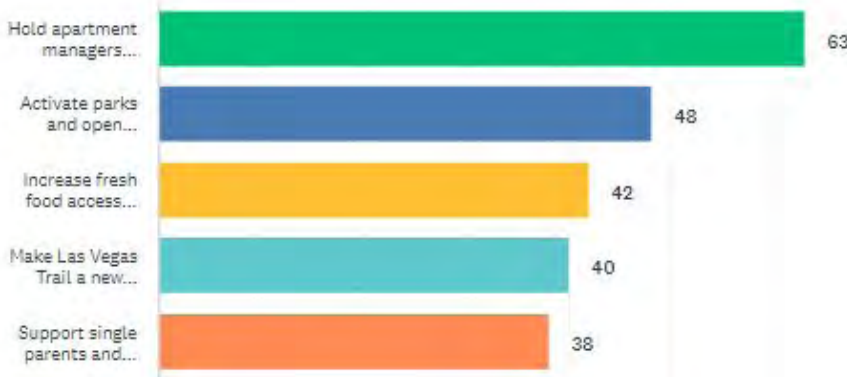


(Above, top) LVTRise staff administered the community in person to residents, if needed. (Above, lower photo) At the Summer Kickoff, community residents were asked to review and help prioritize potential strategies. Neighbors could participate directly at the Rise Community Center event or at pop-ups in multiple apartment management offices throughout Las Vegas Trail.

What We Heard

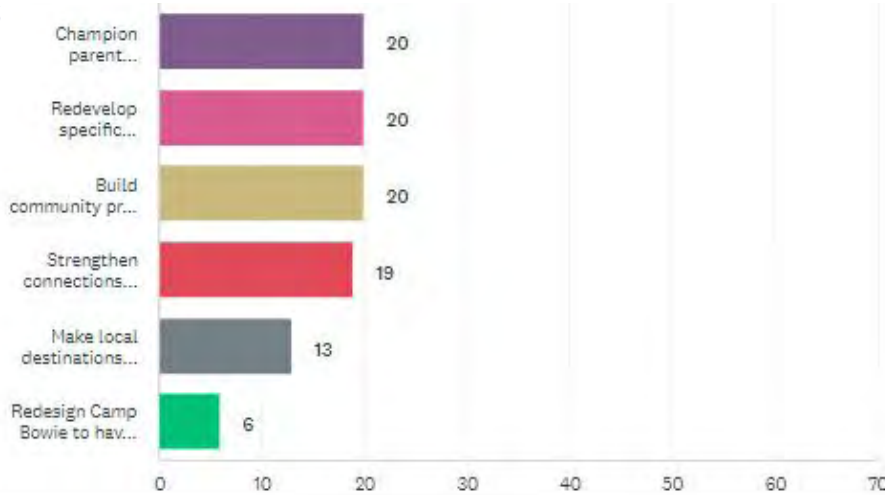
HELP US PRIORITIZE STRATEGIES: Select up to six (6) recommendations from the list below that you believe are the most important for LVT's future.

MOST VOTES



Holding apartment managers accountable for the conditions and quality of their properties was the top priority for residents, followed by activating parks and open spaces, and increasing fresh food access within Las Vegas Trail.

FEWEST VOTES



The recommendations with the least number of votes included redesigning Camp Bowie West, making local destinations more welcoming and accessible, and strengthening connections among multifamily complexes.



(Above) Data collected from resident feedback at the Summer Kickoff event, summarized. (Photo) Residents casting their votes for strategies and connecting with the planning team and LVTrise staff.

Grab
a
Post-it!


ADD
YOUR 
THOUGHTS


get local
artists
involved bc
they can bring
their exp-
& culture

Larascan
helping political

Can't get
these ideas
done until
we address
drugs & crime

Public
Safety
should be
higher!!

I agree
with
this one


I AGREE


More
Sidewalks


places for
kids to
play are
great, but
they need
to be safe!

More
creative ways
to get kids
to exercise!

SPEED
CONTROL

Better
Community
events
for
kids &
keep community
cleaner

More
Splash
Pads.
More Cross
walks.

Hydroponics
Pasta Jar
Plastic cup
Plant seed
Water

Better
road
conditionall

Better control

Pillars of the Plan

Some words were used again and again to describe the kind of neighborhood residents want Las Vegas Trail to be. Each of these words is associated with one of the three pillars that will organize the Las Vegas Trail Transformation Plan - **Community, Housing, and Neighborhood**. Together, the vision words and pillars are represented in the Neighborhood Vision for Las Vegas Trail. As the plan develops, each of our community goals will nest under one of these three pillars.

"People here need to see and know what's possible, they need to see their own potential"

- Public outreach participant

PILLARS OF THE PLAN

Together we realize a new future for our **COMMUNITY** as we build a healthy, informed, enterprising, and a strong community of individuals and families.

Together we set a new standard for quality **HOUSING** in the area that will ensure the neighborhood continues to offer safe, stable, affordable, and accessible housing to all residents regardless of family size, race, ability, or means.

Together, we create a **NEIGHBORHOOD** for all to enjoy that is even more connected, green, supportive, and safe for every resident as it grows.

CHAPTER 03

LVT COMMUNITY

PHOTO: Neighbors and volunteers during a food pantry event at the Rise Community Center (Source: Rise Community Center).



TEAM

COMMUNITY
Together we take action!

COMMUNITY

Together we realize a new future for our community as we build a healthy, informed, enterprising, and strong Community of individuals and families.

Las Vegas Trail (LVT) is a community made up of people from different backgrounds, who speak different languages, and have families of different sizes. The neighborhood itself has pockets of different housing, economic, and demographic characteristics. Data representing these “typical” socioeconomic and demographic characteristics of LVT residents tell an important story about the experience of living in this area.

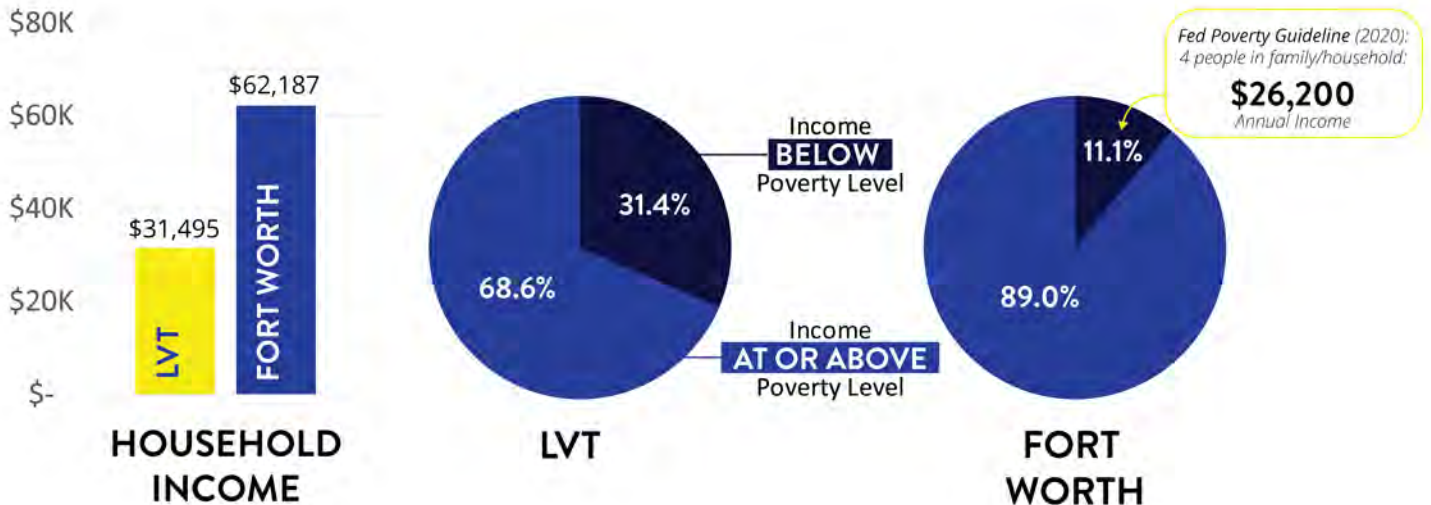
Today, too many Las Vegas Trail families experience poverty and food insecurity. The proportion of families and families with children under 18 years of age whose income in the last 12 months was below the poverty line was three times higher than the city overall.

The Federal Poverty Guideline - often referred to as the “poverty level” or

“poverty line” - for 2020 for a household of four people was \$26,200 annual income. The median annual household income for an LVT household in 2020 was \$31,495, whereas the median household income for the average Fort Worth family was \$62,187. It should be noted that areas within the LVT neighborhood that are made up of primarily single-family homes tend to have a higher median household income and characteristics more similar to the average suburban family in Fort Worth. Because of the significant number of multi-family apartment complexes in that area and the residential density within these properties, when demographic and economic characteristics of the area are gathered from sources like the US Census the area’s average demographic trends tend to represent those living in the multi-family properties.

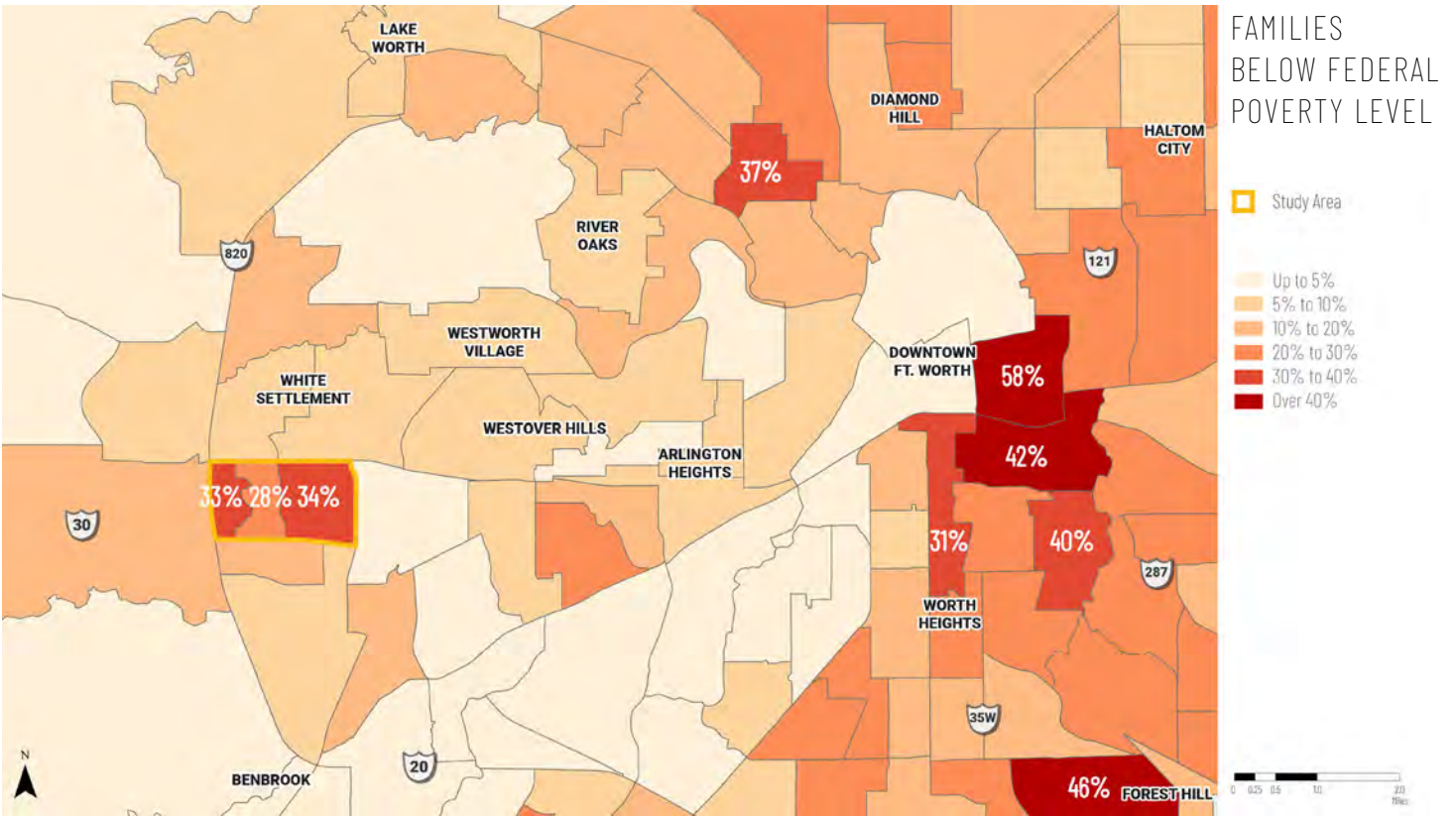
INCOME BELOW POVERTY LEVEL

Poverty status of families by family type and presence of children under 18 years

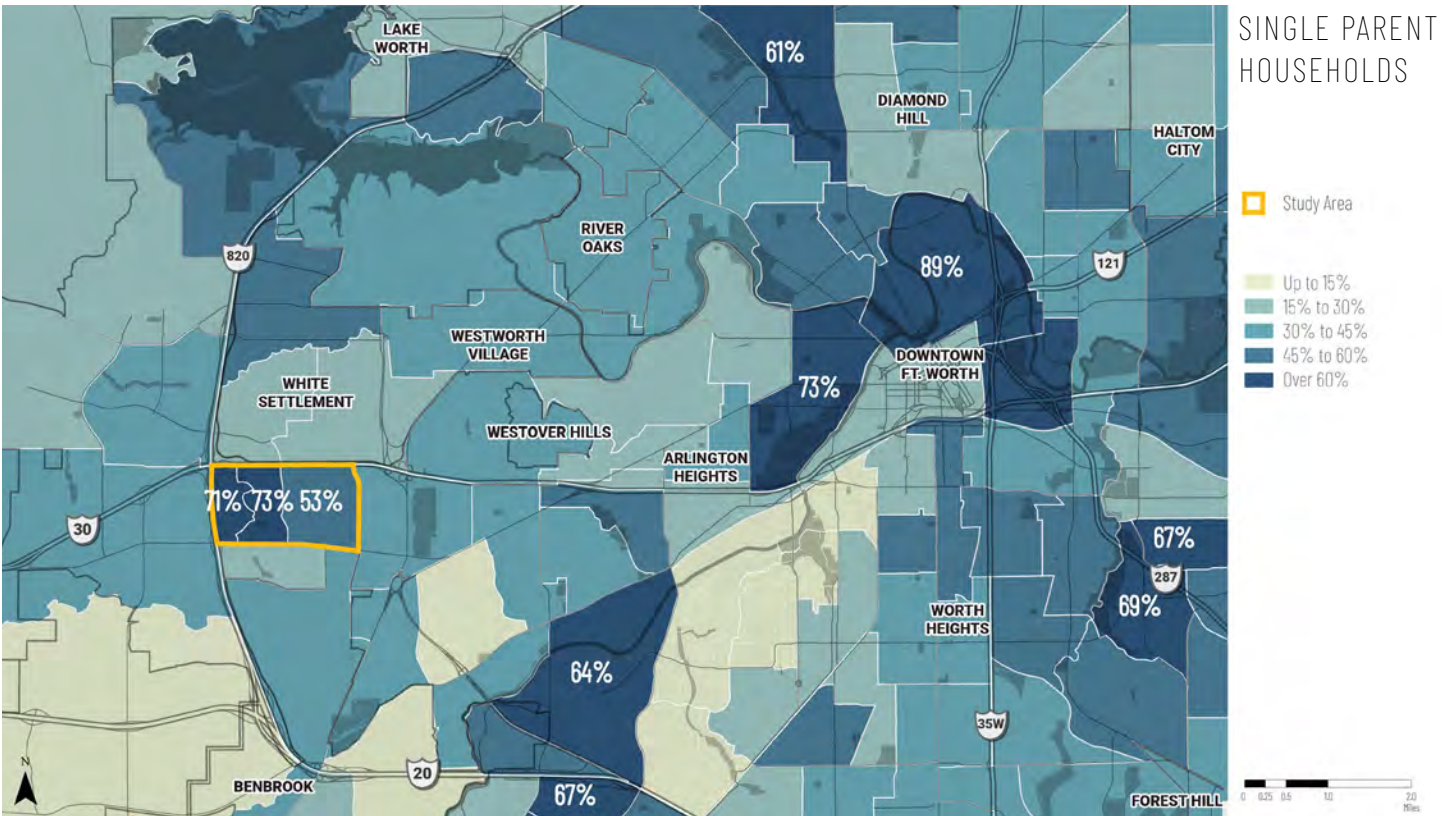


(Above) Graphic depicts the proportion of families with children under 18 years of age whose income in the last 12 months was below the poverty line was three times higher than that of the City overall.

Recommendations - COMMUNITY



(Above) Map shows families below the poverty level. On average, 32% of Las Vegas Trail families are living below the poverty line. Source: ACS 5-year Estimates, 2015-2019



(Above) Map shows single parent family households. The Las Vegas Trail neighborhood has some of the highest percentages of single parent households in the city, with two thirds of family households being single parent households compared to 29% in the city overall. Source: ACS 5-year Estimates, 2015-2019

TOGETHER WE RISE! NEIGHBORHOOD TRANSFORMATION PLAN

Food-insecure households are not necessarily food insecure all of the time. Food insecurity may reflect a household's need to make trade-offs between important basic needs, such as housing or medical bills, and purchasing nutritionally adequate foods. Two grocery stores - Fiesta Mart and Kroger - are located in the Las Vegas Trail area.

Although these full-service grocers are located nearby, many area families struggle to afford them and seek out food assistance from the Rise Community Center, Tarrant Area Food Bank, West Aid, area churches, and other local food pantries and donation centers. What's more, the families with the most significant need are also single mothers. The majority of LVT families living below the poverty level are female householders with children and without

a husband present. The percentage of students in the local Western Hills Elementary School who meet the threshold to receive free or reduced-price lunch or other public assistance is 98.3% (2021). Today, area schools are filling a large gap in services and support to area children in need, but their programs are often at capacity.

The Las Vegas Trail population is working, but the jobs they hold aren't going to improve their economic status. The proportion of LVT residents working in lower-paying occupations exceeds that of the city. On average, LVT residents have attained lower levels of education than the average Fort Worthian by age 25. Men living in LVT are more than two times less likely to have a Bachelor's Degree than the same metric for the City of Fort Worth.

OCCUPATIONS FOR EMPLOYED CIVILIAN POPULATION (16 years and older)

Source: ACS 5-year Estimates, 2015-2019.



(Above) Chart shows occupations for those employed over the age of 16. Many LVT residents work in sectors that pay low wages which limits their ability to improve their economic situation.

Workforce training, employment coaching, or additional schooling would likely be necessary to get much of the LVT workforce into higher-paying jobs with meaningful opportunities for advancement.

Today, better job opportunities for Las Vegas Trail residents don't exist in the LVT area. The vast majority of jobs in and around LVT fall into the Retail Sales and Food Service categories. Salary ranges estimated for Tarrant County and Fort Worth for some of LVT's most popular occupations range from Food Prep & Serving Related Jobs (\$21,433), Food Service Workers (\$29,594), and Retail Sales Associates (\$38,901) annual salary in 2020 and 2021. These jobs aren't going to enable LVT residents to raise or stabilize their household's economic status.

In some ways, the physical form of the neighborhood is contributing to the entrenched poverty many people in the area experience. A large portion of LVT residents must seek employment far outside of the neighborhood, predominantly in and around Downtown Fort Worth. Downtown and other major employment centers are tough for LVT residents to access unless they have a car available to them. A higher proportion of LVT residents Carpool (13.7% LVT; 11.4% FW), Walk (5.6% LVT; 1.2% FW), and use Public Transportation (1.2% LVT; 0.8% FW) than the City of Fort Worth, overall. Jobs may be available elsewhere, but the complexity of reaching those jobs without reliable access to a vehicle makes it much more difficult.

WHAT IS CONSIDERED A LIVING WAGE IN LVT?

Source: MIT Living Wage Calculator.

A "living wage" is a wage that is high enough to maintain a "normal" standard of living that includes the local market costs of necessities such as food, childcare, health insurance, housing, and transportation. It is a metric created to used to determine a minimum income standard at which the working poor achieve financial independence.

A "living wage" for a family in Tarrant County - considering family as a single mother with two children under the age of 18 is estimated to be \$65,962 after taxes, more than 60% higher than the average median income for a family residing in LVT.



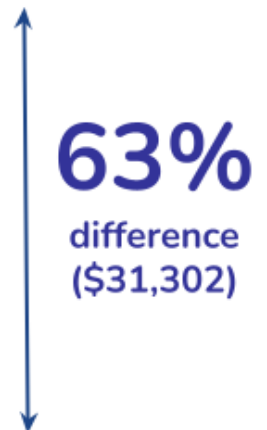
According to the US Census, a median income for a family in Las Vegas Trail is

\$34,360

\$58,200
(60% income threshold to access HUD housing assistance)

But an actual **LIVING WAGE** for a family in Tarrant County is

\$65,962
(after taxes)



TOGETHER WE RISE! NEIGHBORHOOD TRANSFORMATION PLAN

Las Vegas Trail is a healthcare services desert. In particular, there is a lack of a health clinic and family and pediatric practitioners in or near LVT. Only very basic health data is accessible to the public at the scale of a neighborhood as small as LVT in order to protect patient privacy, but healthcare data available at the tract level allows us to see how the health of the population stacks up to the City of Fort Worth, overall.

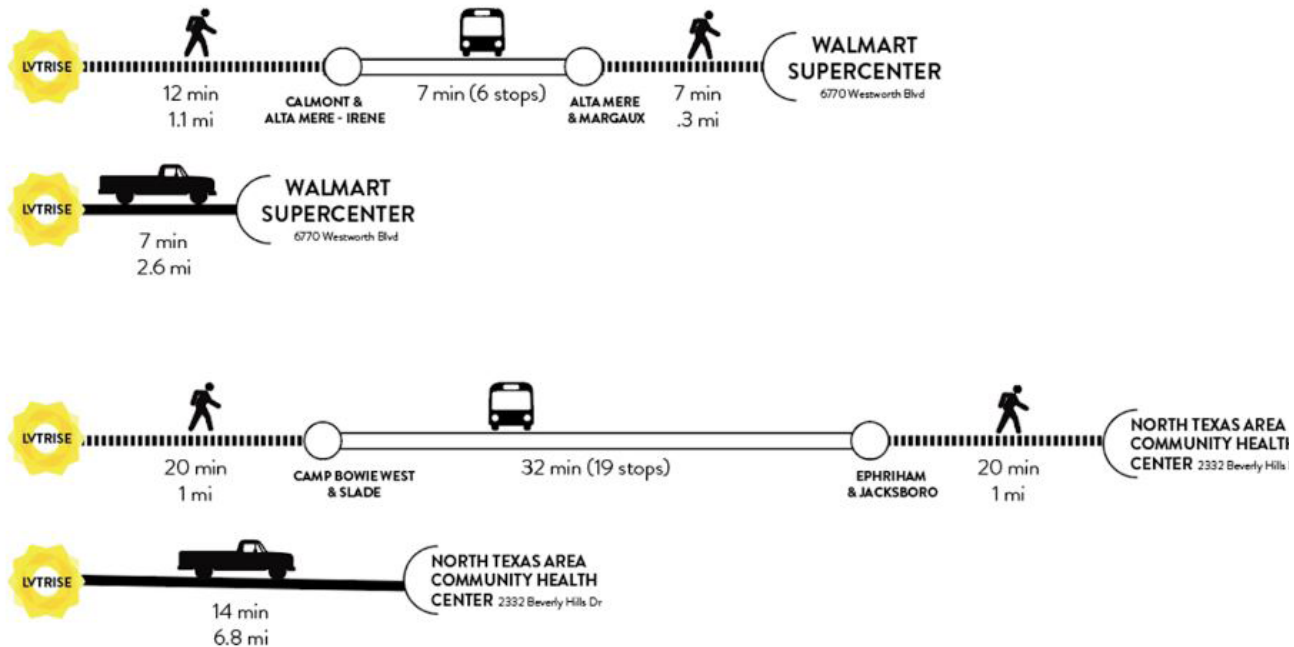
Based on US Census data, Las Vegas Trail residents show a higher proportion of health risk behaviors such as lack of physical activity and smoking cigarettes at a higher rate than the City of Fort Worth, overall. Resident access to healthcare is further complicated by the fact that a high proportion of residents are uninsured or rely on public insurance to access healthcare services. Based on U.S. Census data, 41% of LVT residents are on public health insurance and 24% have no health insurance coverage at all. Health Resources and Services Administration

(HRSA) Community Health Centers like the North Texas Area Community Health Center provide services to publicly or uninsured patients. Characteristics of patients seeking medical attention at the nearest HRSA suggest that a large portion of the LVT population may also struggle with chronic diseases and depression. Although this medical center is only a 15-minute drive from LVT, using public transportation available to area residents the journey can take almost an hour and could include up to a 40 minute walk from some areas of the neighborhood to reach the necessary transit stops to make the journey. Even for someone in great health, this journey would be taxing in the Texas summer heat.

There are some great partners in the Las Vegas Trail area who are trying to make a difference, but until more employers, businesses and neighborhood services move to the area, the local schools, churches, nonprofit partners and LVTRise have to rise to meet these needs.

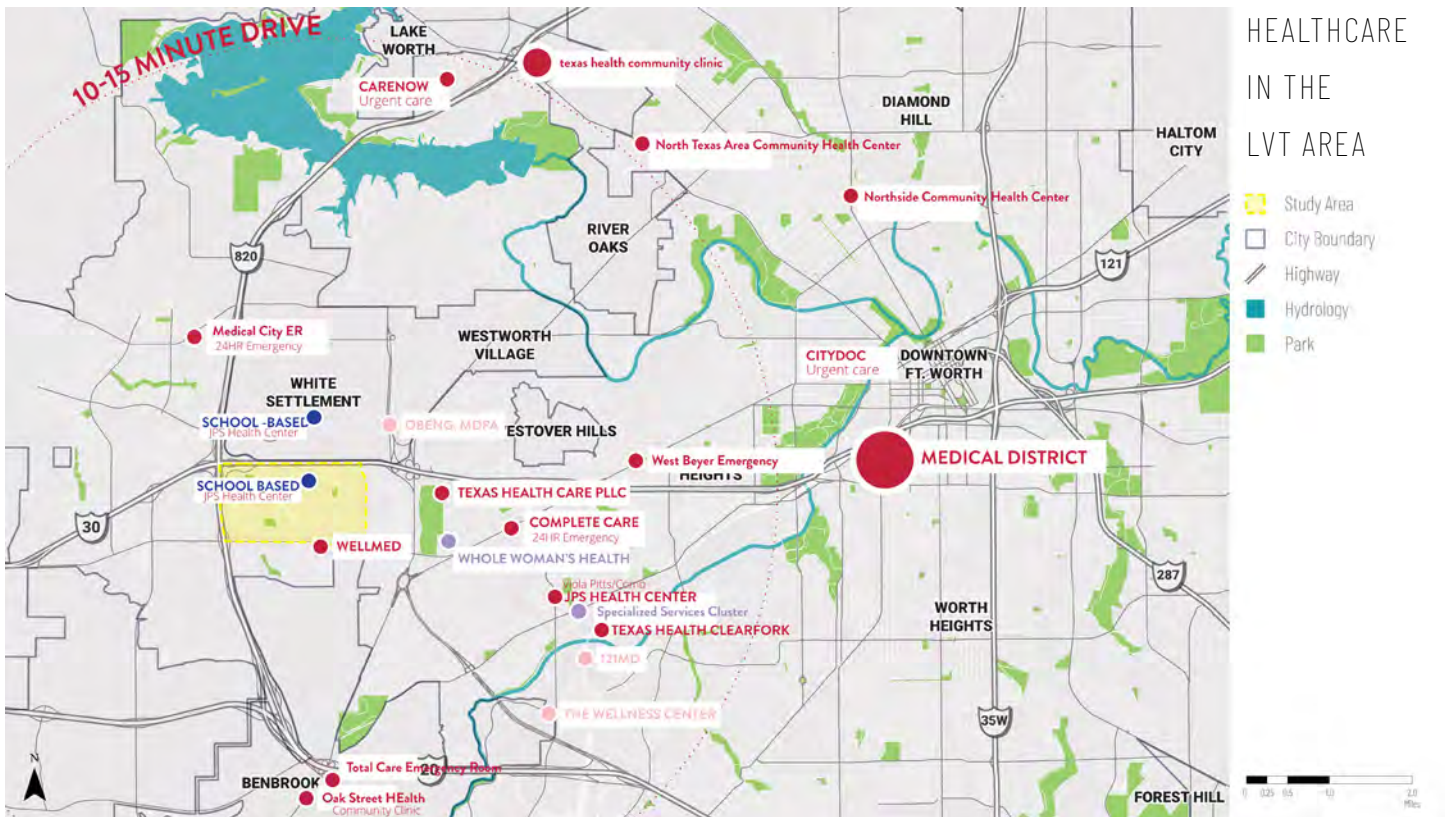
COMMUTE TIMES TO NEAREST FOOD OR HEALTH DESTINATIONS

Source: Interface Studio.



(Above) Graphic illustrating typical commute times to nearest food or health destinations. Common destinations for LVT residents, such as the Walmart Supercenter or the North Texas Community Health Center, are not accessible to those without a car. Although the map makes these locations appear only a short distance from LVT, in reality the experience of taking transit to reach these destinations can considerably extend travel time.

Recommendations - COMMUNITY



(Above) Map identifies medical facilities in the area surrounding the Las Vegas Trail Neighborhood. For those seeking mental or physical health care, options are limited for LVT residents with public insurance or no insurance. Source: Interface Studio.

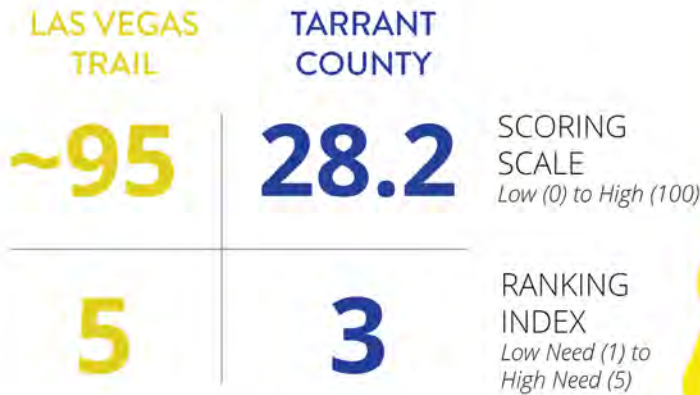
“If you have more than one social service or medical appointment on one day, it could take you all day to get to two or three appointments due to the lack of bus options and the lack of those services in our community. Why do we have to travel all over town for medical and social services? If I’m running around town, that means I’m not at work. If I’m not at work, I’m not putting food on the table for my children.”

- Las Vegas Trail resident and parent

TOGETHER WE RISE! NEIGHBORHOOD TRANSFORMATION PLAN

FOOD INSECURITY INDEX

Source: Conduent Healthy Communities Institute



FOOD PRICES ARE GOING UP!

“Low stocks supported a 6 percent further increase in the price of boneless, skinless turkey breast meat to \$3.65 per pound, 79% above the November 2020 level.”

USDA Monthly Agricultural Landscape: (Dec 2021)



Source: <https://www.healthytexas.org/indicators/Index/foodinsecurity/>
The Food Insecurity Index is calculated by Conduent Healthy Communities Institute using data from Claritas, 2021.

(Above left) The 2021 Food Insecurity Index, created by Conduent Healthy Communities Institute, is a measure of food access correlated with economic and household hardship. Places are given an index value from 0 (low need) to 100 (high need). Areas of highest need are also ranked 1 (low need) to 5 (high need) based on their index value relative to similar locations within the region.



(Above) Map illustrates walking distance to the closest grocery stores - Kroger and Fiesta Mart. Food insecurity in LVT is more than proximity but also a factor of poverty which makes local grocery options less affordable.

IMPROVE THE HEALTH OF AREA RESIDENTS

Improving health outcomes for Las Vegas Trail residents means more than bringing new healthcare facilities and doctors to the area. LVT residents want to improve the health of individuals, families, and the community as a whole. This means looking at health as much more than healthcare, but instead, as a network of spaces and programs that promote wellness, learning, healing, and health. And, making sure that spaces and resources are available to all residents, regardless of age, ability, or language.

For many, area schools provide the conduit between families and mental and physical health support services, like the Fort Worth ISD Family Resource Centers. These programs are reaching or at their capacity at many area institutions, and additional resources are needed to meet

demand for mental health support for area children and families. Through the Together We Rise! community engagement process, residents also asked for more addiction recovery resources, support for individuals experiencing domestic violence, homelessness, and human trafficking in the area.

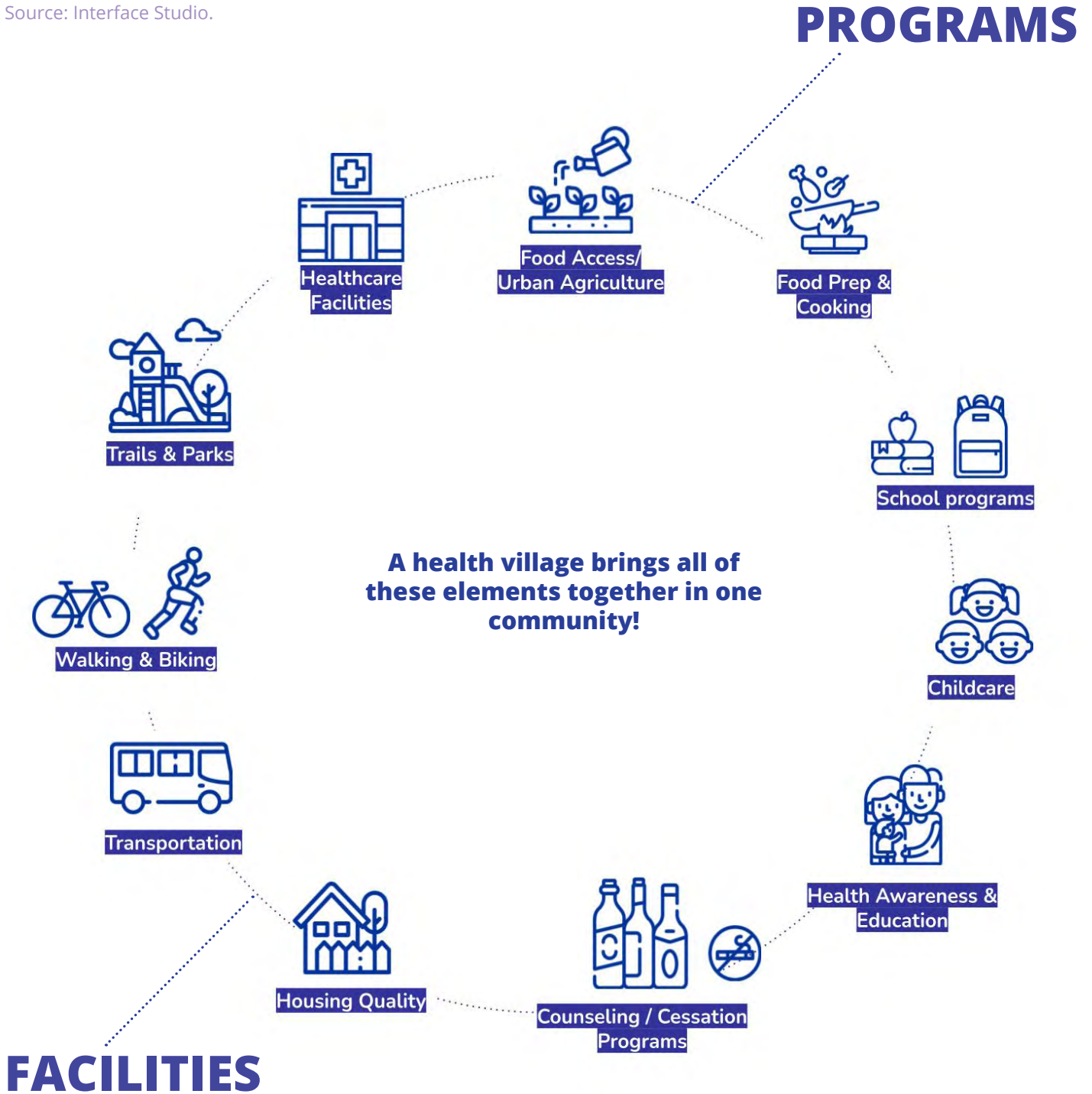
Imagine a future where the whole neighborhood is a health village, full of places that support healthy living, and wellness, and improve the lives of residents and families. In this vision, Calmont near the Rise Community Center becomes a hub of healthcare and social support services in “the heart” of the neighborhood. “The Heart” will offer spaces where people can gather to socialize, exercise, and live healthier lives.

(Below) LVTRise and the Rise Community Center is already at the epicenter of many community initiatives. The vision is to reinforce this important location by creating a health village between area schools and the Rise Community Center.



PROGRAMS AND FACILITIES SUPPORTING HEALTHY LIVING IN LVT

Source: Interface Studio.



“Health” is much more than healthcare. There are many aspects in supporting residents to live healthier lives. Improving community health will require improvements and investment in all of the areas shown above to provide the biggest benefit to Las Vegas Trail.

Locate healthcare services in “the heart” of the neighborhood along Calmont.

- Pursue location of medical and mental health services in the neighborhood.
- Continue / Expand use of the Rise Community Center space for virtual or telehealth appointments.
- Schedule regular visits by the mobile healthcare unit to provide checkups, immunizations, and family medicine services.
- Increase the proportion of residents with healthcare insurance coverage by finding new ways to disseminate information and support families to enroll in Medicaid and CHIP Coverage.

Expand the reach of services to individuals seeking support for mental health, domestic violence, and substance abuse recovery.

- Expand mental health support services available in the area. Focus first on youth and family services where FWISD Family Resource Center programs are limited.
- Continue / Expand use of the Rise Community Center space for regular “office hours” or meeting locations for third-party mental health support organizations.
- Host smoking cessation, alcohol and substance addiction support groups in the neighborhood.
- Ensure support for individuals experiencing domestic violence is a core part of and new healthcare center environment in the neighborhood.

Get more people out on wheels (bikes, scooters, and skateboards).

- Create a skate park in the neighborhood.
- Host a regular Open Street/ Ciclovía event that shuts down a neighborhood street for use by bikes, scooters, or skateboards for a day or half-day. Consider Mojave or Broadmoor.
- Bring in a non-profit partner to open a bike shop to repair and sell bikes, and train residents in maintenance and bike building. Implement bike lanes, sidepaths, and trails on neighborhood streets to create safe, convenient connections to important destinations. *(Refer to Neighborhood recommendations)*

Promote wellness and prevention in everyday life.

- Identify/Draw new partners to host health and wellness programming in the neighborhood.
- Host health-focused events that get people moving.
- Create a weekly walking program for seniors in the community.

“My “big idea” is for a skate park!”

- Las Vegas Trail teenager

Recommendations - COMMUNITY

"We need something for the older kids too - the teenagers. Give them a space just for them ...and keep them out of trouble."

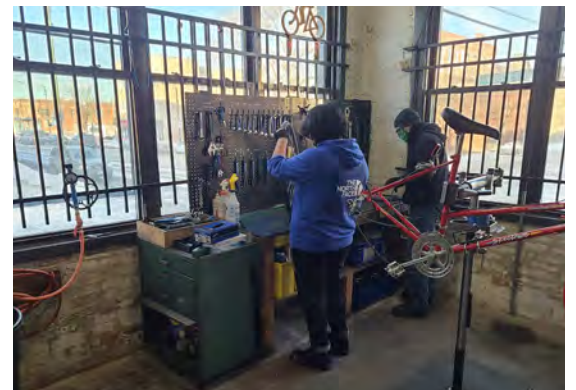
- Las Vegas Trail resident and parent



(Left) Ciclovía is an annual event celebrated on South Main Street in Lawrence, MA. For a whole weekend, the street is closed and families are encouraged to come with their bikes and spend the day downtown. The event is a larger cultural celebration with a parade celebrating the large Latin American community that resides there.

Left and Below: Working Bikes is a full-service bike shop and nonprofit organization based in Chicago, Illinois. Their mission is to give a second life to used or recovered bicycles by refurbishing and donating them through partnerships with community organizations - including veteran hospitals, health and human service agencies, transitional housing facilities, youth organizations, community centers, and schools.

In 2022, Working Bikes announced a partnership with Lyft to create the Community Mechanic Training Program (CMTTP), a locally-run workshop program designed to teach community residents about basic bike mechanic skills.



HOW TO CREATE A HEALTH VILLAGE?

Como Community Center and Viola-Pitts Health Center

The Como Community Center and Viola-Pitts Health Center are two community facilities that provide health and wellness services in the Como neighborhood of Fort Worth. Although both are city-owned facilities, services focused on physical and behavioral health are provided by Community Action Partners (CAP) and JPS health Network, respectively.

Located within walking distance of each other, both facilities offer the opportunity for service providers to operate directly in neighborhoods with the greatest need, and for residents to access a comprehensive set of non-emergency and preventive care very close to home.



(Right and below) Photos of the Como Community Center, a state-of-the-art building offering spaces such as a fitness room and gym, a teaching kitchen, a sensory playground, entertainment areas and spaces dedicated to senior programs. It is also the primary location for neighbors to access Community Action Partners (CAP) services in the area (source: HKS Architects).



INCREASE FRESH FOOD ACCESS FOR FAMILIES WITHIN LVT

Increasing access to healthy food is critical to improving the health and wellness of LVT residents. “Emergency food assistance” was the greatest need identified by residents who participated in the LVT Community Survey. The area is also considered a food desert, with 33% of an area’s residents living at least one mile from access to fresh food, and a poverty rate of 20% or greater in that area.

LVT’s physical development also plays an important role in understanding healthy food access in the area. Due to the circuitous streets and incomplete sidewalk network, the density of multi-family complexes, and a significant number of properties encircled by fencing, and controlled entries, the actual walking, driving, or transit path to local stores is likely to be longer and more circuitous. Once at the grocery stores, many LVT families can’t afford the food available for sale. There’s a critical need to create more opportunities for people in the neighborhood to access healthy food and build agency and knowledge of healthy eating and food preparation.

Engage residents in new ways around gardening, cooking, food and nutrition education.

- Pursue establishing one or more community gardens in Las Vegas Trail neighborhood in partnership with local and city organizations to establish, support, and manage the farm(s).
- Create afterschool, volunteer, and apprenticeship opportunities for youth to participate in the stewardship of community gardens.
- Provide educational material at LVTRise’s mobile food pantry and other food sale or distribution locations about nutrition, food preparation, and culturally diverse recipes.
- Host Grow-to-Cook classes in the area.

“We look at health holistically - social, emotional, mental. The social aspect is very important - having adequate facilities where folks can gather in a healthy way...”

- Las Vegas Trail resident and parent

(Image) LVTRise organizes a weekly mobile food pantry for community residents. This is the easiest way for many neighbors to access fresh, healthy food.



Recommendations - COMMUNITY



(Above) Illustration of open land near Western Hills Elementary and residential complexes potentially used for Community Gardens with connections to a network of trails created along area utility easements.

Increase affordable healthy food options available to area residents.

- Continue to expand LVTRise's mobile food program through partnerships with the Tarrant Area Food Bank (TAFB), community farms, the city's farmers market program, and local faith-based and non-profit organizations running food programs.
- Expand partnerships with local schools or other service destinations to stock a fresh produce pantry in the Las Vegas Trail neighborhood.
- Fundraise to support more locations in LVT selling produce to participate in the Double Up Food Bucks program enabling SNAP recipients to double their money when buying fresh fruits and vegetables.
- Explore the feasibility of a weekly farmers market and/or multi-season food stand in conjunction with community-supported agriculture in LVT.
- Establish a grocery delivery program for senior residents in LVT.

TOGETHER WE RISE! NEIGHBORHOOD TRANSFORMATION PLAN

CONNECT MORE PEOPLE TO AREA SUPPORT SERVICES AND HELP THEM NAVIGATE DIFFICULT SYSTEMS

The Together We Rise! Community Survey asked residents, “What needs do you or a member of your household have right now?”. The top three responses were “Emergency food assistance”, “Youth programs”, and “Help with financial or legal issues”. The fourth most popular response was an optional write-in response. These responses included a wide range of needs including, “disability resources”, “counseling”, “reproductive health services”, and “exercise programs for seniors”. Also in the top 10 most popular responses was, “Help to apply for public benefits”.

When LVT residents can meet their daily needs more comfortably, things like training courses, getting a GED, and job hunting get easier. Without better job prospects, daily needs will continue to strain cost-burdened families. These are just two factors that perpetuate the cycle of poverty and stress in this area. Local partners and new programs focused on connecting residents to resources to make daily living easier and households more stable are the first step to improving outcomes for LVT families.

Continue to promote LVT as the central hub for neighborhood resources.

- Seek funding to expand staff positions at the Rise Community Center.
- Create and maintain public services information boards in several highly-visible locations in the neighborhood and online.
- Regularly connect with area service providers and religious institutions to ensure resource information remains up to date.
- Place advertisements and articles in local church bulletins about local resources.
- Host an annual Human Services conference at the Rise Community Center inviting representatives in every service category serving the LVT area to attend and share knowledge.
- Train Trinity Metro and LVTRise to share information about resources for individuals experiencing homelessness.

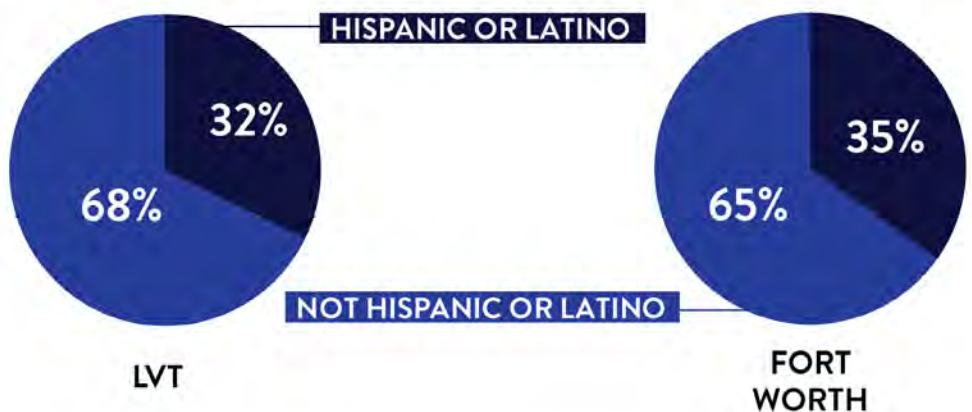
Among respondents to the Together We RISE! Community Survey:

32%
OF LVT RESIDENTS
IDENTIFIED AS LATINO

38%
HAVE LIVED IN THE
NEIGHBORHOOD

HISPANIC OR LATINX POPULATION

2020 Decennial Census



Expand resource connections related to financial literacy, budgeting, and managing credit/debt.

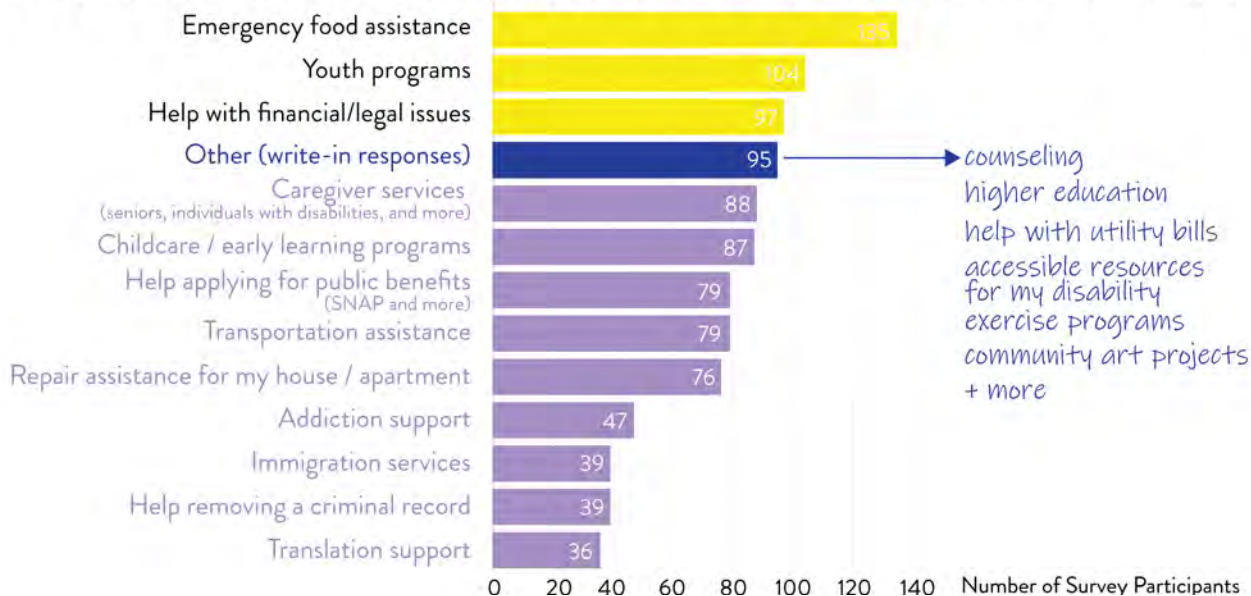
- Identify a partner to provide financial literacy, budgeting, and managing credit/debt classes regularly at the Rise Community Center or area schools.
- Encourage local schools to include/expand special programs teaching financial literacy to youth.
- Partner with local multi-family property managers to distribute information related to housing assistance for renters, energy bill reduction programs, and transportation assistance available to local residents.

Expand access to legal aid, immigration support, and services for refugees and non-English speakers in the area.

- Support local partners working with immigrants and refugees to welcome newcomers & recently migrated families and help them get established in the LVT area.
- Create awareness about and increase ESL services and citizenship exam courses available in the community.
- Hold legal immigration clinics at the Rise Community Center and apartment complexes.
- Host Warrant Forgiveness / Expungement Clinics and Court in the Community to assist residents to clear past criminal records at the Rise Community Center.
- Work with the City of Fort Worth to ensure translation support is available at all legal aid and immigration clinics.
- Connect local residents to free legal services available in Fort Worth.

Together we RISE! Community Survey Results

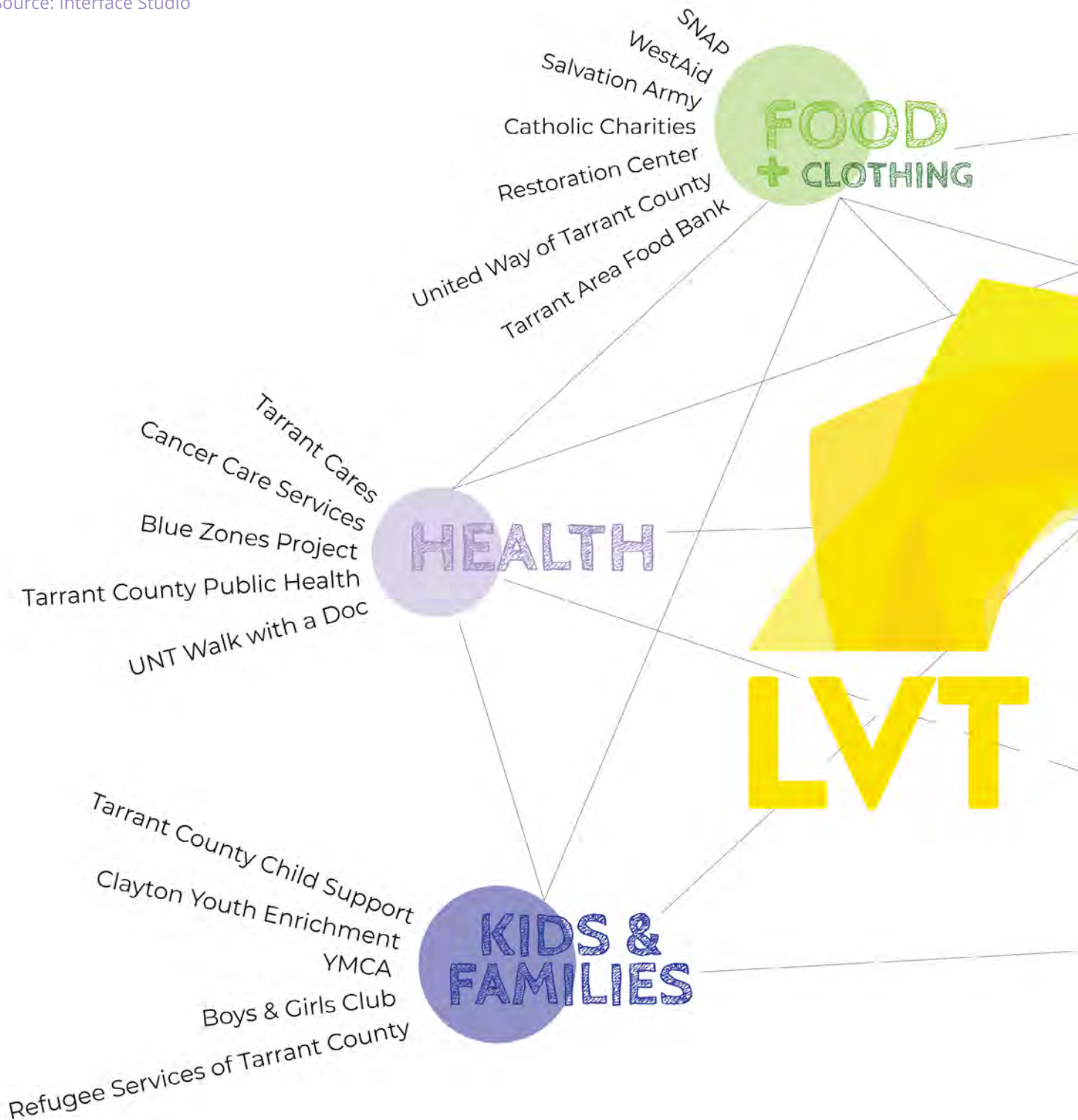
WHAT NEEDS DO YOU OR A MEMBER OF YOUR HOUSEHOLD HAVE RIGHT NOW?



TOGETHER WE RISE! NEIGHBORHOOD TRANSFORMATION PLAN

NETWORK OF SERVICE PROVIDERS AND COMMUNITY PARTNERS IN LAS VEGAS TRAIL

Source: Interface Studio



HOUSING HOMELESS + SERVICES

- Fort Worth Housing Solutions
- Legal Aid of North Texas
- Tarrant County Furniture Bank
- Center for Transforming Lives of Women and Children
- Presbyterian Night Shelter

EMPLOYMENT

- West Fort Worth Center of Hope
- Women's Center Tarrant County
- Upspire
- Workforce Solutions of Tarrant County
- WorkinTexas

RISE

+ MENTORING EDUCATION

- Fort Worth Public Library
- IDEA Public Schools
- Western Hills Pyramid

ESL

- Women's Center Tarrant County
- Western Hills United Methodist Church

SUPPORT SINGLE PARENTS AND CARETAKERS AND INCREASE PARENT INVOLVEMENT IN LOCAL SCHOOLS

Single parents have to carry a huge amount of responsibility for themselves and their children. Strengthening support for and community among these parents could make a difference in the educational success of their school-aged children. Over 60% of LVT's family households are led by single parents, and the proportion of single female households below the poverty line is three times the city's overall poverty rate. Additionally, a higher proportion of LVT residents work in lower-wage, hourly jobs which often means these individuals' workdays don't follow a typical 9 am - 5 pm schedule. Providing support for parents means offering flexibility, options, and opportunities outside of a typical workday schedule.

FWISD shared data reflecting the chronic mobility of students at Western Hills schools and its impact on student success. Student "mobility" means that a

child changes schools at least once during a school year. FWISD data shows that 90% of students that feed into the Western Hills schools in kindergarten are gone by 5th grade.

Of Western Hills second graders, 75% move schools before 5th grade begins. 80% of African-American 5th graders have been to at least 4 different schools. These high levels of student mobility play a strong role in limiting the ability of the Western Hills High School to improve overall school performance. Although families move for a number of reasons, improving area housing conditions and strengthening connections to local resources will lessen family stress and help to reduce chronic mobility. This can have a meaningful impact on student success.

Building community around parents will be a heavy lift, but it's critical to student success. What's more, it's often a school's Parent-Teacher Association (PTA), that serves community-building functions like hosting events celebrating the students, fundraising, sharing information, and coordinating support for families experiencing acute challenges. This is a full-time job, and in LVT - a community full of single parents - a strong group working on behalf of parents for student success is a critical need.

(Below) LVT Parent shares her "Idea for Tomorrow" at LVTRise's Block Party Event in 2021.



31%
PERCENTAGE OF LVT FAMILIES WITH INCOME THAT FALLS BELOW THE POVERTY LINE COMPARED TO 11% IN THE CITY OVERALL

Recommendations - COMMUNITY



(Left) Many community events organized by LVTRise are attended by parents, grandparents or caretakers, and their children. These gatherings lend themselves to both serve families and as an opportunity to build a supportive environment for other community parents and caretakers to meet.

(Below) Meeting the needs of parents and children in LVT is critical to help improve school performance.

PROPORTION OF ECONOMICALLY DISADVANTAGED STUDENTS IN AREA SCHOOLS

Source: TEA TAPR Report 2020-2021

98.3%

**WESTERN HILLS
ELEMENTARY**

88%

**WESTERN HILLS
HIGH**

81%

**WAVERLY
PARK**

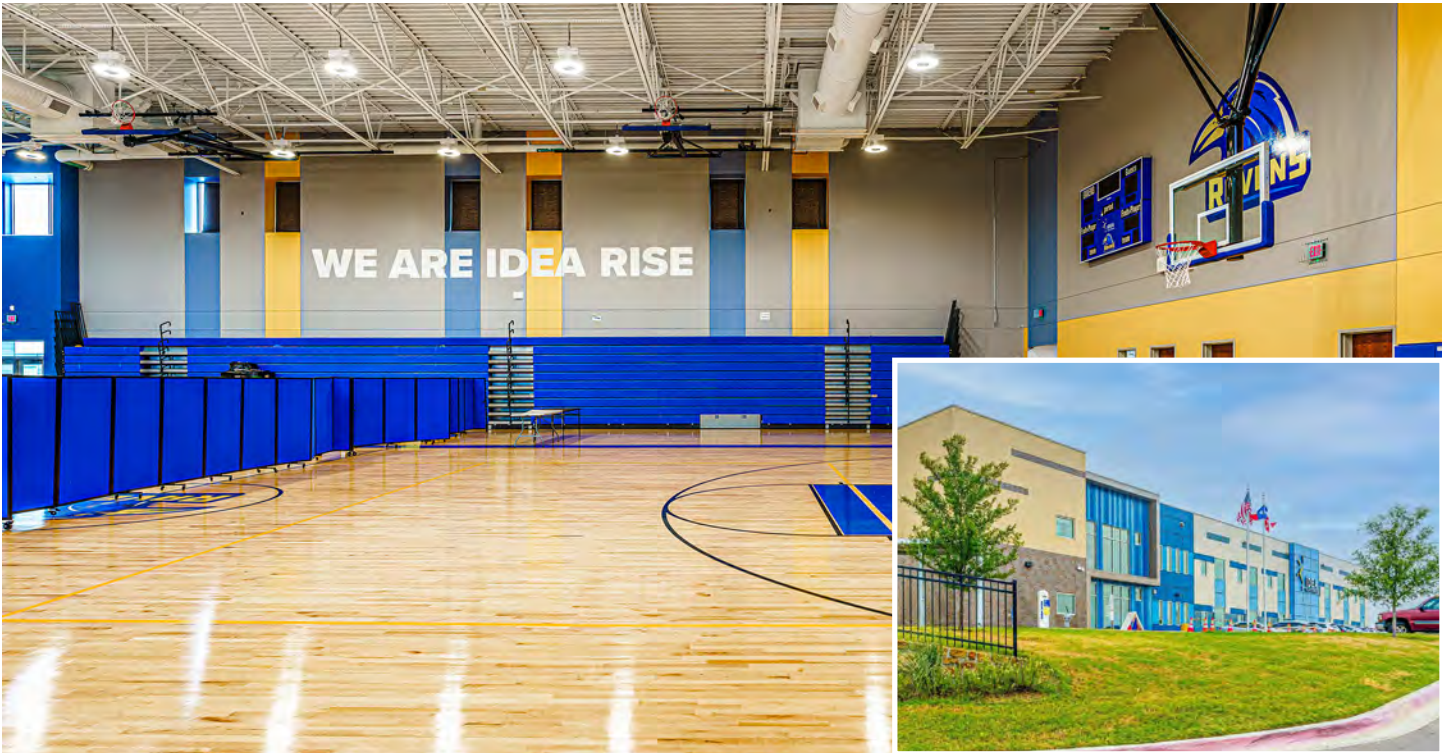
92%

LEANOARD

94%

L. MERRIT

TOGETHER WE RISE! NEIGHBORHOOD TRANSFORMATION PLAN



(Above) IDEA Rise is a state-of-the-art charter school serving children in Las Vegas Trail grades K-12. Since its opening in 2019, IDEA Rise has become an institution offering support to students and their families beyond their academic curriculum by offering spaces for afterschool programming, meet-ups with teachers, and parental assistance and education.



(Above) A basketball tournament takes place at IDEA Rise. Sports and afterschool programming have long been identified as providing positive reinforcement and mentorship opportunities among youth.

Expand child care and early childhood education offerings in LVT.

- Open the Early Head Start facility affiliated with Child Care Associates at the Rise Community Center.
- Explore the possibility of extended childcare hours or 24-hour childcare options in LVT.
- Support neighborhood residents to become Child Care Home Providers with TX HHS (i.e. support in creating an operational plan).
- Connect parents to resources that help secure and pay for childcare during working hours.

Strengthen a Parent-to-Parent support network in Las Vegas Trail.

- Create a weekly mother and caretakers’ meetup group(s) to connect caretakers to resources. Offer stipends to attend and vary the schedule so more caretakers have the opportunity to participate.
- Encourage and promote area churches to create parent/child programming.
- Expand educational programming for youth outside school hours available in LVT.

Strengthen ties between parents and area schools.

- Establish a parent liaison specialist that can help create a local PTA and support the schools in activities that a PTA would traditionally be involved in (field day, fundraising, etc.).
- Continue regular communication between LVTRise staff and area school leadership to increase knowledge share.
- Continue to cross-promote educational, mentorship, and after-school programs in the neighborhood. Work with schools to identify a means of information-sharing with parents.
 - > Space in school newsletter or beginning/end of school year communications
 - > Guest appearance by LVTRise leadership at PTA meeting / event
 - > “Office Hours” concurrent with parent-teacher conference day or other school event outside school day hours
- Implement a Safe Routes to Schools program in the area.
- Develop enriched before and after-school programs with Rise Community Center and Boys and Girls Club.

(Below) IDEA Rise promotes afterschool events and programming geared not only towards the students, but also aiming to connect with parents and caretakers.



TOGETHER WE RISE! NEIGHBORHOOD TRANSFORMATION PLAN

CREATE MORE OPPORTUNITIES FOR RESIDENTS TO BUILD SKILLS FOR SUCCESS

The unemployment rate for the civilian population in LVT census tracts ranges between 8.3%-12.2% - approximately double that of the city. The percentage of the population not in the labor force is similar to the city. Unemployed LVT residents are looking for work, but LVT residents need more work opportunities closer to home. Although transit does connect to major employment centers, including downtown, the time it takes to access these destinations by transit compared to driving can double or triple the travel time. A higher proportion of LVT residents carpool, walk, and take public transportation than the city's average for each mode of transportation.

LVT's employment challenges can be tackled in a few ways: Improve education and skills or bring more work opportunities to the area. Many social services are available through the Rise Community Center, but there's a need to expand partnerships with organizations, non-profits, and educational partners who specialize in workforce development. LVT residents are excited for these services.

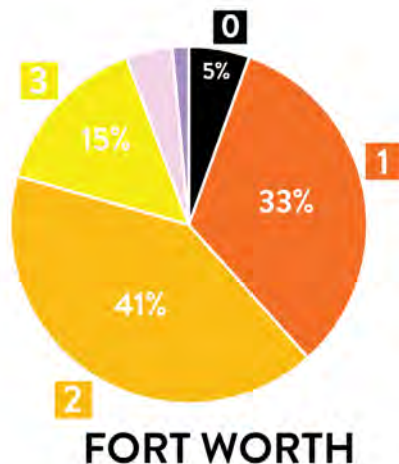
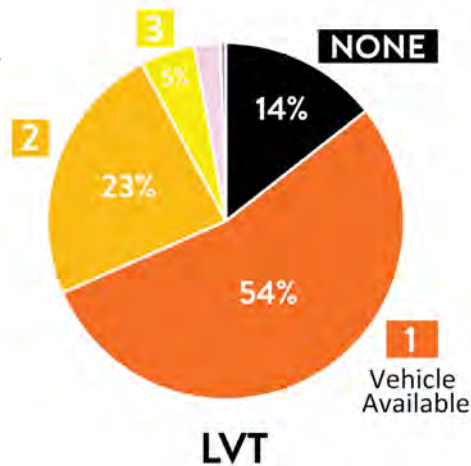
LVT residents desire and deserve to build personal skills and tools to take charge of their future. Residents who participated in the Together We Rise! Community Survey were also asked, "Which classes or programs would interest you if offered at the Rise Community Center". The top three responses were, "small business classes or training", "career coaching or job training", and "budgeting/financial and credit literacy".

Building skills for success starts with Las Vegas Trail's youth. Area schools are providing after school programs and opportunities for students, but their programs are full. Residents are asking for more programs focused on teenagers. With the addition of the Early Head Start program at the Rise Community Center led by the Boys and Girls Club, new programs and events focused on youth ages 4 to 24 will fill a much needed gap in programming for kids in the area.

VEHICLES AVAILABLE

Source: ACS Community Survey

Charts represent Vehicles Available to individuals who live in LVT and city-wide. Although transit does connect to major employment centers, including downtown, the time it takes to access these destinations by transit compared to driving can triple the travel time.



Make it easier to get a GED/Adult High School diploma in the LVT neighborhood.

- Provide evening/weekend GED classes at area schools or the Rise Community Center.
- Promote access to online degree programs at Rise Library.
- Offer day care and evening care for parents accessing programs.

Expand career job trade or training, career and employment coaching for area residents.

- Continue/Expand career and employment coaching at the Rise Community Center.
- Host regular job fairs in partnership with employers.
- Explore subsidized transit, rideshare, or other transportation support services in partnership with Trinity Metro or major employers to help residents reach employment or job training.
- Offer day care and evening care for parents accessing programs.

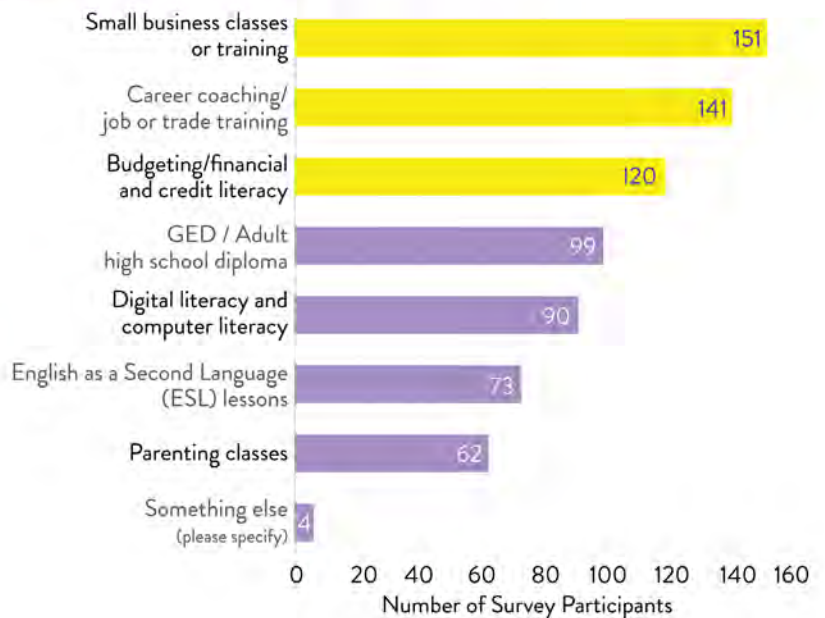
Expand programs, mentorship, and career connections for teens and young adults.

- Expand programming for teens at the Rise Community Center and public spaces around LVT (reference to Improve the health of area residents strategies).
- Bring in TCC and other College representatives to provide information.
- Encourage afterschool programs and apprenticeship opportunities for youth that build neighborhood stewardship and a sense of ownership.
- Draw new partners / partnerships in the area to provide programs in urban agriculture, construction, community leadership, among others.

(Below) When asked, "What classes or programs would interest you if offered at the Rise Community center?" Most survey respondents chose professional training, such as small business classes and career training, among their top choices.

WHICH CLASSES OR PROGRAMS WOULD INTEREST YOU IF OFFERED AT THE LVTRISE COMMUNITY CENTER?

SELECT ALL THAT APPLY.



CREATE OPPORTUNITIES FOR AREA RESIDENTS TO PARTICIPATE IN CHANGE

Community participation in the plan and attendance of the Love LVT Block Party and Summer Kickoff Pop-Up events was a great reminder that residents in LVT want to take part in the changes happening in their neighborhood. As area institutions and organizations continue to step up and expand local capacity to take charge of projects and initiatives grow, it's critical that resident voices continue to be centered on the implementation of ideas for the area.

There are ways individuals and partners at every level can welcome LVT residents to participate in neighborhood change. This includes: sharing knowledge; providing assistance in implementing new artwork and placemaking projects; supporting residents to build new businesses; and providing funding assistance to improve neighborhood safety and cleanliness.

Continue/Expand opportunities to employ local residents in cleanup, maintenance, and beautification of the neighborhood.

- Continue/Expand partnerships with organizations (Upspire, Presbyterian Night Shelter) to provide employment opportunities including cleanup, janitorial services, maintenance, and beautification to area residents and individuals experiencing homelessness.
- Explore new employment opportunities related to projects recommended in this plan (PID funding is currently dedicated for cleanup of I-30 and LVT Corridor).
- Explore opportunities to create a job training pipeline for local residents to participate in larger public works.

Increase access to small business support resources in LVT.

- Respond to community desire for local small business classes/training- Increase educational resources and/or classes related to starting a small or home-based business.
- Engage the City of Fort Worth to explore small business incentives and resources.
- Create a B2B mentorship program connecting residents to Fort Worth business leaders.
- Identify and promote a list of vetted local, minority-owned contractors able to complete work in the area.

"We need activities that include the whole family"

- Las Vegas Trail resident and parent

Involving the Community: LAS VEGAS TRAIL PID PROGRAM

An important milestone in the progress of revitalization in Las Vegas Trail is the organization's recent submission of a petition, signed by a majority of commercial and multifamily property owners in the area, and subsequent approval of a Las Vegas Trail Public Improvement District (PID). Funded by assessments of property owners within the area, the PID will support the revitalization efforts in the neighborhood and establish continuous improvement in infrastructure and economic development.

PID 21 was established June 22, 2021, for a nine-year term, expiring on September 30, 2029, and includes commercial and multi-family properties. The assessment rate is \$0.10 per \$100 of assessed value. The PID will generate a range of \$300,000 to \$400,000 a year, depending on the

current tax rate. Funding will be utilized in multiple ways:

50% of funding will be applied towards Community Safety. The Advisory Board over the Las Vegas Trail PID will decide what funding supports, such as off-duty police officers, increased security cameras, and more.

- 35% of funding will support Community Services. Implementing routine programming and access to regular social services and quality housing will assist us in strengthening the entirety of the community.
- 15% of funding will support Neighborhood Enhancements. Ranging from community projects to trash abatement and beautification, The Advisory Board will lead the efforts of uplifting the neighborhood aesthetic and functionality.

(Below) The PID was established in direct response to resident concerns about cleanliness and maintenance in public spaces and streets.



A NEW FUTURE FOR OUR COMMUNITY

In order to build a Healthy, Informed, Enterprising, and Strong Community of individuals and families, we must work together to...

COMMUNITY PRIORITY

NEED TO IDENTIFY LEADER

GOAL 1: IMPROVE THE HEALTH OF AREA RESIDENTS

* ACTIONS TO EXPLORE		+ KEY PARTNERS
Strategy 1.1: Locate healthcare services in “the heart” of the neighborhood along Calmont.		
* A	Pursue location of medical services in the neighborhood.	+ - Tarrant County Public Health - Blue Zones Project - Area Healthcare Service Providers - Catholic Charities - Beautiful Feet Ministries - JPS Health Network - Cook Children’s Hospital
B	Continue / Expand use of Rise Community Center space and laptops for virtual or telehealth appointments.	- LVTRise
C	Schedule regular visits by the healthcare mobile unit to provide checkups, immunizations, and family medicine services.	- UNTHSC Mobile Unit & Walk w/a Doc - Moncrief Cancer Mobile Unit - Tarrant County Public Health - Area Healthcare Service Providers
D	Increase the proportion of residents with healthcare insurance coverage by finding new way to disseminate information and support families to enroll in Medicaid and CHIP Coverage.	- Tarrant County - Insurance provider pop-ups
Strategy 1.2: Expand the reach of services to individuals seeking support for mental health, domestic violence, and substance abuse recovery.		
A	Expand mental health support services available in the area. Focus first on youth and family services where FWISD Family Resource Center programs are limited.	- FWISD Family Resource Center - ACH Child & Family Services - Volunteers of America - Women’s Center - Ladder Alliance - One Safe Place
B	Continue / Expand use of Rise Community Center space for “office hours” or meeting locations for mental health support organizations.	- LVTRise
C	Host smoking cessation, alcohol and substance addiction support groups in the neighborhood.	+ - Western Hills United Methodist Church - West Side Presbyterian (Domestic Violence & Speech pathologist on site) - Ridglea Christian Church (Glass House) - The Phoenix - Restoration Center
D	Ensure support for individuals experiencing domestic violence is a core part of and new healthcare center environment in the neighborhood.	+ - Restoration Center - Tarrant Cares - Safe Haven (24Hr Crisis Line) - Women’s Center (24Hr Crisis Line) - Ladder Alliance - One Safe Place
Strategy 1.3: Promote wellness and prevention in everyday life.		
A	Identify new partners to host health and wellness programming in the neighborhood.	- YMCA - Boys & Girls Club of Fort Worth - FWISD
B	Host health-focused events that get people moving.	+ - UNTHSC - Walk with a Doc - Blue Zones Project
C	Create a weekly walking program for seniors in the community.	+ - AARP Texas - YMCA - UNTHSC (Walk with a Doc)

Recommendations - COMMUNITY

COMMUNITY PRIORITY

GOAL 1: IMPROVE THE HEALTH OF AREA RESIDENTS (continued)

	*	ACTIONS TO EXPLORE	+	KEY PARTNERS
Strategy 1.4: Get more people out on wheels (bikes, scooters, and skateboards).				
	A	Create a skate park in the neighborhood.	*	- Switchlife
	B	Host a regular Open Street/Ciclovia event that temporarily closes a neighborhood street for use by bikes, scooters, or skateboards for a day or half-day. Consider Mojave or Broadmoor.	*	- LVTRise - Boys & Girls Club of Fort Worth
	C	Bring in a non-profit partner to open a bike shop to repair and sell bikes, and train residents in maintenance and bike building.	*	
	D	Implement bike lanes, sidepaths, and trails on neighborhood streets to create safe, convenient connections to important destinations. (Refer to Neighborhood recommendations).		

GOAL 2: INCREASE FRESH FOOD ACCESS FOR FAMILIES WITHIN LVT.

	*	ACTIONS TO EXPLORE	+	KEY PARTNERS
Strategy 2.1: Locate healthcare services in “the heart” of the neighborhood along Calmont.				
*	A	Pursue establishing one or more community gardens in Las Vegas Trail neighborhood in partnership with local and city organizations to establish, support, and manage the farm(s).		- Tarrant Area Food Bank - Blue Zones - Western Hills School Pyramid
	B	Create afterschool, volunteer, and apprenticeship opportunities for youth to participate in the stewardship of community gardens.		- Tarrant Area Food Bank - Blue Zones - Boys & Girls Club of Fort Worth - Western Hills School Pyramid
	C	Provide educational material at LVTRise’s mobile food pantry and other food sale or distribution locations about nutrition, food preparation, and culturally diverse recipes.		- Blue Zones - Tarrant Area Food Bank - UNTHSC - West Aid
	D	Host Grow-to-Cook classes in the area.		- Blue Zones - Common Threads - Tarrant Area Food Bank
Strategy 2.2: Increase affordable healthy food options available to area residents.				
*	A	Continue to expand reach of LVTRise’s mobile food program through partnerships with community farms, the city’s farmers market program, and local faith-based and non-profit organizations running food programs.		- Tarrant Area Food Bank - UNTHSC - West Aid - Blue Zones - Western Hills School Pyramid
*	B	Expand Blue Zones partnership with local schools or other service destinations to stock a fresh produce pantry in the Las Vegas Trail neighborhood.		- Blue Zones
*	C	Fundraise to support more locations in LVT selling produce to participate in the Double Up Food Bucks program enabling SNAP recipients to double their money when buying fresh fruits and vegetables.		- Blue Zones
	D	Explore the feasibility of a weekly farmers market and/or multi-season food stand in conjunction with community-supported agriculture in LVT.		- Cowtown Farmer’s Market, Meals on Wheels of Tarrant County, or in partnership with the City of Fort Worth.
	E	Establish a grocery delivery program for senior residents in LVT.		- Meals on Wheels

TOGETHER WE RISE! NEIGHBORHOOD TRANSFORMATION PLAN

COMMUNITY PRIORITY

NEED TO IDENTIFY LEADER
and/or EXPAND PARTNERSHIPS

GOAL 3: CONNECT MORE PEOPLE TO AREA SUPPORT SERVICES AND HELP THEM NAVIGATE DIFFICULT SYSTEMS

* ACTIONS TO EXPLORE

+ KEY PARTNERS

Strategy 3.1: Continue to promote LVT as the central hub for neighborhood resources.

A	Seek funding to create additional staff positions at Rise Community Center.	- LVTRise
B	Create and maintain public services information boards in several highly-visible locations in the neighborhood and online.	- LVTRise
C	Regularly connect with area service providers and religious institutions to ensure resource information remains up to date.	- Restoration Center
D	Host an annual Human Services conference at LVTRise inviting representatives in every service category serving the LVT area to attend and share knowledge.	- Tarrant Cares (LVTRise to support) - City of Fort Worth - Invitation to all Social Service Partners
E	Train Trinity Metro, LVTRise, and any future PID Staff to share information about resources for individuals experiencing homelessness.	- City of Fort Worth - Trinity Metro

Strategy 3.2: Expand resource connections related to financial literacy, budgeting, and managing credit/debt.

A	Identify a partner to provide financial literacy, budgeting, and managing credit/debt classes regularly at LVTRise or area schools.	- PNC Bank (Mobile banking at pantry) - Schwab (Financial literacy edu at WHHS) - Frost Bank - Other Bank Partners (Veritex, Bank of America) - Pathfinders
B	Encourage local schools to include/expand special programs teaching financial literacy to youth.	- Western Hills High School/Schwab Bank - Center For Transforming Lives of Women and Children
* C	Partner with local multi-family property managers to distribute information related to housing assistance for renters, energy bill reduction programs, and transportation assistance available to local residents.	- City of Fort Worth - Area property managers - LVTRise

Strategy 3.3: Expand access to legal aid, immigration support, and services for refugees and non-English speakers in the area.

A	Support local partners working with immigrants and refugees to welcome newcomers & recently migrated families and help them get established in the LVT area.	- Refugee Services of Texas - Catholic Charities - Spread the Vote - Cowtown Clubhouse
B	Create awareness about and increase ESL services and citizenship exam courses available in the community.	- Catholic Charities - Western Hills United Methodist Church - DASH - Refugee Services of Texas
C	Hold legal immigration clinics at Rise Community Center and apartment complexes.	- Catholic Charities - Legal Aid of Northwest Texas - Texas A&M Legal Clinic
D	Host Warrant Forgiveness / Expungement Clinics and Court in the Community to assist residents to clear past criminal records at Rise Community Center.	- Municipal Court of Fort Worth (Court in the Community)
E	Work with the City of Fort Worth to ensure translation support is available at all legal aid and immigration clinics.	- City of Fort Worth
F	Connect local residents to free legal services available in Fort Worth.	- Texas A&M Legal Clinic - Western Hills (Refugee services) - LegalAid of North Texas

Recommendations - COMMUNITY

COMMUNITY PRIORITY

		* ACTIONS TO EXPLORE	+	KEY PARTNERS
Strategy 3.4: Promote and Expand resources for individuals experiencing housing stress.				
	A	Continue to refer individuals with housing instability to Presbyterian Night Shelter and True Worth Place.		- LVTRise
	B	Advocate for expansion of programs providing financial support for rent and utilities.		- West Fort Worth Center of Hope - Restoration Center - Women's Center of Tarrant County - Community Action Partners

GOAL 4: SUPPORT SINGLE PARENTS AND CARETAKERS AND INCREASE PARENT INVOLVEMENT IN LOCAL SCHOOLS

		* ACTIONS TO EXPLORE	+	KEY PARTNERS
Strategy 4.1: Support and expand childcare in the neighborhood.				
	A	Open the Early Headstart facility affiliated with Childcare Associates at the Rise Community Center.		- Child Care Associates
	B	Explore the possibility of extended childcare hours or 24-hour childcare options in LVT.		- Lena Pope
	C	Support local residents to become Child Care Home Providers with TX HHS (ex: support in creating an operational plan).		- Texas Health and Human Services
	D	Connect parents to resources that help secure and pay for childcare during working hours.		- Child Care Associates
Strategy 4.2: Strengthen a Parent-to-Parent support network in Las Vegas Trail.				
	A	Create a weekly mother and caretakers' meetup group(s) to connect caretakers to resources. Offer stipends to attend and vary the schedule so more caretakers have the opportunity to participate.		- Children and Family Institute
	B	Encourage and promote area churches to create parent/child programming.		- LVTRise - Area Churches
	C	Expand educational programming for youth outside school hours available in LVT.		- LVTRise - Boys & Girls Club of Fort Worth - Western Hills (Clayton) - IDEA (Campfire)
Strategy 4.3: Strengthen ties between parents and area schools.				
	A	Establish a parent liaison specialist that can help create a local PTA and support the schools in activities that a PTA would traditionally be involved in (field day, fundraising, etc.).		- Western Hills parent engagement specialist - LVTRise
	B	Continue regular communication between LVTRise staff and area school leadership to increase knowledge share.		- LVTRise - Wester Hills School Pyramid
	C	Continue to cross-promote educational, mentorship, and after-school programs in the neighborhood. Work with schools to identify a means of information-sharing with parents (ex: Space in school newsletter or beginning/end of school year communications, appearance by LVTRise leadership at PTA meeting or school event, "Office Hours" concurrent with parent-teacher conference day or other school event outside school day hours).		- IDEA (Campfire) - Western Hills (Clayton) - Academy 4 - Restoration Center - LVTRise (Boys & Girls Club) - Leonard Middle School (after school programs)
	D	Implement a Safe Routes to Schools program in the area.		- Fort Worth Police Department

TOGETHER WE RISE! NEIGHBORHOOD TRANSFORMATION PLAN

COMMUNITY PRIORITY

NEED TO IDENTIFY LEADER

GOAL 5: CREATE MORE OPPORTUNITIES FOR RESIDENTS TO BUILD SKILLS FOR SUCCESS

* ACTIONS TO EXPLORE

+ KEY PARTNERS

Strategy 5.1: Make it easier to get a GED/Adult High School diploma in the LVT neighborhood.

A	Provide evening/weekend GED classes at area schools or LVTRise.	<ul style="list-style-type: none"> - RISE Library - LVTRise - FWISD - Tarrant County College
B	Promote access to online degree programs at LVTRise Library.	<ul style="list-style-type: none"> - RISE Library - LVTRise - Tarrant County College

Strategy 5.2: Expand career job trade or training, career and employment coaching for area residents.

A	Continue/Expand career and employment coaching at LVTRise.	+	<ul style="list-style-type: none"> - Tarrant County College - Envision Center (satellite svcs or job fairs) - Community Learning Center (by Lockheed; certification program) - Ladder Alliance - Habitat for Humanity - Workforce Solutions for Tarrant County - West Fort Worth Center of Hope
B	Host regular job fairs in partnership with employers.		
C	Explore subsidized transit, rideshare, or other transportation support services in partnership with Trinity Metro or major employers to help residents reach employment or job training.		<ul style="list-style-type: none"> - Trinity Metro - Area employers

Strategy 5.3: Expand programs, mentorship, and career connections for teens and young adults.

A	Expand programming for teens at Rise Community Center and public spaces around LVT. <i>(Coordinate with Improve the HEALTH of area residents strategies)</i>	<ul style="list-style-type: none"> - Boys and Girls Club - YMCA - T3 - LVTRise (support only) 	
B	Bringing in TCC and other college representatives to provide information about area programs.	<ul style="list-style-type: none"> - Pre-College Solutions - Tarrant County Colleges - TCU/High School "Go Center" 	
C	Encourage afterschool programs and apprenticeship opportunities for youth that build neighborhood stewardship and a sense of ownership.	<ul style="list-style-type: none"> - Boys & Girls Club - Clayton Youth Enrichment - Campfire 	
D	Draw new partners / partnerships in the area to provide programs in urban agriculture, construction, community leadership, among others.	+	<ul style="list-style-type: none"> - LVTRise

COMMUNITY PRIORITY

GOAL 6: CREATE OPPORTUNITIES FOR AREA RESIDENTS TO PARTICIPATE IN CHANGE

*	ACTIONS TO EXPLORE	+ KEY PARTNERS
Strategy 6.1: Continue/Expand opportunities to employ local residents in cleanup, maintenance, and beautification of the neighborhood.		
A	Continue/Expand partnerships with organizations to provide employment opportunities including cleanup, janitorial services, maintenance, and beautification to area residents and individuals experiencing homelessness.	- Upspire / Presbyterian Night Shelter
B	Encourage PID businesses and Board to hire within neighborhood.	- LVTRise - City of Fort Worth
C	Explore opportunities to create a job training pipeline for local residents to participate in larger public works or NIP implementation.	- City of Fort Worth - Tarrant County - Workforce Solutions for Tarrant County
Strategy 6.2: Increase access to small business support resources in LVT.		
A	Respond to community desire for local small business classes/ training-Increase educational resources and/or classes related to starting a small or home-based business.	+ - Center for Transforming Lives of Women and Children (Financially Fit; Level Up Program) - Workforce Solutions of Tarrant County
B	Engage City of Fort Worth to explore small business incentives and resources.	- City of Fort Worth
C	Create a B2B mentorship program connecting residents to Fort Worth business leaders.	+ - Workforce Solutions of Tarrant County (Inter Agency Workforce Group)
D	Identify and promote a list of vetted local underrepresented contractors able to complete work in the area.	+

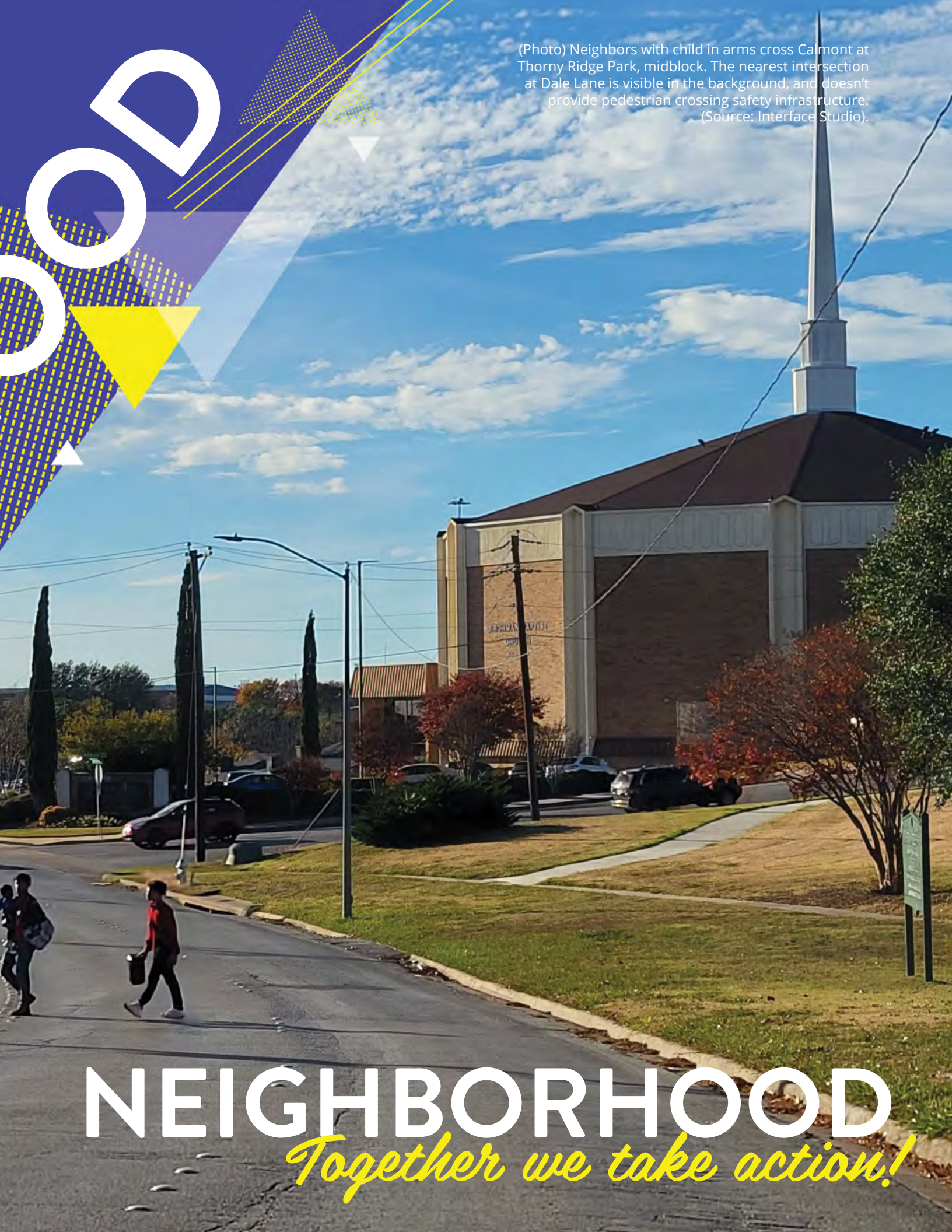
CHAPTER 04

LVT NEIGHBORHOOD

A photograph of a parking lot with cars and trees, overlaid with a large blue graphic containing the text 'LVT NEIGHBORHOOD'. The graphic features a yellow dotted pattern and a yellow triangle.



(Photo) Neighbors with child in arms cross Calmont at Thorny Ridge Park, midblock. The nearest intersection at Dale Lane is visible in the background, and doesn't provide pedestrian crossing safety infrastructure. (Source: Interface Studio).



NEIGHBORHOOD

Together we take action!

NEIGHBORHOOD

Together, we create a neighborhood for all to enjoy that is even more Connected, Green, Supportive, and Safe for every resident as it grows.

The Las Vegas Trail neighborhood was built in distinct pockets over time. The early construction of both apartments and single-family homes primarily served employees at the nearby Carswell Air Force Base. As land became available, more developments were constructed both for single-family and apartments. One can almost read the prior land ownership patterns based upon the distinct changes in the type of housing built from one area to another.

As the neighborhood was built out for housing, limited commercial services were included due to the fact that Carswell base included many on-base services at that time. Primary commercial activity has historically been concentrated along Camp Bowie West with a newer big-box commercial development including the Kroger facing I-820. There are a handful of smaller commercial services and stores often associated with gas stations along Las Vegas Trail, Calmont and Cherry. Residents that participated in this plan emphasized their concerns about many of these convenience stores citing drug dealing, prostitution and other crimes as major issues.

Safety and crime prevention continue to be top of mind for area residents and workers. The newspaper articles in the mid-2010s elevated the local issues of crime to a larger audience. While residents have noted particular areas of concern, many have also expressed the pride they have in their community and the positive working relationships they have with local police. 2019 Fort Worth Police crime data indicates that the rate of crimes against property in Las Vegas Trail is much less than that of the city. However, the rate of crime against persons is significantly higher owing in part to the higher rates of crimes against society which includes drugs and narcotics violations. The entrenched poverty and isolation within LVT for those most at risk is fuel for these types of issues.

Due to these concerns and the ways in which the apartment complexes were originally built and subsequently managed, LVT is a neighborhood that feels defensive. Streets and public spaces are not designed to bring people together but to control access and move people

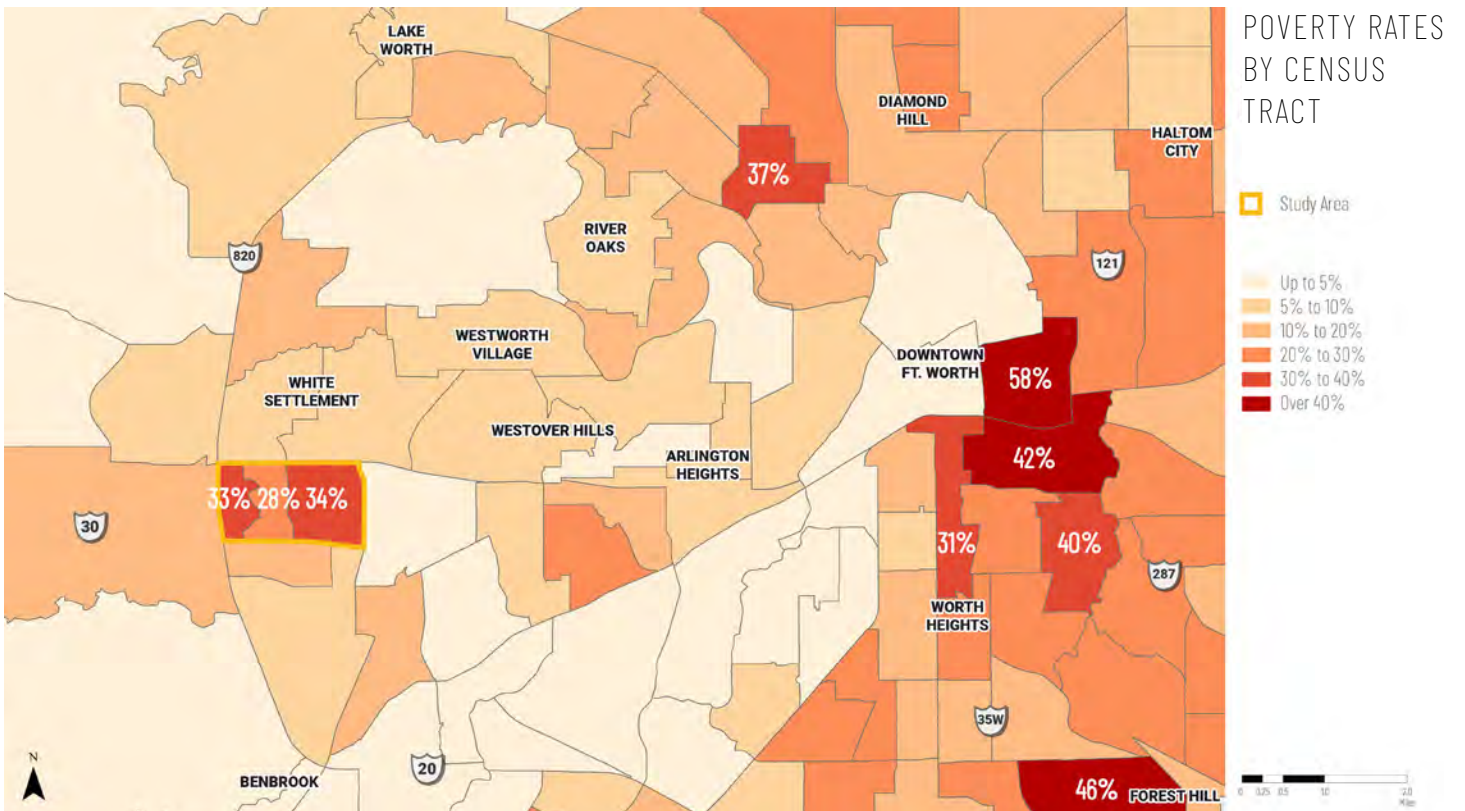
"It's the people that make LVT special. We are a community, and we care about each other. We want better for ourselves and our neighbors than to just barely make it. We deserve that and our children deserve that."

- Las Vegas Trail resident

Recommendations - NEIGHBORHOOD



The dot density map illustrates how diverse Las Vegas Trail (outlined in black) is compared to other areas of Fort Worth.



Las Vegas Trail suffers from high poverty rates especially compared to the rest of the city's west side.

TOGETHER WE RISE! NEIGHBORHOOD TRANSFORMATION PLAN

through the neighborhood. It starts with the most dominant feature in portions of the neighborhood - *fencing*. There are more than 17 miles of fencing in LVT - evidence of why many residents in apartments said they felt “trapped” and “isolated”. There are limited access points to properties and the lack of connectivity from one complex to another makes policing more difficult.

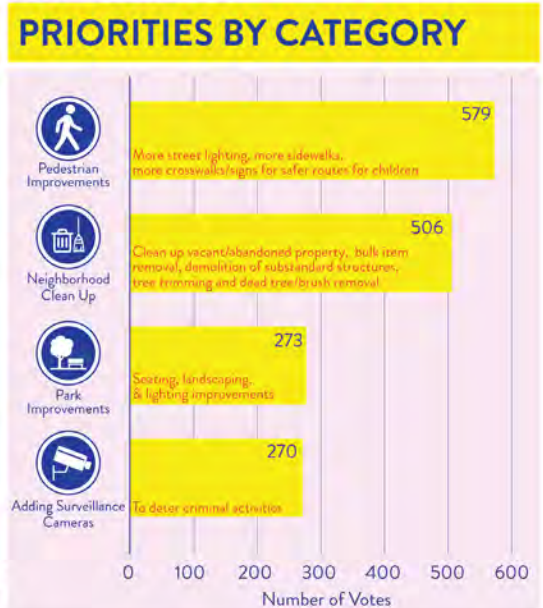
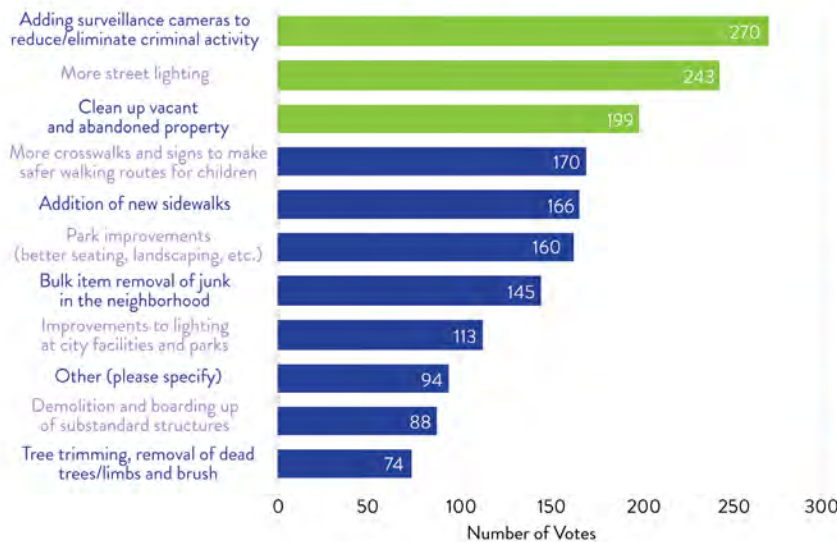
Along neighborhood streets, there are many locations in the neighborhood where there are no sidewalks or where sidewalks that exist suddenly end. Many of the streets themselves are excessively wide which encourages speeding. Las Vegas Trail, for instance, is 94 feet wide from curb to curb, this is wider than the width of I-30 (excluding the highway shoulders). Crossing these wide streets, particularly for children, can be very dangerous.

In addition, there are other barriers between LVT and surrounding communities where a large amount of land is used for utility infrastructure. This is clearly visible from I-30 and portions of Calmont and Cherry where utility poles sit within large open spaces. There are over 40 acres of Utilities, which represents 5% of the total land in LVT.

Transit exists in the neighborhood but the long wait times between buses make this service less convenient. As noted, LVT lacks many services. This fact made the closure of CVS very impactful for residents. A one-way trip to reach healthcare services can take over an hour. Reaching the closest Walmart can take 30 minutes one way, compared to just 7 minutes driving. Infrequent bus headways can extend the length of these trips considerably. Consider too that many bus stops lack amenities that make the wait comfortable when the weather is a challenge. Without a car, living in LVT can feel even more isolating.

Las Vegas Trail needs more places where the community can come together. There are four city parks in the neighborhood but few residents live within a 5-minute walk. At the time of this plan, Tim Watson Park is undergoing a redesign to add amenities for local residents. The two primary parks - Westwind and Calmont - are active due to their proximity to the Western Hills Elementary and Primary schools and the Rise Community Center. Many apartment complexes include an outdoor play space or playground but the conditions of these vary from one complex to another.

WHICH OF THESE IMPROVEMENTS WOULD MAKE THE BIGGEST IMPACT TO IMPROVE THE LOOK AND FEEL OF THE NEIGHBORHOOD IN THE NEXT THREE YEARS? CHOOSE UP TO 3.



Recommendations - NEIGHBORHOOD

There are a lot of challenges to address in LVT but there is also so much upon which to build. Las Vegas Trail is an active community with a lot of neighborhood pride. People who have grown up here or recently moved back emphasize the deep ties to this neighborhood. Many residents are giving back where they can by volunteering and working to improve the neighborhood. Today, local institutions are the backbone of LVT including the Western Hills schools, IDEA Rise School, LVTRise, and local churches and nonprofits that provide a number of important services. To help celebrate this work and the people that make LVT special, there needs to be more programming and events that provide opportunities for celebration and activity that better reflects the heart of the community.

To help further improve the neighborhood, a number of strategies are necessary. These strategies are connected. To see real success, movement is needed across the board in:

- *Continuing to reduce crime and improve public safety;*
- *Activating parks;*
- *Expanding programming and events;*
- *Improving access to local institutions and services;*
- *Redesigning streets;*
- *Upgrading transit stops; and*
- *Bringing new commercial services where possible.*

LVT is on the threshold of seeing real improvements. The City of Fort Worth identified Las Vegas Trail as a Neighborhood Improvement Strategy target area, and is developing an allocation strategy for funds. The priorities of how the \$3.5 million dollar



Existing transit stops in LVT. Most lack shade, lighting or shelter.

grant will be spent locally is driven by community residents. Community priorities expressed during public events for this Transformation Plan are will help shape the funding strategy. Specifically, residents want a focus on traffic calming, better pedestrian crossings, bus stop improvements, security cameras and lighting. The Neighborhood Improvement Program funds will be focused along Calmont, LVT and portions of Normandale with improvements coming over the next year (2023).

"These ideas are great, but we can't do anything until we address the drugs and crime."

- Las Vegas Trail resident



Idea for Tomorrow from the 1st community event.

CONTINUE EFFORTS TO REDUCE CRIME & IMPROVE PUBLIC SAFETY IN LVT

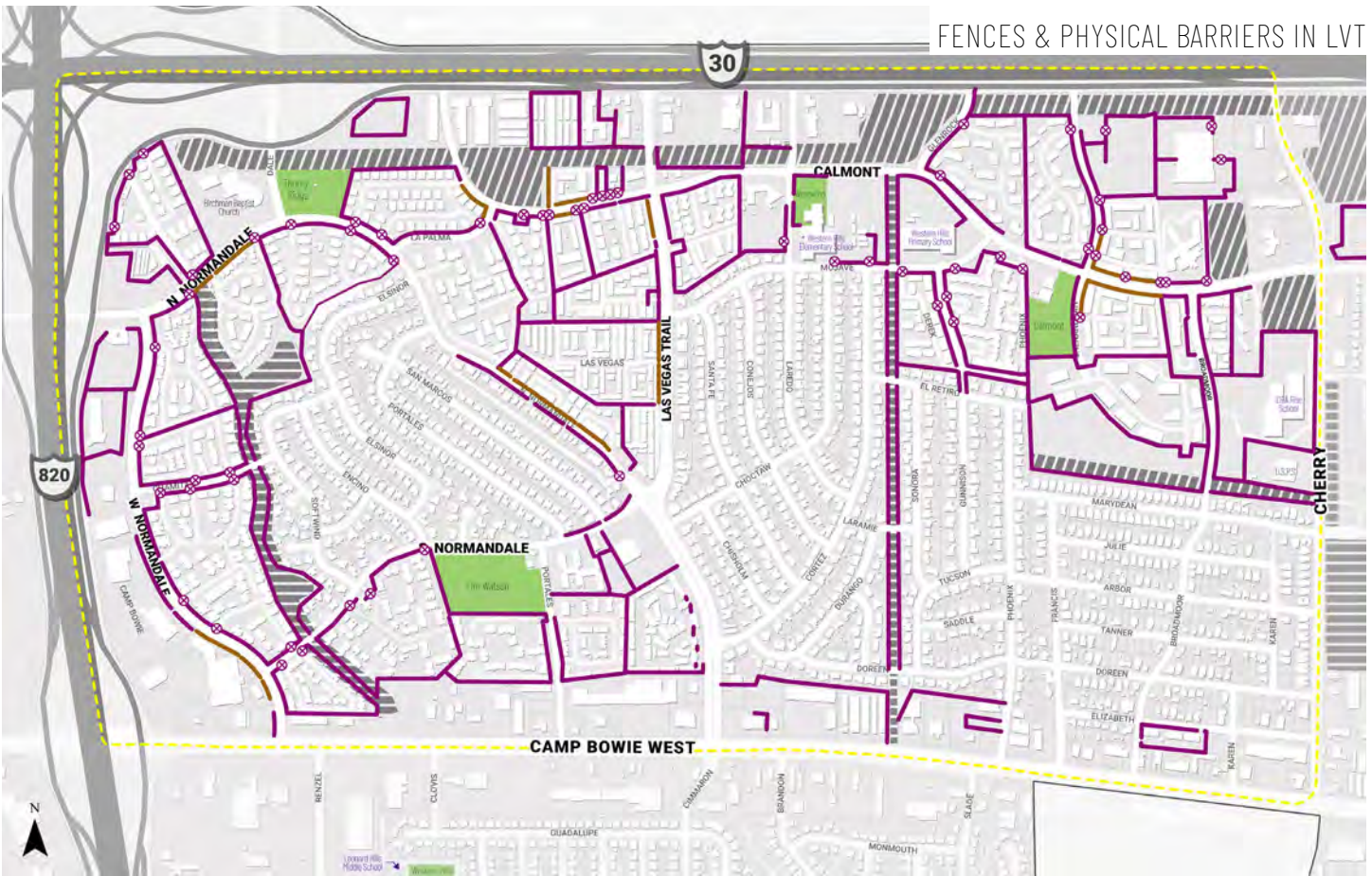
Crime prevention is essential in seeing long-term success around public safety. To that point, almost every action in this plan, from improving access to health care to upgrading housing, is an opportunity to improve public safety. Crime is not simply an issue of policing. Police have a critical role to play, but the availability of services as well as the physical design of the community makes a major difference. In particular, the addition of functional lighting and surveillance cameras was a priority for many residents during this process.

Connect those in need with services and support.

- Create training for community leaders to direct those in need to local services.
- Publish a list of services and contact numbers in the community. Print onto magnets and make sure every home in LVT has this for their refrigerator.
- Train Trinity Metro bus drivers to direct those in need to services.
- Create posters for apartments, transit stops and buses.

Crack down on businesses in the area that continue to be havens for crime, prostitution, and drug use.

- Work with business owners to install security cameras, lighting and active police patrols directed at known loitering locations near, beside, and behind area businesses.



Reduce physical barriers between multi-family properties.

- Encourage property owners to remove fencing or introduce new pedestrian openings in existing fences.
- Create a guide / incentives to remove fencing and replace them with landscaping / other edge treatments.

Install and increase lighting to improve traffic safety and to limit night time loitering.

- Focus on the locations where neighborhood streets intersect with higher-traffic roads including: Mojave Trail at Las Vegas Trail; Choctaw Trail at Las Vegas Trail; and S Normandale Street at W Normandale Street (behind Kroger).

Undeveloped or empty land (hatched), usually in the form of utility easements, form a visible barrier around the community. Fencing (purple) is extensive and isolates residents within multi-family apartment complexes.

Many apartment complexes have limited access points designed entirely for car access. There are few ways to walk between apartment complexes.



TOGETHER WE RISE! NEIGHBORHOOD TRANSFORMATION PLAN

ACTIVATE PARKS AND OPEN SPACES THROUGHOUT THE NEIGHBORHOOD

The Las Vegas Trail neighborhood is missing something that could help to provide real amenities for residents - trails. It's time to put the "trail" in Las Vegas Trail. Combined with improvements to local streets and parks, LVT could be transformed with new places to grow food, ride bikes, walk, exercise and meet neighbors. Work with the City of Fort Worth Parks & Recreation Department and local partners to add new amenities to local parks and integrate new trails within utility rights-of-way that criss-cross the community. Integrate new trails along wide streets to help slow traffic and provide a safe space for children to bike.

Create a network of trails connecting neighborhood destinations, parks, and residences.

- Construct off-street trails along utility rights-of-way throughout the neighborhood including the land between Calmont and I-30.
- Identify vacant and underutilized open spaces to build linear parks and trails as internal connections in the neighborhood.
- Connect with private property owners for the development and management of improvements.
- Integrate trails within the redesign of LVT and Calmont.
- Create new, separated bike lanes along key corridors including South Normandale and West Normandale Streets.



It's time to put the "trail" back in Las Vegas Trail. A network on- and off-street trails will help to reconnect the community and provide an amenity unique to Fort Worth neighborhoods.

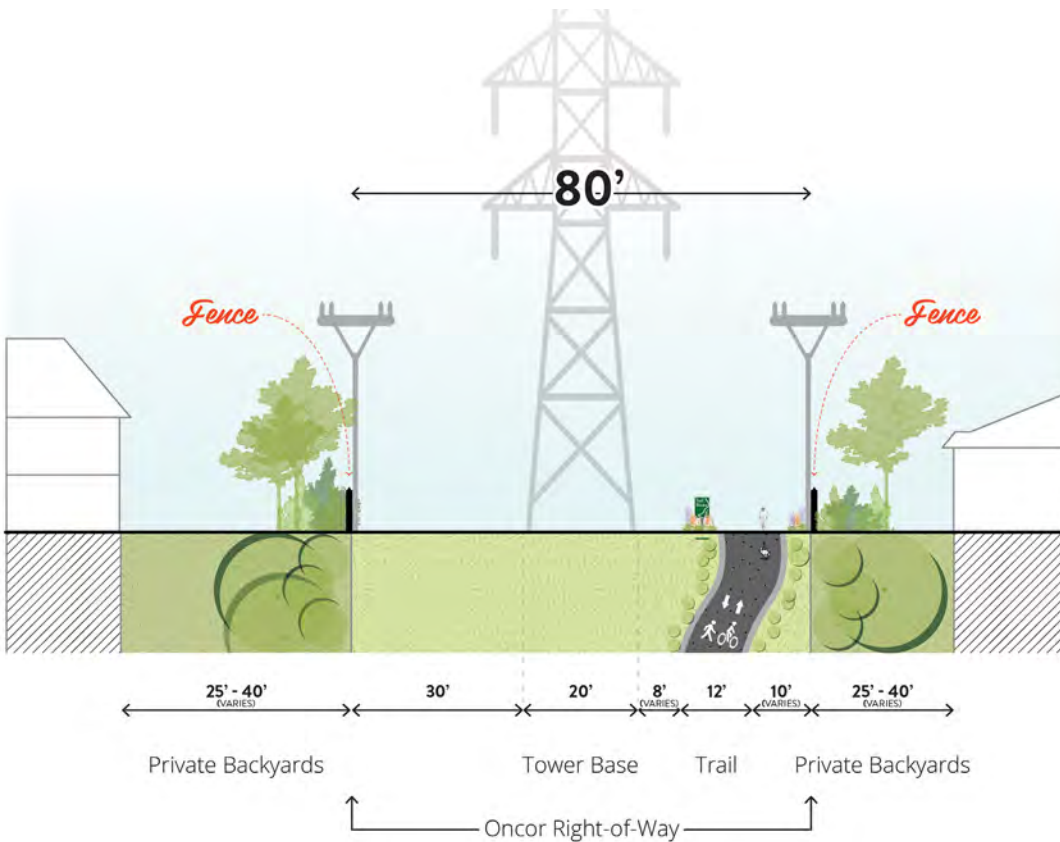
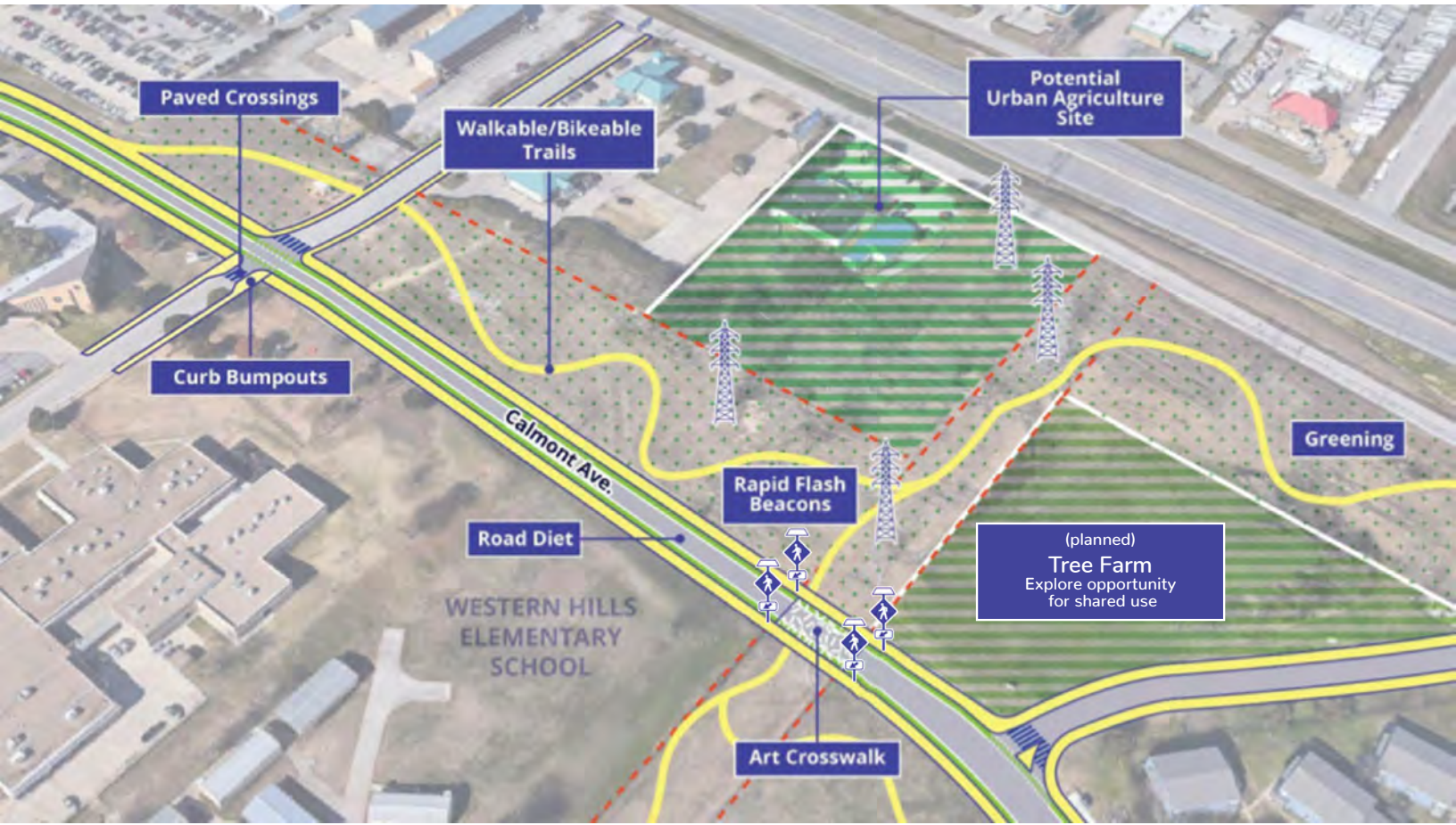
A scenic view of a park. In the foreground, a large, leafy tree with green and yellow leaves stands on the right. The middle ground features a lush green lawn with shadows cast by the trees. In the background, a wooden fence runs across the frame, with more trees and a clear blue sky above.

"We need spaces for people to get outside and be healthy. The cars drive so fast, it's not safe. We need something else. Something for the kids."

- Las Vegas Trail resident



Recommendations - NEIGHBORHOOD



A potential approach to creating new off-street trails and community spaces (including urban agriculture) lies in repurposing undeveloped land within utility easements. This requires coordination with Oncor around their restrictions for the use of the land below the power lines. There are successful examples of this approach in Texas.

"The playgrounds get so hot in the summer the kids can't even use the slides. It's not enough that its grass and benches and stuff...the kids need to be able to use it."

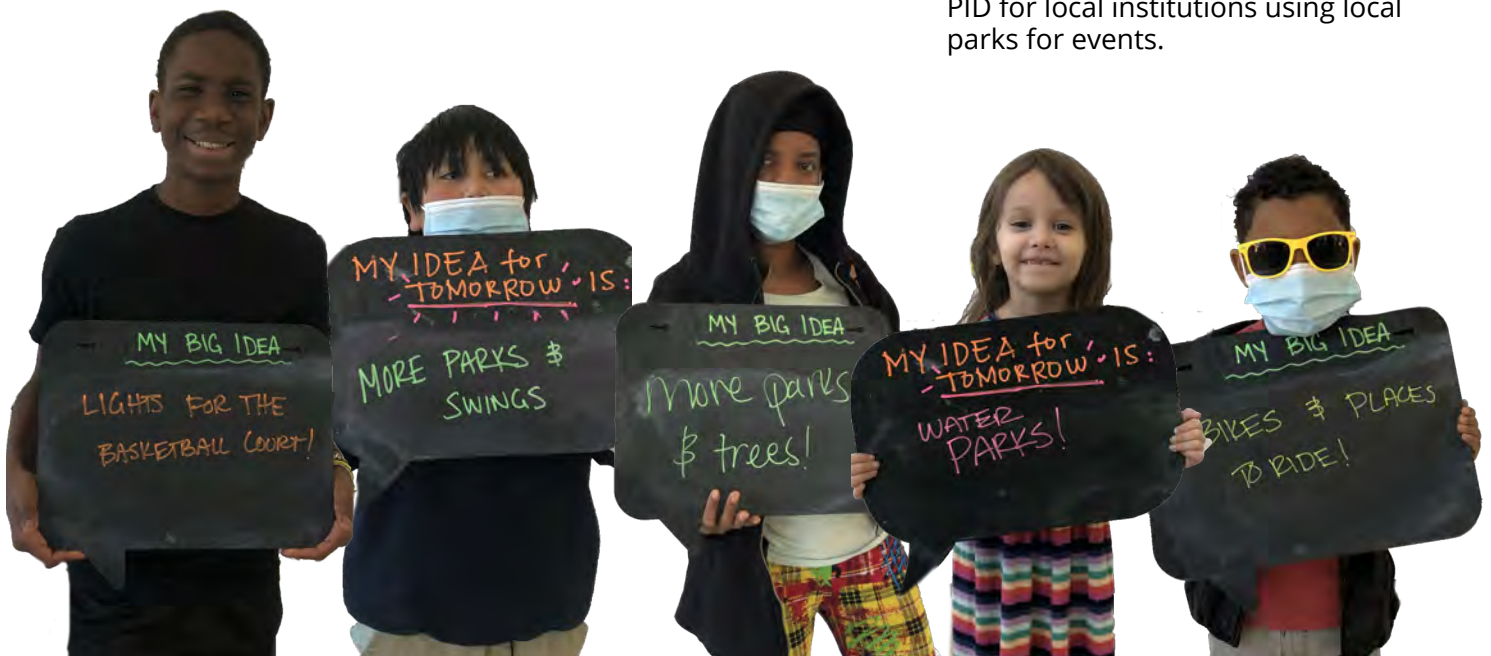
- Las Vegas Trail resident

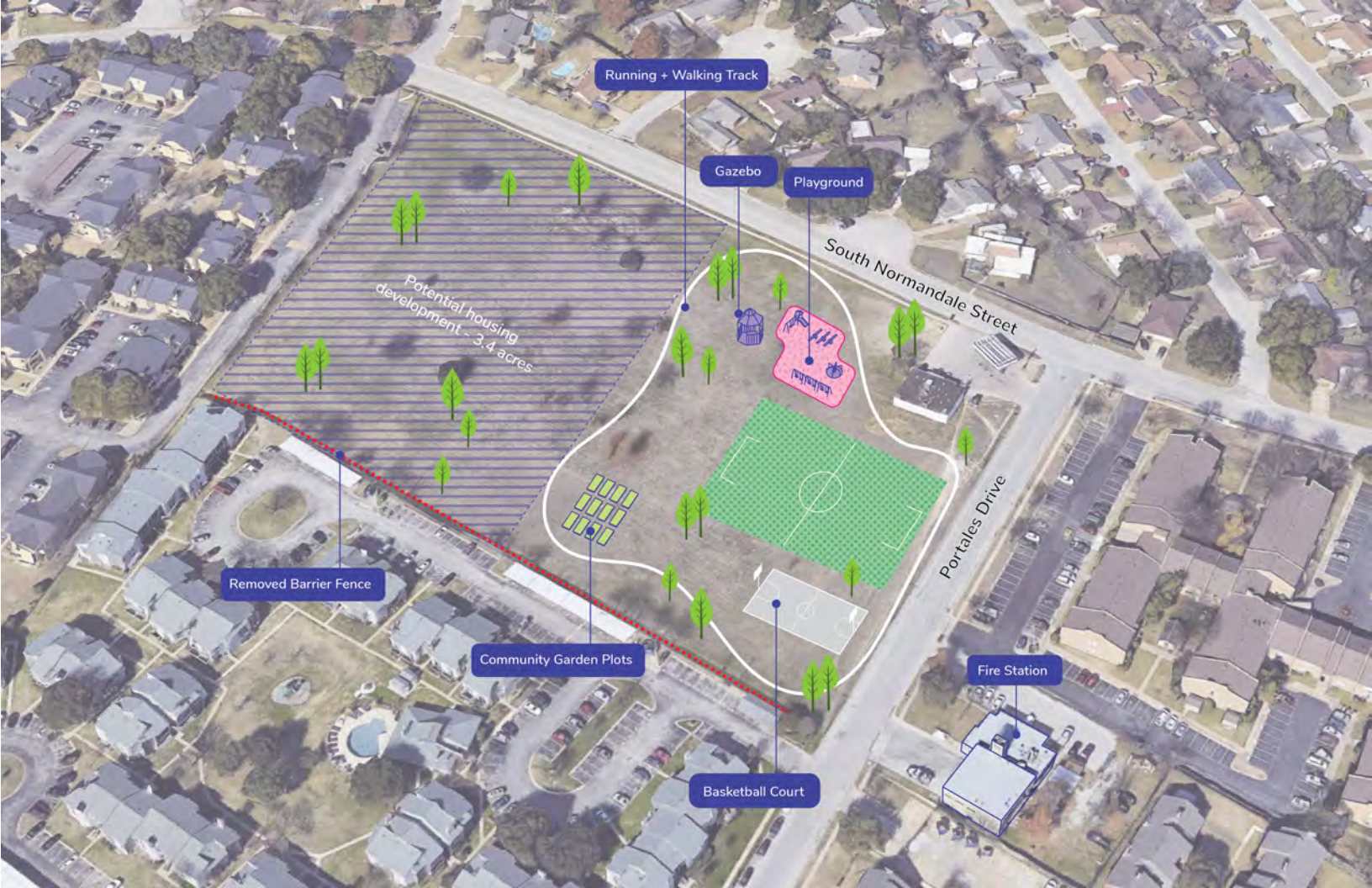
Increase the diversity of amenities in local parks and open spaces.

- Construct additional gazebos, picnic areas, grills and plaza spaces to area parks where possible.
- Prioritize near-term improvements in park spaces serving the western side of the neighborhood particularly at Thorny Ridge Park.
- If possible, consider partial development of Tim Watson Park for new housing with dedicated space for a smaller park space.

Encourage Apartment Complexes and Churches to use area parks for events and activities.

- Once event spaces are constructed and available, create a means to reserve park spaces for events managed by the City or Fort Worth Parks & Recreation Department.
- Offer event clean-up support from PID for local institutions using local parks for events.





A potential alternative approach to Tim Watson Park. The concept shows a smaller park across from the fire station leaving the remainder of the site available for new housing. The sale of this portion of land could help to fund park construction or other open space improvements.



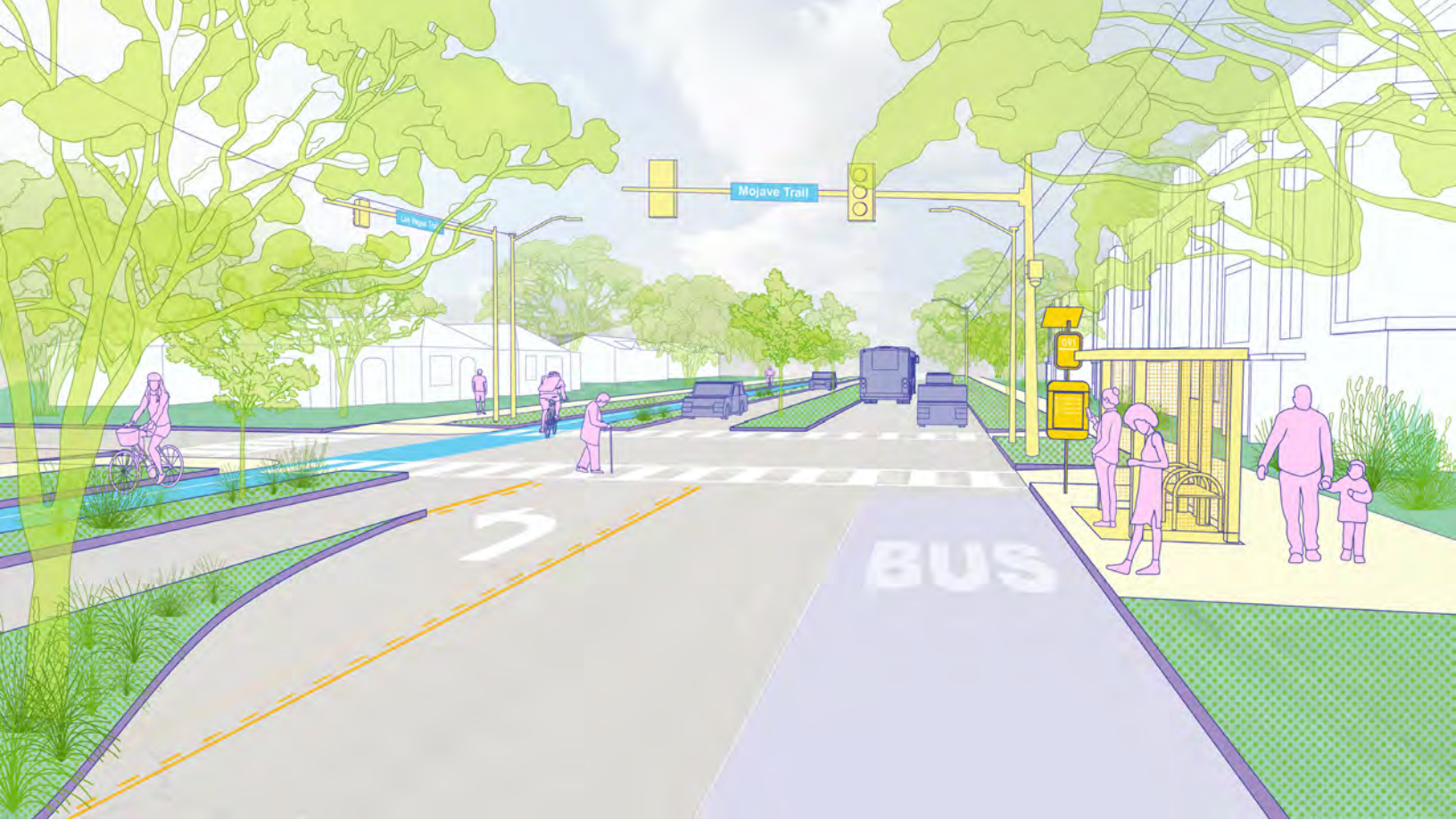
ENHANCE LAS VEGAS TRAIL TO CREATE A STRONG CENTRAL LINK BETWEEN THE EASTERN AND WESTERN SIDES OF THE NEIGHBORHOOD

Due to the amount of traffic, speed, and width of the street, Las Vegas Trail feels like a barrier that is very dangerous to cross. The look and feel of Las Vegas Trail was the top concern of LVT residents during this process. There are six large apartment complexes along Las Vegas Trail which serves as the primary north-south road through the neighborhood. It truly acts as a front door but is not designed to support community residents. Positive change in the community needs to be represented here by reconsidering the street's design, improving safety and encouraging investment to improve properties in poor condition.

Enhance the safety, appearance and use of Las Vegas Trail.

- Focus PID attention and resources on improving Las Vegas Trail and neighborhood intersections.
- Refresh markings and enhance safety infrastructure at I-30 intersections and off-ramps.
- Work with Trinity Metro to target bus stop enhancements along Las Vegas Trail.
- Implement a road diet on Las Vegas Trail. Reduce number of lanes through new striping in the near term. Pursue a full reconstruction over time to become a walkable street with a planted median.
- Create new signage that helps to brand the trail along Las Vegas Trail and identify where local amenities are located including Rise Community Center and local schools.





LAS VEGAS TRAIL - PROPOSED STREETScape VISION

The proposal includes reducing the number of driving lanes from 4 to 2, integrating new bicycle lanes, trees and a turning lane with a planted median.

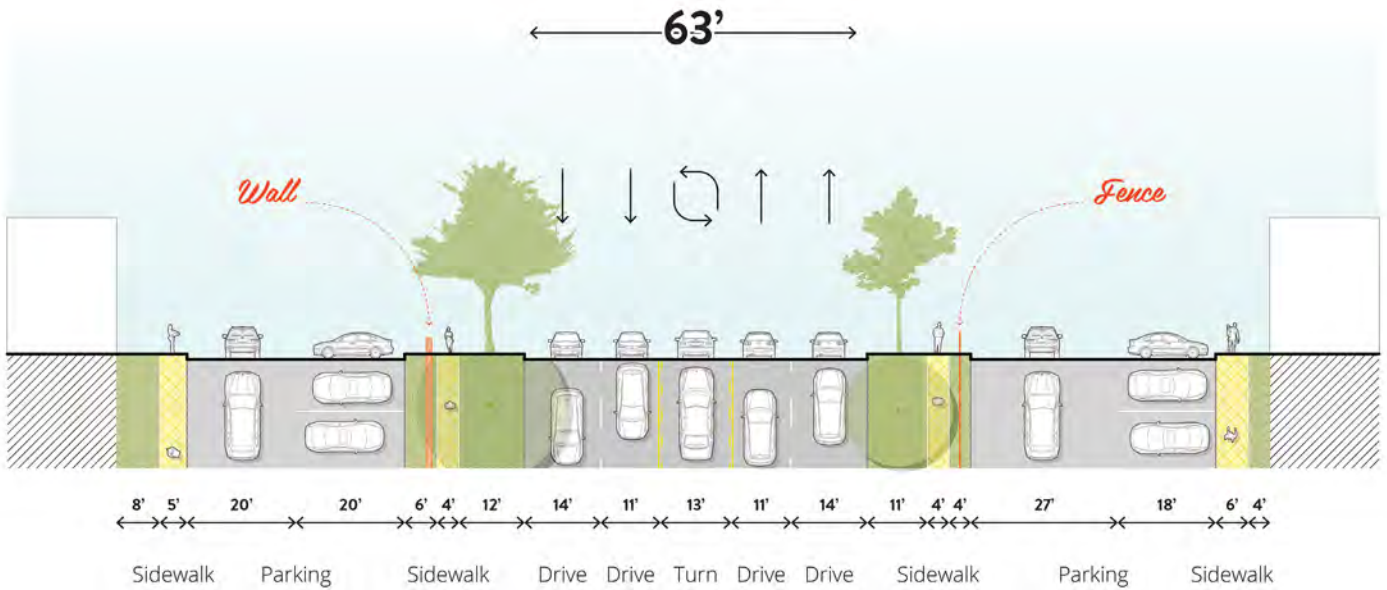
- Plant new street trees along Las Vegas Trail as a part of a larger streetscape design. Place new trees 20 feet apart in a new median and along the sidewalks.
- Encourage neighborhood services and/or public-facing uses along Las Vegas Trail starting with a node at N Normandale / Las Vegas Trail Roundabout.
- Establish clear design expectations for how new uses will address Las Vegas Trail.
- Consider allowing new commercial uses or community uses directly facing the roundabout.

"There's no benches, no coverings... most people who ride are elderly and there's no place to sit and wait for the bus... Just a pole stuck in the ground."

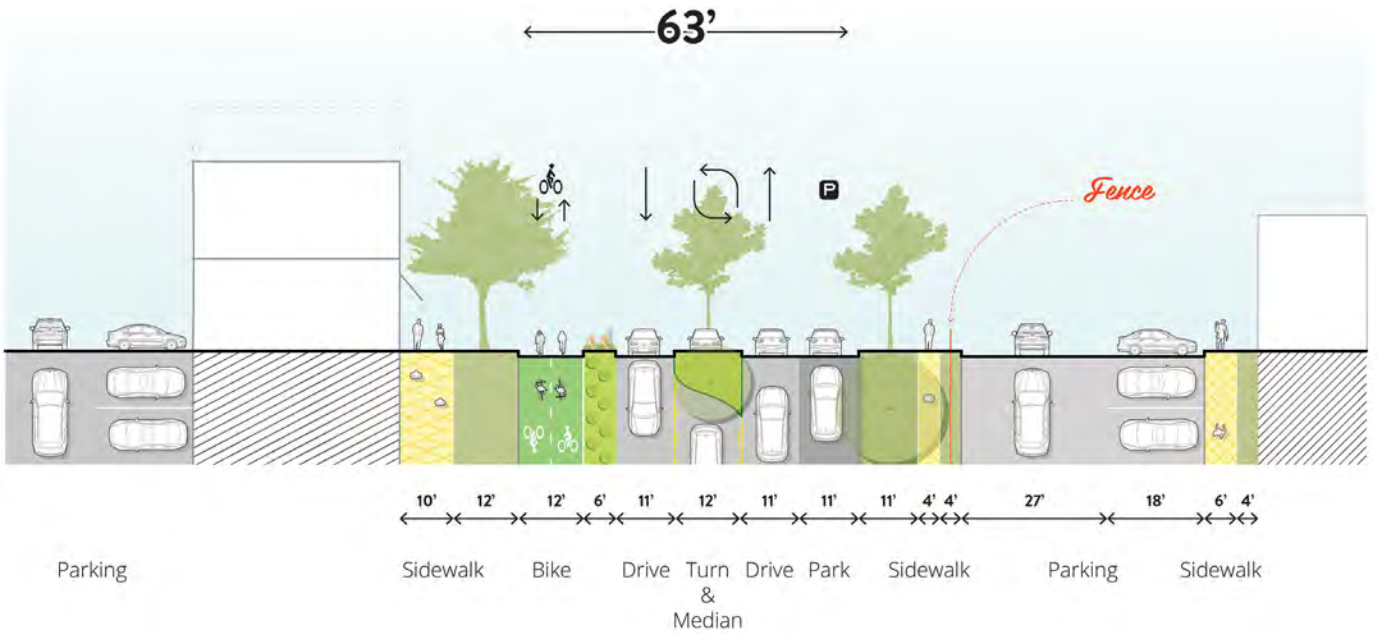
- Las Vegas Trail resident

TOGETHER WE RISE! NEIGHBORHOOD TRANSFORMATION PLAN

LAS VEGAS TRAIL - EXISTING SECTION



LAS VEGAS TRAIL - PROPOSED SECTION



Implementation of a phased road diet on Las Vegas Trail.

Las Vegas Trail currently acts as a physical barrier between the western and eastern sides of the Las Vegas Trail neighborhood. The corridor prioritizes cars and presents minimal opportunities for pedestrians to cross from one side to the other. There are no bike lanes along Las Vegas Trail and sidewalks are inconsistent. The current width of the vehicle lanes encourages speeding along the corridor, making Las Vegas Trail a particularly dangerous space for pedestrians. Fort Worth's Active Transportation Plan recommends bike lanes along Las Vegas Trail.

The vision for Las Vegas Trail comes in two phases. In phase one, the roadway is to be restriped to convert two of the

vehicle through lanes into a buffered two-way cycletrack on the west side of the roadway and a parking lane on the east side of the roadway. Pairing narrowed vehicle lanes with intermittent crosswalks across the corridor help make Las Vegas Trail safer for pedestrian crossings.

In phase two, additional curbs are added to the roadway. A median with landscaping is built up in the center of the roadway, which creates space for pedestrians to pause safely while crossing Las Vegas Trail. The cycletrack's buffer will also be built up to better protect the safety of cyclists on the corridor while adding landscaping for a more aesthetic Las Vegas Trail.



IMPROVE THE SAFETY ALONG NEIGHBORHOOD STREETS AND MAKE SERVICES AND INSTITUTIONS MORE WELCOMING AND ACCESSIBLE

Many streets in LVT are designed more like highways than walkable, neighborhood streets. Their excessive widths encourages cars to speed but even smaller streets with single-family homes experience fast-moving, cut-thru traffic. Residents from the apartments and single-family homes alike recognize the need for better, safer streets with improved crossings. The focus here is to identify strategic investments that will improve safety for those walking, biking or driving in the community.

Focus on traffic calming measures and improved sidewalks in LVT.

- Focus on key pathways / routes to local schools as a first priority.
- Refresh pedestrian safety infrastructure and striping at key intersections.
- Create contiguous, safe sidewalk connections to the Fiesta Mart along Cherry Lane.
- Formalize a pathway for students to the rear of IDEA Rise school.
- Ensure pedestrian safety infrastructure is present at important intersections and midblock crossings used to reach existing neighborhood services.
- Work with property owners to improve sidewalk conditions and connections to storefronts and points of access.
- Stay informed of I-30 expansion plans to advocate for an improved design and safety measures for upgraded access / frontage roads.

Implement lane reconfiguration or narrowing on major streets to slow traffic, improve sidewalks, add trees and bike lanes.

- Improve Las Vegas Trail as the center of the community with a new street design that integrates with the new roundabout coming soon.
- Focus on improvements to Calmont to ensure kids have safe access to LVTRise and local schools.
- Integrate new bike lanes, crossing and trees on N. Normandale and W. Normandale to slow down traffic speeds.

Improve the neighborhood-facing wall of Kroger.

- Improve pedestrian safety at the S. Normandale / W. Normandale intersection.
- Connect sidewalks from W. Normandale to the front door of Kroger.
- Improve aesthetics, landscaping, and the rear building facade of Kroger (facing W. Normandale).

Recommendations - NEIGHBORHOOD



Kroger and adjacent stores face the highway effectively turning their back to the community. W. Normandale is also a very wide street making this retail feel even more disconnected. The above illustration shows a number of key improvements that would help to improve this edge of the neighborhood and improve access to local shopping.

REINFORCE CALMONT AT THE RISE COMMUNITY CENTER - THE HEART OF THE NEIGHBORHOOD

With the Rise Community Center and the nearby Western Hills Schools, this stretch of Calmont is the heart of LVT. Major events, and local services are available in this location which is also a frequent place for kids of all ages to play. Further expansion of services at the Rise Community Center including the new Boys and Girls Club, will reinforce this neighborhood center. Further improvements are warranted to ensure this resource is welcoming and accessible to everyone.

Existing (below) and proposed (opposite page) sections of Calmont Avenue. Short-term improvements are designed to create a safer street and crossing for kids accessing the Rise Community Center. Longer term improvements show a planted median that would act as a green boulevard.

Work with adjacent property owners to improve access to the Rise Community Center.

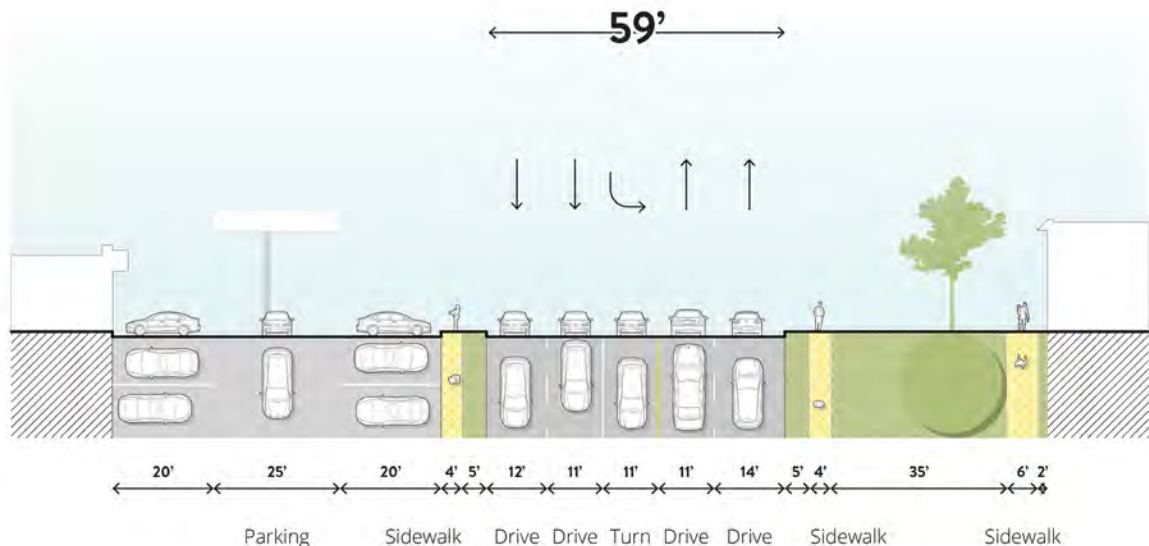
- Advocate for new uses integrated into the future redevelopment of Cambridge Court including commercial and health services as appropriate.
- Advocate for new housing directly facing Calmont and the Rise Community Center / Boys and Girls Club when Cambridge Court is redeveloped.
- Work with the property owner of the Villas at Cantamar Apartments to provide a clear “front lawn” designed to be a safe and attractive kids path from the Western Hills Primary and Elementary Schools and the Rise Community Center.

Improve Calmont as a kids zone.

- Implement a road diet to narrow the road, integrate bike lanes and slow traffic.
- Create new crossings particularly mid-block crossings at the Rise Community Center with flashing lights and clear signage.
- Improve the intersection of Calmont and Mojave for safer crossings and school pick up and drop off.

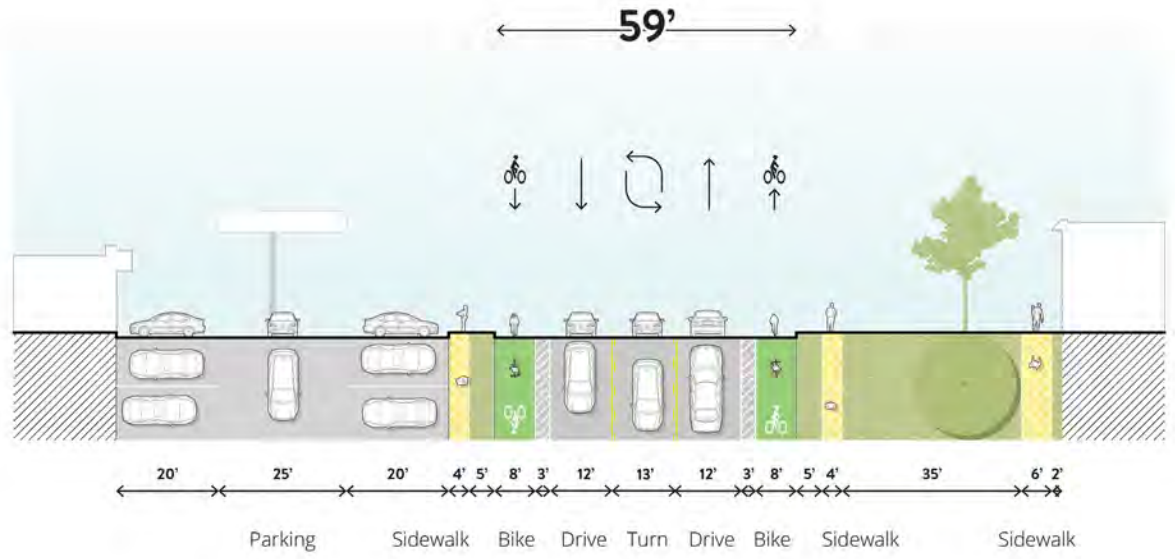
CALMONT AVENUE (between Mojave Trail & Phoenix Dr.)

EXISTING

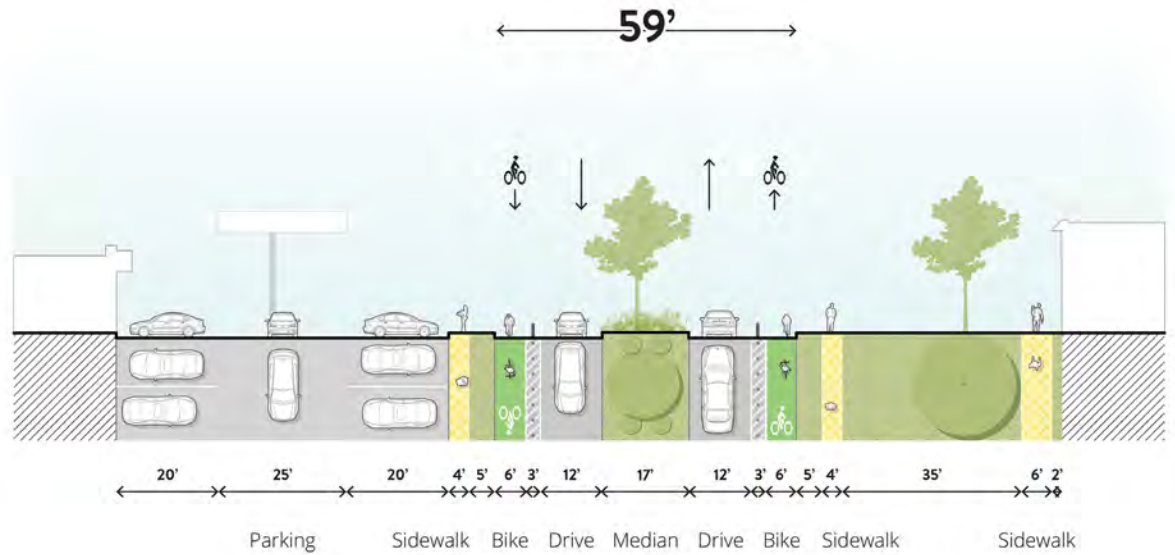



Recommendations - NEIGHBORHOOD

CALMONT AVENUE (between Mojave Trail & Phoenix Dr.) PROPOSED: STRIPED BIKE LANES AND CENTER TURN LANE



CALMONT AVENUE (between Mojave Trail & Phoenix Dr.) PROPOSED: PROTECTED BIKE LANES AND CENTER MEDIAN



A young girl with dark hair and a face sticker is smiling and holding a blackboard. The blackboard has handwritten text in green and white chalk. The background is a white wall with a repeating logo that says "LNT" with a yellow crescent moon and a star above it.

MY BIG IDEA

MORE HAPPY
+
FUN!

SUPPORT NEIGHBORHOOD LEADERS & HOST COMMUNITY EVENTS, ACTIVITIES, & PROGRAMMING THAT BRING PEOPLE TOGETHER

Events are a big hit in LVT and organizations like LVTRise have proven ability to bring community members together. Work to further expand local programming by bringing more partners to the table including local leaders, schools and arts organizations.

Work with the schools and local arts organizations to highlight champions of the neighborhood.

- Create a LVTRise social media campaign/award highlighting neighborhood champions.
- Create a competitive fund for small neighborhood improvement project ideas brought by community members.

Encourage local schools to participate in visible public art and placemaking projects in the neighborhood.

- Engage area schools to participate in intersection or crosswalk painting as part of Neighborhood Improvement Program grant funded traffic calming improvements.
- Identify locations throughout the neighborhood for mural projects.
- Bring area principals and schools leaders together to develop their own neighborhood improvement program to identify specific projects that can be implemented with parents and students.

Expand programming and events that build community connections and celebrate neighborhood pride.

- Create a centralized neighborhood calendar of events; invite collaborators from local churches, schools, and other organizations.
- Double-down on the promotion around recurring LVTRise events and programming.



RETHINK CAMP BOWIE WEST USES, DESIGN, AND CONNECTIONS

Camp Bowie West has traditionally served as the location for local commercial services. There are visible signs of changes over the years as some properties are currently or partially empty. The recent closure of the CVS reflects some of the challenges in keeping services open along Camp Bowie West which is dominated by auto-oriented uses including a collection of auto dealerships. The national struggle with retailers will make filling empty spaces that much harder for the foreseeable future for new retail uses. Portions of Camp Bowie West are within a PID and a development plan was completed for the corridor in 2012. Going forward it will be important to rethink Camp Bowie West as not only a commercial corridor and expand uses to allow for other businesses that can bring potential benefits including jobs to the area.

Encourage flexibility in terms of future development along Camp Bowie West.

- Identify underperforming commercially zoned property and allow mixed use redevelopment with commercial fronting Camp Bowie West and housing adjacent to the neighborhood.
- Allow for warehousing and light industrial uses as alternatives for vacant commercial spaces.
- Encourage the realization of the city's Economic Development Strategy with potential new large-scale industrial development and jobs east of 820.

Develop mixed-use residential on Camp Bowie West fronting Las Vegas Trail.

- Identify parcels along Camp Bowie West with a Las Vegas Trail address to include in a potential rezoning (with clear design standards) consistent with proposals in the housing chapter along Las Vegas Trail.

"It's hard to know what we need beyond basic safety. What do we need? We don't even know - we're not safe enough to go out and look in the community."

- Las Vegas Trail resident

STOP ID: 743
TRUSTY METRO
BUS STOP
91

planet
fitness
300 a month

BROTHERS II CLEANERS

WESTSIDE



A NEIGHBORHOOD FOR ALL TO ENJOY

To ensure the neighborhood is more Connected, Green, Supportive, and Safe for every resident as it grows, we must...

COMMUNITY PRIORITY

NEED TO IDENTIFY LEADER and/or EXPAND PARTNERSHIPS

GOAL 1: CONTINUE EFFORTS TO REDUCE CRIME & IMPROVE PUBLIC SAFETY IN LVT		
* ACTIONS TO EXPLORE	KEY PARTNERS	
Strategy 1.1: Connect those in need with services and support.		
A	Create training for community leaders to direct those in need to local services.	- LVTRise
B	Publish a list of services and contact numbers in the community.	- LVTRise
C	Train Trinity Metro bus drivers to direct those in need to services.	- Trinity Metro
Strategy 1.2: Crack down on businesses in the area that continue to be havens for crime, prostitution, and drug use.		
A	Work with business owners to install security cameras and lighting directed at known loitering locations near, beside, and behind area businesses.	- Fort Worth Police Department
Strategy 1.3: Reduce physical barriers between multi-family properties.		
A	Encourage property owners to remove fencing or introduce new pedestrian openings in existing fences.	- LVTRise - City of Fort Worth, Development Services
B	Create a guide / incentives to remove fencing and replace them with landscaping/ other edge treatments.	- City of Fort Worth - LVTRise (assist distribution)
Strategy 1.4: Install and increase lighting to improve traffic safety and to limit night time loitering.		
A	Focus on the locations where neighborhood streets intersect with higher-traffic roads including: Mojave Trail at Las Vegas Trail; Choctaw Trail at Las Vegas Trail; and S. Normandale St at W. Normandale Street (behind Kroger).	
B	Install lighting in area parks.	- City of Fort Worth, Park & Recreation

GOAL 2: ACTIVATE PARKS AND OPEN SPACES THROUGHOUT THE NEIGHBORHOOD

Strategy 2.1: Create a network of trails connecting neighborhood destinations, parks, & residences.		
A	Construct off-street trails along utility rights-of-way throughout the neighborhood.	- LVTRise - City of Fort Worth in partnership with Oncor utilities provider / owner
B	Identify vacant and underutilized open spaces to build linear parks and trails as internal connections in the neighborhood.	- LVTRise - PID Board
C	Connect with private property owners for the development and management of improvements.	
D	Integrate trails within the redesign of LVT and Calmont.	- City of Fort Worth, TPW and P&DA
E	Identify priority bike corridors, particularly along S. Normandale and W. Normandale Streets.	- City of Fort Worth, TPW and P&DA

Recommendations - NEIGHBORHOOD

COMMUNITY PRIORITY

*	ACTIONS TO EXPLORE	KEY PARTNERS
Strategy 2.2: Increase the diversity of amenities in local parks and open spaces.		
A	Construct additional gazebos, picnic areas, grills and plaza spaces to area parks where possible.	- City of Fort Worth, Park & Recreation
B	Prioritize near-term improvements in park spaces serving the western side of the neighborhood particularly at Thorny Ridge Park.	- City of Fort Worth, Park & Recreation
C	Consider partial development of Tim Watson Park for new housing with dedicated space for a smaller park space.	- City of Fort Worth, Park & Recreation
Strategy 2.3: Encourage Apartment Complexes and Churches to use area parks for events and activities.		
A	Once event spaces are constructed and available, create a means to reserve park spaces for events managed by City of Fort Worth Parks and Recreation.	- City of Fort Worth

GOAL 3: SET THE STAGE FOR TRANSFORMATION: ENHANCE LAS VEGAS TRAIL TO CREATE A STRONG CENTRAL LINK BETWEEN THE EASTERN AND WESTERN SIDES OF THE NEIGHBORHOOD

*	ACTIONS TO EXPLORE	KEY PARTNERS	
*	A	Focus PID attention and resources in improving on Las Vegas Trail and neighborhood intersections.	- PID 21 - LVTRise
	B	Refresh markings and enhance safety infrastructure at I-30 intersections and off-ramps.	- TXDOT - City of Fort Worth, TPW
	C	Enhance transit stops, and signage and plant new street trees along Las Vegas Trail.	- Trinity Metro - City of Fort Worth, TPW & P&DA
*	D	Implement a road diet on Las Vegas Trail; Use NIP grant to implement a lane reconfiguration through new striping in the near term. Pursue a full reconstruction of Las Vegas Trail over time to become a walkable street.	- Trinity Metro - City of Fort Worth, TPW & P&DA
	E	Infill neighborhood services and/or public-facing uses along Las Vegas Trail starting with a node at N Normandale / Las Vegas Trail Roundabout.	

TOGETHER WE RISE! NEIGHBORHOOD TRANSFORMATION PLAN

COMMUNITY PRIORITY

NEED TO IDENTIFY LEADER
and/or EXPAND PARTNERSHIPS

GOAL 4: IMPROVE THE SAFETY ALONG NEIGHBORHOOD STREETS AND MAKE SERVICES AND INSTITUTIONS MORE WELCOMING AND ACCESSIBLE (continued)

* ACTIONS TO EXPLORE	KEY PARTNERS
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Strategy 4.1: Focus on traffic calming measures and improved sidewalks in LVT.

A	Focus on key pathways / routes to local schools as a first priority.	- City of Fort Worth, TPW and P&DA
B	Refresh pedestrian safety infrastructure and striping at key intersections.	
C	Create contiguous, safe sidewalk connections to the Fiesta Mart.	
D	Formalize a pathway for students to the rear of IDEA Rise school.	
E	Ensure pedestrian safety infrastructure is present at important intersections and midblock crossings used to reach existing neighborhood services.	
F	Work with property owners to improve sidewalk conditions and connections to storefronts and points of access.	
G	Stay informed of I-30 expansion plans to advocate for an improved design and safety measures for upgraded access / frontage roads.	- TXDOT

Strategy 4.2: Implement road "diets" on major streets to slow traffic, improve sidewalks, add trees and bike lanes.

A	Improve Las Vegas Trail as the center of the community with a new street design that integrates with the new roundabout coming soon.	- City of Fort Worth, TPW and P&DA
B	Focus on improvements to Calmont to ensure kids have safe access to LVTRise and local schools.	
C	Integrate new bike lanes, crossing and trees on N. and W. Normandale to slow down traffic speeds.	

Strategy 4.3: Improve the neighborhood-facing wall of Kroger.

A	Improve ped safety at S. Normandale / W. Normandale intersection.	- City of Fort Worth, TPW and P&DA
B	Connect sidewalks from W. Normandale to the front door of Kroger.	- Kroger manager and building owner
C	Improve aesthetics, landscaping, and the rear building facade of Kroger (facing W. Normandale).	- Kroger manager and building owner

GOAL 5: REINFORCE CALMONT AT LVTRISE THE HEART OF THE NEIGHBORHOOD

Strategy 5.1: Improve Calmont as a kids zone.

A	Implement a road diet to narrow the road, integrate bike lanes and slow traffic.	- City of Fort Worth, TPW and P&DA
B	Create new crossings particularly mid-block crossings at LVTRise with flashing lights and clear signage.	
C	Improve the intersection of Calmont and Mojave for safer crossings and school pick up and drop off.	

Strategy 5.2: Work with adjacent property owners to improve access to LVTRise.

A	Advocate for new uses integrated into the future redevelopment of Cambridge Court including commercial and health services, as appropriate.	- Fort Worth Housing Solutions - LVTRise
B	Advocate for new housing directly facing Calmont and LVTRise / Boys and Girls Club when Cambridge Court is redeveloped.	- City of Fort Worth, P&DA - Fort Worth Council District 3
C	Work with the property owner of the Villas at Cantamar Apartments to provide a clear "front lawn" designed to be a safe and attractive kids path from the Western Hills Primary and Elementary Schools and LVTRise.	- Fort Worth Council District 3 - City of Fort Worth, P&DA and Development Services

Recommendations - NEIGHBORHOOD

COMMUNITY PRIORITY

GOAL 6: SUPPORT NEIGHBORHOOD LEADERS & HOST COMMUNITY EVENTS, ACTIVITIES, & PROGRAMMING THAT BRING PEOPLE TOGETHER

	* ACTIONS TO EXPLORE	KEY PARTNERS
Strategy 6.1: Work with the schools and arts organizations to highlight champions of the neighborhood.		
A	Create a LVTRise social media campaign/award highlighting neighborhood champions.	- LVTRise
B	Create a competitive fund for small neighborhood improvement project ideas brought by community members.	
Strategy 6.2: Encourage local schools to participate in visible public art and placemaking projects in the neighborhood.		
A	Engage area schools to participate in intersection or crosswalk painting as part of NIP Program traffic calming improvements.	- FWISD - Western Hills Schools - LVTRise
B	Identify locations throughout the neighborhood for mural projects.	- LVTRise - City of Fort Worth, P&DA
C	Bring area principals and schools leaders together to develop their own neighborhood improvement program to identify specific projects that can be implemented with parents and students.	- FWISD - Western Hills Schools - LVTRise
Strategy 6.3: Expand programming and events that build community connections and celebrate neighborhood pride.		
A	Create a centralized neighborhood calendar of events; invite collaborators from local churches, schools, and other organizations.	- LVTRise
B	Double-down on the promotion around recurring LVTRise events and programming.	- LVTRise

GOAL 7: RETHINK CAMP BOWIE WEST USES, DESIGN, AND CONNECTIONS

Strategy 7.3: Encourage flexibility in terms of future development along Camp Bowie West.

A	Consider "Mixed Use" with commercial fronting Camp Bowie West with housing adjacent to the neighborhood.	- City of Fort Worth, P&DA
B	Allow for warehousing and industrial uses as alternatives for vacant commercial spaces.	
C	Encourage the realization of the City's Economic Development Strategy with potential new development and jobs east of 820.	

Strategy 7.2: Develop mixed-use residential on Camp Bowie West fronting Las Vegas Trail.

A	Identify parcels along Camp Bowie West with a Las Vegas Trail address to include in a potential rezoning (to PD) consistent with proposals in the housing chapter along Las Vegas Trail.	- City of Fort Worth, P&DA
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CHAPTER 05

LVT HOUSING





HOUSING

Together we take action!



plumbing and leaks are common within some complexes. Changing ownership and the cost to renovate or redevelop these properties are major challenges that cannot be overcome without an influx of resources to enforce, acquire, demolish and rebuild.

The single family housing is largely concentrated in a few pockets of the community - one to the west of Las Vegas Trail surrounded by apartment complexes and another larger concentration to the east of Las Vegas Trail. These areas contain a wide range of single family home types and conditions depending on when they were built. Many streets are additionally identified as "Western Hills" - the traditional name of the community. Most of these blocks are in great condition but residents certainly expressed concern during the outreach around issues of safety and traffic speeding down their streets. The sales prices of homes vary between the eastern to western portions of the neighborhood where the median sales prices in 2022 are \$174,000 and \$302,000, respectively.

Last Vegas Trail apartment complexes with retaining walls and parking abutting the sidewalk is common. Many also have exterior fencing. Housing conditions vary widely in the neighborhood.



TOGETHER WE RISE! NEIGHBORHOOD TRANSFORMATION PLAN

"We are a community divided - homeowners, apartments, motels."

- Las Vegas Trail resident

One of the greatest advantages of housing in LVT is affordability - both for those that are low- and very low-income, but also for those that are extremely price sensitive due to their occupations. There are currently 985 income-restricted housing units for households earning less than 60% of the area median income with many serving households earning less than 30% of the area median income. This represents 14% of all housing in the neighborhood. In addition, the remaining multi-family units provide an invaluable resource of what is called "naturally occurring affordable housing," or "NOAH" for short, where the units may not be income-restricted but provide rents at low enough rates to serve a wide range of families.

It is clear from residents, tenants and neighborhood leaders that improving housing conditions while maintaining affordability is critical.

The data analysis and outreach indicate that a few key issues need to be addressed:

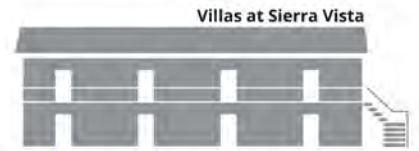
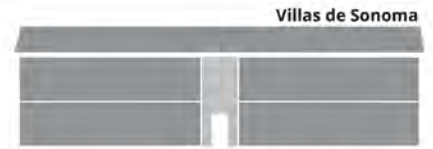
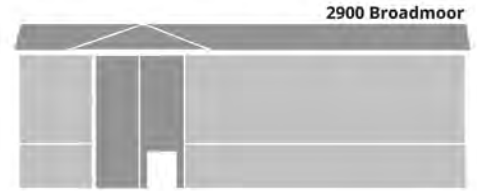
- *Housing conditions need to improve particularly for the most vulnerable;*
- *Design improvements to existing apartment complexes are needed to help create a more connected community; and*
- *Redevelopment of specific properties would help to remove problematic apartment complexes and replace them with new mixed-income housing.*

To help meet these housing needs, a number of strategies are necessary. These strategies should be considered along a continuum that includes incremental improvements to improve immediate living standards today, evolutionary actions that begin to change the neighborhood experience, and transformative projects that reshape LVT as a neighborhood.



The persistent use of properties like the Express Inn (8401 West Fwy) for temporary, lease-free housing underscore the significant need to improve housing security for LVT residents.

HOUSING BREAKDOWN AVAILABLE IN LAS VEGAS TRAIL



SINGLE FAMILY HOME

18%

1,300 UNITS

*ACS 2019 (5-Year Estimates)
Housing Units in Structure (A10032)*



DUPLEX

~3%

250 UNITS

*ACS 2019 (5-Year Estimates)
Housing Units in Structure (A10032)*



MULTIFAMILY COMPLEX

80-84%

~6,000 UNITS

Multiple Sources

7,257
TOTAL HOUSING UNITS

“AFFORDABLE” UNITS

COST-CAPPED AFFORDABLE UNITS

MULTI-FAMILY UNITS

NATURALLY OCCURRING AFFORDABLE HOUSING (“NOAH”)



INCOME RESTRICTED UNITS

985

14%

*FWHS Data,
HUD ONLINE Database*



VOUCHERS USED IN LVT

521

7%

FWHS Data



MULTIPLEX UNITS

6,000

84%

*City GIS Data, FWHS, &
Reviewed by LVTRise Staff*

MANAGEMENT, OVERSIGHT & QUALITY CONTROL

WORK WITH RESIDENTS AND APARTMENT MANAGERS AND OWNERS TO IMPROVE EXISTING HOUSING CONDITIONS

Many residents live in complexes that are well managed. LVTRise has been forming relationships with local apartment complex owners to help them in any challenges they face as managers. For residents living in units that are poorly managed, submitting a complaint to the City can be stressful and difficult without support and knowledge about their rights as tenants. At the same time, some of the older properties have amenities that could use improvements to better serve residents. Work with property owners to upgrade common areas and remove barriers to access. These improvements could have a significantly positive impact on LVT as a whole. LVT resident's desire for improved housing conditions in multi-family apartment complexes in the area cannot be overstated.

Hold apartment owners and managers accountable for the safety, cleanliness, and quality of their properties.

- Continue to build stronger relationships between LVTRise and area property managers.
- Work with Code Enforcement to focus staff and resources on inspections when there is a change of ownership of a multi-family complex. Create a reporting system to the Code Enforcement Department for new tenants consistent with the requirements under Article 9 Sec 7-404 of the city Code of Ordinances.
- Create a tiered system of frequency of property inspections and new occupant inspections based on the existing city scoring system.
 - *Properties that score 115 to 125 are subject to inspections every 2 years. Those that score 114 to 100 receive annual inspections. And, all properties under 100 receive quarterly inspections until inspections issues have been resolved and score at least 100.*
 - *Properties that fall substantially under 100 as determined by the director shall be subject to monthly inspections and unit inspections for new tenants.*
 - *Inspection violations that last longer than the 30 days or quarter inspection as determined by the director, the housing complex and multi-family property owner shall be subject to monthly overall property inspections and individual unit inspections for each new tenant.*
 - *Continued violations or non-compliance over the course of a year shall trigger a series of additional monitoring and property oversight ultimately culminating in potential receivership of the property by the city.*
- Consider embedding police officers, code officers, and social services in the neighborhood at a community center or a storefront to encourage reporting and increase the City's physical presence.
- Create and publish "hot spot" maps for the neighborhood showing the locations of crime and code complaints on the same map.



*"It just doesn't look nice.
[The property owners] don't care.
That's obvious."*

- Las Vegas Trail resident





Potential improvements to the exterior of a multi-family complex integrating new shade, a play area, seating and improved crossings. The opportunity is to upgrade and move amenities where possible to locations that are accessible to more community members.

Provide “carrots” to encourage reinvestment in existing properties.

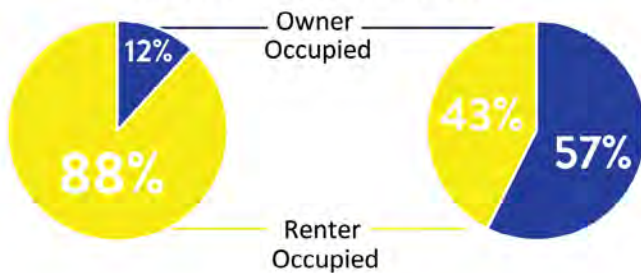
- Use the NEZ for reimbursable tax abatement as an incentive to accomplish major improvements. Establish a special NEZ “pilot” program with guidelines for LVT to incentivize commercial apartment owners to make improvements.
- Consider creating a grant/cost sharing program for interior space improvements, playgrounds and sports courts for properties that take and have Housing Choice Voucher Program recipients and/or contract to maintain rent increases below citywide averages, or have addressed code concerns.
- Create, collect and share resources with local building managers and owners related to grounds maintenance requirements and improvements (landscaping standards, solar lighting, etc).
- Explore potential for cooperative development and sale of solar power to be implemented at several multi-family complexes.
- Consider the use of PID resources if funding allows in the future to help implement key improvements to address safety concerns in the community including fence removal, safety cameras, sidewalk repairs, removal of walls, extra lighting, etc.



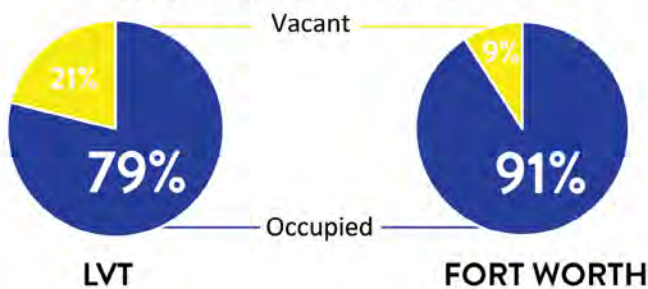
Work to empower residents to improve living conditions.

- Provide assistance to residents who need to track, document, and submit resident code enforcement complaints.
- Establish “office hours” for a Code Enforcement officer at LVTRise for residents to bring complaints in person. Consider available hours outside of normal business hours and enable appointments to be booked online.
- Create new accessible resources explaining state minimum building standards used by building inspectors and City Code Enforcement to residents and local leaders.
- Train residents to report issues on the MyFW app - the city’s application for residential complaints.

HOUSING TENURE



OCCUPANCY STATUS



“Some residents self-isolate because of fear... There’s not a lot to pull people outside to be together”

- Las Vegas Trail resident

Source: ACS 2019 (5-Year Estimates) - Social Explorer; U.S. Census Bureau

CREATE CLEAR EXPECTATIONS FOR NEW INVESTMENT AND REDEVELOPMENT

The existing apartment complexes are designed as mostly gated communities with interior circulation and limited access points. This is a legacy of their original development. There will be opportunities to redevelop select apartment complexes over time. Current zoning sets standards for the allowable future use and some physical characteristics but more is necessary to encourage a different form of development. Design approaches are needed to provide greater access, visibility and an attractive “front door” for each property that activates neighborhood streets.

Target strategic acquisitions of properties to catalyze redevelopment.

- Use nuisance abatement and code compliance laws to document persistent negative conditions on specific properties.
- Take citations to trial at the Building Standards Commission to put pressure on unresponsive owners. Acquire and redevelop problem properties through use of the urban renewal statutes or through direct purchase if the owner decides to sell.
- Conduct a market and financial feasibility analysis for the acquisition and redevelopment of 1-2 key complexes that can set the stage for further investment.
- Make the political case that investment in transforming some of the community's most difficult properties will result in positive change and growth in LVT.

Create a design overlay that sets design standards for redevelopment.

- As Las Vegas Trail is redeveloped, encourage mixed use development fronting the Trail at key intersections - at Calmont and at Normandale.
- Ensure that new development supports an active public realm and directly addresses the street.
- Seek to encourage and introduce a new network of public streets interconnecting adjacent parcels fronting major streets like Las Vegas Trail and Calmont (rather than private, internal circulation).
- Encourage redevelopment to include courtyard and pocket parks visible from and connecting to neighborhood streets.
- Model “gold standard” redevelopment potential on Cambridge Court owned by Fort Worth Housing Solutions.
- Rezone parcels fronting Las Vegas Trail to Mixed Use and/or Multi-Family “D”, and enforce form-based code site configuration standards for new multi-family housing developments in the area.
- Explore redevelopment potential of 3104 Las Vegas Trail to include street-facing public amenity.

“We need a variety of housing options – quality options. The apartments are in such disrepair they need to be torn down.”

- Las Vegas Trail resident



IMPROVE AND STRENGTHEN CONNECTIONS AMONG MULTI-FAMILY COMPLEXES

Most multi-family complexes will not be redeveloped for some time. Even without redevelopment, there is a lot that can be done that will improve the quality of life for residents and help to address larger neighborhood concerns around public safety. The fencing on many properties effectively isolates residents and makes it very hard for local police to effectively respond to crimes.

Improve shared spaces within apartment complexes and improve connectivity.

- Use PID and other resources to incentivize the removal of fencing and increase pedestrian access points.
- Encourage new amenities (seating, tot lots, shade) along multi-family property edges where they are visible and can be used by a broader population. Offer assistance with design and maintenance.

An overview of potential improvements to existing properties without wholesale redevelopment. The goals are to improve connectivity to adjacent streets and developments and improve landscaping and open spaces. (Below) Existing public amenities and shared spaces in several multi-family complexes do not encourage active use and exist in a state of disrepair.



A NEW STANDARD FOR HOUSING

To set a new standard for quality housing in the area that will ensure the neighborhood continues to offer Safe, Stable, Affordable, and Accessible housing to all residents regardless of family size, race, ability, or means, we must...

COMMUNITY PRIORITY

NEED TO IDENTIFY LEADER
and/or EXPAND PARTNERSHIPS

GOAL 1: WORK WITH RESIDENTS AND APARTMENT MANAGERS TO IMPROVE EXISTING HOUSING CONDITIONS

*	ACTIONS TO EXPLORE	+	KEY PARTNERS
Strategy 1.1: Work to empower residents to improve living conditions.			
	A Provide assistance to residents who need to track, document, and submit resident code enforcement complaints.		- LVTRise - Fort Worth Police Department
	B Establish "office hours" for a Code Enforcement officer at LVTRise for residents to bring complaints in person.		- City of Fort Worth, Code Enforcement
	C Create new accessible resources explaining State minimum building standards used by Building Inspectors and City Code Enforcement.		- City of Fort Worth, Code Enforcement
Strategy 1.2: Hold apartment owners and managers accountable for the safety, cleanliness, and quality of their properties.			
	A Continue to build stronger relationships between LVTRise and area property managers.		- Area Property Management - Fort Worth Police Department - LVTRise
*	B Work with Code Enforcement to focus staff and resources on inspections when there is a change of ownership of a multi-family complex. Create a reporting system to the Code Enforcement Department for new tenants consistent with the requirements under Article 9 Sec 7-404 of the city Code of Ordinances.		- City of Fort Worth, Code Enforcement - Fort Worth Police Department
*	Create a tiered system of frequency of property inspections and new occupant inspections based on the existing city scoring system.		
*	Consider embedding police officers, code officers, and social services in the neighborhood at a community center or a storefront to encourage reporting and increase the City's physical presence.		
*	Create and publish "hot spot" maps for the neighborhood showing the locations of crime and code complaints on the same map.		
Strategy 1.3: Provide "carrots" to encourage reinvestment in existing properties.			
	A Use the NEZ for reimbursable tax abatement as an incentive to accomplish major improvements. Establish a special NEZ "pilot" program with guidelines for LVT to incentivize commercial apartment owners to make improvements.		- City of Fort Worth
	B Consider creating a grant/cost sharing program for interior space improvements, playgrounds and sports courts for properties that take and have Housing Choice Voucher Program recipients and/or contract to maintain rent increases below citywide averages, or have addressed code concerns.		- City of Fort Worth
	C Create, collect and share resources with local building managers and owners related to grounds maintenance requirements and improvements (landscaping standards, solar lighting, etc).		- City of Fort Worth, Code Enforcement - LVTRise (distribute information)
	D Explore potential for cooperative development and sale of solar power to be implemented at several multi-family complexes.		- LVTRise - Property Owners
	E Consider the use of PID resources if funding allows in the future to help implement key improvements to address safety concerns in the community.		- LVTRise

Recommendations - HOUSING

COMMUNITY PRIORITY

**NEED TO IDENTIFY LEADER
and/or EXPAND PARTNERSHIPS**

GOAL 2: CREATE CLEAR EXPECTATIONS FOR NEW INVESTMENT AND REDEVELOPMENT

	* ACTIONS TO EXPLORE	+	KEY PARTNERS
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Strategy 2.1: Target strategic acquisitions of properties to catalyze redevelopment.

A	Identify complexes that consistently have the highest number of code violations and complaints.		- City of Fort Worth, Code Enforcement & Dept of Neighborhood Services - Fort Worth Police Department
B	Conduct a market and financial feasibility analysis for the acquisition and redevelopment of 1-2 key complexes that can set the stage for further investment.		- City of Fort Worth - Fort Worth Council District 3
C	Make the political case that investment in transforming some of the community's most difficult properties will result in positive change and growth in LVT.		- LVTRise - Fort Worth Council District 3 - Fort Worth Police Department

Strategy 2.2: Create a design overlay that sets design standards for redevelopment.

A	As Las Vegas Trail is redeveloped, encourage mixed use development fronting the Trail.		- LVTRise - City of Fort Worth - Fort Worth Council District 3
B	Ensure that new development supports an active public realm and directly addresses the street.		
C	Seek to encourage and introduce a new network of public streets interconnecting adjacent parcels fronting major streets like Las Vegas Trail and Calmont (rather than private, internal circulation).		
D	Encourage redevelopment to include courtyard and pocket parks visible from and connecting to neighborhood streets.		
E	Model "gold standard" redevelopment potential on Cambridge Court property (currently owned by FWHS).		- City of Fort Worth
F	Rezone parcels fronting Las Vegas Trail to Mixed Use and/or Multi-Family "D", and enforce form-based code site configuration standards for new multi-family housing developments in the area.		- City of Fort Worth, PDA
G	Explore redevelopment potential of 3104 Las Vegas Trail to include street-facing public amenity.		- Fort Worth Housing Solutions

GOAL 3: IMPROVE AND STRENGTHEN CONNECTIONS AMONG MULTI-FAMILY COMPLEXES

	* ACTIONS TO EXPLORE	+	KEY PARTNERS
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Strategy 3.1: Improve shared spaces within apartment complexes and improve connectivity.

A	Encourage housing complexes to remove fencing and increase pedestrian access.	+	- Fort Worth Police Department
B	Program/activate key spaces that are visible on the edges of the properties along neighborhood streets. This could include new amenities and plantings as appropriate.		- Private property owners



A collaborative project of:
Fort Worth Housing Finance Corporation
City of Fort Worth
LVTRise

