

City of Houston, Texas, Ordinance No. 2023 - 831

AN ORDINANCE RELATING TO THE FISCAL AFFAIRS OF REINVESTMENT ZONE NUMBER TWENTY-SEVEN, CITY OF HOUSTON, TEXAS; APPROVING THE FISCAL YEAR 2024 OPERATING BUDGET AND THE FISCAL YEARS 2024-2028 CAPITAL IMPROVEMENTS BUDGET FOR THE ZONE; CONTAINING FINDINGS AND OTHER PROVISIONS RELATED TO THE FOREGOING SUBJECT; AND DECLARING AN EMERGENCY.

* * * * *

WHEREAS, Reinvestment Zone Number Twenty-Seven, City of Houston, Texas (the "Zone"), has submitted an Operating Budget for Fiscal Year 2024 (the "Operating Budget") and a five-year Capital Improvements Budget for Fiscal Years 2024-2028 (the "CIP Budget," and, collectively with the Operating Budget, the "Budgets") to the City Council for approval pursuant to that certain agreement among the City, the Montrose Redevelopment Authority, and the Zone, approved by Ordinance No. 2019-665 (the "Agreement"); and

WHEREAS, the Budgets are based on the following assumptions:

1. The timely implementation of capital improvements in the Budgets may require the Zone to incur debt; and
2. The City's Chief Development Officer will assist the Zone in identifying cost-efficient methods to finance the costs of the capital improvements; and

WHEREAS, the City has experienced an incremental increase in the cost of providing municipal services as a result of the creation of the Zone and the development of the land in the Zone; and

WHEREAS, the City Council finds that it is appropriate to recover its incremental costs of municipal services for Fiscal Year 2024 from the tax increment produced by the City and paid into the Tax Increment Fund of the Zone, subject to complying with the provisions of Texas Tax Code Section 311.010(i); and

WHEREAS, the City Council finds that the incremental costs of providing municipal services set forth in the Budget attached hereto as Exhibit "A" are reasonable and will be paid from the tax increment produced by the City and paid into the Tax Increment Fund of the Zone; and

WHEREAS, the City Council desires to approve the Budgets; **NOW**, **THEREFORE**,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF HOUSTON, TEXAS:

Section 1. That the findings contained in the preamble of this Ordinance are determined to be true and correct and are hereby adopted as part of this Ordinance.

Section 2. That the City Council takes cognizance of the fact that in order to implement the Project Plan and Reinvestment Zone Financing Plan for the Zone, and to make adjustments occasioned by events transpiring during the year, the Zone, upon the approval of the City's Chief Development Officer, may transfer funds from one Line Item of Project Costs shown on Exhibit "A" to another. Unless approved by the City Council, the Zone may only transfer funds (1) as needed for Debt Service; and (2) from one Line Item of Project Costs to another, provided that the aggregate of such transfers does not exceed the lesser of \$400,000 or five percent (5%) of the Project Costs during Fiscal Year 2024. Subject to the foregoing, the Operating Budget attached hereto as Exhibit "A" is hereby approved for the Zone.

Section 3. That the CIP Budget attached hereto as Exhibit "B" is hereby approved for the Zone.

Section 4. That the City's Chief Development Officer is directed to assist the Zone in identifying a cost-efficient method for financing public infrastructure consistent with financing principles used by the City.

Section 5. That not later than March 31, 2024, the Zone shall, in cooperation with City representatives, (1) identify surplus funds in the Zone's Fiscal Year 2024 Operating Budget based on the difference between Zone revenues and the Fiscal Year 2024 Operating Budget for the Zone approved by the City; and (2) make available any surplus Zone funds, through appropriate agreement, for projects identified by the City that are eligible for tax increment funding, such as affordable housing, areas of public assembly, incremental costs of municipal services attributable to development and redevelopment in the Zone, and capital projects that benefit the City and the Zone. The agreement may provide for the payment of surplus funds into one or more accounts established by the City or may provide for direct payment by the Zone for the purpose. The Zone shall consider amendments to the Project Plan and Reinvestment Zone Financing Plan for the Zone that may be necessary to accomplish this purpose, and shall expedite any such amendments.

Section 6. That the approval of this Budget is contingent upon receipt by the City's Chief Development Officer of a document signed by the Administrator of the Zone disclosing the name of each owner or developer of property within the Zone from which the Administrator has received compensation during the last five calendar years, and the amount of compensation by owner by year. Compensation may be expressed by category as follows:

- | | |
|-------------|---|
| Category I | Less than \$1,000.00 |
| Category II | At least \$1,000.00 but less than \$10,000.00 |

Category III	At least \$10,000.00 but less than \$50,000.00
Category IV	At least \$50,000.00 but less than \$100,000.00
Category V	At least \$100,000.00 but less than \$500,000.00
Category VI	At least \$500,000.00 but less than \$1,000,000.00
Category VII	\$1,000,000.00 or more

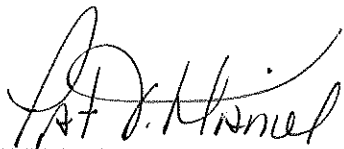
Section 7. That there exists a public emergency requiring that this Ordinance be passed finally on the date of its introduction as requested in writing by the Mayor; therefore, this Ordinance shall be passed finally on such date and shall take effect immediately upon its passage and approval by the Mayor; however, in the event that the Mayor fails to sign this Ordinance within five days after its passage and adoption, it shall take effect in accordance with Article VI, Section 6, Houston City Charter.

PASSED AND ADOPTED this 11th day of October, 2023.

APPROVED this _____ day of _____, 2023.


Mayor of the City of Houston

Pursuant to Article VI, Section 6, Houston City Charter, the effective date of the foregoing Ordinance is OCT 17 2023.



City Secretary

Prepared by Legal Department
MS/ems (September 22, 2023)
Requested by Andy Icken, Chief Development Officer
Office of the Mayor
LD-RE-0000001933



Senior Assistant City Attorney

Meeting 10/11/2023

Aye	No	
✓		Mayor Turner
....	Council Members
✓		Peck
✓		Jackson
Absent on personal business		Kamin
✓		Evans-Shabazz
✓		Martin
✓		Thomas
✓		Huffman
✓		Cisneros
✓		Gallegos
Absent sue to death in the family		Pollard
✓		Castex-Tatum
✓		Knox
✓		Robinson
Absent on personal business		Kubosh
Absent on personal business		Plummer
✓		Alcorn
Caption	Adopted	

Captions Published in DAILY COURT REVIEW

Date: 10/11/2023

EXHIBIT "A"

Fiscal Year 2024 Operating Budget for Montrose Zone

CITY OF HOUSTON
 ECONOMIC DEVELOPMENT DIVISION
 FISCAL YEAR 2024 BUDGET PROFILE

Fund Summary
 Fund Name: **Montrose Redevelopment Authority**
 TIRZ: **27**
 Fund Number: **7584/50**

P R O F I L E	Base Year:		2015
	Base Year Taxable Value:	\$	1,098,766,790
	Projected Taxable Value (TY2023):	\$	2,241,231,778
	Current Taxable Value (TY2022):	\$	1,996,738,388
	Acres:		608.13
	Administrator (Contact):		City of Houston
Contact Number:		(832) 393-0985	

N A R R A T I V E	Zone Purpose:
	Tax Increment Reinvestment Zone Number Twenty-Seven, City of Houston, Texas was created to invest public funds for eligible project costs including the planning, engineering and construction of new streets, water distribution facilities, wastewater collection facilities, storm drainage improvements, roadway and street reconstruction projects, cultural and public facility improvements, parks and other related improvements to enhance economic development and quality of life.

P R O J E C T P L A N		Total Plan	Cumulative Expenses (to 6/30/22)	Variance
	Capital Projects:			
Corridor Improvements	\$	108,594,133	\$ 6,454,329	\$ 102,139,804
Workforce/Affordable Housing		39,600,000	-	39,600,000
Parking Enhancements		4,830,000	-	4,830,000
Parks, Recreational Facilities, Cultural Amenities		8,000,000	-	8,000,000
		-	-	-
		-	-	-
		-	-	-
Total Capital Projects	\$	161,024,133	\$ 6,454,329	\$ 154,569,804
Financing Costs		-	-	-
Zone Administration/Professional Services		6,000,000	2,397,509	3,602,491
Total Project Plan	\$	167,024,133	\$ 8,851,838	\$ 158,172,295

D E B T	Additional Financial Data	FY2023 Budget	FY2023 Estimate	FY2024 Budget
	Debt Service	\$	-	\$ -
Principal	\$	-	\$ -	\$ -
Interest	\$	-	\$ -	\$ -
	Balance as of 6/30/22		Projected Balance as of 6/30/23	Projected Balance as of 6/30/24
Year End Outstanding (Principal)	\$	-	\$ -	\$ -
	\$	-	\$ -	\$ -
	\$	-	\$ -	\$ -
	\$	-	\$ -	\$ -
Other	\$	-	\$ -	\$ -

CITY OF HOUSTON
 ECONOMIC DEVELOPMENT DIVISION
 FISCAL YEAR 2024 BUDGET PROFILE

Fund Summary
 Fund Name: Montrose Redevelopment Authority
 TIRZ: 27
 Fund Number: 7584/50

TIRZ Budget Line Items	FY2023 Budget	FY2023 Estimate	FY2024 Budget
RESOURCES			
RESTRICTED Funds - Capital Projects	\$ 12,068,464	\$ 12,594,183	\$ 52,320,118
RESTRICTED Funds - Affordable Housing	\$ -	\$ -	\$ -
RESTRICTED Funds - Bond Debt Service	\$ -	\$ -	\$ -
Beginning Balance	\$ 12,068,464	\$ 12,594,183	\$ 52,320,118
City tax revenue	\$ 5,434,654	\$ 5,476,913	\$ 7,120,140
County tax revenue	\$ -	\$ -	\$ -
Incremental property tax revenue	\$ 5,434,654	\$ 5,476,913	\$ 7,120,140
Joint Project Reimbursement	\$ -	\$ -	\$ -
Miscellaneous revenue	\$ -	\$ -	\$ -
COH TIRZ interest	\$ 50,000	\$ 52,827	\$ 50,000
Interest Income	\$ -	\$ -	\$ -
Other Interest Income	\$ 50,000	\$ 52,827	\$ 50,000
	\$ 2,764,056	\$ 1,480,594	\$ 9,680,000
Grant Proceeds	\$ 2,764,056	\$ 1,480,594	\$ 9,680,000
	\$ -	\$ -	\$ -
Proceeds from Bank Loan	\$ -	\$ -	\$ -
	\$ 40,000,000	\$ 40,000,000	\$ -
Contract Revenue Bond Proceeds	\$ 40,000,000	\$ 40,000,000	\$ -
TOTAL AVAILABLE RESOURCES	\$ 60,317,174	\$ 59,604,517	\$ 69,170,258

CITY OF HOUSTON
ECONOMIC DEVELOPMENT DIVISION
FISCAL YEAR 2024 BUDGET PROFILE

Fund Summary
Fund Name: Montrose Redevelopment Authority
TIRZ: 27
Fund Number: 7584/50

TIRZ Budget Line Items	FY2023 Budget	FY2023 Estimate	FY2024 Budget
EXPENDITURES			
Accounting	\$ 19,000	\$ 19,000	\$ 19,000
Administration Salaries & Benefits	\$ 72,000	\$ 72,000	\$ 72,000
Auditor	\$ 10,000	\$ 10,000	\$ 10,000
Board Development	\$ 5,000	\$ 5,000	\$ 5,000
Insurance	\$ 5,000	\$ 5,000	\$ 5,000
Office Administration	\$ -	\$ -	\$ -
Tax Roll Management	\$ 8,000	\$ 8,000	\$ 8,000
TIRZ Administration and Overhead	\$ 119,000	\$ 119,000	\$ 119,000
Engineering Consultants	\$ 50,000	\$ 50,000	\$ 50,000
Affordable Housing Consultants	\$ 70,000	\$ 70,000	\$ 70,000
Legal	\$ 120,000	\$ 120,000	\$ 120,000
Planning Consultants	\$ 50,000	\$ 50,000	\$ 50,000
Public Engagement Expenses	\$ 15,000	\$ 60,000	\$ 60,000
Program and Project Consultants	\$ 305,000	\$ 350,000	\$ 350,000
Management consulting services	\$ 424,000	\$ 469,000	\$ 469,000
Capital Expenditures (See CIP Schedule)	\$ 9,722,221	\$ 6,345,007	\$ 12,708,000
TIRZ Capital Expenditures	\$ 9,722,221	\$ 6,345,007	\$ 12,708,000
Construction Audit	\$ -	\$ -	\$ -
Developer / Project Reimbursements	\$ -	\$ -	\$ -
System debt service	\$ -	\$ -	\$ -
TOTAL PROJECT COSTS	\$ 10,146,221	\$ 6,814,007	\$ 13,177,000
Payment/transfer to ISD - educational facilities	\$ -	\$ -	\$ -
Administration Fees:			
City	\$ 271,733	\$ 273,846	\$ 356,007
County	\$ -	\$ -	\$ -
ISD	\$ -	\$ -	\$ -
Affordable Housing:			
City	\$ -	\$ -	\$ -
County	\$ -	\$ -	\$ -
ISD to City of Houston	\$ -	\$ -	\$ -
Municipal Services Charge	\$ 196,546	\$ 196,546	\$ 196,546
Total Transfers	\$ 468,279	\$ 470,392	\$ 552,553
Total Budget	\$ 10,614,500	\$ 7,284,399	\$ 13,729,553
RESTRICTED Funds - Capital Projects	\$ 49,702,674	\$ 52,320,118	\$ 55,440,705
RESTRICTED Funds - Affordable Housing	\$ -	\$ -	\$ -
RESTRICTED Funds - Bond Debt Service	\$ -	\$ -	\$ -
Ending Fund Balance	\$ 49,702,674	52,320,118	55,440,705
Total Budget & Ending Fund Balance	\$ 60,317,174	\$ 59,604,517	\$ 69,170,258

Notes:

EXHIBIT "B"

**Fiscal Years 2024-2028 Capital Improvement Projects Budget for
Montrose Zone**

2024 - 2028 CAPITAL IMPROVEMENT PLAN
 TIRZ No. 27 - MONTROSE REDEVELOPMENT AUTHORITY
 CIP by Project

CITY OF HOUSTON - TIRZ PROGRAM
 Economic Development Division

Council District	CIP No.	Project	Fiscal Year Planned Appropriations										Cumulative Total (To Date)		
			Through 2022	Projected 2023	2024	2025	2026	2027	2028	FY24 - FY28 Total					
C	T-2702	Waugh/Commonwealth/Yoakum project	\$ 3,416,285	81,609	-	-	-	-	-	-	-	-	-	-	3,497,894
C	T-2704	Montrose Drainage Project	\$ -	11,598	-	-	-	-	-	-	-	-	-	-	11,598
C	T-2705	Walk/Bike Montrose	\$ 211,224	-	-	-	-	-	-	-	-	-	-	-	211,224
C	T-2706	Montrose Blvd - Complete Reconstruction Project Phase 1	\$ -	718,263	7,410,000	6,460,000	-	-	-	-	-	-	-	-	14,588,263
C	T-2706A	Montrose Blvd - Complete Reconstruction Project Phase 2	\$ -	-	1,000,000	4,680,000	12,720,000	12,720,000	13,780,000	-	-	-	-	-	44,900,000
C	T-2707	Hawthorne Neighborhood Safe Street	\$ 464,998	2,390,000	-	-	-	-	-	-	-	-	-	-	2,854,998
C	T-2708	Woodhead Neighborhood Safe Street	\$ 1,057,970	2,390,000	-	-	-	-	-	-	-	-	-	-	3,447,970
C	T-2709	Dallas Bikeway	\$ -	164,000	434,000	1,060,000	-	-	-	-	-	-	-	-	1,658,000
C	T-2710	Welch Neighborhood Safe Street	\$ -	-	125,000	309,000	2,650,000	-	-	-	-	-	-	-	3,084,000
C	T-2711	Stanford Neighborhood Safe Street	\$ -	-	125,000	521,000	2,120,000	-	-	-	-	-	-	-	2,766,000
C	T-2712	Mandell Bikeway	\$ -	164,000	434,000	1,060,000	-	-	-	-	-	-	-	-	1,658,000
C	T-2713	SPARK Parks Partnership Project	\$ -	150,000	-	-	-	-	-	-	-	-	-	-	150,000
C	T-2714	BCycle	\$ 15,000	-	-	-	-	-	-	-	-	-	-	-	15,000
C	T-2715	Affordable Housing Projects	\$ -	-	750,000	750,000	1,000,000	-	-	-	-	-	-	-	2,500,000
C	T-2716	Safe Route to School Sidewalk Program	\$ -	39,850	360,000	3,530,000	3,180,000	-	-	-	-	-	-	-	7,099,850
C	T-2717	W Alabama Street	\$ -	93,310	750,000	1,500,000	12,000,000	12,000,000	6,000,000	-	-	-	-	-	32,343,310
C	T-2718	West Gray from Woodhead to Montrose Blvd.	\$ -	125,877	1,330,000	-	-	-	-	-	-	-	-	-	1,455,877
0	T-2719	Parks - Mandell Park Improvement	\$ -	16,500	-	-	-	-	-	-	-	-	-	-	16,500
C	T-2799	Safe Sidewalk Program	\$ -	-	-	-	-	-	-	-	-	-	-	-	-
Totals			\$ 5,165,477	\$ 6,345,007	\$ 12,708,000	\$ 19,870,000	\$ 33,670,000	\$ 24,720,000	\$ 19,780,000	\$ 110,748,000	\$ 122,259,484				

* NOTE:
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 *** NOTE:

2024 - 2028 CAPITAL IMPROVEMENT PLAN
 TIRZ No. 27 - MONTROSE REDEVELOPMENT AUTHORITY
 CIP by Sources of Funds

CITY OF HOUSTON - TIRZ PROGRAM
 Economic Development Division

Source of Funds	Fiscal Year Planned Appropriations										Cumulative Total (To Date)
	Through 2022	Projected 2023	2024	2025	2026	2027	2028	FY24 - FY28 Total			
TIRZ Funds	5,165,477	6,345,007	11,227,406	9,190,000	22,810,000	16,060,000	12,120,000	71,407,406	82,917,890		
City of Houston	-	-	-	1,000,000	1,000,000	1,000,000	-	3,000,000	3,000,000		
Grants	-	-	1,480,594	9,680,000	9,860,000	7,660,000	7,660,000	36,340,594	36,340,594		
Other	-	-	-	-	-	-	-	-	-		
Project Total	5,165,477	6,345,007	12,708,000	19,870,000	33,670,000	24,720,000	19,780,000	110,748,000	122,258,484		

Project:	Montrose Blvd - Complete Reconstruction Project Phase		City Council District		Key Map:		WBS.:		T-2706	
	1		C	C	Geo. Ref.:	Neighborhood:				
Description:	Reconstruct Montrose Blvd into a 4-lane boulevard roadway section with a new storm sewer system (dual 10'x10') that will provide additional in-line detention, wide pedestrian friendly sidewalks on both sides and replacement of public utilities. Bicycle facilities will be incorporated. Traffic signals will be replaced.									
Justification:	Montrose Blvd is the drainage outfall for the region. By building it first, the storm sewer system can be constructed much deeper from the outfall working upstream, maximizing the benefit and value of the improvements. Pmnt is in poor condition, is on a high frequent transit line which METRO is prioritizing for BOOST and has safety issues.									
			Operating and Maintenance Costs: (\$ Thousands)							
			2024	2025	2026	2027	2028	Total		
Personnel			-	-	-	-	-	-	\$ -	
Supplies			-	-	-	-	-	-	\$ -	
Svcs. & Chgs.			-	-	-	-	-	-	\$ -	
Capital Outlay			-	-	-	-	-	-	\$ -	
Total			\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
FTEs			-	-	-	-	-	-	-	
Fiscal Year Planned Expenses										
Project Allocation	Expenses thru 6/30/22	2023 Budget	2023 Estimate	2024	2025	2026	2027	2028	FY24 - FY28 Total	Cumulative Total (To Date)
Phase										
1 Planning	-	-	-	-	-	-	-	-	\$ -	\$ -
2 Acquisition	-	-	-	-	-	-	-	-	\$ -	\$ -
3 Design	-	1,200,000	718,263	950,000	-	-	-	-	\$ 950,000	\$ 1,668,263
4 Construction	-	-	-	6,000,000	6,000,000	-	-	-	\$ 12,000,000	\$ 12,000,000
5 Equipment	-	-	-	-	-	-	-	-	\$ -	\$ -
6 Close-Out	-	-	-	-	-	-	-	-	\$ -	\$ -
7 Other	-	-	-	460,000	460,000	-	-	-	\$ 920,000	\$ 920,000
	-	-	-	-	-	-	-	-	\$ -	\$ -
	-	-	-	-	-	-	-	-	\$ -	\$ -
	-	-	-	-	-	-	-	-	\$ -	\$ -
Other Sub-Total:	-	-	-	460,000	460,000	-	-	-	\$ 920,000	\$ 920,000
Total Allocations	\$ -	\$ 1,200,000	\$ 718,263	\$ 7,410,000	\$ 6,460,000	\$ -	\$ -	\$ -	\$ 13,870,000	\$ 14,588,263
Source of Funds										
TIRZ Funds	-	1,200,000	718,263	7,410,000	6,460,000	-	-	-	\$ 13,870,000	\$ 14,588,263
City of Houston	-	-	-	-	-	-	-	-	\$ -	\$ -
Grants	-	-	-	-	-	-	-	-	\$ -	\$ -
Other	-	-	-	-	-	-	-	-	\$ -	\$ -
Total Funds	\$ -	\$ 1,200,000	\$ 718,263	\$ 7,410,000	\$ 6,460,000	\$ -	\$ -	\$ -	\$ 13,870,000	\$ 14,588,263

Project:	Montrose Blvd - Complete Reconstruction Project Phase 2		City Council District		Key Map:		WBS.:		T-2706A	
	Location:	Geo. Ref.:	C	C	2024	2025	2026	2027		2028
Description:	Reconstruct Montrose Blvd into a 4-lane boulevard roadway section with a new storm sewer system (dual 10"x10") that will provide additional in-line detention, wide pedestrian friendly sidewalks on both sides and replacement of public utilities. Bicycle facilities will be incorporated. Traffic signals will be replaced.									
Justification:	Montrose Blvd is the drainage outfall for the region. By building it first, the storm sewer system can be constructed much deeper from the outfall working upstream, maximizing the benefit and value of the improvements. Pvm1 is in poor condition, is on a high frequent transit line which METRO is prioritizing for BOOST and has safety issues.									
Operating and Maintenance Costs: (\$ Thousands)										
	Personnel	-	-	-	-	-	-	-	-	\$
	Supplies	-	-	-	-	-	-	-	-	\$
	Svcs. & Chgs.	-	-	-	-	-	-	-	-	\$
	Capital Outlay	-	-	-	-	-	-	-	-	\$
	Total	\$	-	\$	-	\$	-	\$	-	\$
	FTEs	-	-	-	-	-	-	-	-	-
Fiscal Year Planned Expenses										
Project Allocation	Expenses thru 6/30/22	2023 Budget	2023 Estimate	2024	2025	2026	2027	2028	FY24 - FY28 Total	Cumulative Total (To Date)
Phase										
1 Planning	-	-	-	-	-	-	-	-	\$	\$
2 Acquisition	-	-	-	-	-	-	-	-	\$	\$
3 Design	-	-	-	1,000,000	1,500,000	-	-	-	\$ 2,500,000	\$ 2,500,000
4 Construction	-	-	-	-	3,000,000	12,000,000	12,000,000	13,000,000	\$ 40,000,000	\$ 40,000,000
5 Equipment	-	-	-	-	-	-	-	-	\$	\$
6 Close-Out	-	-	-	-	-	-	-	-	\$	\$
7 Other	-	-	-	-	180,000	720,000	720,000	780,000	\$ 2,400,000	\$ 2,400,000
									\$	\$
									\$	\$
									\$	\$
									\$	\$
									\$	\$
Other Sub-Total:	-	-	-	-	180,000	720,000	720,000	780,000	\$ 2,400,000	\$ 2,400,000
Total Allocations	\$	\$	\$	\$ 1,000,000	\$ 4,680,000	\$ 12,720,000	\$ 12,720,000	\$ 13,780,000	\$ 44,900,000	\$ 44,900,000
Source of Funds										
TIRZ Funds	-	-	-	1,000,000	-	4,060,000	4,060,000	6,120,000	\$ 15,240,000	\$ 15,240,000
City of Houston	-	-	-	-	1,000,000	1,000,000	1,000,000	-	\$ 3,000,000	\$ 3,000,000
Grants	-	-	-	-	3,680,000	7,660,000	7,660,000	7,660,000	\$ 26,660,000	\$ 26,660,000
Other	-	-	-	-	-	-	-	-	\$	\$
Total Funds	\$	\$	\$	\$ 1,000,000	\$ 4,680,000	\$ 12,720,000	\$ 12,720,000	\$ 13,780,000	\$ 44,900,000	\$ 44,900,000

Project: Dallas Bikeway		City Council District		Key Map:		WBS.:		T-2709						
		Location:	C	Geo. Ref.:										
		Served:	C	Neighborhood:										
Description:	Create 0.5 miles of new protected Bike lanes w/ green conflict markings at intersections, updated sidewalks and 52 improved curb ramps.	Operating and Maintenance Costs: (\$ Thousands)												
		2024	2025	2026	2027	2028	Total							
Justification:	Project was identified on the priority list in the Walk/Bike Montrose Study; improve safety of bicyclist; connect to programmed bikeway.	Personnel	-	-	-	-	-	-	-	\$	-	\$	-	
		Supplies	-	-	-	-	-	-	-	-	\$	-	\$	-
		Svcs. & Chgs.	-	-	-	-	-	-	-	\$	-	\$	-	
		Capital Outlay	-	-	-	-	-	-	-	\$	-	\$	-	
		Total	\$	\$	\$	\$	\$	\$	\$	\$	\$	\$	\$	
		FTEs	-	-	-	-	-	-	-	-	-	-	-	
Fiscal Year Planned Expenses														
Project Allocation	Expenses thru 6/30/22	2023 Budget	2023 Estimate	2024	2025	2026	2027	2028	FY24 - FY28 Total	Cumulative Total (To Date)				
Phase														
1 Planning	-	-	-	-	-	-	-	-	\$	\$	-	\$	-	
2 Acquisition	-	-	-	-	-	-	-	-	\$	\$	-	\$	-	
3 Design	-	100,000	164,000	10,000	-	-	-	-	\$	\$	10,000	\$	174,000	
4 Construction	-	120,000	-	400,000	1,000,000	-	-	-	\$	\$	1,400,000	\$	1,400,000	
5 Equipment	-	-	-	-	-	-	-	-	\$	\$	-	\$	-	
6 Close-Out	-	-	-	-	-	-	-	-	\$	\$	-	\$	-	
7 Other	-	50,000	-	24,000	60,000	-	-	-	\$	\$	84,000	\$	84,000	
	-	-	-	-	-	-	-	-	\$	\$	-	\$	-	
	-	-	-	-	-	-	-	-	\$	\$	-	\$	-	
	-	-	-	-	-	-	-	-	\$	\$	-	\$	-	
	-	-	-	-	-	-	-	-	\$	\$	-	\$	-	
Other Sub-Total:	-	50,000	-	24,000	60,000	-	-	-	\$	\$	84,000	\$	84,000	
Total Allocations	\$	270,000	\$	164,000	\$	434,000	\$	1,060,000	\$	-	\$	1,494,000	\$	1,658,000
Source of Funds														
TIRZ Funds	-	270,000	164,000	374,000	860,000	-	-	-	\$	\$	1,234,000	\$	1,398,000	
City of Houston	-	-	-	-	-	-	-	-	\$	\$	-	\$	-	
Grants - Harris County Pct 1	-	-	-	60,000	200,000	-	-	-	\$	\$	260,000	\$	260,000	
Other	-	-	-	-	-	-	-	-	\$	\$	-	\$	-	
Total Funds	\$	270,000	\$	164,000	\$	434,000	\$	1,060,000	\$	-	\$	1,494,000	\$	1,658,000

*NOTE:

Project: Welch Neighborhood Safe Street		City Council District: C		Key Map: T-2710			
		Location: C		WBS.:			
		Served: C		Neighborhood:			
		Operating and Maintenance Costs: (\$ Thousands)					
		2024	2025	2026	2027	2028	Total
Description:	Improve the overall safety conditions along Welch Street. Project will include 2.50 miles of improved sidewalks with 115 ADA compliant ramps, milling and overlay of existing deteriorated asphalt pavement, signing and restriping.						
Justification:	Project was identified on the priority list in the Walk/Bike Montrose Study. Asphalt in poor condition. Sidewalks are in very poor condition and inadequate. The ped ramps are not ADA compliant. This will improve safety for parents and students that use the sidewalks to get to Wilson Montessori.						
		Personnel					\$ -
		Supplies					\$ -
		Svcs. & Ctrgs.					\$ -
		Capital Outlay					\$ -
		Total	\$ -	\$ -	\$ -	\$ -	\$ -
		FTEs					-

Fiscal Year Planned Expenses

Project Allocation	Expenses thru 6/30/22	2023 Budget	2023 Estimate	2024	2025	2026	2027	2028	FY24 - FY28 Total	Cumulative Total (To Date)
Phase										
1 Planning	-	-	-	-	-	-	-	-	\$ -	\$ -
2 Acquisition	-	-	-	-	-	-	-	-	\$ -	\$ -
3 Design	-	125,000	-	125,000	150,000	2,500,000	-	-	\$ 275,000	\$ 275,000
4 Construction	-	-	-	150,000	150,000	-	-	-	\$ 2,650,000	\$ 2,650,000
5 Equipment	-	-	-	-	-	-	-	-	\$ -	\$ -
6 Close-Out	-	-	-	-	-	-	-	-	\$ -	\$ -
7 Other	-	-	-	9,000	9,000	150,000	-	-	\$ 159,000	\$ 159,000
	-	-	-	-	-	-	-	-	\$ -	\$ -
	-	-	-	-	-	-	-	-	\$ -	\$ -
	-	-	-	-	-	-	-	-	\$ -	\$ -
Other Sub-Total:	-	-	-	-	9,000	150,000	-	-	\$ 159,000	\$ 159,000

Total Allocations	\$	-	\$ 125,000	\$	-	\$ 125,000	\$	309,000	\$	2,650,000	\$	-	\$	3,084,000	\$	3,084,000
Source of Funds																
TIRZ Funds	-	125,000	-	125,000	184,000	1,450,000	-	-	\$ 1,759,000	\$ 1,759,000						
City of Houston	-	-	-	-	-	-	-	-	\$ -	\$ -						
Grants - Harris County Pct 1	-	-	-	-	125,000	1,200,000	-	-	\$ 1,325,000	\$ 1,325,000						
Other	-	-	-	-	-	-	-	-	\$ -	\$ -						
Total Funds	\$	-	\$ 125,000	\$	-	\$ 2,650,000	\$	309,000	\$ 3,084,000	\$ 3,084,000						

Project:	Stanford Neighborhood Safe Street			Key Map:		WBS.:		T-2711	
Description:	Location:	C	City Council District	Geo. Ref.:		2026		2027	
	Served:	C		Neighborhood:		2028		Total	
Justification:	Operating and Maintenance Costs: (\$ Thousands)								
	Improve the overall safety conditions along Stanford Street. Project will include 1.86 miles of improved sidewalks with 117 ADA compliant ramps, milling and overlay of existing deteriorated asphalt pavement, signing and restriping.		2024	2025	2026	2027	2028	Total	
	Personnel	-	-	-	-	-	-	\$	-
	Supplies	-	-	-	-	-	-	\$	-
	Svcs. & Chgs.	-	-	-	-	-	-	\$	-
	Capital Outlay	-	-	-	-	-	-	\$	-
	Total	\$	\$	\$	\$	\$	\$	\$	\$
	FTEs								

Fiscal Year Planned Expenses

Project Allocation	Expenses thru 6/30/22	2023 Budget	2023 Estimate	2024	2025	2026	2027	2028	FY24 - FY28 Total	Cumulative Total (To Date)
Phase										
1 Planning	-	-	-	-	-	-	-	-	\$	\$
2 Acquisition	-	-	-	-	-	-	-	-	\$	\$
3 Design	-	125,000	-	125,000	150,000	-	-	-	\$ 275,000	\$ 275,000
4 Construction	-	-	-	-	350,000	2,000,000	-	-	\$ 2,350,000	\$ 2,350,000
5 Equipment	-	-	-	-	-	-	-	-	\$	\$
6 Close-Out	-	-	-	-	-	-	-	-	\$	\$
7 Other	-	-	-	-	21,000	120,000	-	-	\$ 141,000	\$ 141,000
	-	-	-	-	-	-	-	-	\$	\$
	-	-	-	-	-	-	-	-	\$	\$
	-	-	-	-	-	-	-	-	\$	\$
Other Sub-Total:	-	-	-	-	21,000	120,000	-	-	\$ 141,000	\$ 141,000

Total Allocations	\$	\$ 125,000	\$	\$ 125,000	\$ 521,000	\$ 2,120,000	\$	\$	\$ 2,766,000	\$ 2,766,000
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Source of Funds										
TIRZ Funds	-	125,000	-	125,000	346,000	1,120,000	-	-	\$ 1,591,000	\$ 1,591,000
City of Houston	-	-	-	-	-	-	-	-	\$	\$
Grants - Harris County Pct 1	-	-	-	-	175,000	1,000,000	-	-	\$ 1,175,000	\$ 1,175,000
Other	-	-	-	-	-	-	-	-	\$	\$
Total Funds	\$	\$ 125,000	\$	\$ 125,000	\$ 521,000	\$ 2,120,000	\$	\$	\$ 2,766,000	\$ 2,766,000

Project: Mandell Bikeway	City Council District: C	Key Map: T-2712				
Description: Create 0.78 miles of new protected Bike lanes w/ green conflict markings at intersections, with 1.14 miles of improved sidewalks and 44 improved curb ramps.	Location: C	WBS.:				
Justification: Project was identified on the priority list in the Walk/Bike Montrose Study; improve safety of bicyclist; connect to programmed bikeway	Served: C	Neighborhood:				
	Operating and Maintenance Costs: (\$ Thousands)					
	2024	2025	2026	2027	2028	Total
Personnel	-	-	-	-	-	\$ -
Supplies	-	-	-	-	-	\$ -
Svcs. & Chgs.	-	-	-	-	-	\$ -
Capital Outlay	-	-	-	-	-	\$ -
Total	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
FTEs						

Fiscal Year Planned Expenses

Project Allocation	Expenses thru 6/30/22	2023 Budget	2023 Estimate	2024	2025	2026	2027	2028	FY24 - FY28 Total	Cumulative Total (To Date)
Phase										
1 Planning	-	-	-	-	-	-	-	-	\$ -	\$ -
2 Acquisition	-	-	-	-	-	-	-	-	\$ -	\$ -
3 Design	-	250,000	164,000	10,000	-	-	-	-	\$ 10,000	\$ 174,000
4 Construction	-	340,000	-	400,000	1,000,000	-	-	-	\$ 1,400,000	\$ 1,400,000
5 Equipment	-	-	-	-	-	-	-	-	\$ -	\$ -
6 Close-Out	-	-	-	-	-	-	-	-	\$ -	\$ -
7 Other	-	75,000	-	24,000	60,000	-	-	-	\$ 84,000	\$ 84,000
	-	-	-	-	-	-	-	-	\$ -	\$ -
	-	-	-	-	-	-	-	-	\$ -	\$ -
	-	-	-	-	-	-	-	-	\$ -	\$ -
Other Sub-Total:	-	75,000	-	24,000	60,000	-	-	-	\$ 84,000	\$ 84,000
Total Allocations	\$ -	\$ 665,000	\$ 164,000	\$ 434,000	\$ 1,060,000	\$ -	\$ -	\$ -	\$ 1,494,000	\$ 1,658,000
Source of Funds										
TIRZ Funds	-	495,000	164,000	264,000	60,000	-	-	-	\$ 324,000	\$ 488,000
City of Houston	-	-	-	-	-	-	-	-	\$ -	\$ -
Grants	-	170,000	-	170,000	1,000,000	-	-	-	\$ 1,170,000	\$ 1,170,000
Other	-	-	-	-	-	-	-	-	\$ -	\$ -
Total Funds	\$ -	\$ 665,000	\$ 164,000	\$ 434,000	\$ 1,060,000	\$ -	\$ -	\$ -	\$ 1,494,000	\$ 1,658,000

Project: Affordable Housing Projects	City Council District: C	Key Map: T-2715
Description: Create a data-driven baseline of current conditions.	Location: C	WBS.:
	Served: C	
Justification: Affordable development and redevelopment of affordable housing in the Zone.	2024	2025
	Personnel	2026
	Supplies	2027
	Svcs. & Chgs.	2028
	Capital Outlay	Total
	Total	\$
	FTEs	\$

Fiscal Year Planned Expenses

Project Allocation	Expenses thru 6/30/22	2023 Budget	2023 Estimate	2024	2025	2026	2027	2028	FY24 - FY28 Total	Cumulative Total (To Date)
Phase										
1 Planning	-	500,000	-	750,000	750,000	1,000,000	-	-	\$ 2,500,000	\$ 2,500,000
2 Acquisition	-	-	-	-	-	-	-	-	\$ -	\$ -
3 Design	-	-	-	-	-	-	-	-	\$ -	\$ -
4 Construction	-	-	-	-	-	-	-	-	\$ -	\$ -
5 Equipment	-	-	-	-	-	-	-	-	\$ -	\$ -
6 Close-Out	-	-	-	-	-	-	-	-	\$ -	\$ -
7 Other	-	-	-	-	-	-	-	-	\$ -	\$ -
	-	-	-	-	-	-	-	-	\$ -	\$ -
	-	-	-	-	-	-	-	-	\$ -	\$ -
	-	-	-	-	-	-	-	-	\$ -	\$ -
Other Sub-Total:	-	-	-	-	-	-	-	-	\$ -	\$ -
Total Allocations	\$ -	\$ 500,000	\$ -	\$ 750,000	\$ 750,000	\$ 1,000,000	\$ -	\$ -	\$ 2,500,000	\$ 2,500,000
Source of Funds										
TIRZ Funds	-	500,000	-	750,000	750,000	1,000,000	-	-	\$ 2,500,000	\$ 2,500,000
City of Houston	-	-	-	-	-	-	-	-	\$ -	\$ -
Grants	-	-	-	-	-	-	-	-	\$ -	\$ -
Other	-	-	-	-	-	-	-	-	\$ -	\$ -
Total Funds	\$ -	\$ 500,000	\$ -	\$ 750,000	\$ 750,000	\$ 1,000,000	\$ -	\$ -	\$ 2,500,000	\$ 2,500,000

