



**MEETING AGENDA**

TAX INCREMENT REINVESTMENT ZONE NUMBER FOUR  
CITY OF FORT WORTH, TEXAS  
(Southside TIF)

BOARD OF DIRECTORS MEETING

Wednesday, DECEMBER 7, 2022

1:30 PM

City Council Conference Room, City Hall, Room 2020  
200 Texas Street, Fort Worth, TX 76102

**Board Members**

Elizabeth Beck, Chair

Chris Nettles  
Hayden Blackburn  
Mark Hallman

Roy C. Brooks  
Kathleen Culebro  
Jesse Stamper

Kristen Camareno  
Early Davis

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**I. CALL TO ORDER**

**II. ACTION ITEMS**

- A. Consideration of October 19, 2022 meeting minutes (Elizabeth Beck, TIF Board Chair)
- B. Consideration of a Resolution to Approve Fiscal Year 2023 TIF 4 Administrative Budget (Michael Brennan, TIF Administrator)
- C. Consideration of a Resolution to Approve TIF Development Agreement with Near Southside, Inc. for 2023 Street, Streetscape, and Public Space Improvements within TIF 4 (Michael Brennan, TIF Administrator)
- D. Consideration of the Following Two Resolutions for the Rosedale and South Main Gateway Underpass Projects (Michael Brennan, TIF Administrator)
  - i. Approve TIF Development Agreement with Near Southside, Inc. for the Final Design of the Rosedale and South Main Gateway Underpass Improvements
  - ii. Approve TIF Funding Agreement with City of Fort Worth for Construction of the Rosedale and South Main Gateway Underpass Improvements
- E. Consideration of an Amendment to Resolution 2022-04-11 to Increase Funding for the TIF Funding Agreement with the City of Fort Worth for the

Near Southside Street Repair Program (Michael Brennan, TIF Administrator)

- F. Consideration of an Amendment to the TIF Development Agreement with Near Southside, Inc. for Design, Engineering, Fabrication, and Installation of Phase Two of Near Southside Wayfinding Program to Increase Funding and to Extend Completion Date (Michael Brennan, TIF Administrator)
- G. Consideration of a Resolution to Approve TIF Development Agreement with Seco Enterprises or an Affiliated Entity for Public Improvements Associated with the 200 W. Vickery T&P Station Transit-Oriented Development (Michael Brennan, TIF Administrator)
- H. Consideration of a Resolution to Approve TIF Development Agreement with Orchard Development Group or an Affiliated Entity for Public Improvements Associated with the Historic Laundry Block Development (Michael Brennan, TIF Administrator)
- I. Consideration of an Amendment to Resolution 2022-04-08 to Increase Funding and Extend the Completion Date for the TIF Development Agreement with Vickery Village Development, LLC for Public Improvements Associated with the Vickery Village Mixed-Use Development (Michael Brennan, TIF Administrator)

### **III. EXECUTIVE SESSION**

The Tax Increment Reinvestment Zone Number Four Board of Directors may conduct a closed meeting to:

- A. Seek the advice of its attorneys concerning legal issues related to any current agenda items that are exempt from public disclosure under the Texas State Bar Rules, as authorized by Section 551.071 of the Texas Government Code; and
- B. Discuss the purchase, sale, lease, or value of real property, as authorized by Section 551.072 of the Texas Government Code, deliberation of which in an open meeting would have a detrimental effect on the position of the Board of Directors in negotiations with a third party; and
- C. Discuss or deliberate negotiations relating to any economic development negotiations, as authorized by Section 551.087 of the Texas Government Code.

### **IV. PUBLIC PRESENTATIONS (3-minute limit per presentation)**

### **V. FUTURE AGENDA ITEMS**

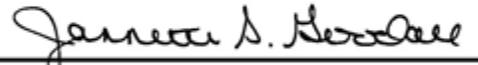
### **VI. ADJOURN**

**Please Note: This meeting will be conducted by videoconference or telephone call in accordance with the Texas Open Meetings Act. The location identified on this agenda is the location at which the presiding officer will be physically present and presiding over the meeting. Members of the Board of Directors may be participating remotely by videoconference in accordance with the Texas Open Meetings Act.**

**ASSISTANCE AT THE PUBLIC MEETING**

The Fort Worth City Hall and City Council Conference Room are wheelchair accessible. Persons with disabilities who plan to attend this meeting and who may need accommodations, auxiliary aids, or services such as interpreters, readers, or large print are requested to contact the City's ADA Coordinator at (817) 392-8552 or e-mail [ADA@FortWorthTexas.gov](mailto:ADA@FortWorthTexas.gov) at least 48 hours prior to the meeting so that appropriate arrangements can be made. If the City does not receive notification at least 48 hours prior to the meeting, the City will make a reasonable attempt to provide the necessary accommodations at least two working days prior to the meeting so that appropriate arrangements can be made.

I, the undersigned authority, do hereby certify that this Notice of Meeting was posted on the City of Fort Worth official bulletin board, places convenient and readily accessible to the general public at all times and said Notice was posted on the following date and time Friday, December 02, 2022 at 3:30 p.m. and remained so posted continuously for at least 72 hours preceding the scheduled time of said meeting.

  
City Secretary for the City of Fort Worth, Texas