

CITY OF LAKE WORTH

CITY COUNCIL AGENDA

**3805 ADAM GRUBB
LAKE WORTH, TEXAS 76135
TUESDAY, APRIL 10, 2018**

REGULAR MEETING: 6:30 PM

Held in the City Council Chambers

A. CALL TO ORDER

A.1 INVOCATION AND PLEDGE OF ALLEGIANCE

A.2 ROLL CALL

A.3 SPECIAL PRESENTATION (S) AND RECOGNITION(S):

A.3.1 [Welcome and introduction – public official, public employee or citizen.](#)

A.3.2 [Proclamation “2018 Child Abuse Prevention Month”.](#)

A.3.3 [Proclamation “Emergency Medical Services Week” and MedStar Update.](#)

A.4 CITIZENS PRESENTATION / VISITOR COMMENTS

The City Council is always pleased to have citizens attend its meetings and welcomes comments during the Citizen/Visitor Comments section of the meeting; however, pursuant to the Texas Open Meetings Act, Council cannot deliberate or vote on issues not posted on the agenda. Therefore, those types of items must be posted 72 hours prior to the City Council meeting. If it is not posted, no deliberation between Council members may occur; Council may only respond with specific factual information or recite existing policy. With the exception of public hearing items, at all other times during the Council meetings, the audience is not permitted to enter into discussion or debate on matters being considered by Council. Negative or disparaging remarks about City personnel will not be tolerated. Speakers are requested to sign up with the City Secretary prior to the presiding officer calling the meeting to order. Comments will be limited to three (3) minutes per speaker.

A.5 REMOVAL OF ITEM(S) FROM CONSENT AGENDA

B. CONSIDER APPROVAL OF CONSENT AGENDA ITEMS

- B.1 [Approve minutes of the March 13, 2018 City Council meeting.](#)
- B.2 [Approve Finance Reports for the month of March 2018.](#)
- B.3 [Approve Resolution No. 2018-13, revising the job description for Human Resources/Risk Management Coordinator and Firefighter and adding a job description for Purchasing Coordinator/Risk Manager.](#)
- B.4 [Approve of the 2018 City of Lake Worth Organizational Chart.](#)
- B.5 [Approve Resolution No. 2018-14, authorizing continued participation with ATMOS Cities Steering Committee.](#)

C. PUBLIC HEARINGS

- C.1 [Public Hearing to discuss and consider Ordinance No. 1110, Planning and Zoning Case No. PZ-2018-01, adoption of the 2035 Comprehensive Plan and Future Land Use Map. \(THE PLANNING AND ZONING COMMISSION RECOMMENDED APPROVAL BY A VOTE OF 6-0\).](#)
- C.2 [Public Hearing to consider Ordinance No. 1111, Planning & Zoning Case No. PZ-2018-02, amending Ordinance No. 883, so as to change the zoning designation of an approximately 0.2875 acre tract of land, legally known as Abstract 1552, Tract 2E, Moses Townsend Survey, Lake Worth, Tarrant County, Texas, being that all of the certain called 0.2875 acre tract of land recorded in the deed records of Tarrant County, Texas, from a zoning designation of "PC" – Planned Commercial for the use of a Church to a zoning designation of "PC" – Planned Commercial for the use of General Offices \(i.e....Doctor, Dentist, Clinics, Labs, Attorney, Insurance, Translation\), Graphic Design and Printing, Retail \(i.e. Antiques, Appliances, Dry Goods, Furniture, Food Products\), along with an amended site plan approval and by amending the Official Zoning Map to reflect such change. The property to be considered for re-zoning is generally described as a 0.2875 tract of land located 3701 Shawnee Trail, Lake Worth, Texas. \(THE PLANNING & ZONING COMMISSION RECOMMENDED APPROVAL BY A VOTE OF 6-0.\)](#)

D. PLANNING AND DEVELOPMENT

No items for this category.

E. PUBLIC WORKS

- E.1 [Discuss and consider an Amendment to Water Tower Lease Agreement with Dallas MTA, L.P. d/b/a Verizon Wireless for approval of a 5' utility and fiber easement and authorize the City Manager to execute the agreement.](#)

E.2 [Discuss and consider Resolution No. 2018-18, approving the bid for the 43rd Year Tarrant County Community Development Block Grant \(CDBG\) Project for Caddo and Apache Trail Sanitary Sewer Line Rehabilitation for the total base bid of \\$165,652.00.](#)

E.3 [Discuss and consider approval of the Chloramine Conversion Design contract with City Engineers, Kimley-Horn & Associates, in an amount not to exceed \\$29,300, and authorize the City Manager to execute same.](#)

F. GENERAL ITEMS

F.1 [Discuss and consider Resolution No. 2018-15, committing fund balance in the General Fund for the purchase of capital equipment and completion of capital projects for various City departments.](#)

F.2 [Discuss and consider a contract with Siddons-Martin Emergency Group for the purchase of a new fire apparatus in an amount not to exceed \\$632,722.00 and authorize the City Manager to execute same.](#)

F.3 [Discuss and consider Resolution No. 2018-16, supporting an implementation of the Joining Forces Land Use Study.](#)

F.4 [Discuss and consider Resolution No. 2018-17, participation in the Criminal Justice Division Texas Conversion to the National Incident-Based Reporting System \(NIBRS\) program and to authorize the City Manager to accept, reject, alter or terminate the grant on behalf of the City of Lake Worth.](#)

G. MAYOR AND COUNCIL ITEM(S)

G.1 Update on Tarrant County Mayor's Council by Mayor Bowen

H. STAFF REPORT(S) / ANNOUNCEMENT(S)

H.1 Community Development Report(s):
1. Update on Community Easter Egg Hunt event

H.2 Building and Development Report(s):
1. Announcement the 5th Annual Shred Event
2. Update on the Animal Adoption Event at Community Easter Egg Hunt
3. Announcement Animal Adoption Event at Tractor Supply
4. Announcement Upcoming Low Cost Vaccination Clinic

I. EXECUTIVE SESSION

The City Council may enter into closed Executive Session as authorized by Chapter 551, Texas Government Code. Executive Session may be held at the end of the Regular Session or at any time during the meeting that a need arises for the City Council to seek advice from the city attorney (551.071) as to the posted subject matter of this City Council meeting.

The City Council may confer privately with its attorney to seek legal advice on any matter listed on the agenda or on any matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with Chapter 551, Texas Government Code.

- I.1 [Pursuant to Section 551.072: Deliberate the purchase, exchange, lease or value of real property located at 4200 White Street.](#)

J. EXECUTIVE SESSION ITEMS – CITY COUNCIL MAY TAKE ACTION ON ANY ITEMS DISCUSSED IN EXECUTIVE SESSION LISTED ON THE AGENDA.

K. ADJOURNMENT

All items on the agenda are for discussion and/or action.

Certification

I do hereby certify that the above notice of meeting was posted on the bulletin board of City Hall, 3805 Adam Grubb, City of Lake Worth Texas in compliance with Chapter 551, Texas Government Code on Wednesday, April 4, 2018 at 12:00 p.m.

City Secretary

This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the City Secretary's Office at (817) 237-1211 ext. 105 for further information.

Lake Worth City Council Meeting – April 10, 2018

Agenda Item No. A.3.1

From: Stacey Almond, City Manager

Item: Welcome and introduction – public official, public employee or citizen.

Summary:

The purpose of this item to provide City staff or City Council the opportunity to recognize and introduce a public official, public employee or citizen in attendance at the meeting.



PROCLAMATION

WHEREAS, every child deserves a nurturing family and safe environment to grow into a healthy, productive member of the community; and

WHEREAS, child abuse is one of our nation's most serious public health problems and threatens the safety of our community; and

WHEREAS, 5,630 cases of child abuse and neglect were confirmed in Tarrant County in 2017; and

WHEREAS, Alliance For Children provided child-focused services to 2,310 children in 2017; and

WHEREAS, Alliance For Children provided prevention education to over 50,000 adults and children in Tarrant County in 2017; and

WHEREAS, effective child abuse prevention, investigation and treatment programs succeed because of partnerships among public and private agencies, schools, religious organizations, medical services, and the business community; and

WHEREAS, everyone should become more aware of child abuse prevention and consider helping caregivers raise their children in a safe, nurturing environment.

NOW, THEREFORE, BE IT RESOLVED, that I Walter Bowen, Mayor of the City of Lake Worth, Texas and the City Council do hereby proclaim the month April 2018 as:

“CHILD ABUSE PREVENTION MONTH”

in the City of Lake Worth and urge all citizens to work together to help reduce child abuse and neglect significantly in the years to come.



IN WITNESS WHEREOF, I have hereunto set my hand and caused the seal of the City of Lake Worth to be affixed this the 10th day of April 2018.

Walter Bowen, Mayor



PROCLAMATION

WHEREAS, emergency medical services (EMS) is a vital public service; and

WHEREAS, access to quality emergency care dramatically improves the survival and recovery rate of those who experience sudden illness or injury; and

WHEREAS, EMS plays a critical role in public outreach and injury prevention, and is evolving in its role as an important member of the healthcare community; and

WHEREAS, personnel from MedStar, Lake Worth Fire and Police Departments stand ready to provide compassionate, lifesaving care to those in need 24 hours a day, seven days a week; and

WHEREAS, emergency medical responders are supported by emergency medical dispatchers, educators, administrators, researchers, emergency nurses, emergency physicians and others; and

WHEREAS, it is appropriate to recognize the value and the accomplishments of EMS practitioners by designating Emergency Medical Services Week.

NOW, THEREFORE, BE IT RESOLVED, that I Walter Bowen, Mayor of the City of Lake Worth, Texas and the City Council do hereby proclaim the week May 20-26, 2018 as:

“EMERGENCY MEDICAL SERVICES WEEK”

with the theme **“EMS STRONG: Stronger Together”** in the City of Lake Worth.



IN WITNESS WHEREOF, I have hereunto set my hand and caused the seal of the City of Lake Worth to be affixed this the 10th day of April 2018.

Walter Bowen, Mayor

MedStar Update – 2018 Edition



Special Thanks to...

- **Fire Chief Mike Christenson**
 - First Responder Advisory Board (FRAB)
 - System Performance Task Force
- **Mayor Bowen & Stacy Almond**
 - Charlie Geren Veteran's Recognition Event

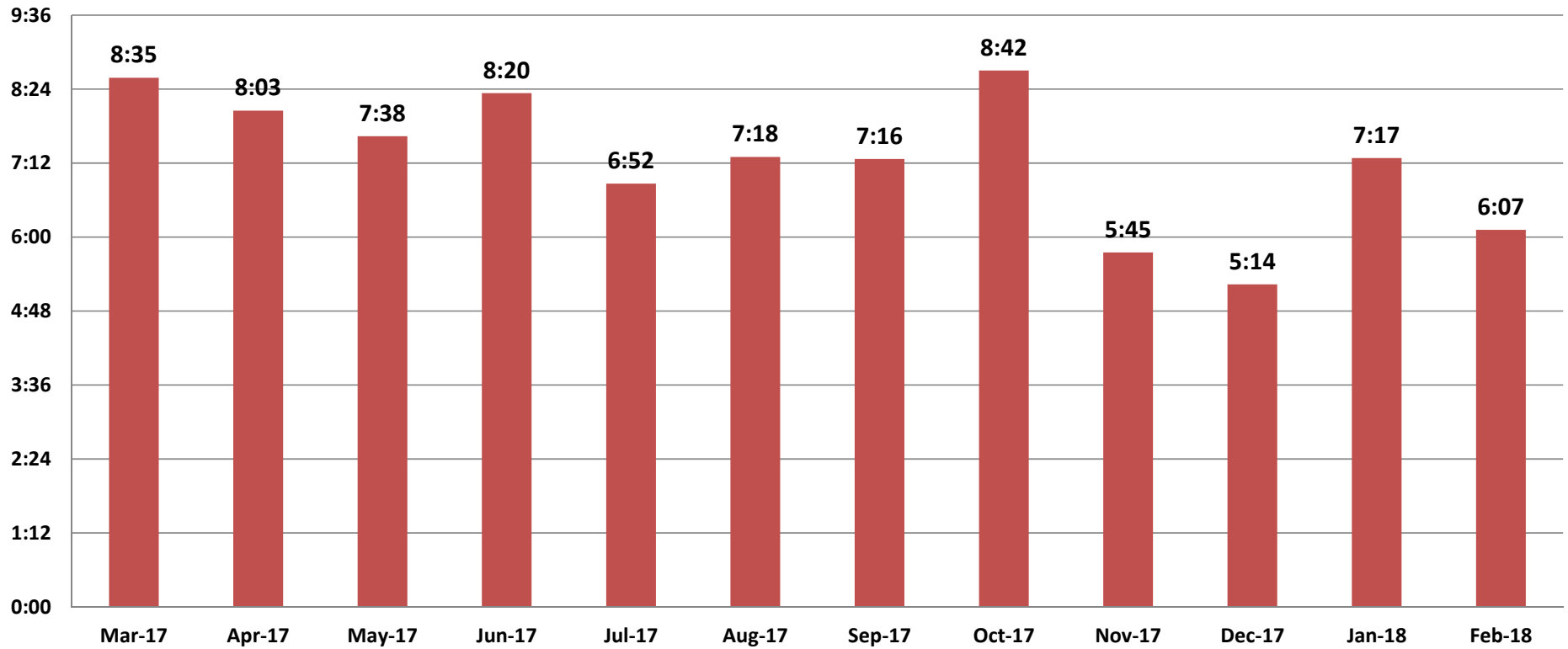


Service Enhancements

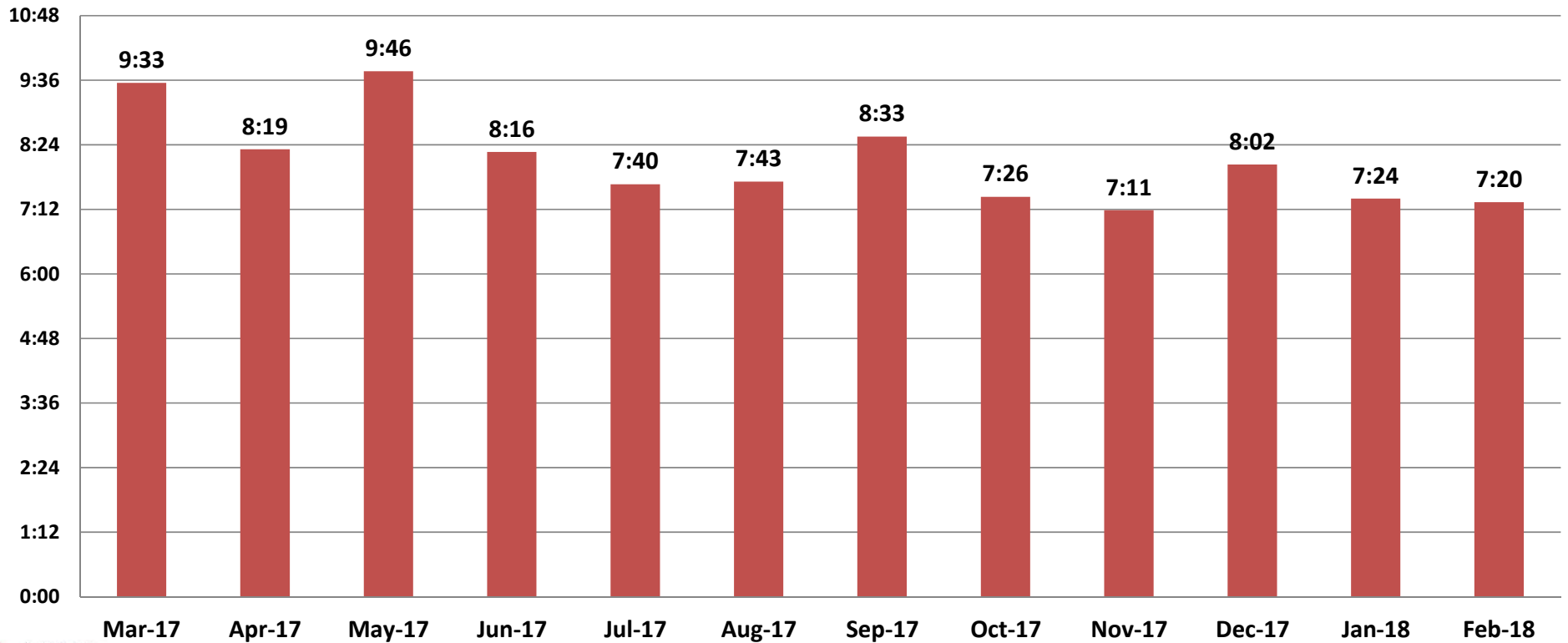
- Resources on the street
 - 2017 = **646.4** Unit Hours/Day
 - 2018 = **689.7** Unit Hours/Day



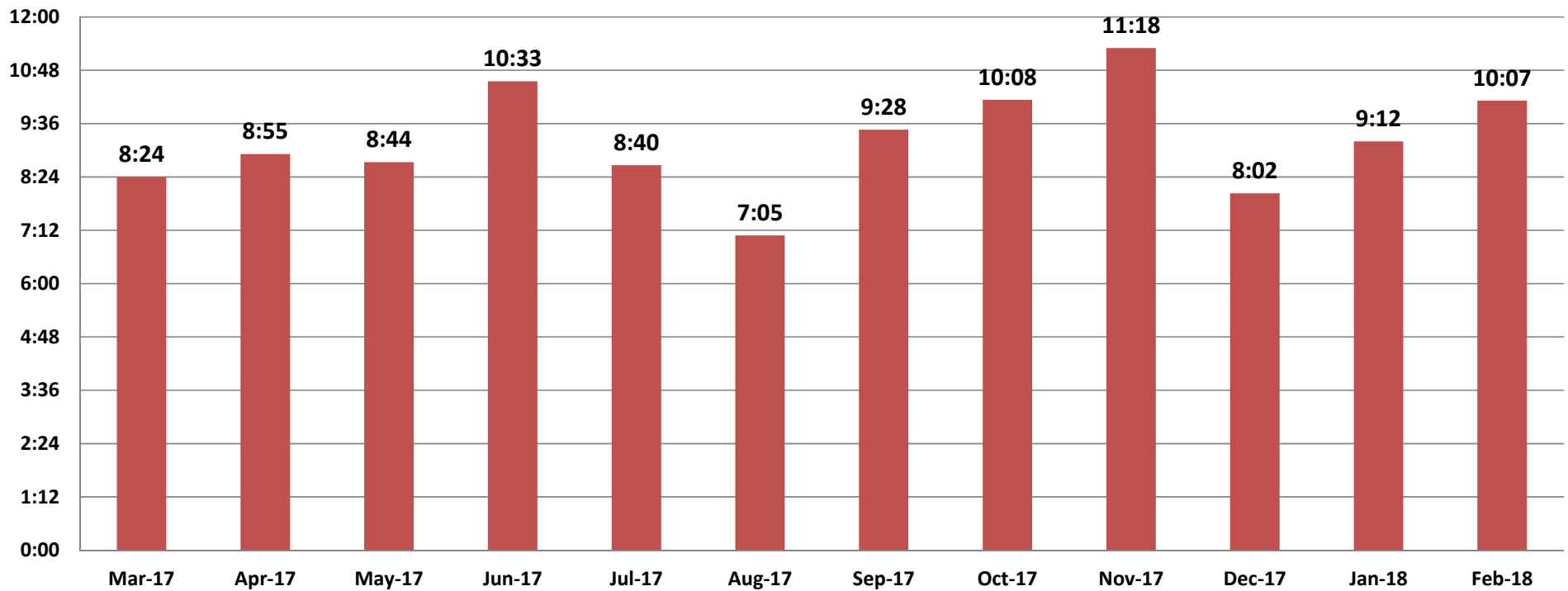
Priority 1 Average Response Times



Priority 2 Average Response Times



Priority 3 Average Response Times



Service Enhancements

- EMS Survey Team – Patient Experience Surveys
 - Complete external analysis
 - Based on Consumer Assessment of Healthcare Providers Survey
 - One of only 138 EMS Systems in the U.S.

Medstar Mobile Healthcare

Fort Worth, TX
Client 6511



1515 Center Street
Lansing, MI 48096
1 (877) 583-3100
service@EMSSurveyTeam.com
www.EMSSurveyTeam.com

EMS System Report

January 1, 2018 to January 31, 2018

Your Score

96.25

Number of Your Patients in this Report

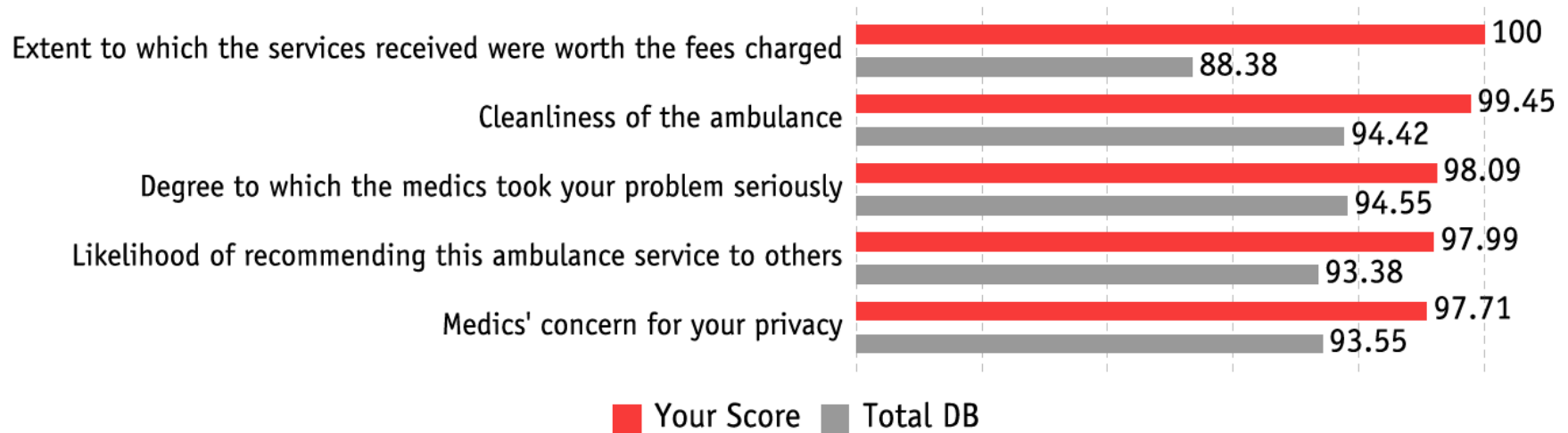
125

Number of Patients in this Report

6,472



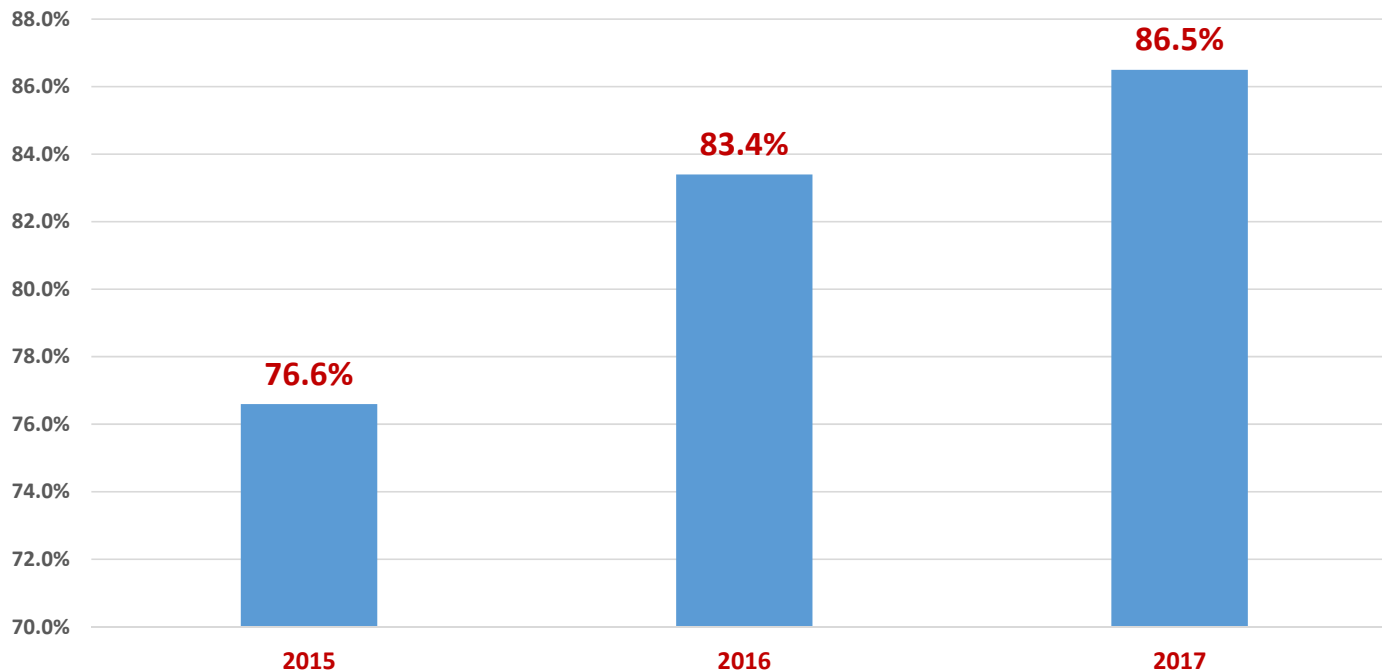
5 Highest Scores



Clinical Performance

- **System-Wide Chest Compression Fraction (CCF)**
 - Higher % leads to greater chance of a successful resuscitation

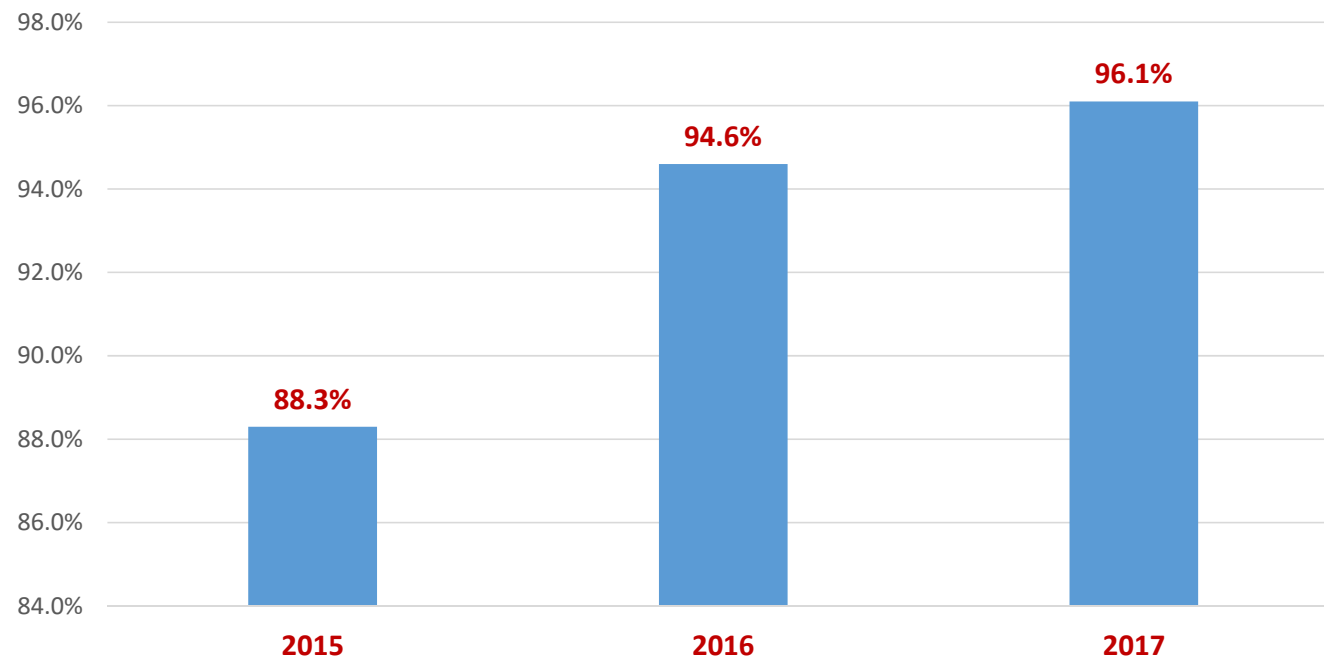
% of Cases with > 90% CCF



Clinical Performance

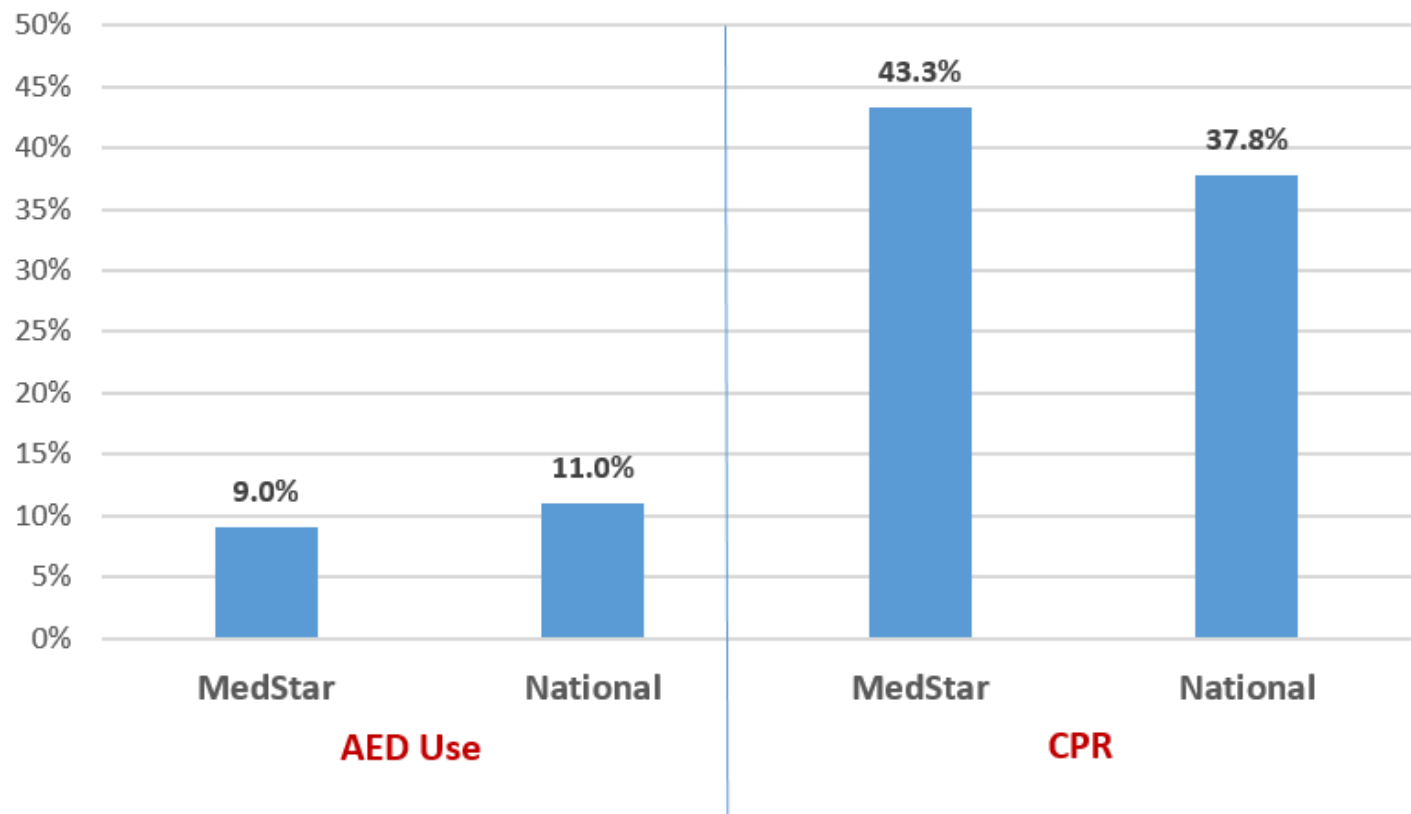
- **Successful recognition of advanced airway placements**
 - Higher % leads to greater opportunity for enhanced patient outcome

Successful Recognition of Advanced Airways



Clinical Performance

Bystander Interventions on CPR Cases



Patient Care Reporting Integration for First Response Agencies

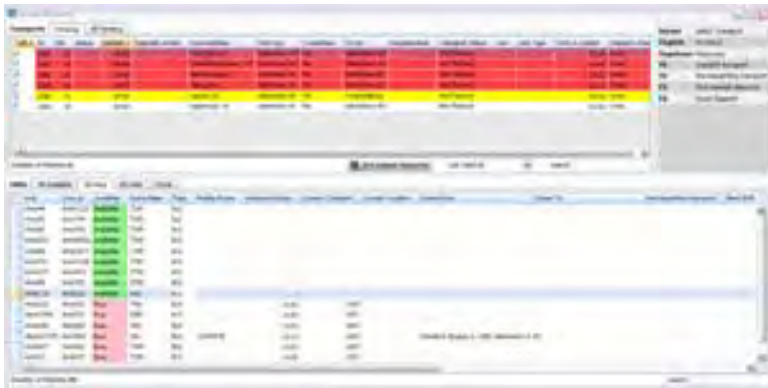
- Effectiveness of care transition
- Enhanced quality improvement processes

IMAGETREND®
Elite

The screenshot displays the IMAGETREND Elite software interface. On the left is a sidebar with navigation options: 'Patient Complaints', 'Patient History', 'Patient Care', 'Patient Status', 'Patient Location', 'Patient History', 'Patient Care', 'Patient Status', and 'Patient Location'. The main area is titled 'Patient Complaint' and contains several sections: 'Complaints', 'Complaints Type', and 'Complaints'. The 'Complaints' section has a table with columns for 'Complaints', 'Complaints Type', and 'Complaints'. The 'Complaints Type' section has a table with columns for 'Complaints Type', 'Complaints', and 'Complaints'. The 'Complaints' section has a table with columns for 'Complaints', 'Complaints Type', and 'Complaints'. The interface is designed for data entry and reporting, with various buttons and dropdown menus for user interaction.

Computer-Aided Dispatch System Interface

- Direct link for First Response Organization CAD-to-CAD interface
 - Seamless information sharing
 - Enhanced responder safety



Incident Viewer - Incident ID [190] Master Incident Number [MPD160106-000063]

Agency: Minnetonka Police Open Type: THEFT THEFT Priority: 3 Sector: Minnetonka Lev

Address: CO RD 101 Apt/Ste: City: MINNETONKA X Street: Retail Map Coord:

Name: Bob Jones Phone: 555-555-2424 License Plate Information: Plate State Add

Called From: Confidential Comment

Additional Information | Assignments | Activities | Call Backs | Comments/Notes | Edit Log | Times | Transport Info | User Data | Attachments

Date	Time	Initial	Comment
01/06/2016	15:48:01	WebRMS	[2] Requested Case Number(s) issued for Minnetonka PD: MP16000015.
01/06/2016	15:47:45	CS	[1] Meet caller at location for a theft report

Add Cancel Notify Save

Confidential Comment

00:01:58 Update Address Recommend Add Resource Add Agency Reconfigure Greater Alarm Send To Q Send To Allina Page Duplicate Call ProQA Clear Fields Cancel Call Save/Exit

Mobile Integrated Healthcare

- **Collaboration with stakeholders**

- Stop responding to calls we can prevent...

- High Utilizer Group (HUG) patients
 - 9-1-1 Nurse Triage program
 - CHF readmission prevention
 - Hospice revocation avoidance
 - Home Health partnership
 - Palliative Care Partnership
 - **New economic models for EMS**

- MedStar continues to lead the nation



- **15 Lake Worth residents enrolled**

- High Utilizer, Obs Admit Avoidance, Hospice, Home Health – 911

- **40 9-1-1 Nurse Triage Calls**

- 18 with alternate dispositions

StarSaver

- Membership Program
- Live or work in MedStar service area
- \$69 whole household w/Insurance
- Covers medically necessary emergency services
- New On-Line enrollment process

○ www.medstarsaver.org



MEDSTAR.
To your Rescue.

NEVER HESITATE to call an ambulance because of costs, again.

Thank YOU!

EMS  STRONG
STRONGER
TOGETHER



Lake Worth City Council Meeting – April 10, 2018

Agenda Item No. B.1

FROM: Monica Solko, City Secretary

ITEM: Approve minutes of the March 13, 2018 Regular City Council meeting.

SUMMARY:

The minutes are listed on the consent agenda and approved by majority vote of Council at the City Council meetings.

The City Secretary's Office prepares action minutes for each City Council meeting. The minutes for the previous meeting are placed on the consent agenda for review and approval by the City Council, which contributes to a time efficient meeting. Upon approval of the minutes, an electronic copy will be uploaded to the City's website.

FISCAL IMPACT:

N/A

ATTACHMENTS:

1. March 13, 2018 City Council minutes

RECOMMENDED MOTION OR ACTION:

Approve minutes of the March 13, 2018 Regular City Council meeting.

**MINUTES OF THE REGULAR MEETING
OF THE CITY COUNCIL OF THE CITY OF LAKE WORTH, TEXAS
HELD IN CITY HALL, COUNCIL CHAMBERS, 3805 ADAM GRUBB
TUESDAY, MARCH 13, 2018**

REGULAR MEETING: 6:30 PM

A. CALL TO ORDER.

Mayor Walter Bowen called the Council meeting to order at 6:30 p.m.

A.1 INVOCATION AND PLEDGE OF ALLEGIANCE.

Pastor Zac Hatton with Lake Worth Baptist Church gave the invocation. Attendees recited the pledge of allegiance.

A.2 ROLL CALL.

Present:	Walter Bowen	Mayor
	Geoffrey White	Mayor Pro Tem, Place 2
	Jim Smith	Council, Place 1
	Ronny Parsley	Council, Place 4
	Pat O. Hill	Council, Place 5
	Gary Stuard	Council, Place 6
	Clint Narmore	Council, Place 7
Staff:	Stacey Almond	City Manager
	Debbie Whitley	Assistant City Manager/Finance Director
	Monica Solko	City Secretary
	Corry Blount	Police Chief
	Mike Christenson	Fire Chief
	Sean Densmore	Public Works Director
	Barry Barber	Building Development Director
Absent:	Gene Ferguson	Council, Place 3

A.3 SPECIAL PRESENTATION(S) AND RECOGNITION(S):

No items for this category.

A.4 CITIZEN PRESENTATION / VISITOR COMMENTS

Daniel Bennett, 408 Pemberton, White Settlement, came forward. Mr. Bennett introduced himself to Council and discussed the Tarrant Appraisal District elections.

A.5 REMOVAL OF CONSENT AGENDA

No items were removed from the consent agenda.

B. CONSIDER APPROVAL OF CONSENT AGENDA ITEMS APPROVED

- B.1 APPROVE MINUTES OF THE FEBRUARY 13, 2018 CITY COUNCIL MEETING.**
- B.2 APPROVE FINANCE REPORTS FOR THE MONTH OF FEBRUARY 2018.**
- B.3 APPROVE RESOLUTION NO. 2018-07, RECEIVING THE CERTIFICATION OF UNOPPOSED CANDIDATES AND CANCELING THE MAY 5, 2018 GENERAL ELECTION.**
- B.4 APPROVE A CONTRACT EXTENDING THE DEPOSITORY SERVICES AGREEMENT WITH BANK OF TEXAS FOR A ONE (1) YEAR TERM.**
- B.5 APPROVE AN UPDATED AGREEMENT WITH THE METROPOLITAN AREA EMS AUTHORITY, D/B/A MEDSTAR MOBILE HEALTHCARE AND THE MAEMSA OFFICE OF THE MEDICAL DIRECTOR FOR THE FIRST RESPONDER AND PROVIDER AGREEMENT.**

A MOTION WAS MADE BY MAYOR PRO TEM WHITE, SECONDED BY COUNCIL MEMBER PARSLEY TO APPROVE THE CONSENT AGENDA.

MOTION TO APPROVE CARRIED 6-0.

C. PUBLIC HEARINGS

No items for this category.

D. PLANNING AND DEVELOPMENT

No items for this category.

E. PUBLIC WORKS

- E.1 DISCUSS AND CONSIDER THE APPROVAL OF \$260,000 PAYABLE TO REYNOLDS ASPHALT FOR THE 2017-2018 STREET MAINTENANCE PROJECTS.**

APPROVED

Public Works Director Sean Densmore presented the item. This item is to consider approval of the purchase of asphalt for the 2017-2018 Street Maintenance projects.

Currently, Reynolds Asphalt is the preferred vendor for Type D Hot Mix for Tarrant County. This will allow the City to receive Tarrant County pricing from their preferred vendors.

2017-2018 Street Maintenance Projects (square footage and estimated tonnage):

- 4100 Sunset Trail (12,376 sq ft.) – 152 Tons
- 4500 Norris Valley (9,542 sq ft.) – 117 Tons
- 6700 -6800 Wallis Road (37,908 sq ft) – 464 Tons
- 4300-3700 Clarke Drive (43,680 sq ft) – 534 Tons
- 7100 Osage Trail (9,725 sq ft) – 119 Tons
- 6900 Effie Morris (11,500 sq ft) – 141 Tons
- 3700 Merritt Drive (19,980 sq ft) – 60 Tons
- 4000 Merritt Drive (16,450 sq ft) – 201 Tons
- 4300 Mayan Court (17,450 sq ft) – 212 Tons
- 4100 Fewell Drive (8,780 sq ft) – 107 Tons
- 6600 Aztec Court (18,000 sq ft) – 223 Tons
- 6500-6600 Lakeside Drive (29,380 sq ft) – 360

A MOTION WAS MADE BY COUNCIL MEMBER STUARD, SECONDED BY COUNCIL MEMBER NARMORE TO APPROVE THE PURCHASE OF ASPHALT IN THE AMOUNT OF \$260,000 PAYABLE TO REYNOLDS ASPHALT FOR THE 2017-2018 STREET MAINTENANCE PROJECTS.

MOTION TO APPROVE CARRIED 6-0.

E.2 DISCUSS AND CONSIDER AN AGREEMENT WITH ONCOR ELECTRIC COMPANY, LLC TO REPLACE EXISTING NON-WORKING STREETLIGHT FIXTURES TO A LIGHT-EMITTING DIODE (LED) STREET LIGHT FIXTURE FOR REPLACEMENT TO HPS, 200 WATTAGES AND AUTHORIZE THE CITY MANAGER TO EXECUTE THE AGREEMENT.

APPROVED

Public Works Director Sean Densmore presented the item. The city has been approached by Oncor to discuss a new light tariff beginning April 1, 2018 to replace existing non-working streetlights with a light emitting diode (LED) streetlight fixture. They have proposed three (3) options for the city to consider.

Option 1: Oncor would change all non-working street streetlights to a LED fixture. The City would be responsible for the payment of the appropriate LED streetlight rate in accordance with Oncor's Tariff for Retail Delivery Service, Street Lighting Service. (Non-working lights are lights with a failed component, this does not include burned out bulbs).

Option 2: Oncor would change all streetlights as they burnout to a LED fixture. The City would be responsible for the payment of the appropriate LED streetlight rate in accordance with Oncor's Tariff for Retail Delivery Service, Street Lighting Service.

Option 3: The City can request specific streetlights to be replaced with a LED fixture including working fixtures and bulbs however; the City would then be charged for the replacement.

Staff recommends Option 2, which is to replace with LED when the current fixtures burnout. The HPS, 200 Wattage is estimated at an additional total monthly cost of \$0.03 per replacement.

A MOTION WAS MADE BY COUNCIL MEMBER NARMORE, SECONDED BY COUNCIL MEMBER PARSLEY TO APPROVE AN AGREEMENT WITH ONCOR ELECTRIC COMPANY, LLC TO REPLACE EXISTING NON-WORKING STREET LIGHT FIXTURES TO A LIGHT-EMITTING DIODE (LED) STREET LIGHT FIXTURE FOR REPLACEMENT TO HPS, 200 WATTAGES AND AUTHORIZE THE CITY MANAGER TO EXECUTE THE AGREEMENT.

MOTION TO APPROVE CARRIED 6-0.

F. GENERAL ITEMS

F.1 DISCUSS AND CONSIDER ACCEPTANCE OF THE FISCAL YEAR 2016-2017 ANNUAL AUDIT AS PREPARED AND PRESENTED BY SNOW GARRETT WILLIAMS, CERTIFIED PUBLIC ACCOUNTANTS.

APPROVED

Assistant City Manager/Finance Director Debbie Whitley introduced Gaylyn Mendoza with Snow Garrett Williams to present the item. Ms. Mendoza went over the audit for fiscal year that ended September 30, 2017. The audit resulted in a good, clean opinion. Ms. Mendoza briefly went over a few pages and audit numbers. Overall, it was a good year for the City. No deficiencies in internal control were identified.

A MOTION WAS MADE BY COUNCIL MEMBER STUARD, SECONDED BY COUNCIL MEMBER HILL TO ACCEPT THE FISCAL YEAR 2016-2017 ANNUAL AUDIT AND FINANCIAL STATEMENTS AS PREPARED AND PRESENTED BY SNOW GARRETT WILLIAMS, CERTIFIED PUBLIC ACCOUNTS.

MOTION TO APPROVE CARRIED 6-0.

F.2 DISCUSS AND CONSIDER ORDINANCE NO. 1109, APPROVING A TARIFF AUTHORIZING AN ANNUAL RATE REVIEW MECHANISM (RRM) AS A SUBSTITUTION FOR THE ANNUAL INTERIM RATE ADJUSTMENT PROCESS DEFINED BY SECTION 104.301 OF THE TEXAS UTILITIES CODE, AND AS NEGOTIATED BETWEEN ATMOS ENERGY CORP., MID-TEX DIVISION AND THE STEERING COMMITTEE OF CITIES SERVED BY ATMOS.

APPROVED

City Manager Stacey Almond presented the item. The Council is being asked to consider approval of an ordinance that is in reference to the Atmos tariff. The Supreme Court has made their decision and ruled in favor of the City of Richardson. The Cities' Executive Committee has recommended acceptance of the revised RRM Tariff. The RRM Tariff on which the 2017 rates were based allowed a rate of return on equity of 10.50%. The revised RRM Tariff reduces that to 9.8%. The revised RRM Tariff also captures the reduction in federal income tax rates from 35% to 21% and should result in a rate reduction effective by mid-March 2018.

A MOTION WAS MADE BY COUNCIL MEMBER STUARD, SECONDED BY COUNCIL MEMBER NARMORE TO APPROVE ORDINANCE NO. 1109, APPROVING A TARIFF AUTHORIZING AN ANNUAL RATE REVIEW MECHANISM (RRM) AS A SUBSTITUTION FOR THE ANNUAL INTERIM RATE ADJUSTMENT PROCESS DEFINED BY SECTION 104.301 OF THE TEXAS UTILITIES CODE, AND AS NEGOTIATED BETWEEN ATMOS ENERGY CORP. MID-TEX DIVISION AND THE STEERING COMMITTEE OF CITIES SERVED BY ATMOS.

MOTION TO APPROVE CARRIED 6-0.

F.3 DISCUSS AND CONSIDER RESOLUTION NO. 2018-08, APPROVING HOTEL OCCUPANCY TAX POLICY.

APPROVED

City Manager Stacey Almond requested to present items F.3 and F4 together. She introduced Mr. Greg Last. Mr. Last presented a PowerPoint presentation and summarized the items. The implementation of a Hotel Occupancy Tax (HOT) policy is to support tourism which stimulates commercial activity and supports Lake Worth businesses. The proposed policy was created to provide a presentable document for use of HOT tax funds and to streamline the application process. Chapter 351 of the Texas Tax Code authorizes communities to collect a Hotel Occupancy Tax (HOT) and use these funds to promote tourism and the convention and hotel industry. This policy supports the importance of attracting visitors to our hotel industry and implements programs whereby tourism and the convention and hotel industry will be promoted.

The implementation of the Incentive Policy will further enhance the City's economic development efforts in attracting various commercial industries. The proposed policy outlines the purpose, goals, general eligibility requirements, priorities and various incentive types. The intent of this policy is to retain existing businesses, attract new

business, and provide for the redevelopment of sub-standard properties. Chapter 380 of the Texas Local Government Code authorizes municipalities to establish and provide the administration of programs that promote economic development and stimulate business and commercial activity in the City. Furthermore, Chapter 312 of the Texas Tax Code, cited as Property Redevelopment and Tax Abatement Act, authorizes municipalities to grant tax abatements upon establishing guidelines and criteria for tax abatements. The proposed policy would make Lake Wroth eligible for tax abatements by establishing criteria within this policy.

A MOTION WAS MADE BY COUNCIL MEMBER NARMORE, SECONDED BY COUNCIL MEMBER PARSLEY TO APPROVE RESOLUTION NO. 2018-08, APPROVING A HOTEL OCCUPANCY TAX POLICY AS PRESENTED.

MOTION TO APPROVE CARRIED 6-0.

F.4 DISCUSS AND CONSIDER RESOLUTION NO. 2018-09, APPROVING INCENTIVES POLICY TO PROMOTE ECONOMIC DEVELOPMENT AND STIMULATE BUSINESS AND COMMERCIAL ACTIVITY AND ESTABLISHING GUIDELINES AND CRITERIA.

APPROVED

This item was presented and discussed with item. F.3 above.

A MOTION WAS MADE BY MAYOR PRO TEM WHITE, SECONDED BY COUNCIL MEMBER STUARD TO APPROVE RESOLUTION NO. 2018-09, APPROVING AN INCENTIVES POLICY TO PROMOTE ECONOMIC DEVELOPMENT AND STIMULATE BUSINESS AND COMMERCIAL ACTIVITY AND ESTABLISHING GUIDELINES AND CRITERIA.

MOTION TO APPROVE CARRIED 6-0.

F.5 DISCUSS AND CONSIDER RESOLUTION NO. 2018-10, OPPOSING THE ELEVATION OF STATE HIGHWAY 199.

APPROVED

City Manager Stacey Almond summarized the item. The City Council held a workshop on February 13, 2018 to discuss alternative designs provided by the Texas Department of Transportation (TxDOT) about the proposed re-design of State Highway 199 and Interstate 820. Council recommended that staff bring forward a Resolution for consideration by the City Council opposing elevation to the project at State Highway 199 and Highway 820. It is the opinion of the Council that the proposed elevation of the project would not protect Lake Worth's sense of place, impairs emergency service capabilities, and would have a negative effect on the economic viability. Staff has reached out the North Central Texas Council of Governments (NCTCOG) for assistance in evaluating and studying the corridor as it relates to timing.

The City of Lake Worth is requesting that TxDOT consider the following:

1. A design that does not negatively impact existing or future business along State Highway 199 and within the corridor but rather enhances their long-term success and viability;
2. A design that provides options that adequately take in to account the true cost/benefit analysis beyond the right-of-way to include quality of life, public safety, and economic development outputs;
3. A design that maintains local connectivity and accessibility allowing for traffic to move freely in and around Lake Worth; and
4. A design which preserves the City of Lake Worth's sense of place and supports continued economic viability in the city.

A MOTION WAS MADE BY COUNCIL MEMBER HILL, SECONDED BY MAYOR PRO TEM WHITE TO APPROVE RESOLUTION NO. 2018-10, OPPOSING THE ELEVATION OF STATE HIGHWAY 199.

MOTION TO APPROVE CARRIED 6-0.

F.6 DISCUSS AND CONSIDER RESOLUTION NO. 2018-11, APPOINTING MEMBERS TO THE LAKE WORTH CHARTER COMMITTEE.

APPROVED

City Manager Stacey Almond summarized the item. The City Council approved Ordinance No. 1108 creating a Charter Commission and establishing Charter Commission Guidelines on February 13, 2018. The Council is being asked to appoint the members to serve on the Charter Review Commission (CRC). The Commission shall consist of five (5) members to be appointed by the Mayor and City Council. The City Manager, Assistant City Manager, and the City Attorney, or designee, shall be ex-officio, non-voting members of the Charter Commission. The City Secretary is designated to record and take minutes of all CRC meetings. The Mayor and City Council shall select a chairperson and vice chairperson from among the Charter Commission members. A quorum of the Charter Commission shall consist of three (3) members; and a majority of the entire membership of the Charter Commission is required for the approval for any recommendation to the City Council for the City Council to consider any amendment to the Charter. The Charter Commission shall complete its review and submit a written report to the City Council containing recommendations for amendments on or before December 1, 2018. The CRC members shall serve until the final report of the Commission is accepted by the City Council, or the Commission is discontinued by action of the City Council.

Appointments for consideration:

1. Wilson Daggs
2. Coy Pennington
3. Yvonne Amick
4. Sue Wenger
5. Bill Still

A MOTION WAS MADE BY COUNCIL MEMBER SMITH, SECONDED BY MAYOR PRO TEM WHITE TO APPROVE RESOLUTION NO. 2018-11, APPOINTING MEMBERS TO THE LAKE WORTH CHARTER REVIEW COMMISSION.

MOTION TO APPROVE CARRIED 6-0.

Mayor Bowen opened the floor for nominations for a chair and vice-chair.

A MOTION WAS MADE BY COUNCIL MEMBER SMITH, SECONDED BY MAYOR PRO TEM WHITE TO APPOINT SUE WENGER AS CHAIR AND WILSON DAGGS, JR. AS VICE-CHAIR OF THE CHARTER REVIEW COMMISSION.

MOTION TO APPROVE CARRIED 6-0.

F.7 DISCUSS AND CONSIDER RESOLUTION NO. 2018-12, PARTICIPATION IN THE CRIMINAL JUSTICE DIVISION BODY WORN CAMERA PROGRAM FOR 2018 AND AUTHORIZE THE CITY MANAGER TO ACCEPT, REJECT, ALTER OR TERMINATE THE GRANT ON BEHALF OF THE CITY OF LAKE WORTH.

APPROVED

Police Chief Corry Blount summarized the item. Staff is requesting approval for participation in the grant funded Body Worn Camera Program offered by the Criminal Justice Division. The grant will provide twenty (20) body worn cameras for the City of Lake Worth Police department personnel. The grant will provide 80% of the cost of the cameras with the City of Lake Worth providing a 20% in kind match of funds. Body worn cameras will give accurate accountings of citizen contacts made by officers, be beneficial in the prosecution of criminals in our City and will protect the City and Police Department personnel from false complaints.

A MOTION WAS MADE BY MAYOR PRO TEM WHITE, SECONDED BY COUNCIL MEMBER NARMORE TO APPROVE RESOLUTION NO. 2018-12, PARTICIPATION IN THE CRIMINAL JUSTICE DIVISION BODY WORN CAMERA PROGRAM FOR 2018 AND AUTHORIZE THE CITY MANAGER TO ACCEPT, REJECT, ALTER OR TERMINATE THE GRANT ON BEHALF OF THE CITY OF LAKE WORTH.

MOTION TO APPROVE CARRIED 6-0.

G. MAYOR AND COUNCIL ITEM(S)

G.1 Update on Tarrant County Mayor's Council by Mayor Bowen

Mayor Walter Bowen had nothing to report regarding the Tarrant County Mayor's Council.

H. STAFF REPORT(S) / ANNOUNCEMENT(S)

H.1 Assistant City Manager/Finance Director Report(s):

1. Announcement of Easter Egg Hunt

Assistant City Manager/Finance Director Debbie Whitley announced the Lake Worth Community Easter Egg Hunt will be on Saturday, March 24, 2018 at the Multi-Purpose Facility, 7005 Charbonneau Road, Lake Worth, Texas 76135, from 10:00 a.m. to 12 noon. There will be 4,000 Easter eggs for the children to hunt and a few lucky winners will win a bicycle which has been provided by Walmart. There will also be an Easter Bunny, face painting, animal petting zoo, cotton candy and Animal Control will be holding pet adoptions onsite.

I. EXECUTIVE SESSION

I.1 PURSUANT TO SECTION 551.072: DELIBERATE THE PURCHASE, EXCHANGE, LEASE OR VALUE OF REAL PROPERTY LOCATED AT 4200 WHITE STREET.

Mayor Bowen announced at 7:28 p.m. that the Council would adjourn into Executive Session as authorized by Chapter 551, Texas Government Code, specifically Section 551.072: Deliberate the purchase, exchange, lease or value of real property located at 4200 White Street. Executive Session began at 7:28 p.m. and concluded at 7:57 p.m.

Mayor Bowen reconvened into open session at 7:57 p.m.

J. EXECUTIVE SESSION ITEMS – CITY COUNCIL MAY TAKE ACTION ON ANY ITEMS DISCUSSED IN EXECUTIVE SESSION LISTED ON THE AGENDA.

No action required as a result of Executive Session.

K. ADJOURNMENT

Mayor Walter Bowen adjourned the meeting at 7:58 p.m.

APPROVED

By: _____
Walter Bowen, Mayor

ATTEST:

Monica Solko, City Secretary

Lake Worth City Council Meeting – April 10, 2018

Agenda Item No. B.2

From: Debbie Whitley, ACM/ Director of Finance

Item: Approve Finance reports for the month of March 2018.

Summary:

Finance reports are prepared and presented to Council for approval each month. The purpose of the reports is to keep the Council informed on the status of the City's revenues and expenses as related to the current year budget projections for major funds and on the cash and investment balances for all funds.

Fiscal Impact:

N/A

Attachments:

1. Cash Position Report- all funds
2. Cash and investment summary-all funds
3. Expenditure Report-General Fund, EDC and Water/Sewer Fund
4. Revenue Report-General Fund, EDC, Water/Sewer Fund and Debt Service Fund
5. Sales Tax Revenue Report-General Fund
6. Revenue, Expense and Cash Position Report-Park Improvement Fund
7. Revenue and Expense Report-Street Maintenance Fund
8. Revenue and Expense Report-Crime Control & Prevention District

Recommended Motion or Action:

Approve finance reports for the month of March 2018.

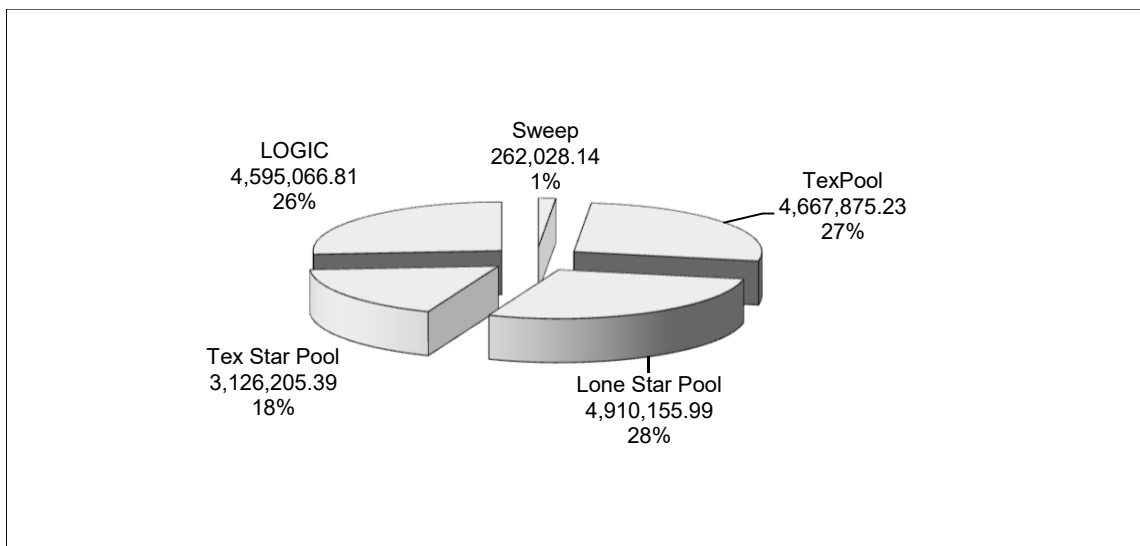
**CITY OF LAKE WORTH
CASH POSITION
As of March 31, 2018**

	Checking Account	TexPool	Lone Star Pool	TexStar	LOGIC	Total
General Fund	46,644.05	1,354,253.61	1,440,751.84	1,839,033.85	1,461,737.70	6,142,421.05
Park Fund	11,226.11	170,138.23			182,086.46	363,450.80
Child Safety Fund	11,978.03					11,978.03
Court Technology	14,087.01					14,087.01
Court Security Fund	22,716.06				44,754.27	67,470.33
Confiscated Property Fund						0.00
Street Maintenance		580,991.56	572,157.54	601,623.57	596,267.71	2,351,040.38
Crime Control	26,731.66	187,997.04	204,973.57	228,152.10		647,854.37
Economic Development		1,471,054.28	1,472,021.78		1,475,087.94	4,418,164.00
PEG Fund					70,690.78	70,690.78
Water/Sewer Fund	87,946.27	459,683.64	470,151.77		451,665.67	1,469,447.35
Debt Service	10,554.24	443,659.80	445,277.33			899,491.37
2008 CO Series		97.07		230,063.18		230,160.25
Hotel/Motel Tax Fund	30,144.71		304,822.16	227,332.69	312,776.28	875,075.84
Total All Cash & Invstments	262,028.14	4,667,875.23	4,910,155.99	3,126,205.39	4,595,066.81	17,561,331.56

**CITY OF LAKE WORTH
INVESTMENT ACTIVITY
As of March 31, 2018**

The Public Funds Investment Act requires the Finance Officer to submit not less than quarterly a list of investments, their net asset value (NAV) and their weighted average maturity (WAM). Listed below are the City's investments, their respective NAV and WAM or collateral status.

Total Funds Held In Checking Accounts Subject To Overnight Sweep	\$262,028.14
<i>(Funds covered by FDIC and Pledged Collateral by Bank of Texas)</i>	
Total Funds Held In TexPool	\$4,667,875.23
<i>(NAV \$1.00 per share, 4,667,875 shares; WAM 1 day)</i>	
Total Funds Held In Lone Star Pool	\$4,910,155.99
<i>(NAV \$1.00 per share, 4,910,156 shares; WAM 1 day)</i>	
Total Funds Held In TexStar Pool	\$3,126,205.39
<i>(NAV \$1.00 per share, 3,126,205 shares; WAM 1 day)</i>	
Total Funds Held In LOGIC	\$4,595,066.81
<i>(NAV \$1.00 per share, 4,595,067 shares; WAM 1 day)</i>	
Total All Funds	\$17,561,331.56



Prepared By: *Debbie Whitley*

Date: April 2, 2018

**CITY OF LAKE WORTH
EXPENDITURE REPORT
March 2018**

CATEGORY	BUDGETED	CURRENT MONTH	YEAR TO DATE	UNEXPENDED BALANCE	% EXPENDED
GENERAL FUND					
Mayor/Council	16,708.00	1,298.31	8,979.15	7,728.85	54%
Administration	1,123,518.00	173,321.73	830,219.04	293,298.96	74%
Admin-Finance	347,518.00	32,064.86	174,551.56	172,966.44	50%
Admin-HR/Risk Mgmt	148,756.00	11,353.61	74,344.77	74,411.23	50%
Admin-Multi-Purpose Center	16,605.00	963.59	5,559.00	11,046.00	33%
Admin-Multi-LW Area Museum	1,910.00	111.04	472.72	1,437.28	25%
Police	2,269,860.00	148,750.15	1,037,199.16	1,232,660.84	46%
Fire	1,886,871.00	139,713.51	996,121.43	890,749.57	53%
Street	943,342.00	62,459.46	363,907.87	579,434.13	39%
Library	255,793.00	17,114.21	112,904.51	142,888.49	44%
Parks	432,205.00	35,301.82	179,636.76	252,568.24	42%
Maintenance Dept	196,527.00	14,057.17	89,543.75	106,983.25	46%
Senior Citizens	126,645.00	9,905.40	60,863.84	65,781.16	48%
Municipal Court	237,483.00	16,672.54	101,137.82	136,345.18	43%
Animal Control	90,866.00	18,627.60	52,150.47	38,715.53	57%
Emergency Management	16,225.00	1,112.17	11,071.04	5,153.96	68%
Permits & Inspections	268,181.00	19,605.85	121,415.60	146,765.40	45%
P & I - Planning & Zoning	94,521.00	7,436.03	43,647.41	50,873.59	46%
P & I - Code Compliance	17,450.00	64.72	549.58	16,900.42	3%
Information Technology	553,374.00	37,721.44	292,851.08	260,522.92	53%
Economic Dev Activities	1,352,909.00	151,141.41	163,041.41	1,189,867.59	12%
Total General Fund	10,397,267.00	898,796.62	4,720,167.97	5,677,099.03	45%

WATER/SEWER FUND					
Administration	987,185.00	150,528.85	218,179.50	769,005.50	22%
Water Supply	901,587.00	14,318.75	249,104.94	652,482.06	28%
Water Distribution	337,539.00	23,693.71	177,972.59	159,566.41	53%
Sewer Department	917,407.00	87,205.80	297,590.02	619,816.98	32%
Total Water/Sewer	3,143,718.00	275,747.11	942,847.05	2,200,870.95	30%

**CITY OF LAKE WORTH
REVENUE REPORT
March 2018**

(Numbers in UNRECEIVED BALANCE WITH (-) INDICATES REVENUE RECEIVED OVER BUDGETED AMOUNT)

CATEGORY	BUDGETED	CURRENT MONTH	YEAR TO DATE	UNRECEIVED BALANCE	% RECEIVED
GENERAL FUND					
Property Taxes	835,892.00	17,126.05	829,010.38	6,881.62	99%
Franchise Fees	460,000.00	112,769.97	234,771.35	225,228.65	51%
Sales and Beverage Taxes	7,191,422.00	480,952.74	2,544,589.04	4,646,832.96	35%
Fines and Warrants	459,825.00	51,599.45	296,189.09	163,635.91	64%
License & Permits	138,760.00	13,459.92	103,595.02	35,164.98	75%
Sanitation	190,200.00	15,878.15	95,426.70	94,773.30	50%
Animal Control	1,100.00	890.00	5,665.00	-4,565.00	515%
Investment Income & Misc	449,834.00	36,062.00	564,090.95	-114,256.95	125%
Due From Other Funds	745,657.00	0.00	0.00	745,657.00	0%
Use of Prior Year Reserves	937,084.00			937,084.00	0%
Total General Fund	11,409,774.00	728,738.28	4,673,337.53	6,736,436.47	41%

WATER/SEWER FUND					
Water Sales	1,475,000.00	88,452.41	562,604.51	912,395.49	38%
Water Tap Fees	1,000.00		380.00	620.00	38%
Water Service Charge	58,000.00	4,860.10	29,168.14	28,831.86	50%
Sewer Charges	980,000.00	79,646.50	444,168.45	535,831.55	45%
Sewer Tap Fees	3,000.00		1,500.00	1,500.00	50%
Interest Income & Miscellaneous	40,340.00	5,038.16	22,186.58	18,153.42	55%
Transfers In	410,659.00	0.00	0.00	410,659.00	0%
Use of Prior Year Reserves	175,719.00			175,719.00	0%
Total Water/Sewer Fund	3,143,718.00	177,997.17	1,060,007.68	2,083,710.32	34%

DEBT SERVICE FUND					
Property Tax Revenue	1,238,793.00	25,141.18	1,202,214.20	36,578.80	97%
Investment Income & Misc	3,000.00	1,035.96	2,435.68	564.32	81%
Transfers In	438,726.00	0.00	0.00	438,726.00	0%
Use of Prior Year Reserves				0.00	0%
Total Debt Service	1,680,519.00	26,177.14	1,204,649.88	475,869.12	72%

**CITY OF LAKE WORTH
GF SALES TAX ANALYSIS
FOR MARCH 2018 REVENUE**

		Current % Incr or Decrease
Current Month Receipts	480,952.74	
Same Month, Last Year	474,320.34	1.398%
Same Month, 2 Years Ago	433,213.57	11.020%
Current YTD Total	3,025,220.51	
YTD, Last Year	3,125,150.22	-3.198%
YTD, 2 Years Ago	2,941,467.40	2.847%

Current Year Budget is \$7,167,422

CITY OF LAKE WORTH
PARK FUND
As of March 31, 2018

REVENUE SOURCE:

UTILITY DONATIONS	4,974.00
DONATIONS - KIDS & TREES	0.00
DONATIONS - NAVAJO PARK	0.00
DONATIONS - RAYL PARK	5,000.00
DONATIONS - LAKE WORTH PARK	0.00
INVESTMENT INCOME	2,067.16
EDC CONTRIBUTIONS	0.00
MISCELLANEOUS	12.00
Total Revenue	<u>12,053.16</u>

EXPENDITURE CATEGORY:

MISCELLANEOUS	605.55
PARK MAINTENANCE	3,474.92
CHARBONNEAU PARK	177.71
LAKE WORTH PARK	20,905.38
NAVAJO PARK	237.42
GRAND LAKE PARK	66.87
REYNOLDS PARK	0.00
RAYL PARK	242.67
TELEPHONE ROAD PARK	0.00
DAKOTA PARK	44.96
EQUIPMENT PURCHASE/IMPROVEMENTS	0.00
Total Expenditure	<u>25,755.48</u>

REVENUE OVER EXPENDITURES -13,702.32

<u>CASH POSITION</u>	
CHECKING	11,226.11
INVESTMENTS	<u>352,224.69</u>
TOTAL CASH	363,450.80

CITY OF LAKE WORTH
STREET MAINTENANCE
March 2018

Revenue

(Numbers in UNRECEIVED BALANCE WITH (-) INDICATES REVENUE RECEIVED OVER BUDGETED AMOUNT)

CATEGORY	BUDGETED	CURRENT MONTH	YEAR TO DATE	UNRECEIVED BALANCE	% RECEIVED
Sales Tax	162,526.00		162,525.99	0.01	100%
Interest & Misc Income	15,200.00	3,140.30	12,217.90	2,982.10	80%
Use of Prior Yr Rsrvs	274,052.00				
Total Revenue	451,778.00	3,140.30	174,743.89	277,034.11	39%

Expenditures

CATEGORY	BUDGETED	CURRENT MONTH	YEAR TO DATE	UNEXPENDED BALANCE	% EXPENDED
Miscellaneous	0.00	0.00	0.00	0.00	#DIV/0!
Barricades & Markers	12,000.00	60.36	514.15	11,485.85	4%
Street Projects	329,778.00	911.50	7,673.09	322,104.91	2%
Concrete Replacement	110,000.00	0.00	0.00	110,000.00	0%
Total Expenditures	451,778.00	971.86	8,187.24	443,590.76	2%

CITY OF LAKE WORTH
CCPD
March 2018

Revenue

(Numbers in UNRECEIVED BALANCE WITH (-) INDICATES REVENUE RECEIVED OVER BUDGETED AMOUNT)

CATEGORY	BUDGETED	CURRENT MONTH	YEAR TO DATE	UNRECEIVED BALANCE	% RECEIVED
Sales Tax	1,075,000.00	67,601.22	426,135.85	648,864.15	40%
SRO Reimbursement	42,860.00	3,650.00	21,900.00	20,960.00	
Interest & Misc Income	3,000.00	1,346.46	4,374.12	-1,374.12	146%
Use of Prior Yr Rsrvs	27,437.00				
Total Revenue	1,148,297.00	72,597.68	452,409.97	695,887.03	39%

Expenditures

CATEGORY	BUDGETED	CURRENT MONTH	YEAR TO DATE	UNEXPENDED BALANCE	% EXPENDED
Salaries	704,631.00	48,434.92	289,706.77	414,924.23	41%
Supplies	23,950.00	1,495.88	4,068.68	19,881.32	17%
Maintenance	23,175.00	357.96	9,579.35	13,595.65	41%
Services	60,690.00	9,494.74	46,728.82	13,961.18	77%
Equipment	160,000.00	7,848.19	14,214.48	145,785.52	9%
Transfers Out	175,851.00	0.00	0.00	175,851.00	0%
Total Expenditures	1,148,297.00	67,631.69	364,298.10	783,998.90	32%

Lake Worth City Council Meeting – April 10, 2018

Agenda Item No. B.3

From: Danielle Hackbusch, Human Resources

Item: Approve Resolution No. 2018-13, revising the job description for Human Resources/Risk Management Coordinator and Firefighter and adding a job description for Purchasing Coordinator/Risk Manager.

Summary:

This position and job description was discussed at the March 23rd Mid-Year Budget Workshop. This position was requested to advertise after approval and hiring in late May.

The request justifications include:

1. Currently departments operate in a decentralized fashion. Many departments purchase goods multiple times creating wasted time and overlap. This position would centralize the process and relieve each department from purchasing goods and services.
2. This position would facilitate ILA's, state contract, and would build relationships with vendors.
3. This position would facilitate city-wide cost saving methods.
4. Facilitate the sealed RFP and RFQ process.
5. Educate departments and ensure compliance with procurement law, state law and purchasing policies.

Fiscal Impact:

N/A

Attachments:

1. Resolution No. 2018-13
2. Human Resources Coordinator job description
3. Firefighter job description
4. Purchasing Coordinator/Risk Manager job description

Recommended Motion or Action:

Move to approve Resolution No. 2018-13, revising the Human Resources Coordinator job description and Firefighter and adding a job description for the Purchasing Coordinator/Risk Manager.

RESOLUTION NO. 2018-13

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LAKE WORTH, TEXAS, REVISING JOB DESCRIPTIONS FOR THE HUMAN RESOURCES/RISK MANAGEMENT COORDINATOR AND FIREFIGHTER AND ADDING A NEW JOB DESCRIPTION FOR PURCHASING COORDINATOR/RISK MANAGER

WHEREAS, the Human Resources/Risk Management Coordinator has prepared and submitted revisions to the job descriptions for Human Resources/Risk Management Coordinator and Firefighter and added a new job description for Purchasing Coordinator/Risk Manager; and

WHEREAS, the purpose of the revision of the job descriptions is to accurately define the duties, responsibilities, and physical abilities of each position listed, and the purpose of the addition of the job description is to centralize the purchasing process and relieve each department from purchasing goods and services; and

WHEREAS, the job descriptions apply to the respective positions unless specified otherwise by state law, city charter, departmental policy approved by the City Council or other official Council action.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF LAKE WORTH, TEXAS, THAT:

SECTION 1. The following job descriptions are hereby amended, and a new job description is added as indicated, and the job descriptions are hereby amended as attached, and shall be effective May 1, 2018

Revised Job Descriptions
Human Resources Coordinator
Firefighter

New Job Descriptions
Purchasing Coordinator/Risk Manager

PASSED AND APPROVED this 10th day of April 2018

CITY OF LAKE WORTH:

Walter Bowen, Mayor

ATTEST:

Monica Solko, TRMC
City Secretary

City of Lake Worth

Job Description

Job Title: Human Resources Coordinator

Department: Administration

FLSA Status: Exempt

Job description statements are intended to describe the general nature and level of work being performed by employees assigned to this job title. They are not intended to be construed as an exhaustive list of all responsibilities, duties and skills required.

GENERAL SUMMARY

Responsible for coordination of and maintenance of all city employee records and related information. Coordinates the hiring and retention of employees including benefit programs and any other programs or training opportunities. Maintains all workers' compensation reports and forms as required by state law. Oversees the health, dental and other employee insurance policies of the City.

SUPERVISION RECEIVED AND EXERCISED

This position receives general supervision from the Assistant City Manager. This position does not supervise any other positions.

ESSENTIAL DUTIES AND RESPONSIBILITIES

Duties include but are not limited to the following:

- Conducts new employee orientations
- Conducts employee exit interviews
- Maintains all human resource records and coordinates information with the Staff Accountant for payroll purposes
- Monitors and creates job descriptions and posts available positions as needed
- Reviews and maintains the City's Personnel Policy
- Notifies Assistant City Manager of any human resource discrepancies
- Drafts policies and other directives for review by the Assistant City Manager
- Monitors legislative changes that affect the human resource functions of the city
- Prepares and monitors the City's employee insurance policies making recommendations as needed
- Prepares and monitors workers' compensation reports
- Serves as backup for payroll processing
- Serves as backup for risk management functions
- Prepares reports, letters, memoranda, charts, worksheets and other materials as related to human resources
- Willing to obtain necessary training and certifications to perform job functions
- Be proficient with the use of Microsoft Office Products applications
- Other duties as assigned

MINIMUM JOB REQUIREMENTS

EDUCATION AND EXPERIENCE

High School diploma or GED; minimum of an Associate Degree in related field or equivalent combination of education and experience; three to five years progressive experience in local government or related field.

LICENSES AND CERTIFICATES

Valid Class C Texas driver license

PHYSICAL ABILITIES

- Must possess the visual acuity to operate a computer terminal
- Frequently walk, stand, and/or sit for prolonged periods of time
- Occasionally push, pull, lift, and/or carry up to 10 pounds
- Occasionally lift and/or move objects up to 20 pounds
- Occasionally stoop, bend, kneel, crouch, reach, and twist
- Frequently climbs stairs/ladders
- Operate office equipment including use of a computer keyboard
- Speak and hear to exchange information in the English language
- Operate a vehicle to travel to various locations

The City of Lake Worth is an Equal Opportunity Employer. In compliance with the Americans with Disabilities Act (ADA), the City of Lake Worth will provide reasonable accommodations to qualified individuals with disabilities.

By my signature, I hereby certify that I have reviewed the description of my position and agree to perform the duties described therein. I understand that City of Lake Worth may make modifications, additions, or deletions to this job description at any time, and will notify me of any changes by sending me a revised copy for my review and signature.

Employee's Signature

Date

Supervisor's Signature

Date

City of Lake Worth

Job Description

Job Title: Firefighter

Department: Fire

FLSA Status: Non-Exempt

Job description statements are intended to describe the general nature and level of work being performed by employees assigned to this job title. They are not intended to be construed as an exhaustive list of all responsibilities, duties and skills required.

GENERAL SUMMARY

Performs participatory work of considerable difficulty in the administrative service division relating to fire suppression, emergency medical, rescue and hazardous materials operations.

SUPERVISION RECEIVED AND EXERCISED

This position receives supervision from all positions above the rank of Firefighter. This position does not supervise any other positions.

ESSENTIAL DUTIES AND RESPONSIBILITIES

Duties include but are not limited to the following:

- Participates in fire suppression, rescue, salvage and overhaul, emergency medical activities and hazardous materials operations in the field
- Administers emergency medical aid to the sick and injured
- Carries and connects fire hoses of various weights for proper placement
- Directs water and chemicals on burning structures, vegetation, vehicles and other objects
- Carries and sets up ladders of various sizes for proper placement
- Drives fire apparatus and pumps water at the scene
- Cleans and maintains the fire station facilities and other equipment
- Tests all fire hydrants and hoses
- Participates in and occasionally conducts fire training classes and drills
- Studies technical materials related to the field to improve and/or maintain an effective performance level
- Studies maps of the city to learn all streets and hydrants for the shortest and quickest response
- Checks equipment daily to insure proper working conditions
- Attends meetings and seminars as required
- Keeps records and prepares necessary reports
- Assists with inspection and fire safety education programs
- Responds to emergency call backs as needed
- Participates in inspections, educational programs and other fire prevention activities
- Participates in mandatory Wellness/Fitness program
- Maintains physical endurance and agility
- Other duties as assigned

MINIMUM JOB REQUIREMENTS

EDUCATION AND EXPERIENCE

High school diploma or GED

LICENSES AND CERTIFICATES

Valid Class C Texas driver license

TCFP Certifiable Firefighter; TCFP Firefighter Certified Preferred

TDHHS Certified Basic EMT, EMT-I, or EMT-P

PHYSICAL ABILITIES

- Must possess the visual acuity to operate a city vehicle, operate a computer terminal, and inspect buildings/structures
- Walk, stand, sit, or run for prolonged periods of time
- Regularly push, pull, lift, and/or carry up to 10 pounds
- Frequently lift and/or move objects up to 50 pounds
- Occasionally lift and/or move objects up to 100 pounds or more
- Occasionally stoop, bend, kneel, crouch, reach, and twist
- Operate office equipment including use of a computer keyboard
- Speak and hear effectively to exchange information in the English language
- Operate a vehicle to travel to various locations
- Operate and use specialized firefighting tools and equipment

Work in complex, potentially hazardous outdoor environment performing investigation activities. Work involves moderate risks or discomforts which require special safety precautions, e.g., working under extreme outdoor weather conditions, working around moving parts, carts, or machines, irritant chemicals, etc. May be required to wear protective clothing or gear such as masks, coats, goggles, gloves, or shields. The candidate must be able to be certified by an M.D. to be able to meet the medical conditions in the latest edition of NFPA 1582.

The City of Lake Worth is an Equal Opportunity Employer. In compliance with the Americans with Disabilities Act (ADA), the City of Lake Worth will provide reasonable accommodations to qualified individuals with disabilities.

By my signature, I hereby certify that I have reviewed the description of my position and agree to perform the duties described therein. I understand that City of Lake Worth may make modifications, additions, or deletions to this job description at any time, and will notify me of any changes by sending me a revised copy for my review and signature.

Employee's Signature

Date

Supervisor's Signature

Date

City of Lake Worth

Job Description

Job Title: Purchasing Coordinator/Risk Manager

Department: Administration/Finance

FLSA Status: Non-Exempt

Job description statements are intended to describe the general nature and level of work being performed by employees assigned to this job title. They are not intended to be construed as an exhaustive list of all responsibilities, duties and skills required.

GENERAL SUMMARY

The purpose of this position is to implement the City's centralized procurement system and to arrange for the purchase of materials, supplies, equipment, and services for the City of Lake Worth. This position will evaluate and process requisitions for good and services and develop bid specifications and request for proposals. The incumbent will initiate, develop and oversee various contracts and administer encumbrances for capital improvement projects and other contracts. Other duties include: processing purchase orders, maintaining vendor accounts, site administration for office supply accounts, administration of city surplus auctions and bidding processes. Performs tasks on their own initiative and is expected to show the highest level of professional judgment.

SUPERVISION RECEIVED AND EXERCISED

This position receives general supervision from the Finance Director. This position has no responsibility or supervision of others.

ESSENTIAL DUTIES AND RESPONSIBILITIES

**Note: This information is intended to be descriptive of the key responsibilities of the position. The following examples do not identify all duties performed by any single incumbent.*

Duties include but are not limited to the following:

- Evaluate and process requisitions for goods and services. Identify time frames, approximate cost, and proper procedures for securing pricing and finalizing purchases. Prioritize requisitions, verify that requisitions are authorized, and verify that the requested procurement is in accordance with the approved budget.
- Initiate, develop, and oversee various contracts, ensure that goods and services are procured in adequate volume to justify the price agreement.
- Develop specifications, requests for bids, and requests for proposals. Research materials, supplies, equipment, and services to determine the best use for each department. Compare goods and services from various suppliers; make site visits to gather additional information; determine if the item or service follows procurement guidelines; and ensure the specifications are developed in accordance with local, state, and federal laws and regulations.
- Serves as the city's risk manager for all insurance and liability programs and reviews all liability claims filed against the City to determine if claims should be forwarded to outside adjusters.
- Gathers and maintains accident, injury, and other statistics and records; responds to complaints and requests for assistance in insurance related matters.
- Contract administration and renewals by verifying departmental needs for renewal and re-bids; contact vendors for pricing discrepancies; negotiate pricing; send renewals; and anticipate renewals and needs before critical situations arise.

- Investigate expired re-bids or outdated price agreements by identifying specific needs; estimate usage; create specifications; release bids; receive bids; and evaluate and award bids.
- Administrate encumbrances for capital improvement projects and other contracts. Oversee communications between departments so that funding is encumbered in correct amounts; process all change orders.
- Other duties as assigned

MINIMUM JOB REQUIREMENTS

EDUCATION AND EXPERIENCE

Work requires broad professional and technical knowledge of business administration, management, procurement, or purchasing. Knowledge is normally acquired through four (4) years of college resulting in a Bachelor's Degree.

Any combination of experience and training that would likely provide the required knowledge and abilities is qualifying. A typical way to obtain the knowledge and abilities through experience would be: Two (2) years' experience in purchasing, two (2) years in municipal government environment.

LICENSES AND CERTIFICATES

Certified Purchasing Professional (CPP); and/or
 Certified Professional Public Buyer (CPPB); and
 Valid Class C Texas driver license.

PHYSICAL ABILITIES

- Must possess the visual acuity to operate a computer terminal
- Frequently walk, stand, and/or sit for prolonged periods of time
- Occasionally push, pull, lift, and/or carry up to 10 pounds
- Occasionally lift and/or move objects up to 20 pounds
- Occasionally stoop, bend, kneel, crouch, reach, and twist
- Frequently climbs stairs/ladders
- Operate office equipment including use of a computer keyboard
- Speak and hear to exchange information in the English language
- Operate a vehicle to travel to various locations

The City of Lake Worth is an Equal Opportunity Employer. In compliance with the Americans with Disabilities Act (ADA), the City of Lake Worth will provide reasonable accommodations to qualified individuals with disabilities.

By my signature, I hereby certify that I have reviewed the description of my position and agree to perform the duties described therein. I understand that City of Lake Worth may make modifications, additions, or deletions to this job description at any time, and will notify me of any changes by sending me a revised copy for my review and signature.

 Employee's Signature

 Date

 Supervisor's Signature

 Date

Lake Worth City Council Meeting – April 10, 2018

Agenda Item No. B.4

From: Stacey Almond, City Manager

Item: Approval of the 2018 City of Lake Worth Organizational Chart.

Summary:

The City of Lake Worth Organizational Chart has been updated to reflect the following departmental changes for Fiscal year 2017-2018:

1. The Finance Department has requested to add a Purchasing Coordinator/ Risk Manager position effective April 10, 2018; and
2. The Fire Department has requested to add one (1) additional firefighter per shift; three (3) total new positions.

These additions were discussed and reviewed by the City Council at the March 23rd Mid-Year Budget work shop and recommended for approval. The Organizational Chart required updating to reflect the addition of the positions.

Fiscal Impact:

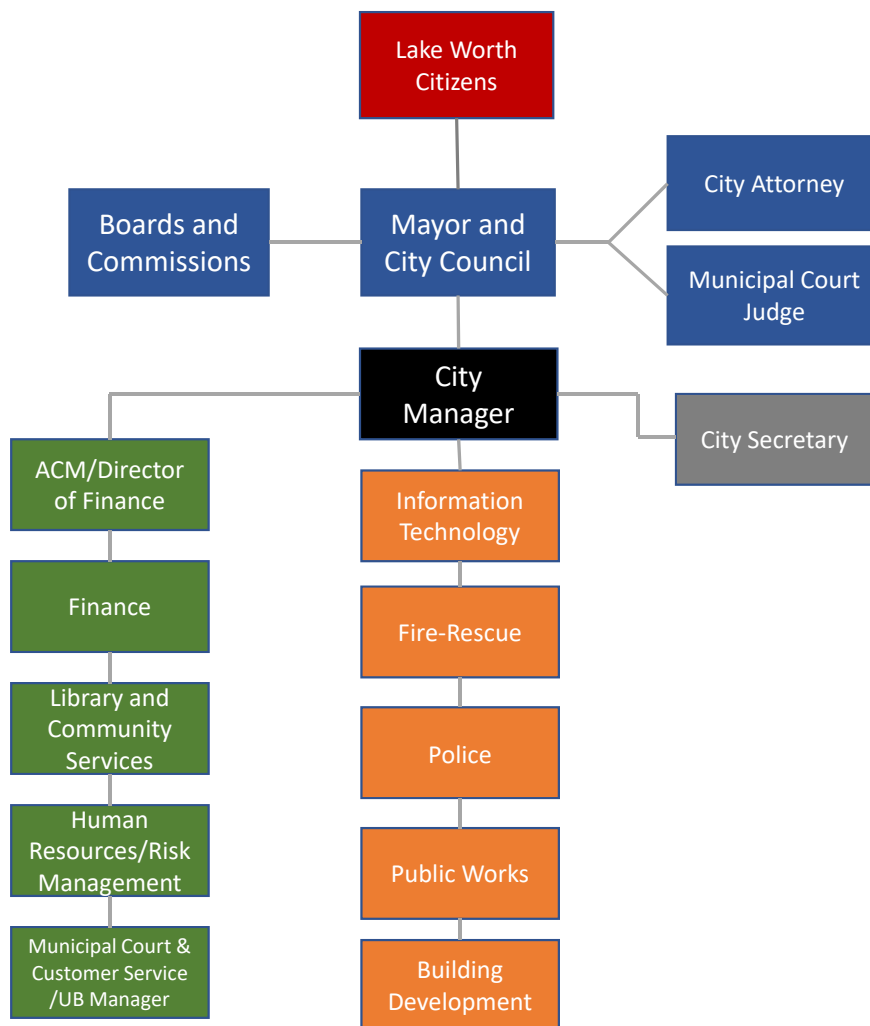
1. Purchasing Coordinator/Risk Manager – FY 17/18 \$25,575
2. Firefighters – FY 17/18 \$83,040

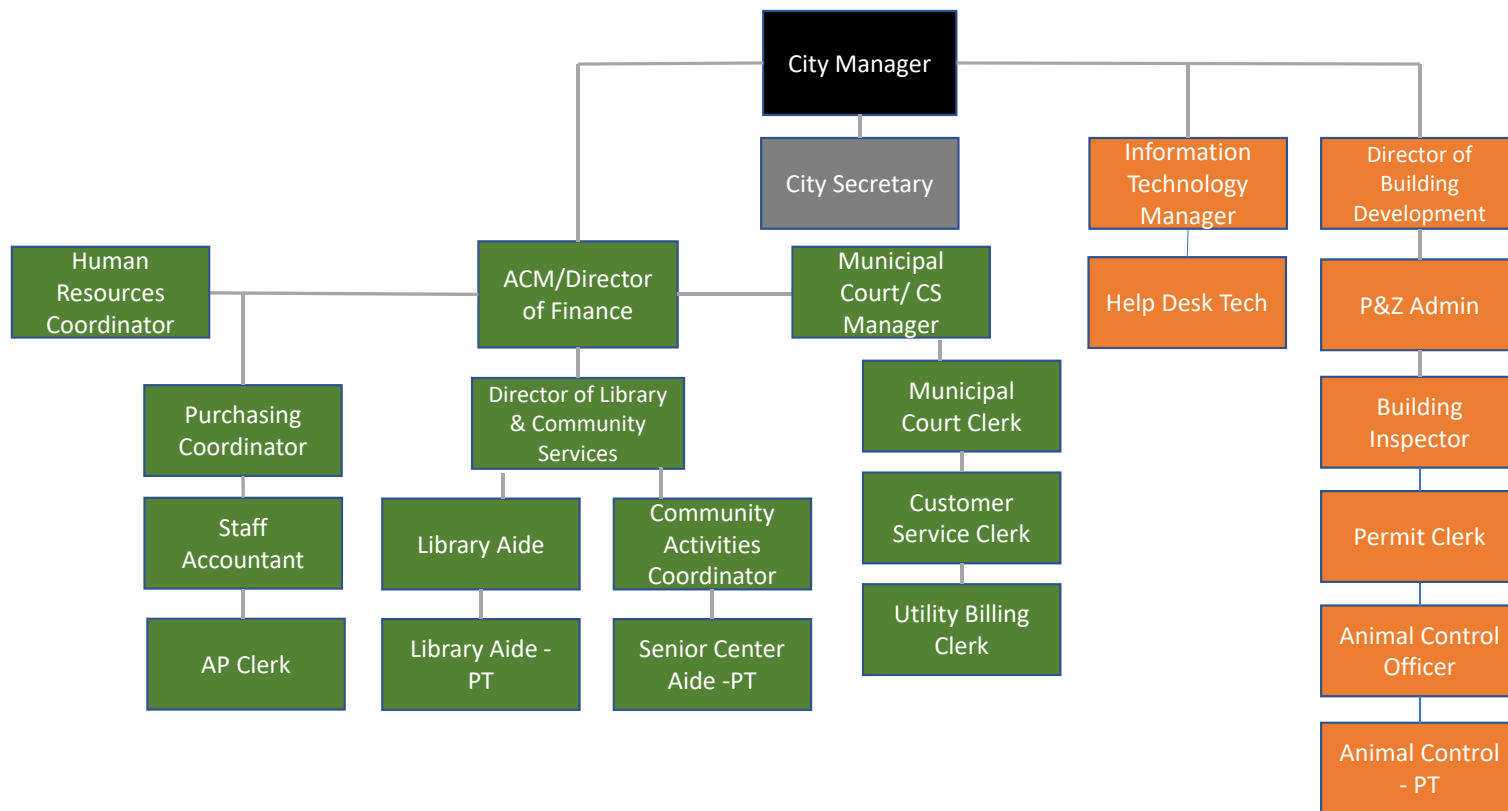
Attachments:

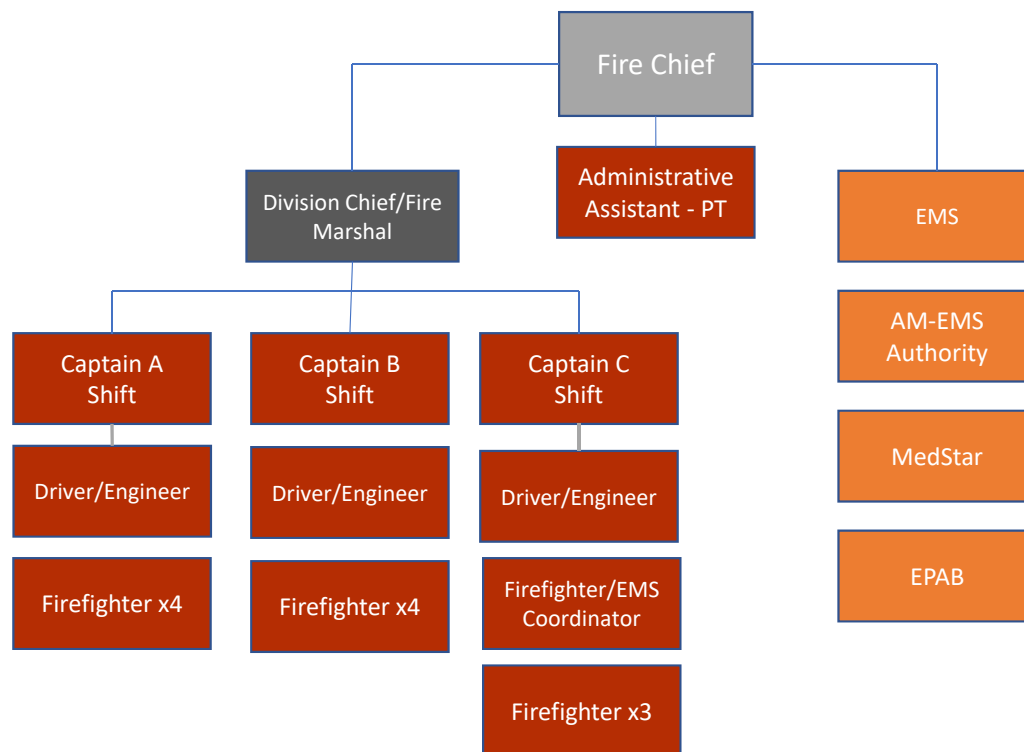
1. COLW Organizational Chart

Recommended Motion or Action:

Move to approve the 2018 City of Lake Worth Organizational Chart.

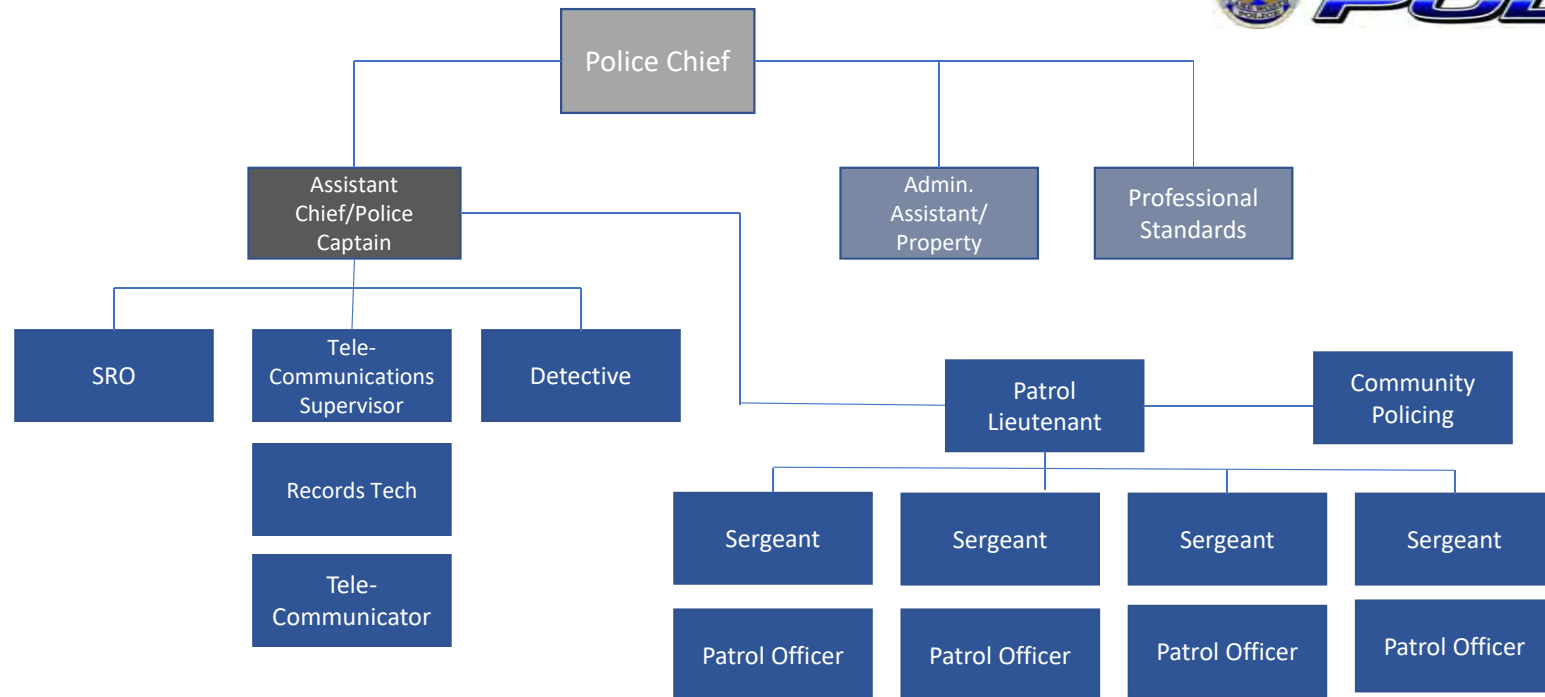


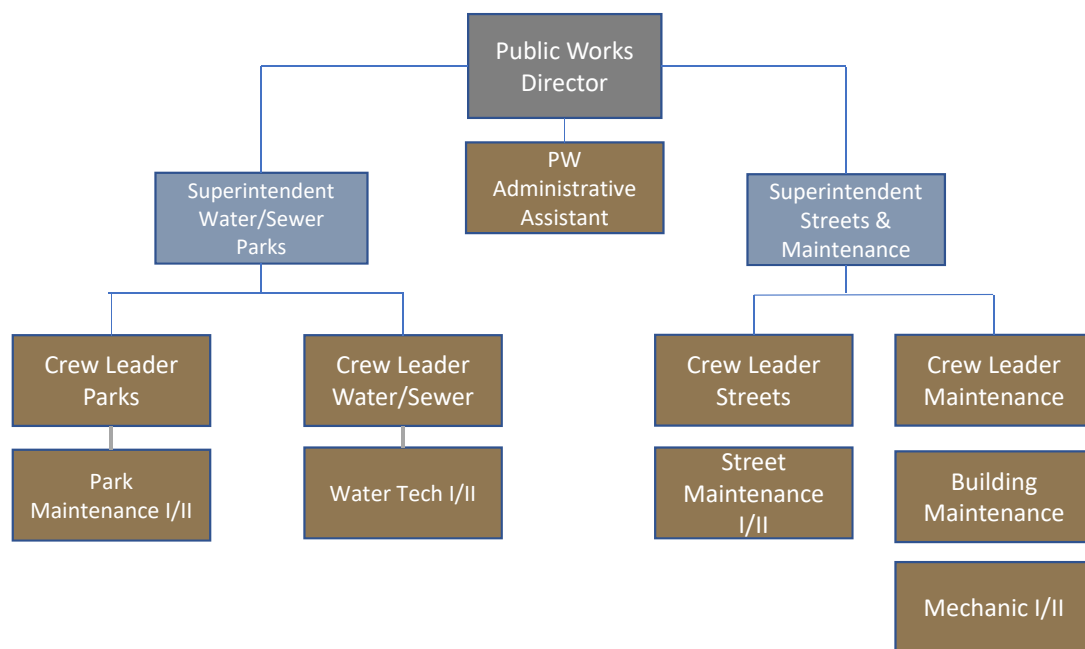






LAKE WORTH
POLICE





Lake Worth City Council Meeting – April 10, 2018

Agenda Item No. B.5

From: Stacey Almond, City Manager

Item: Approve Resolution No. 2018-14, authorizing continued participation with the ATMOS Cities Steering Committee.

Summary:

Most municipalities have retained original jurisdiction over gas utility rates and services within municipal limits. The Atmos Cities Steering Committee (“ACSC”) is composed of municipalities in the service area of Atmos Energy Corporation, Mid-Tex Division regardless of whether original jurisdiction has been retained. Atmos is a monopoly provider of natural gas.

Because Atmos has no competitors, regulation of the rates that it charges its customers is the only way that cities can ensure that natural gas rates are fair. Working as a coalition to review the rates charged by Atmos allows cities to accomplish more collectively than each city could do acting alone. Cities have more than 100 years’ experience in regulating natural gas rates in Texas.

ACSC is the largest coalition of cities served by Atmos Mid-Tex. There are 174 ACSC member cities, which represent more than 60 percent of the total load served by Atmos-Mid Tex. ACSC protects the authority of municipalities over the monopoly natural gas provider and defends the interests of residential and small commercial customers within the cities. Although many of the activities undertaken by ACSC are connected to rate cases (and therefore expenses are reimbursed by the utility), ACSC also undertakes additional activities on behalf of municipalities for which it needs funding support from its members.

ACSC is actively involved in rate cases, appeals, rulemakings, and legislative efforts impacting the rates charged by Atmos within the City. These activities will continue throughout the calendar year. It is possible that additional efforts will be necessary on new issues that arise during the year, and it is important that ACSC be able to fund its participation on behalf of its member cities. A per capita assessment has historically been used, and is a fair method for the members to bear the burdens associated with the benefits received from that membership.

Fiscal Impact:

1. \$550 – participation dues

Attachments:

1. Resolution No. 2018-14
2. List of ACSC Participating Cities

Recommended Motion or Action:

Move to approve Resolution No. 2018-14, authorizing continued participation with the ATMOS Cities Steering Committee.

RESOLUTION NO. 2018-14

A RESOLUTION AUTHORIZING CONTINUED PARTICIPATION WITH THE ATMOS CITIES STEERING COMMITTEE; AND AUTHORIZING THE PAYMENT OF TWO CENTS PER CAPITA TO THE ATMOS CITIES STEERING COMMITTEE TO FUND REGULATORY AND RELATED ACTIVITIES RELATED TO ATMOS ENERGY CORPORATION

WHEREAS, the City of Lake Worth is a regulatory authority under the Gas Utility Regulatory Act (GURA) and has exclusive original jurisdiction over the rates and services of Atmos Energy Corporation, Mid-Tex Division (Atmos) within the municipal boundaries of the city; and

WHEREAS, the Atmos Cities Steering Committee (ACSC) has historically intervened in Atmos rate proceedings and gas utility related rulemakings to protect the interests of municipalities and gas customers residing within municipal boundaries; and

WHEREAS, ACSC is participating in Railroad Commission dockets and projects, as well as court proceedings and legislative activities, affecting gas utility rates; and

WHEREAS, the City is a member of ACSC; and

WHEREAS, in order for ACSC to continue its participation in these activities which affects the provision of gas utility service and the rates to be charged, it must assess its members for such costs; NOW THEREFORE,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF LAKE WORTH, TEXAS:

SECTION 1. That the City is authorized to continue its membership with the Atmos Cities Steering Committee to protect the interests of the City of Lake Worth and protect the interests of the customers of Atmos Energy Corporation, Mid-Tex Division residing and conducting business within the City limits.

SECTION 2. The City is further authorized to pay its 2018 assessment to the ACSC in the amount of two cents (\$0.02) per capita.

SECTION 3. A copy of this Resolution and approved assessment fee payable to "Atmos Cities Steering Committee" shall be sent to:

David Barber
Atmos Cities Steering Committee
c/o Arlington City Attorney's Office, Mail Stop 63-0300
101 S. Mesquite St., Suite 300
Arlington, Texas 76010

PASSED AND APPROVED on this the 10th day of April 2018.

CITY OF LAKE WORTH

By: _____
Walter Bowen, Mayor

ATTEST:

Monica Solko, City Secretary

ACSC Cities (174 Members)

Abilene	Everman	Northlake
Addison	Fairview	Oak Leaf
Albany	Farmers Branch	Ovilla
Allen	Farmersville	Palestine
Alvarado	Fate	Pantego
Angus	Flower Mound	Paris
Anna	Forest Hill	Parker
Argyle	Forney	Pecan Hill
Arlington	Fort Worth	Petrolia
Aubrey	Frisco	Plano
Azle	Frost	Ponder
Bedford	Gainesville	Pottsboro
Bellmead	Garland	Prosper
Benbrook	Garrett	Quitman
Beverly Hills	Grand Prairie	Red Oak
Blossom	Grapevine	Reno (Parker County)
Blue Ridge	Groesbeck	Rhome
Bowie	Gunter	Richardson
Boyd	Haltom City	Richland
Bridgeport	Harker Heights	Richland Hills
Brownwood	Haskell	River Oaks
Buffalo	Haslet	Roanoke
Burkburnett	Hewitt	Robinson
Burleson	Highland Park	Rockwall
Caddo Mills	Highland Village	Roscoe
Canton	Honey Grove	Rowlett
Carrollton	Hurst	Royse City
Cedar Hill	Hutto	Sachse
Celeste	Iowa Park	Saginaw
Celina	Irving	Sansom Park
Centerville	Justin	Seagoville
Cisco	Kaufman	Sherman
Clarksville	Keene	Snyder
Cleburne	Keller	Southlake
Clyde	Kemp	Springtown
College Station	Kennedale	Stamford
Colleyville	Kerens	Stephenville
Colorado City	Kerrville	Sulphur Springs
Comanche	Killeen	Sweetwater
Commerce	Krum	Temple
Coolidge	Lakeside	Terrell
Coppell	Lake Worth	The Colony
Copperas Cove	Lancaster	Trophy Club
Corinth	Lewisville	Tyler
Crandall	Lincoln Park	University Park
Crowley	Little Elm	Venus
Dalworthington Gardens	Lorena	Vernon
Denison	Madisonville	Waco
Denton	Malakoff	Watauga
DeSoto	Mansfield	Waxahachie
Draper	McKinney	Westlake
Duncanville	Melissa	Westover Hills
Early	Mesquite	Westworth Village
Eastland	Midlothian	Whitesboro
Edgecliff Village	Murphy	White Settlement
Emory	Newark	Wichita Falls
Ennis	Nocona	Woodway
Eules	North Richland Hills	Wylie

Lake Worth City Council Meeting – April 10, 2018

Agenda Item No. C.1

From: Stacey Almond, City Manager

Item: Public Hearing to discuss and consider Ordinance No. 1110, Planning and Zoning Case No. PZ-2018-01, adoption of the 2035 Comprehensive Plan and Future Land Use Map (The PLANNING AND ZONING COMMISSION RECOMMENDED APPROVAL BY A VOTE OF 6-0).

Summary:

The Comprehensive Land Use Plan is a planning process designed to implement the intent and desires, and to protect the health, safety and welfare of the present and future residents of Lake Worth. The plan addresses the types and intensities of land uses, roadway systems, community services, utilities, environmental concerns and urban design standards in a manner which is consistent with the City's objective of creating a community which builds on its existing quality commercial developments and residential character.

The plan addresses a multitude of issues and land use in terms of current knowledge and existing conditions, and therefore, as the plan is implemented, and new conditions arise, the plan may be reviewed and, if necessary, modified to reflect the City's informed response to the new circumstances.

The provisions of the plan are organized by subject and geographic area and will be used to guide the establishment regulations or any amendments thereto. Pursuant to Texas Local Government Code, Chapter 213, the comprehensive plan will be reviewed at public hearings, at which the public will be given the opportunity to give testimony. The Planning and Zoning Commission will provide the City Council with a recommendation and ensuring all the requirements of Section 213 have been met.

The current Comprehensive Plan was adopted in 1995 after proper public hearings and recommendations from the Planning and Zoning Commission. In May of 2017, the City Council hired Dunaway and Associates to perform a review and update of the Comprehensive Plan. Moving forward the plan should be reviewed and evaluated every five (5) years.

An Advisory Committee was selected and included members of the City Council, Planning Commission, local business owners, and stakeholders of Lake Worth.

In October of 2017 Dunaway and the Advisory Committee issued a community survey to gather information and feedback refereeing the Comprehensive Plan. Responses to the survey were helpful in the crafting of the document and content.

On February 27, 2018 Dunaway and the Advisory Committee held a meeting dedicated for the public, including residents and business owners, to provide input concerning the development and feedback of the Comprehensive plan and associated map. Feedback was received and addressed and the map and plan was updated to address the comments received.

Lake Worth City Council Meeting – April 10, 2018

Agenda Item No. C.1

Fiscal Impact:

N/A

Attachments:

1. Ordinance No. 1110
2. 2035 Comprehensive Plan and Future Land Use Map

Recommended Motion or Action:

The Planning and Zoning Commission forward Case No. PZ-2018-01 to the City Council with a recommendation of approval by a vote of 6-0 taken at the March 20, 2018 meeting.

The approval of Ordinance No. 1110, the 2035 Comprehensive Land Use Plan and associated map is at the discretion of the City Council.

ORDINANCE NO 1110

AN ORDINANCE OF THE CITY OF LAKE WORTH, TEXAS, ADOPTING THE 2035 COMPREHESIVE PLAN AND FUTURE LAND USE MAP FOR THE CITY OF LAKE WORTH; PROVIDING FOR THE REPEAL OF ALL PROVISIONS OF ALL OTHER ORDIANCAES IN CONFLICT WITH THIS ORDINANCE; PROVIDING FOR SEVERABILITY; PROVIDING SAVINGS; PROVIDING ENGROSSMENT AND ENROLLMENT; PROVIDING FOR PUBLICATION IN THE OFFICIAL NEWSPAPER OF THE CITY AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Lake Worth is a Home Rule City acting under its charter adopted by the electorate pursuant to Article XI, Section 5 of the Texas Constitution and Chapter 9 of the Local Government Code; and

WHEREAS, Pursuant to Chapter 213 of the Texas Local Government Code, a municipality may adopt or amend a comprehensive plan for the long-range development of the community in order to promote sound development; and

WHEREAS, an Advisory Committee was created to provide guidance and forward a recommendation to the City for a new Comprehensive Plan; and

WHEREAS, after careful study and consideration, the Comprehensive Land Use Plan Advisory Committee recommended approval of the new Comprehensive Plan on March 8, 2018; and

WHEREAS, the Planning and Zoning Commission has reviewed and studied the recommendations made by the Comprehensive Land Use Plan Advisory Committee; and

WHEREAS, the Planning and Zoning Commission conducted a public hearing on March 20, 2018, and after all persons were given an opportunity to present testimony, did consider and make recommendations to the City Council to adopt the 2035 Comprehensive Plan and Future Land Use Map; and

WHEREAS, the City Council, has carefully reviewed and considered the merits of the 2035 Comprehensive Plan after having received citizen input and recommendations from the Planning and Zoning Commission and holding a public hearing on April 10, 2018; and

WHEREAS, the City Council has found and determined that all meetings were duly noticed and held in accordance with the law; and

WHEREAS, the City Council has determined that the adoption of the 2035 Comprehensive Plan and Future Land Use Map is necessary for the government, interest, welfare, or good order of the City of Lake Worth.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAKE WORTH, TEXAS:

**SECTION 1.
INCORPORATION OF PREMISES**

The above and foregoing premises are true and correct and are incorporated herein and made a part hereof for all purposes.

SECTION 2.

That the 2035 Comprehensive Plan, including the Future Land Use Map, and all maps and elements, attached hereto and incorporated herein as if set forth in full as Exhibit "A" is hereby adopted by the City Council of the City of Lake Worth as a long-range planning guide for the City, and it shall supersede any previously existing Comprehensive Plan.

SECTION 3.

That this Plan is intended to constitute the Comprehensive, or Master Plan of the City of Lake Worth, Texas, for all matters related to long-range planning guidance relative to zoning decisions, land subdivision, thoroughfare construction, and growth management.

**SECTION 4.
CUMULATIVE CLAUSE**

This Ordinance shall be cumulative of all provisions of all other ordinances of the City of Lake Worth, Texas except where the provisions of this Ordinance are in direct conflict with the provisions of such ordinances, in which event the conflicting provisions of such ordinances are hereby repealed.

**SECTION 5.
SEVERABILITY**

It is hereby declared to be the intention of the City Council of the City of Lake Worth that the phrases, clauses, sentences, paragraphs, and sections of this Ordinance are severable, and if any phrase, clause, sentence, paragraph or section of this Ordinance shall be declared invalid or unconstitutional by the valid judgment or decree of any court of competent jurisdiction, such invalidity or unconstitutionality shall not affect any of the remaining phrases, clauses, sentences, paragraphs and sections of this Ordinance, since the same would have been enacted by the City Council without the incorporation in this ordinance of any such unconstitutional phrase, clause, sentence, paragraph or section.

**SECTION 6.
SAVINGS**

That all right and remedies of the City of Lake Worth are expressly saved as to any and all violations of the provisions of any Ordinances affecting the development of land, which have accrued at the time of the effective date of the Ordinance; and, as to such accrued violations and all pending litigation, both civil and criminal, whether pending in court or not, under such Ordinance, same shall not be affected by the Ordinance but may be prosecuted until final disposition by the courts.

**SECTION 7.
ENGROSS AND ENROLL**

That the City Secretary of the City of Lake Worth is hereby directed to engross and enroll this Ordinance by coping the exact Caption and Effective Date in the minutes of the City Council of the City of Lake Worth and by filing this Ordinance in the Ordinance records of the City.

**SECTION 8.
EFFECTIVE DATE**

This Ordinance shall be in full force and effect from and after its passage and publication as required by law, and it is so ordained.

PASSED AND APPROVED this 10th day of April 2018.

CITY OF LAKE WORTH

By: _____
Walter Bowen, Mayor

ATTEST:

Monica Solko, City Secretary

APPROVED AS TO FORM AND LEGALITY:

Drew Larkin, City Attorney

EXHIBIT A
2035 Comprehensive Plan and Future Land Use Map

DRAFT - Comprehensive Plan

This is a printed version of a story map. Dynamic content such as videos and interactive maps is only available in the online version at <https://arcg.is/1bOCe8>



[I. Introduction](#)

[II. Community Engagement](#) (link available only in online story)

[III. Established Community](#) (link available only in online story)

[IV. Lake Worth in 2035](#) (link available only in online story)

[V. Recommendations](#) (link available only in online story)

[Appendix](#) (link available only in online story) - [Additional Documents](#)

I. Introduction

The City of Lake Worth is planning for its future with the update of its 1995 Comprehensive Land Use Plan. The 2018 Comprehensive Plan focuses on the future development pattern in the form of the Future Land Use Plan. The plan directs development for the next 15 years, approximately until the year 2035. However, given the projected growth within the region, the plan should be reviewed and updated every five (5) years. This plan supports the City motto – *Honoring Our Past with a Vision for the Future*.

Legal Authority

The Texas Local Government Code provides the legal authority for zoning decisions as based upon an adopted comprehensive plan. It is important to note that this plan is not a mandate. It is a guide for City Officials regarding development decisions within the City limits.

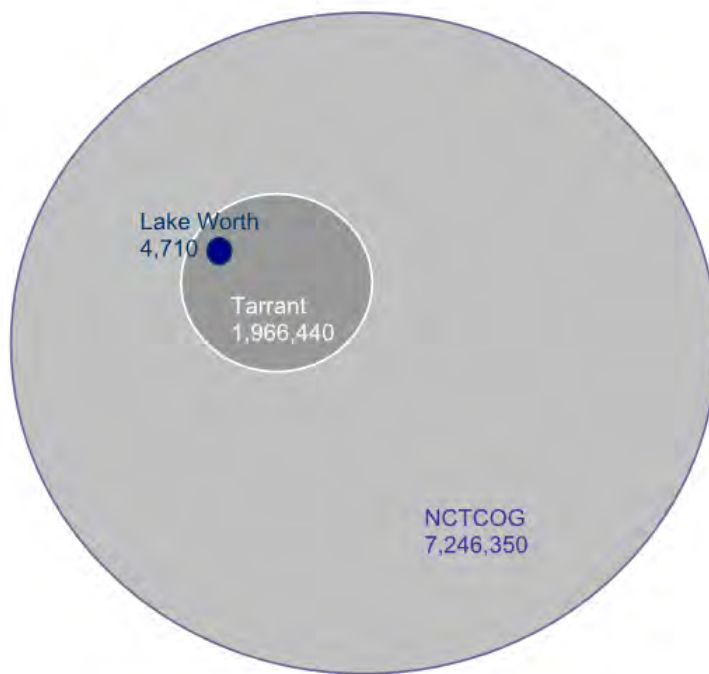
[Click here to go to Chapter 213.002](#)

[Click here to go to Chapter 211.004](#)

Context

The City is positioned on the west side of Fort Worth in the North Central Texas region which is projected to grow significantly over the next 20 years. The North Central Texas Council of Governments (NCTCOG) estimates that population in the region will increase by greater than 30 percent by 2030, especially in the urban counties, like Tarrant County. Lake Worth is located on the western edge of Tarrant County. The anticipated growth and associated demographic changes provide the City with great opportunities for both new development and redevelopment under the guidance of the Comprehensive Plan.

Current Population Estimates for NCTCOG Region, Tarrant County, and City of Lake Worth.



Instructions to use and read this document:

This is an interactive document which contains graphics and links to highlight information. Please scroll down to read the information in each section. The graphic to the right will change with each section. In addition, graphics that are embedded within the text may be enlarged by clicking on the upper right hand corner. Finally, each map on the right side of the page is also interactive and allows you to zoom in and out.

II. Community Engagement



CITY OF LAKE WORTH
2018 COMPREHENSIVE PLAN UPDATE

Project Team

Walter Bowen	Mayor
Clint Narmore	City Council
Sue Wenger	Planning and Zoning Commission
Jeannie Turley	Planning and Zoning Commission
John Hebert	Lake Worth ISD Superintendent
Mike Tipton	Chick-fil-A Business Owner
Zac Hatton	Lake Worth Baptist Church Pastor
Ben Beasley	Ritchie Brothers - Manager
Marcus Foote	Chamber of Commerce - Past Chair
Jeremy Gregory	Chamber of Commerce - Board Chair
Alex Krus	Chamber of Commerce - Chair Elect

Project Team

Stacey Almond	City Manager
Barry Barber	Director of Building Development
Suzanne Meason	Planning and Zoning Administrator

Consultant Staff
Dunaway Associates
550 Bailey Avenue, Ste. 400
Fort Worth, TX 76107
jreiner@dunawayassociates.com
817-335-1121

Jenifer Reiner, AICP	Barry Hudson, AICP, Associate
Chance LeBlanc, Planner	Edgardo Sandoval, GIS

Urbex Solutions
Felix Landry, AICP
Fort Worth, TX 76133
Felixalandry@gmail.com

Acknowledgements
City of Lake Worth, Director of Library and Community Services
City of Lake Worth, Community Activities Coordinator
Northwest Tarrant Chamber of Commerce, Administrative Assistant
Lake Worth ISD, Webmaster
NAS FW JRB, Community Liaison
<http://rdc.nctcog.org/contactus.aspx>
Rebekah Hernandez, Communications Supervisor
<http://www.nctcog.org/trans/aviation/ilus/>

Lara Strother
Cheryl Vess
Ashley Rosales
Luke Schmidt
Mike Branum
NCTCOG Regional Data Center
NCTCOG Joint Land Use Study

Four methods were used to garner community input and include land use analysis in the creation of the draft Future Land Use Plan:

- **Advisory Committee**
- **Community Survey** ([link available only in online story](#))
- **Land Use/Fiscal Analysis** ([link available only in online story](#))
- **Town Hall Meeting** ([link available only in online story](#))

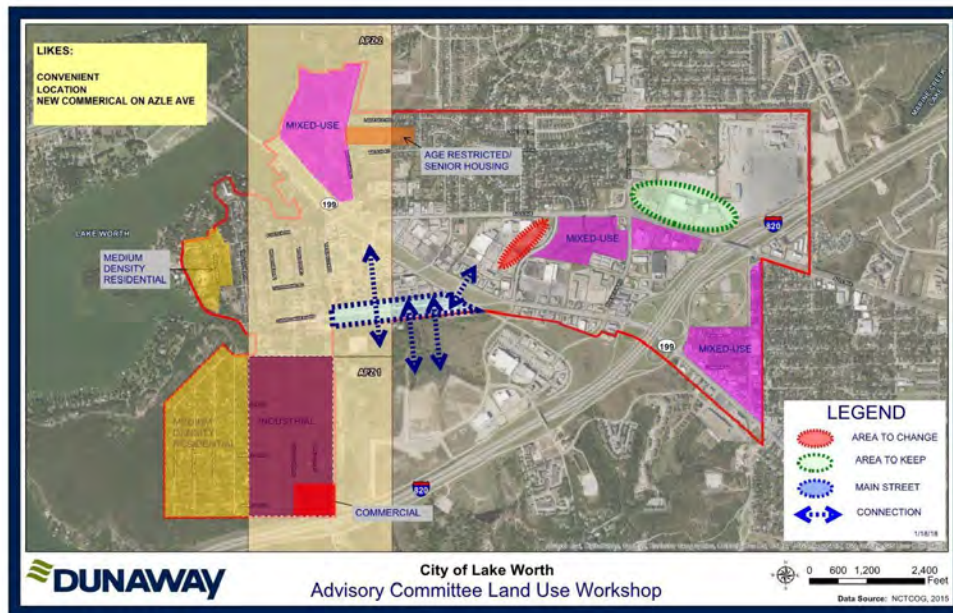
Advisory Committee:

A committee was formed and consisted of local stakeholders, including representatives from the City Council, the Planning and Zoning Commission, the Northwest Tarrant Chamber of Commerce, Lake Worth Independent School District, and local business owners. Using the Lake Worth vision statement – *Honoring our Past with a Vision for the Future* – the committee reviewed existing land uses, transportation issues, and considered future uses. The Advisory Committee met several times between October 2017 and January 2018 to discuss land use categories; existing conditions and concerns, as well as, opportunities for development. On January 18, 2018, the committee broke into two (2) groups and created the graphics in the links below. Each depicts the thoughts and hopes for future development and redevelopment within the City.

[Group 1 Advisory Committee Map](#)

[Group 2 Advisory Committee Map](#)

The map below is created combining the ideas from both groups into a single graphic. To highlight a few elements of the plan, the committee identified areas of the City that they prefer ("Area to Keep") as well as areas they would think redevelopment is needed ("Area to Change"). In addition, a new land use category was added and recommended for three distinct areas, each with its own type and mixture of uses. Charbonneau Road was also selected to become a new "Main Street" with new small-scale commercial uses. The committee suggested that Charbonneau Road could be used for a Fourth of July parade in the future and help the City maintain its sense of community.



A couple common themes were identified as a result of the meetings that are shown on the maps:

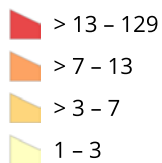
Theme 1 - Lake Worth is a stable community

- Single-Family homes are both the desired and predominant residential type of development.
- The major transportation arterial provide both local and regional access.
- Existing commercial and industrial uses provide strong economic benefit.

Theme 2 - Future development should sustain and promote Lake Worth

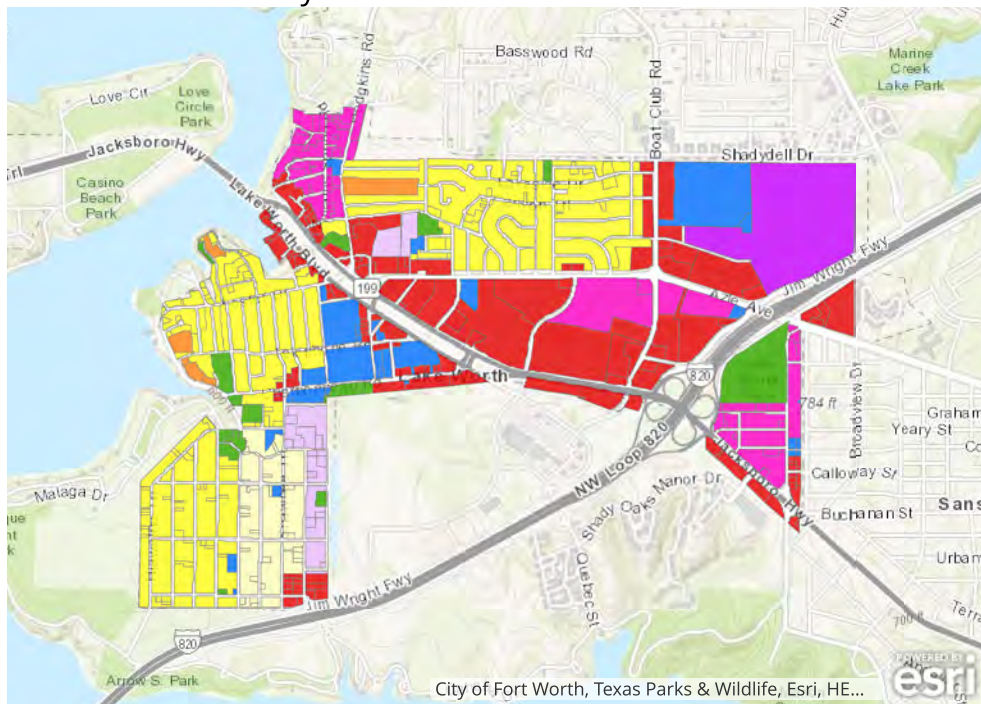
- Mixed-Use development is a way to provide new commercial development, as well as, promote areas that are in transition from residential to commercial uses.
- Existing commercial centers should be improved and updated.
- Promote proximity to the lake and parks through branding and streetscape improvements.
- Connect to regional veloweb.
- Enhance major transportation arterial and local collectors with landscaping, sidewalks, and streetscape amenities.

Survey_Count



The map to the right shows the zip codes of the respondents. The majority of the respondents live in the 76135 zip code, meaning that the majority of the respondents area connected to Lake Worth. They live, work, shop and dine in the city.

Land Use/Fiscal Analysis



Three (3) areas have been identified for further analysis to review the potential future economic benefit of the different types of land uses. Each of these scenarios was used to create the FLUP, as well as, to show how mixed-use development could offset the effects of the SH 199 improvements and the NAS Overlay. In addition, these scenarios estimate the benefit to city revenue with the provision of dense development, including other residential options.

- Industrial in the Oaks Addition:** (link available only in online story) Records at the Tarrant County Clerk indicate that development within The Indian Oaks Addition began at the same time as operations began at the airfield, and ultimately, the air station. Local historical records show that residences were built as early as the 1920s. This area of Lake Worth that has been a residential area since the early 20th century, and, more than half of it was identified in 2008 as within the APZ I overlay associated with the Naval Air Station FW Joint Reserve Base. To balance the competing interests of the base and the residents, both light industrial and large-lot, low density single-family residential uses are considered appropriate.
- Mixed-Use in the Robert's Cut Off Area:** (link available only in online story) The area north of SH 199, along Robert's Cut Off Road, east of Loop 820 and south of Azle Avenue is an area in transition with several dated commercial buildings and commercial activities within residential structures. Adjacent to the large City Park and major thoroughfares, this area is a strong candidate for mixed-use development which allows for high-density residential and commercial structures of 1-2 stories.
- Mixed-Use in the Downtown Core:** (link available only in online story) Mixed-use south of Azle Avenue will further this commercial area as a regional commercial node, as well as, provide residential options other than single-family housing. Proximate to Loop 820, this area is also a prime opportunity for a 7-story hotel and/or convention center and 2-3-story commercial structures with office and retail uses. Including an area within the development for high-density single-family residential, such as town homes, will provide the mixture of uses as well as promote a pedestrian-friendly built environment.

LAND USE SCENARIOS – ECONOMIC ANALYSIS					
Location	Current Value	Current Rev (SqFt)	Area (SqFt)	FLUP Revenue	FLUP Rev SqFt
The Oaks Addition (Light Industrial)	\$21,396.20	\$0.009	2,352,350	\$164,664.50	\$0.07
Robert's Cutoff (Planned Mixed Use)	\$51,430.64	\$0.028	1,838,211	\$2,833,849.60	\$1.54
Downtown Core (Planned Mixed Use)	\$4,339.87	\$0.002	2,031,163	\$3,131,311.88	\$1.54
Totals	\$77,166.71	\$0.012	6,221,724	\$6,129,825.98	\$0.99

February 27 - Town Hall Meeting





CITY OF LAKE WORTH COMPREHENSIVE PLAN UPDATE

YOU ARE INVITED TO ATTEND OUR TOWN HALL MEETING

TUESDAY, FEBRUARY 27, 2018 @ 6:00 PM

LAKE WORTH MULTI-PURPOSE FACILITY
7005 CHARBONNEAU ROAD, LAKE WORTH, TEXAS 76135

WHY SHOULD I ATTEND???

Citizen input is important to a Comprehensive Plan update's success. Please join us as the draft Comprehensive Plan is presented and staff considers citizen input that will guide the community towards a desired future for the City.

FOR MORE INFORMATION VISIT: WWW.LAKEWORTHTX.ORG OR CONTACT
STACEY ALMOND, CITY MANAGER AT 817-237-1211
SALMOND@LAKEWORTHTX.ORG

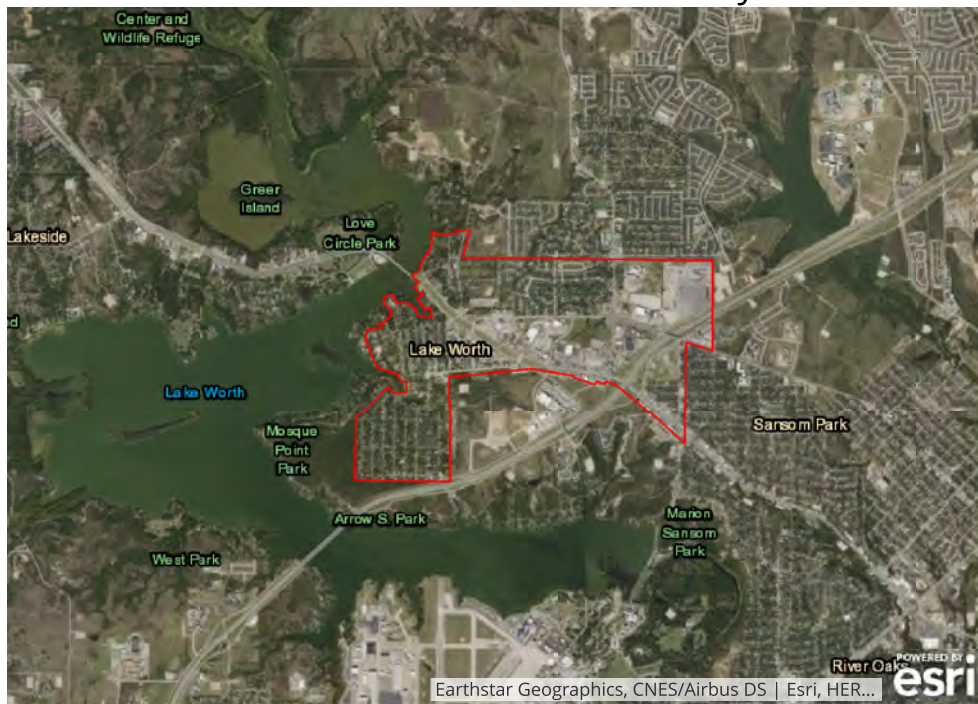
THIS MEETING IS OPEN TO THE PUBLIC

Community Engagement Summary

The engagement process contemplated future land uses which all relate to the over-arching principles of economic sustainability and community identity. The purpose of both the public participation process and the plan itself is two-fold - maintain, as well as, build upon the characteristics that make Lake Worth unique, which are:

- Proximity to large outdoor recreational venues,
- Access to two regional transportation arterials,
- Strong local and regional business activities, and
- Traditional single-family neighborhoods.

III. Lake Worth is an Established Community

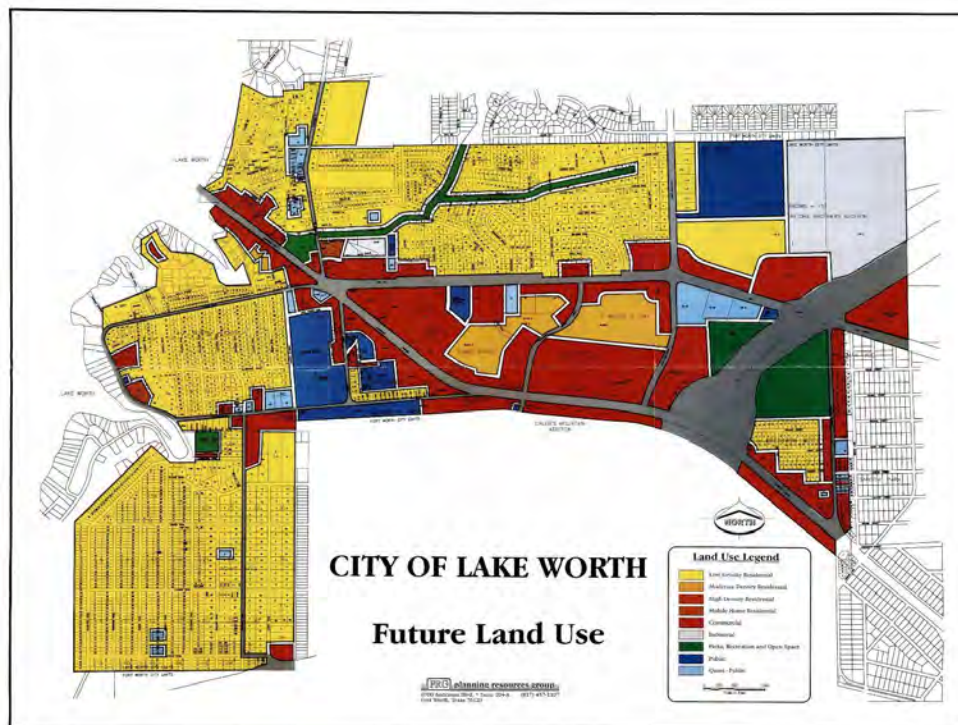


- [1995 Comprehensive Plan \(link available only in online story\)](#)
- [Demographic Information \(link available only in online story\)](#)
- [Regional Context \(link available only in online story\)](#)
- [Natural Context \(link available only in online story\)](#)
- [2015 Existing Land Use \(link available only in online story\)](#)
- [Special Land Use Consideration \(link available only in online story\)s](#)

Major Features

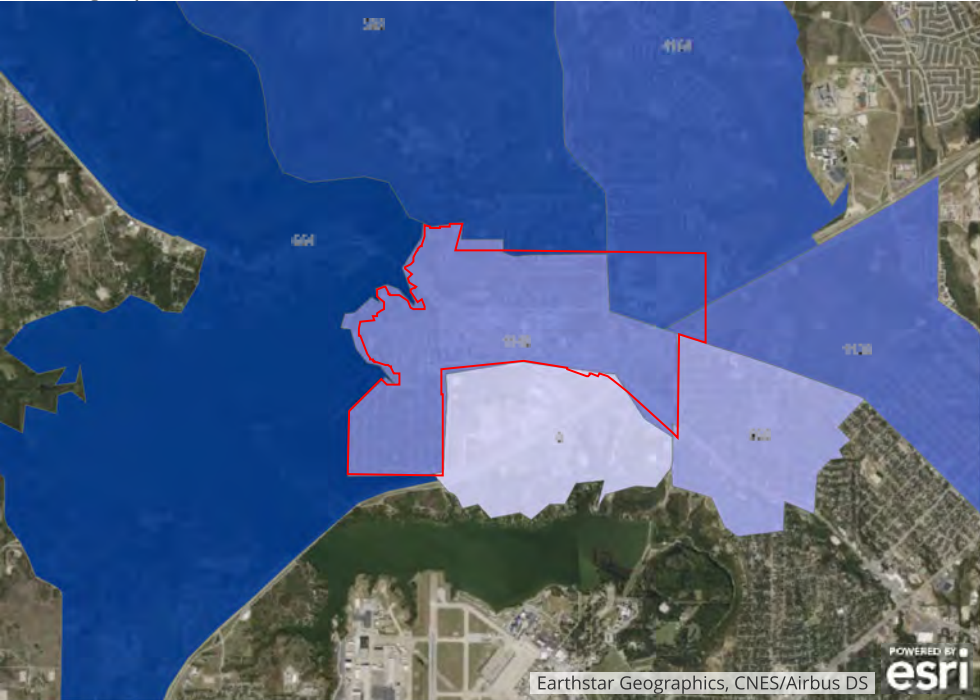
The city of Lake Worth is a stable community and has been for several decades. Incorporated in 1949, the City has enjoyed access and proximity to major regional features which are visible on the aerial map. Lake Worth was built as a regional reservoir and recreational lake in 1914. State Highway 199 (SH 199), the arterial which serves as the commercial spine of the city, received its state highway designation in 1939 by the Texas Department of Transportation (TXDOT). Much of the residential development occurred during the 1940s and 50s, simultaneous with the construction and expanded operations of Carswell Air Base (now NAS FW JRB). Finally, conceived in the late 1940s, construction of Interstate Loop 820 took several decades to build, and provides access to the city as well as easy access for its residents to region. It has provided access to the regional transportation system to the City for decades. North Central Texas Council of Governments (NCTCOG) provides a historical view of development on an aerial map. Click on the [link](#) and type in *Lake Worth, TX* in the search box in the upper right corner to view the map which shows aeriels from 1968 on the left side of the window and 2015 on the right side of the window. The bar in the middle can be moved to the right or left to modify the view.

1995 Comprehensive Plan



From the 1950s to the 1970s, the population of Lake Worth grew significantly, from approximately 2,300 in 1950 to 5,000 during the 1970s. But it was not until 1995 that the city created its first, and only, Comprehensive Land Use Plan to provide guidance for further commercial development along the major corridors and expanded residential neighborhoods within the city limits. Review of the Future Land Use Plan (FLUP) map further supports the fact that both the residential and commercial uses have developed as planned.

Demographic Information



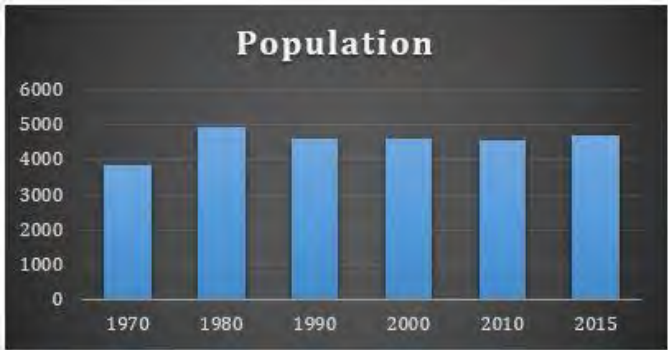
Number of Owner Occupied Housing Units by Census Tract



Census data shows that the number of residents increased significantly from the 1940's to the 1970's, yet the population of the city has been consistently at approximately 5,000 people since then. North Central Council of Governments (NCTCOG) estimates the City of Lake Worth will be a city of approximately 6,000 people in 2035, the horizon year of this plan. The map to the right depicts a high rate of home ownership within the City. According to the 2016 American Community Survey, there were a total of 1,633 housing units in the City in 2016. Of those units, 1,140 were owner-occupied.

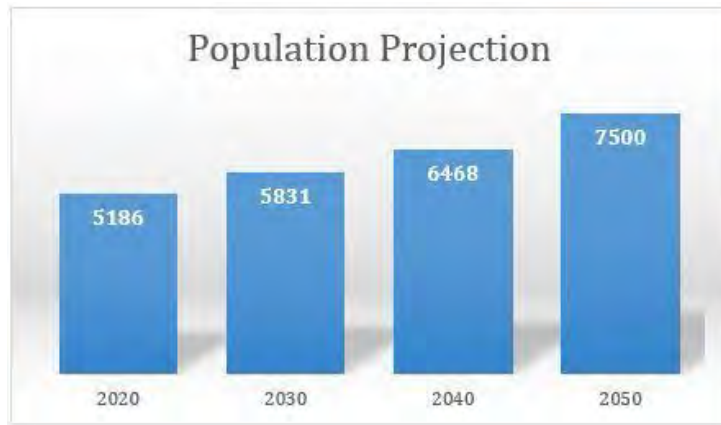
Data for the graph below was compiled from the U.S. Census and the American Community Survey.

Historic Population Counts:



American Community Survey

Population Projections (NCTCOG):



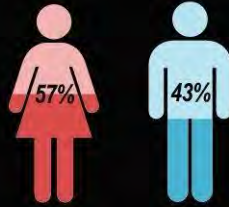
Census data also calculates the median age of city residents in 2015 as 42.8 years. This high median age may indicate that a large portion of the population has lived in Lake Worth for many years. The community survey for the creation of this plan also supports this indicator, as 25 percent of 140 respondents were 65 years or older. In comparison, the median ages in Tarrant County and Sansom Park are 34.1 and 30.5, respectively.

The *Lake Worth at a Glance* brochure depicts additional demographic statistics that also provide evidence of the stability of the city. Eighty percent (80%) of the population has a high school degree or additional higher education. Home ownership is also high - 70% of the occupied housing units are owner occupied. Additional data is available from [NCTCOG Regional Data Center](#) and [American Community Survey](#).

LAKE WORTH AT A GLANCE

POPULATION

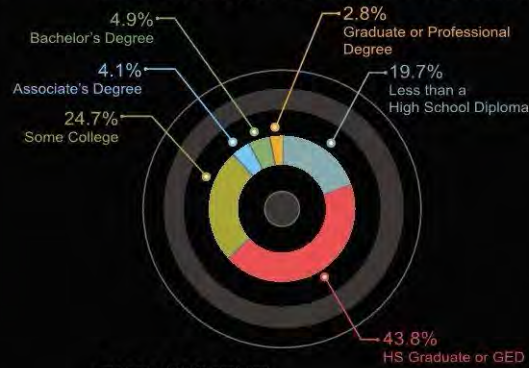
Population: **4,718**



Population Under 18 Years: **1,062**

Median Age: **42.8**

EDUCATION



HOUSING

Occupied Housing Units: **1,787**



Owner Occupied



Rental

Median Home Value: **\$90,400**

Median Monthly Rent: **\$932**

Median Monthly Mortgage: **\$1,119**

EMPLOYMENT

Civilian employed population 16 years & over: **2,190**



Employed



Not in labor force



Unemployed

Median Household Income: **\$46,827**

Poverty Rate: **11.7%**

OCCUPATION



Sales &
Office Occupations



Management, Business,
Arts & Sciences



Production, Transportation
& Material Moving
Occupations



Service
Occupations



Natural Resources,
Construction &
Maintenance Occupations

INDUSTRY

Top 5 Industries:



Retail Trade



Educational Services,
Health Care & Social Assistance



Construction

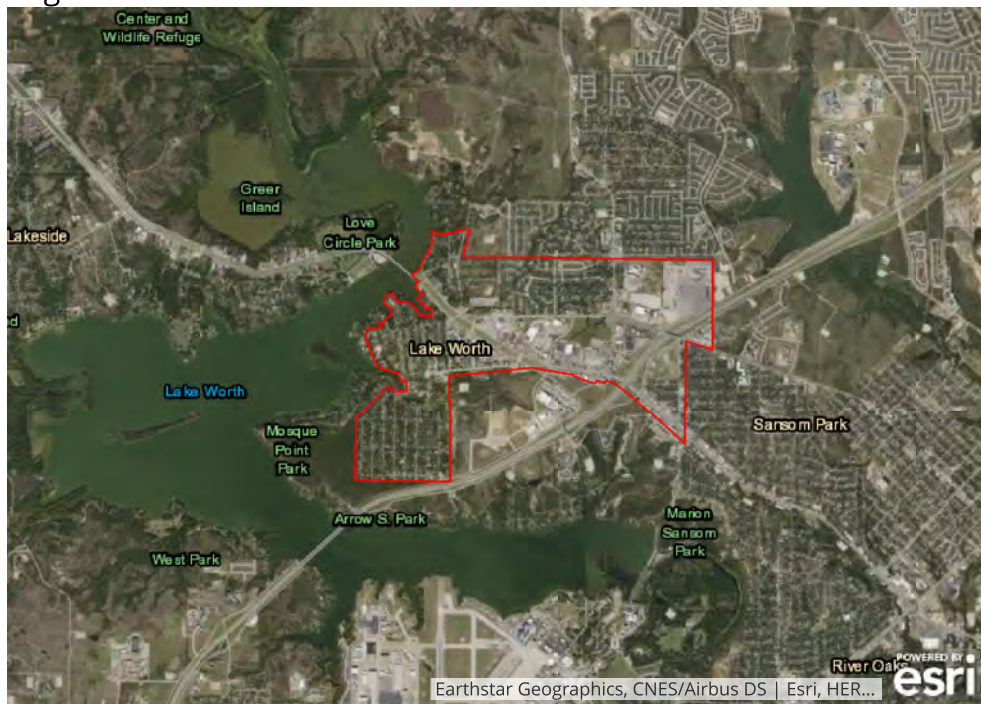


Manufacturing



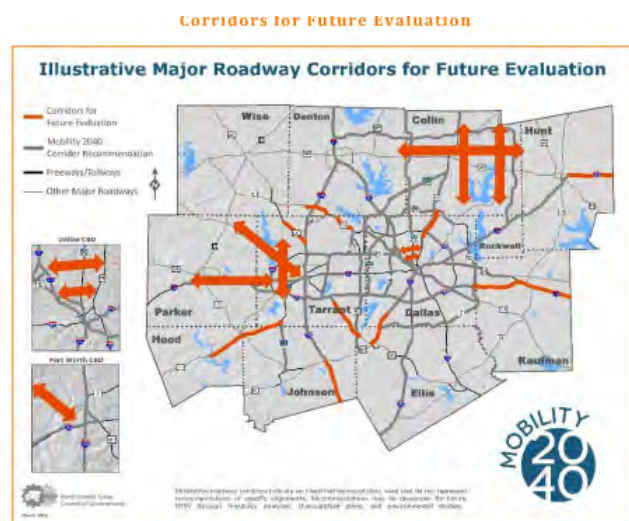
Arts, Entertainment,
Recreation, Accommodation
& Food Service

Regional Context

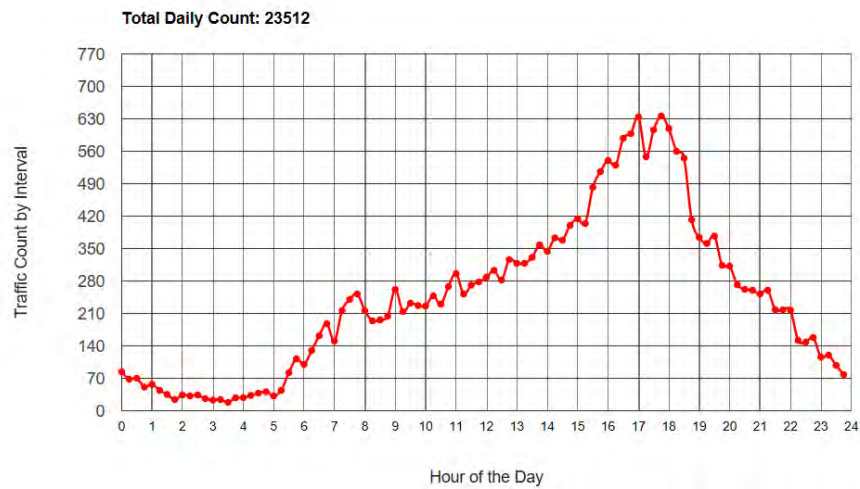


No legend

Located on the west side of Tarrant County, Lake Worth has benefited from its location at the crossroads of Loop 820 and State Highway 199 and large regional employment centers, such as Fort Worth and Arlington. NCTCOG projects that the region will grow to over 10 million people by 2040, and increase of 48 percent. Therefore, the demographics of the city are expected to change along with the projected growth of the entire region. Refer to [Exhibit 3-2](#) in the NCTCOG Mobility 2040 plan. The exhibit below from the same plan clearly shows the importance of the major transportation corridors at Lake Worth.



NCTCOG also conducts traffic counts. In 2012, the intersection of Boat Club Road and Azle Avenue carried approximately 30,000 daily vehicle trips. And, each day, more than 20,000 vehicles drove the segment of SH199 east of Loop 820 which goes right through the middle of the City as shown in the graph below. An [interactive historical traffic count map](#) is available on the NCTCOG website.



Traffic Counts by Time of Day

Kimley-Horn, the consultant City Engineer, has conducted recent traffic counts, which will be included in the Lake Worth Thoroughfare Plan. The update process will be posted on the City website. www.lakeworthtx.org

Natural Context



Highest Points



City of Lake Worth
Elevation Contours

- 600
- 610
- 620
- 630
- 640
- 650
- 660
- 670
- 680
- 690
- 700
- 710
- 720
- 730
- 740
- 750
- 760
- 770
- 780

NFHL (click to expand)

- Flood Hazard Zones
- 1% Annual Chance Flood Hazard
 - Regulatory Floodway
 - Special Floodway
 - Area of Undetermined Flood Hazard
 - 0.2% Annual Chance Flood Hazard
 - Future Conditions
 - 1% Annual Chance Flood Hazard
 - Area with Reduced Risk Due to Levee

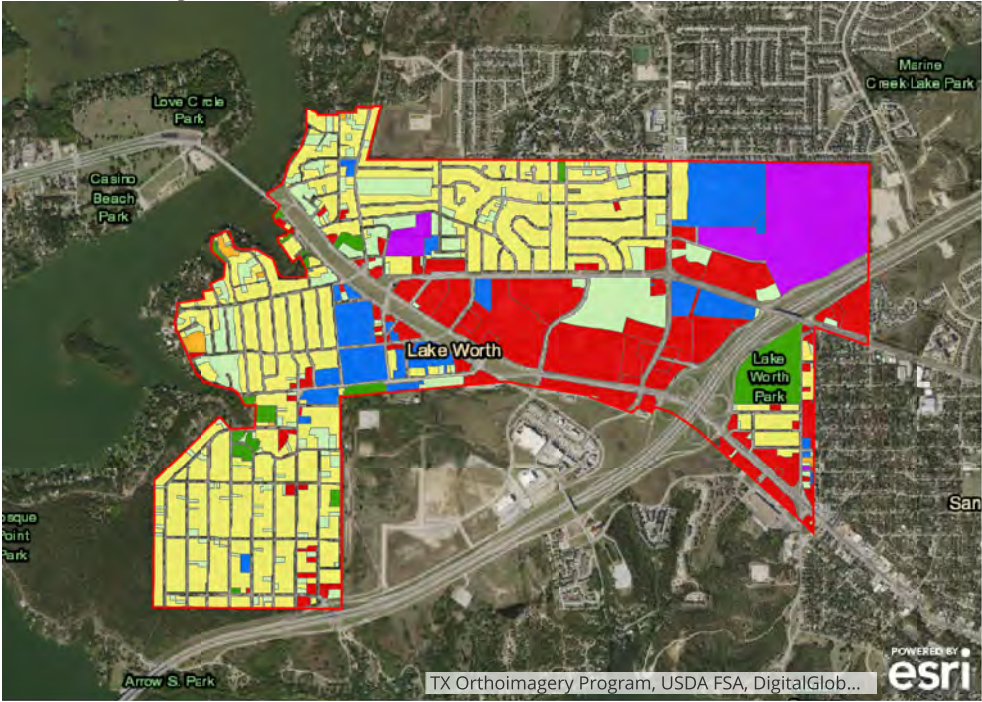
Topography:

Rolling hills are the predominant natural topographical feature. The highest points in the City occur at the northeast corner adjacent to Loop 820 along Azle Avenue.

Floodplain:

Although the city is located so close to Lake Worth, there is not much floodplain within the city limits, only approximately 28.7 acres. In addition, there are very few existing structures with the special flood hazard area (SFHA). Refer to [fema.gov](https://www.fema.gov) for further detailed information.

2015 Existing Land Use



City of Lake Worth - Existing Land Use Table
Date: November 10, 2017 Data Source: NCTCOG, 2015
Total Acreages: +/- 1590.5 AC

Category	Area	Percent
Agricultural/Undeveloped Tracts	146.987	9.2%
Single-Family	513.990	32.3%
Multi-Family	6.730	0.4%
Commercial	266.546	16.8%
Industrial	119.452	7.5%
Institutional/Public	115.493	7.3%
Parks/Recreation	53.488	3.4%
Streets/Right-of-Way	367.810	23.1%
Total	1590.50	100.0%

The map to the right documents the existing land use for each parcel of land in the City. The chart above provides a breakdown of each category by acreage and percentage of that use in the City. It is immediately evident that the 1995 Comprehensive Land Use Plan well documented how the City would grow since then. Much of the City is single-family residential uses with a commercial core along SH 199. It is noteworthy to point out that there still is vacant land available for development, as depicted by the light green parcels on the map.

Special Land Use Considerations



NCTCOG Noise Contours

- 60 dB
- 65 dB
- 70 dB
- 75 dB
- 80 dB
- 85 dB

APZ I



APZ II



The Naval Air Station Fort Worth Joint Reserve Base (NAS FW JRB)

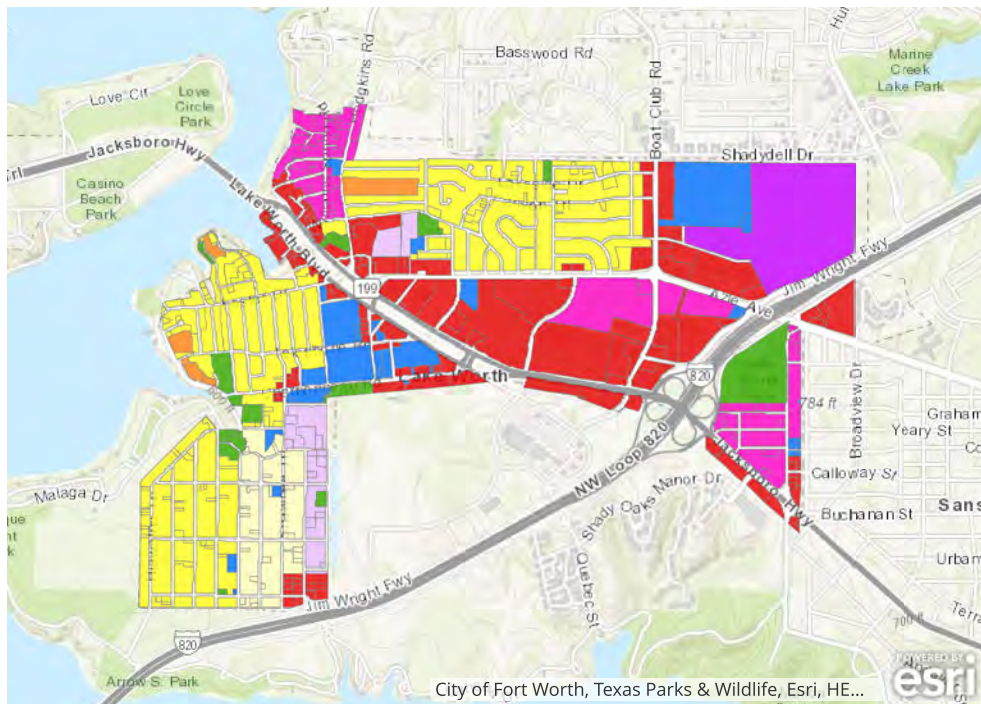
The Naval Air Station Fort Worth Joint Reserve Base (NAS FW JRB) is to the south of the City, which lies beneath the northern approach zone. Ten years ago, the NAS FW JRB partnered with NCTCOG to study land use compatibility around the installation. As a result, much of the City of Lake Worth is within the Accident Potential Zones I and II (APZ I and APZ II). Approximately, 138.4 acres are within the APZ I and 238.2 acres are in APZ II for a total of 466.6 acres of 29.3 percent of the City. The Navy recommends land uses which will minimize the loss of life in the event of an operational accident. Residential and assembly uses are not recommended. In addition, noise contours from operations of the installation are mapped as AICUZ - Air Installation Compatibility Use Zones, and the Navy recommendations include extra sound attenuation measures installed with new construction and when remodeling any habitable structures. Additional information is available from the Community Liaison at NAS FW JRB.

Planning for Livable Military Communities (PLMC) is the 2013 NCTCOG project that built upon the 2008 Joint Land Use Study (JLUS). The [compatibility brochure](#) provides an overview of the efforts. The PLMC plan addresses land uses and sustained operations of the NAS FW JRB. A link is provided in the [Appendix](#). (link available only in online story)

State Highway 199

State Highway 199 has long been identified by TxDOT as a major regional arterial. Originally anticipated to be a freeway, much of the dedicated right-of-way east of Loop 820 is 120 feet to 150 feet wide. Improvements along this corridor include a 120-foot wide boulevard and a 150-foot wide parkway, with very little additional right-of-way needed. The segment that runs west of Loop 820 is approximately 1.5 miles long. The existing right-of-way is approximately 350 feet wide, including the existing frontage roads which were constructed in 2001. Currently, TxDOT is studying this segment for improvements to the main lanes of Loop 820 and interchange improvements for the transition from the main lanes to SH199 through the City of Lake Worth. Additional information is available at www.txdot.gov. Follow the development of the project (TxDOT project id 017105068) through the TxDOT project tracker webpage at http://apps.dot.state.tx.us/apps-cq/project_tracker/. Currently, in the design process, TxDOT anticipates that the public meetings will be held in Spring 2018 and Summer 2019. Construction is tentatively scheduled to begin in 2024.

Lake Worth in 2035



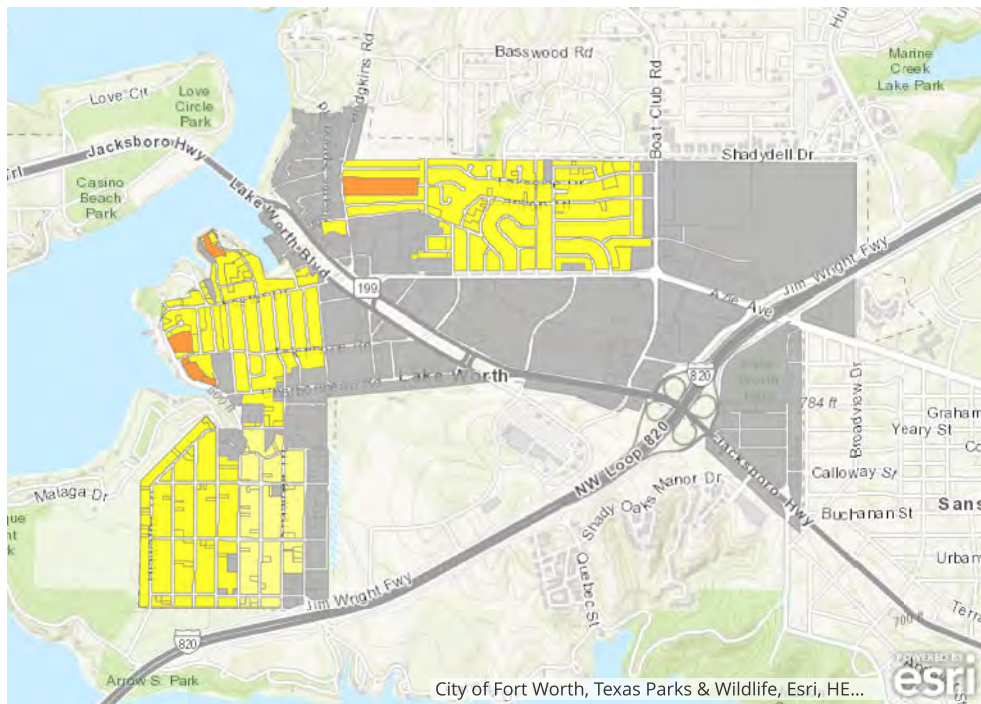
Future Land Use

- Commercial
- Light Industrial
- Industrial
- Planned Mixed-Use
- Parks
- Public
- Single Family Residential: Large Lot
- Single Family Residential
- Single Family Attached/Multi-Family

Future Land Use Plan (FLUP)

The final (draft) map of the future development pattern anticipated for 2035 is a graphic representation of the City motto – *Honoring our Past with a Vision for the Future*. On initial glance, the future land uses appear unchanged from the 1995 plan and existing land uses. Upon closer look, you will see that the 2035 Future Land Use Plan contains two new categories of land use (Panned Mixed-Use and Light Industrial) as well as, addresses the two operations with the greatest impact on the city - NAS FW JRB and SH 199. The recommendations from the Navy are clear about what kind of development is preferred in the APZs. This plan acknowledges the APZ and includes a long-term strategy to address the air station operations. On the other hand, the design for the SH 199 and Loop 820 interchange improvements are only conceptual at this time. The plan seeks to provide additional land use options which will promote and sustain the economy of the city, thereby enabling the City to both influence and adapt to the final design of the interchange. The essentials of each land use category are discussed below.

Residential



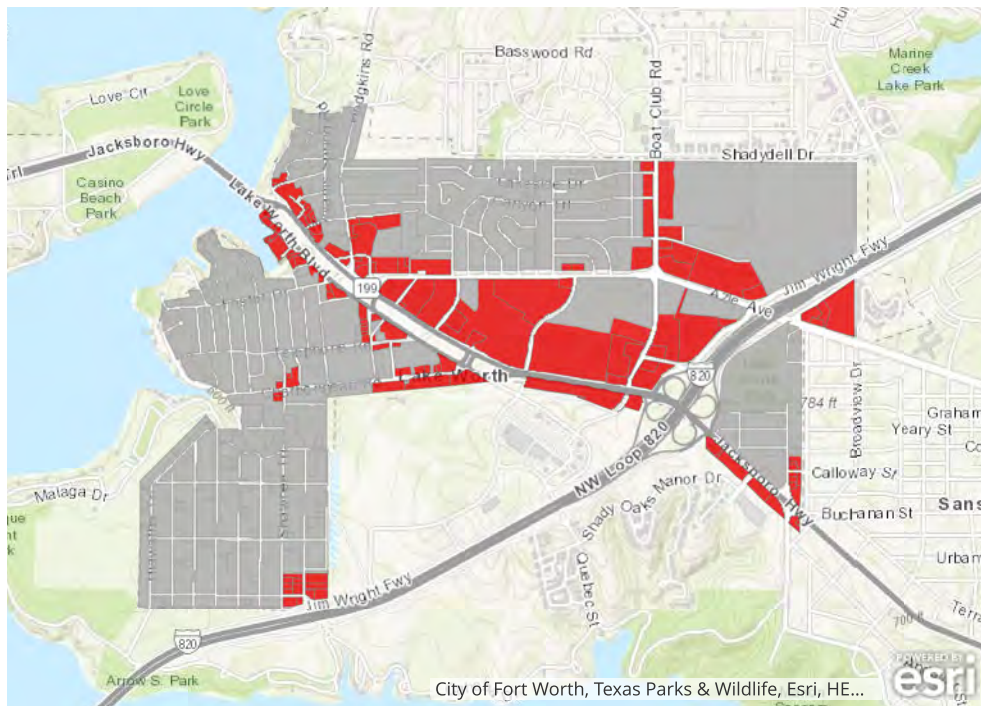
All Residential

- Single Family Residential: Large Lot
- Single Family Residential
- Single Family Attached/Multi-Family
- Other

There are three (3) categories, and associated densities, of residential development.

- **Single Family: Low Density:** (link available only in online story) This use could also be referred to as “large lot SFR.” Situated under APZ I, there are approximately 69.38 acres of low density residential planned with a maximum of 2 dwelling units per acre. Existing lots may be assembled and replatted to create a single larger residential lot.
- **Single Family Residential:** (link available only in online story) Medium density is the typical existing residential use within the city. This use covers approximately 383.98 acres within the city and will continue as the predominant residential use with an average of 4-8 dwelling units per acre.
- **Single Family High Density/Multi-Family:** (link available only in online story) New multi-family and high-density residential will provide both affordable housing, as well as, the opportunity for the aging population to age in place with the provision of age-restricted and/or senior living housing. Currently, there are approximately 7 acres of multi-family development within this city, and the 2035 FLUP adds 10.54 acres along Hodgkins Road. Dwelling units per acre can vary widely depending on layout and open space associated with the development. A minimum of 8-16 dwelling units per acre would be suitable.

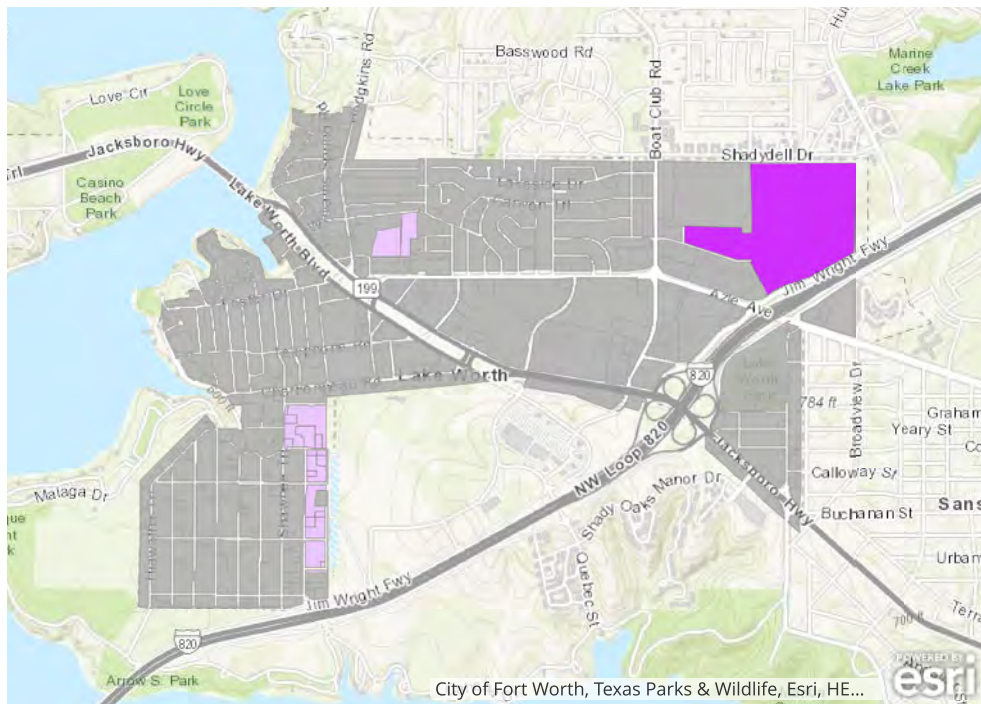
Commercial Use



Typical commercial land uses offer a variety of goods or services to both residents and visitors. Lake Worth commercial uses serve both the local and the regional population through the offering of local businesses and national chains. Future commercial land uses include restaurants, places to shop, entertainment venues, small or large businesses, and professional offices. The 2035 FLUP advocates for expanded commercial uses along specific roads and at strategic intersections - like Azle Avenue and Charbonneau Road. A total of 313.83 acres of commercial land use is shown on the plan. New or expanded commercial areas are outlined below:

- **Charbonneau Road:** (link available only in online story) Commercial uses close to the street, wide sidewalks, street trees, on street parking, and street lights that will create a main street environment.
- **SH 199:** (link available only in online story) 155.70 acres of additional commercial uses will complete and complement the existing business activity available to both local and regional customers.
- **Downtown Core:** (link available only in online story) The downtown core is between Azle Avenue and SH 199. Both infill redevelopment and new development with community gathering spaces, such as a plaza, will assist in creating a sense of place for the community. Aesthetic and functional amenities, such as nautical-themed street lights, will help create promote the community character.
- **Shawnee Trail/Navajo Trail:** (link available only in online story) Almost 8 acres of a new and redeveloped commercial node expands upon business activity that has already located in this area with access to Loop 820.

Industrial



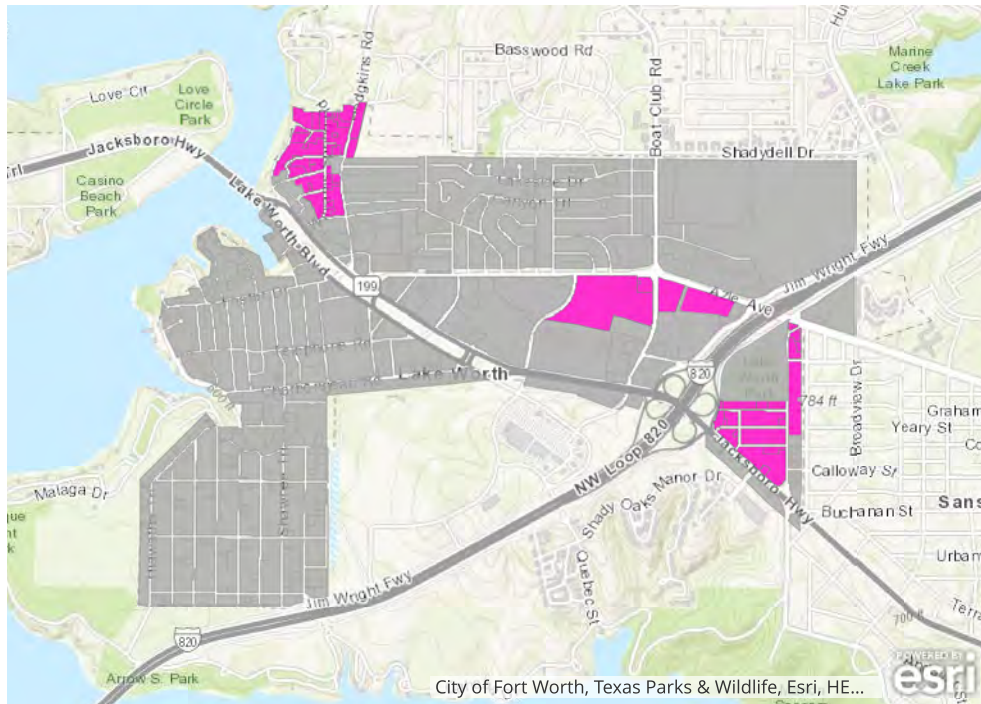
[Industrial](#) (link available only in online story)

Industrial uses continue to be major contributor to the City economy. Ritchie Brothers is the largest industrial use and its operations are highly visible from Loop 820. Situated on larger lots, manufacturing, warehousing and shipping are typical uses in an industrial district. Often operations also include loading docks and parking for trucks and equipment.

[Light Industrial](#) (link available only in online story)

The 2035 FLUP includes a new category of industrial use - Light Industrial, which includes less smaller scale manufacturing uses on smaller lots, such as advertising, packaging and storage. Approximately 42.09 acres of light industrial is designated in two areas on the plan - a new area east of Caddo Trail and expansion of an existing area east of Hodgkins Road. The area east of Caddo Trail is adjacent to the new industrial development in Fort Worth and with easy access to Loop 820. Buildings facades and massing along Caddo Trail need to be appropriately scaled to the residential development across the street. Industrial buildings may be close to the street with a setback similar to that of the planned low-density residential use. In addition, the building mass along Caddo Trail should have a maximum height that matches the single family; however, the buildings may be taller to the rear of the lot adjacent to the City Limits. Parking shall be located behind the buildings, and not permitted along Caddo Trail frontage. However, on-street parallel parking along Caddo Trail may act as a buffer between the residential and industrial uses. In addition, Caddo Trail should be improved with curb and gutter, sidewalks adjacent to the industrial uses, and street trees.

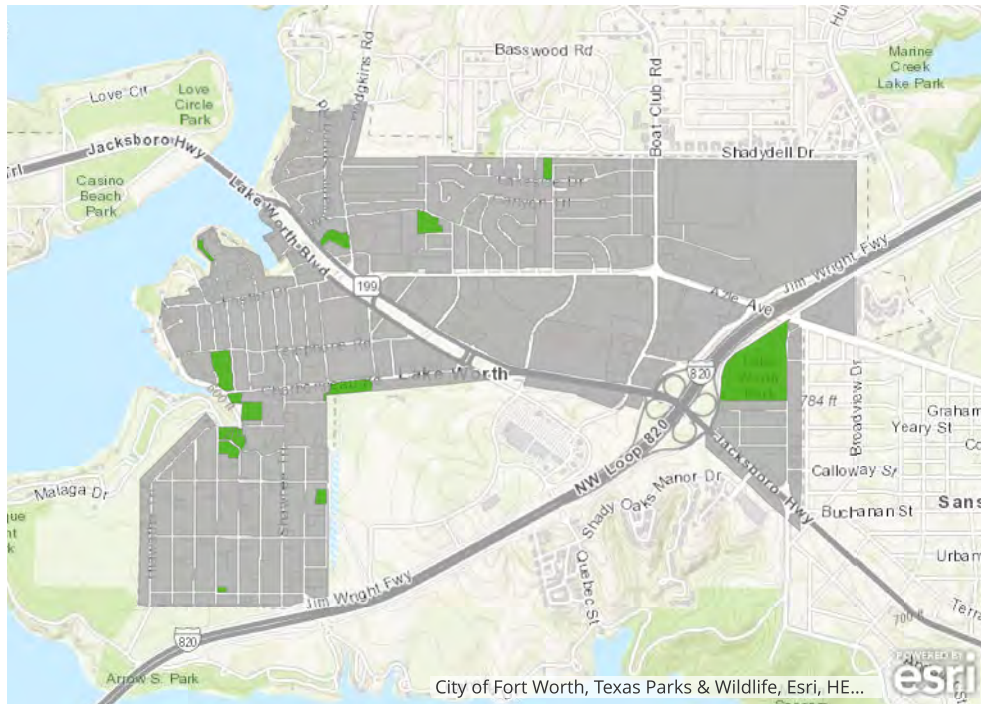
Planned Mixed-Use



There are 3 areas designated for Planned Mixed-Use, each with its own characteristics based on the location within the City and existing adjacent uses. Each Planned Mixed-Use development shall require review and approval by City officials.

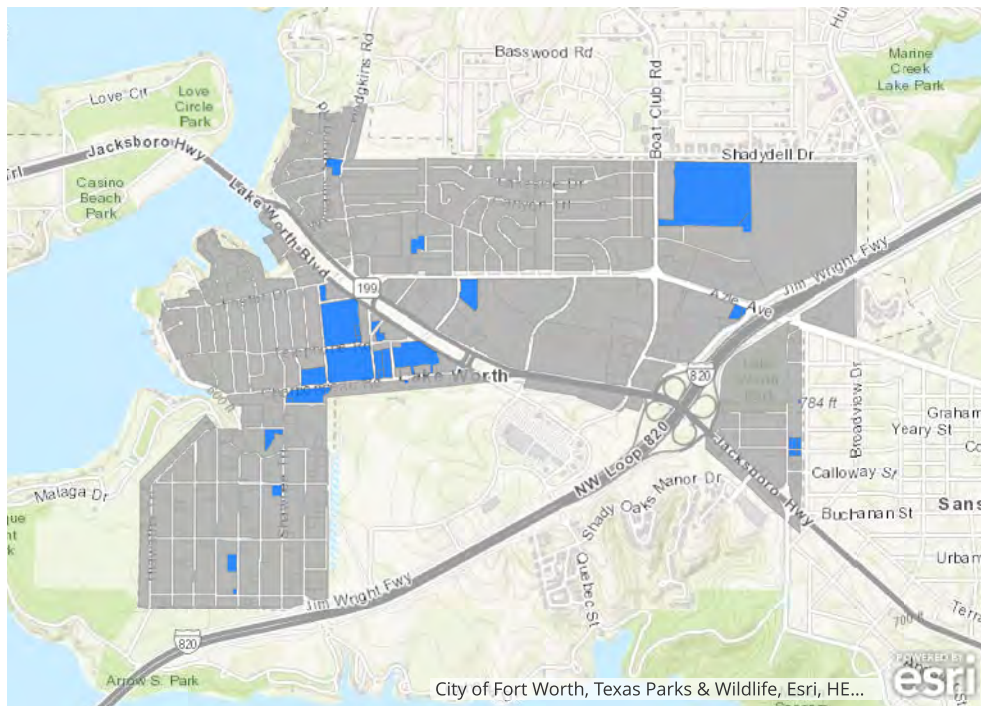
- **Lake View:** (link available only in online story) An area located north of SH 199 and west of Hodgkin Road, the mixture of uses is proposed for low density residential and outdoor recreational and/or entertainment uses. Depending on the height and placement of the structure or use, these activities may enjoy a visual connection to the lake. Vertical mixed-use, including multi-family or hotel uses, are not appropriate for this area under APZ II.
- **Downtown Core:** (link available only in online story) The downtown area could be defined as the area between Azle Avenue and SH 199. A prime location along these major corridors, vertical mixed-use developments may include 5 story buildings with ground floor retail and office or residential above. This area is also suitable for a 7-10 story hotel/convention center.
- **SH 199/Robert's Cut Off:** (link available only in online story) East off Loop 820, the commercial frontage may be improved or redeveloped. Horizontal mixed uses may include a transition of commercial uses along SH 199 and Robert's Cut Off to high density multi-family, senior living facility, or additional commercial activities.

Parks



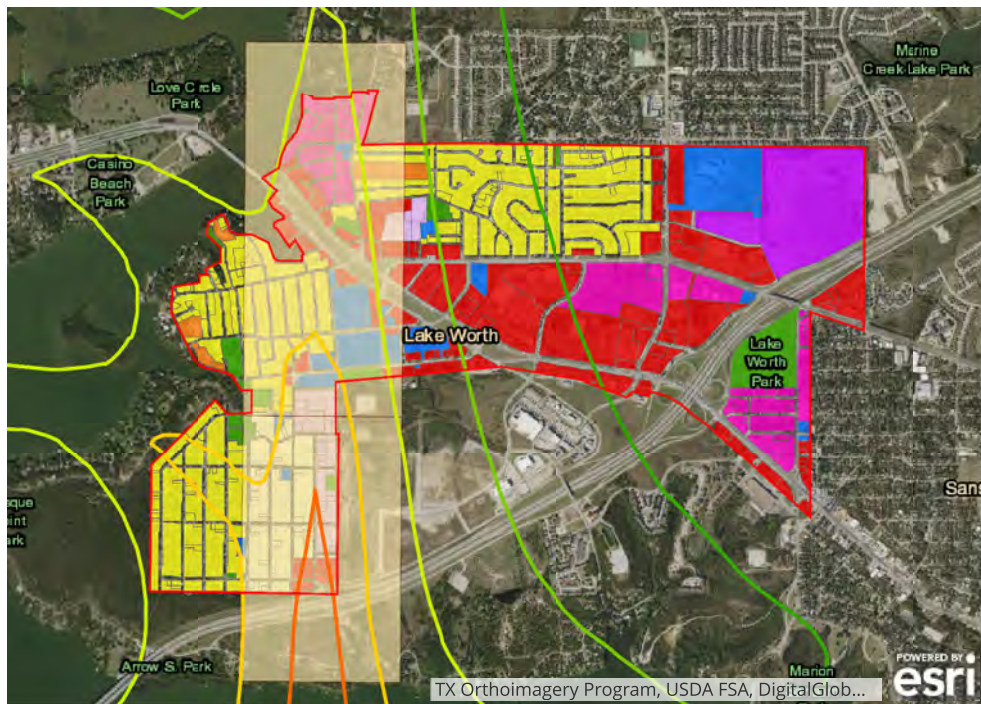
There are 60.29 acres of parks and open space (drainage or floodplain). This plan does not call for the expansion of parkland as there is more than 10 acres of existing and planned parkland per 1,000 persons in the City. This is the national standard promoted by the [National Park and Recreation Association](#), as well as an indicator of community sustainability according to [Housing and Urban Development](#) standards.

Public



The plan shows 103.08 acres of existing and future public uses. Examples of institutional uses include school, libraries, hospitals, community centers, police and fire facilities, cultural centers and churches/places of worship.

Recommendations

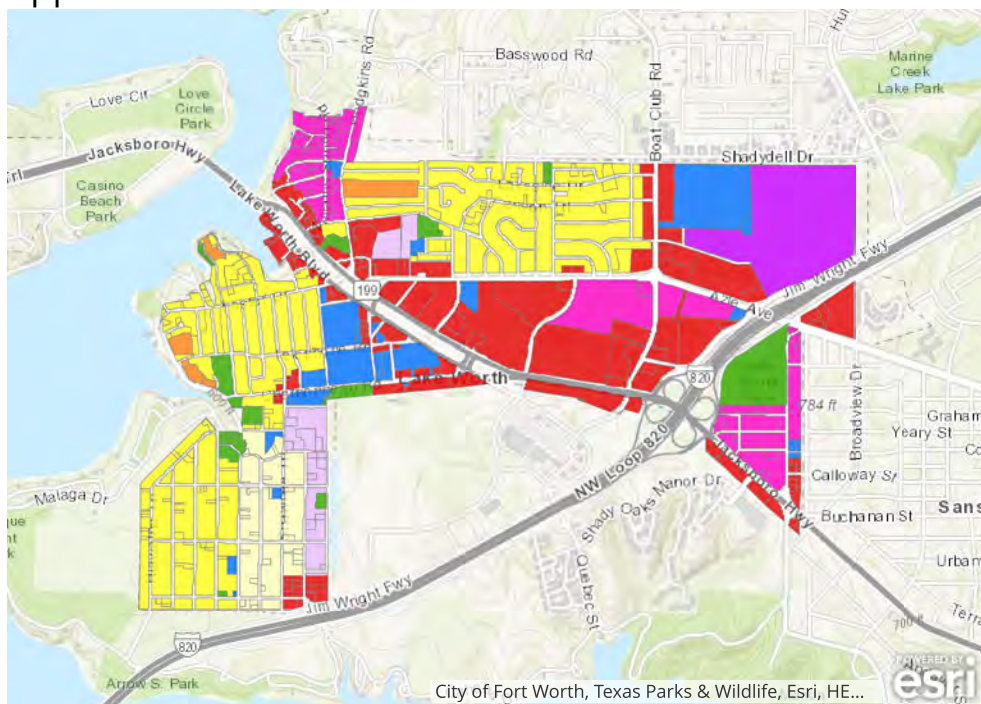


The goal of the plan is three-fold:

- **Sustainability:** The principle of sustainability focuses on maintenance of the existing city economy. Existing commercial activity supports the local residents as well as respondents to the regional market. In turn, the high occupancy of residential uses supports both existing and new commercial activities.
- **Resiliency:** This term correlates to the ability to adapt to the demands of regional growth. It is important for Lake Worth to work with the City of Fort Worth, the NAS FW JRB, and prepare for the construction of the new interchange at Loop 820 and SH 199.
- **Marketability:** Lake Worth should promote itself. Its location at the crossroads of major regional arterials is a prime opportunity for gateway identification which will also act as a reminder of its great community character.

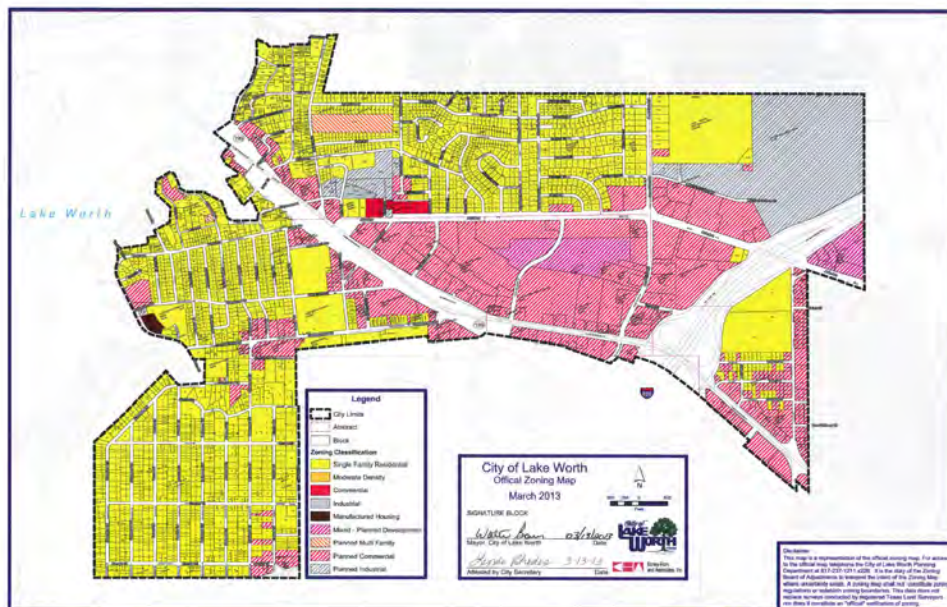
2035 LAKE WORTH COMPREHENSIVE LAND USE PLAN			
Focus Area	Task	Actions	Time Frame
Community	Set up storefront improvement program for existing businesses	Create stakeholder committee. Include fund in annual budget. Create application process.	Near term 2-5 years
	Reduce residential uses in APZs	Revise development regulations to include APZ Overlay District.	Immediate 1-2 years
	Incentivize creation of large residential lots and industrial uses in APZ 1	Revise development regulations, review process, permit requirements	Immediate 1-2 years
	Provide new high density residential options outside of APZs	Revise development regulations	Immediate 1-2 years
	Address AICUZ in building codes	Adopt updated building codes.	Immediate
	Establish recycling program	Revise development regulations	1-2 years
	Create walkable mixed-use commercial core between Apple Ave and SH 199	Study costs and benefits; coordinate with local agencies	Near term 2-5 years
	Strengthen active transportation connections across SH 199 between City Hall and commercial core	Create small area plan; Revise development regulations, review process, permit requirements	Near term 2-5 years
	Identify and improve key corridors as Main Streets (i.e. Charbonneau Road)	Create small area plan	Near term 2-5 years
	Build community gathering location, such as a plaza or outdoor entertainment venue	Based on small area plan. Include in Capital Improvements Program and/or budget	Near term 2-5 years
	Create strategic plan to attract developers and new businesses	Create EDC and create plan based on small area plan	Long term 5-10 years
Natural	Improve facilities at existing city parks, such as shade structures over playground equipment	Incorporate into the Parks Master Plan; Include in Capital Improvement Program	Immediate 1-2 years
	Connect existing city parks with trails and sidewalks	Inventory parks and update plan	Near term 2-5 years
	Develop streetscape aesthetic which promotes natural context	Create stakeholder committee to determine theme for city based on regional location and proximity to lake	Near term 2-5 years
	Create connection to Lake Worth	Coordinate with property owners and FW to acquire lake frontage/shoreline	Long term 5-10 years
Regional	Update 2015 PLMG pedestrian and bicycle plan	Inventory existing facilities. Coordinate with NCTCOG and FW	Near term 2-5 years
	Design and construct large identification signs on Loop 820 and SH 199	Create stakeholder committee to determine design. coordinate with property owners	Near term 2-5 years
	Evaluate PLMG Lake Worth and Jovving Force plans (NCTCOG)	Incorporate action items applicable to Lake Worth and update the Comprehensive Plan	Near term 2-5 years
	Improve intersections on key corridors	Identify and study key intersections. Include in Update of Master Thoroughfare Plan	Near term 2-5 years
	Improve intersection of Nakvay Trail and Loop 820	Study intersection, coordinate with NCTCOG and Fort Worth	Long term 5-10 years

Appendix



Additional Documents related to the Comprehensive Land Use Plan.

Lake Worth Zoning Map: Update to the development regulations, including zoning, is recommended as result of this plan.



Master Utilities Plan: Kimley-Horn is in the process of updating the water and sewer master plan for the City. The link to the adopted plan will be provided when approved by City Council.

www.lakeworthtx.org/page/article/477

Park Master Plan: Kimley-Horn is in the process of updating the park master plan for the City. The link to the adopted plan will be provided when approved by City Council.

www.lakeworthtx.org/page/article/468

Master Thoroughfare Plan: The plan has not been updated since 2003, and is recommended for an update as a result of the updated Comprehensive Land Use Plan.

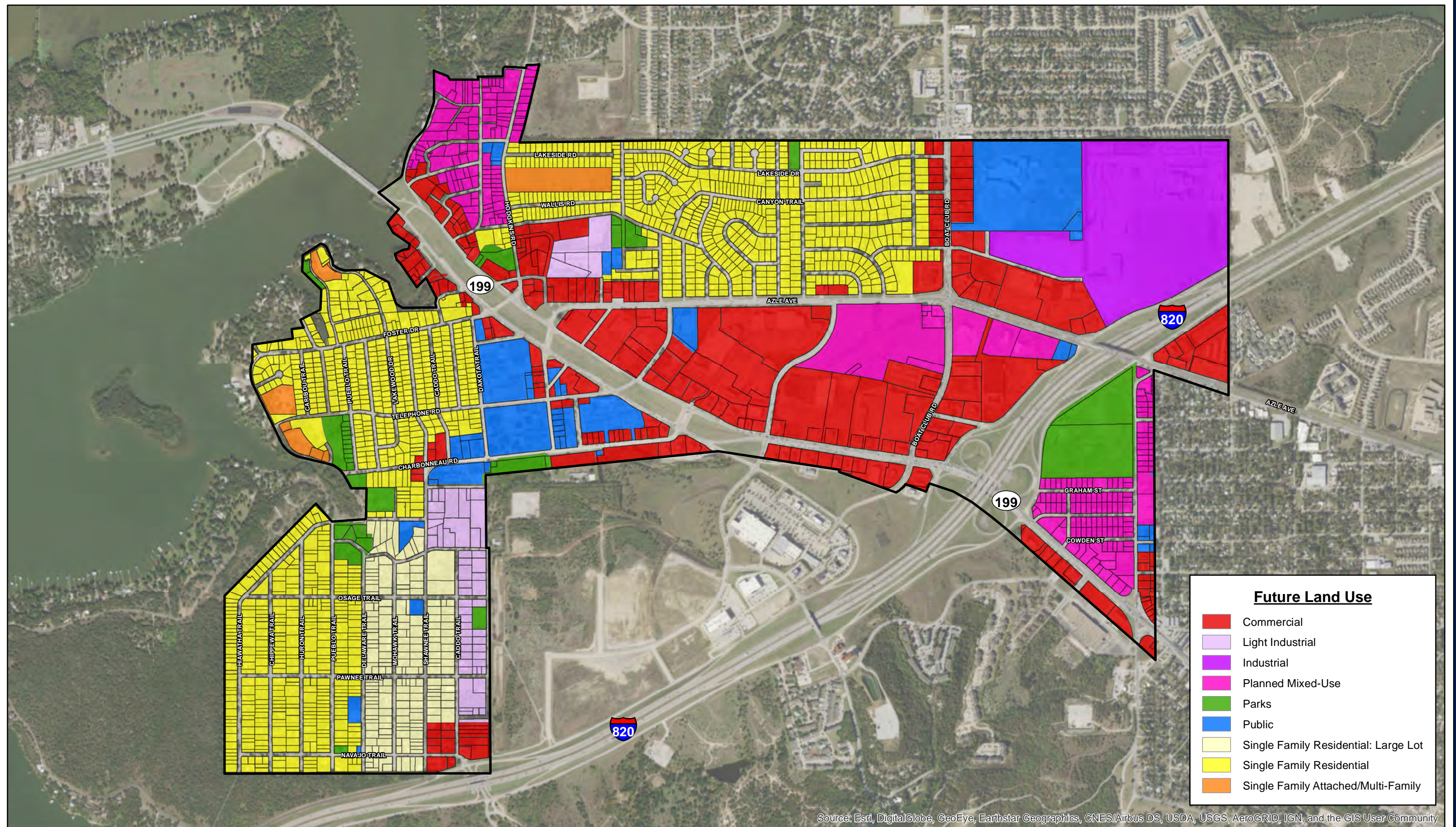
The map displays the proposed bicycle network in the City of Lincoln. It includes a legend with the following items:

- Proposed Off Street Path (green dashed line)
- Planned Off Street Path (green dotted line)
- Existing Off Street Path (green solid line)
- Proposed On Street Blue Lane (blue solid line)
- Planned On Street Blue Lane (blue dotted line)
- Existing On Street Blue Lane (blue solid line)
- Proposed Signal Route (purple dotted line)
- Planned Signal Route (purple dashed line)
- Existing Signal Route (purple solid line)
- Route 401 and 402 (thick black line)
- Route 401 and 402 (thick black line)
- Route 401 and 402 (thick black line)
- School (black dot)
- Park (green area)
- Land & Streets (brown area)
- City Boundaries (dashed line)

The map shows a network of proposed and existing bicycle routes, including off-street paths and on-street blue lanes, overlaid on a map of the City of Lincoln. The routes are color-coded and line-style-coded to indicate their status and type. The map also shows major roads, parks, and city boundaries.

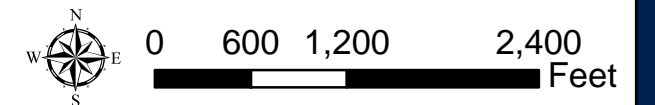
PLMC | Comprehensive Plan Volume | 55

Joint Land Use Study: NCTCOG has worked with the communities and the Naval Air Station FW Joint Reserve Base since 2008. Information can be found at this [link](http://www.nctcog.org/trans/aviation/jlus/JLUS_bkg.asp).
http://www.nctcog.org/trans/aviation/jlus/JLUS_bkg.asp.



City of Lake Worth

Future Land Use



Data Source: NCTCOG, 2015

2035 LAKE WORTH COMPREHENSIVE LAND USE PLAN			
Focus Area	Task	Actions	Time Frame
Community	Set up storefront improvement program for existing businesses	Create stakeholder committee; Include fund in annual budget; Create application process	Near term 2-5 years
	Reduce residential uses in APZs	Revise development regulations to include APZ Overlay District	Immediate 1-2 years
	Incentivize creation of large residential lots and industrial uses in APZ I	Revise development regulations, review process, permit requirements	Immediate 1-2 years
	Provide new high density residential options outside of APZs	Revise development regulations	Immediate 1-2 years
	Address AICUZ in building codes	Adopt updated building codes; Revise development regulations	Immediate 1-2 years
	Establish recycling program	Study costs and benefits; coordinate with local agencies	Near term 2-5 years
	Create walkable mixed-use commercial core between Azle Ave and SH 199	Create small area plan; Revise development regulations, review process, permit regulations	Near term 2-5 years
	Strengthen active transportation connections across SH 199 between City Hall and commercial core	Create small area plan	Near term 2-5 years
	Identify and improve key corridors as Main Streets (i.e. Charbonneau Road)	Based on small area plan	Near term 2-5 years
	Build community gathering location, such as a plaza or outdoor entertainment venue	Based on small area plan; Include in Capital Improvements Program and/or budget	Near term 2-5 years
	Create strategic plan to attract developers and new businesses	Create EDC and create plan based on small area plan	Long term 5-10 years
Natural	Improve facilities at existing city parks, such as shade structures over playground equipment	Incorporate into the Parks Master Plan; Include in Capital Improvement Program	Immediate 1-2 years
	Connect existing city parks with trails and sidewalks	Inventory parks and update plan	Near term 2-5 years
	Develop streetscape aesthetic which promotes natural context	Create stakeholder committee to determine theme for city based on regional location and proximity to lake	Near term 2-5 years
	Create connection to Lake Worth	Coordinate with property owners and FW to acquire lake frontage/shoreline	Long term 5-10 years
Regional	Update 2013 PLMC pedestrian and bicycle plan	Inventory existing facilities; Coordinate with NCTCOG and FW	Near term 2-5 years
	Design and construct large identification signs on Loop 820 and SH 199	Create stakeholder committee to determine design; coordinate with property owners	Near term 2-5 years
	Evaluate PLMC Lake Worth and Joining Forces plans (NCTCOG)	Incorporate action items applicable to Lake Worth and update the Comprehensive Plan	Near term 2-5 years
	Improve intersections on key corridors	Identify and study key intersections; Include in Update of Master Thoroughfare Plan	Near term 2-5 years
	Improve intersection of Navajo Trail and Loop 820	Study intersection; coordinate with NCTCOG and Fort Worth	Long term 5-10 years

Lake Worth City Council Meeting – April 10, 2018

Agenda Item No. C.2

From: Suzanne Meason, Planning & Zoning Administrator

Item: Public Hearing to consider Ordinance No. 1111, Planning & Zoning Case No. PZ-2018-02, amending Ordinance No. 883, so as to change the zoning designation of an approximately 0.2875 acre tract of land, legally known as Abstract 1552, Tract 2E, Moses Townsend Survey, Lake Worth, Tarrant County, Texas, being that all of the certain called 0.2875 acre tract of land recorded in the deed records of Tarrant County, Texas, from a zoning designation of “PC” – Planned Commercial for the use of a Church to a zoning designation of “PC” – Planned Commercial for the use of General Offices (i.e....Doctor, Dentist, Clinics, Labs, Attorney, Insurance, Translation), Graphic Design and Printing, Retail (i.e. Antiques, Appliances, Dry Goods, Furniture, Food Products), along with an amended site plan approval and by amending the Official Zoning Map to reflect such change. The property to be considered for re-zoning is generally described as a 0.2875 tract of land located 3701 Shawnee Trail, Lake Worth, Texas. (THE PLANNING AND ZONING COMMISSION RECOMMENDED APPROVAL BY A VOTE OF 6-0).

Property Description:

0.2875-acre parcel of property, located at 3701 Shawnee Trail

Property Owner(s):

Shirley Manor, LLC, 9237 Watercress Drive, Fort Worth, Texas 76135

Applicant:

Shirley Manor, LLC, Joe Shirley, 9237 Watercress Drive, Fort Worth, Texas 76135

Engineer/Surveyor:

N/A

Current Zoning:

“PC” – Planned Commercial

Current Use:

“PC” – Planned Commercial for the use and operation of a Church

Proposed Use(s):

“PC” – Planned Commercial for the use and operation use of General Offices (i.e....Doctor, Dentist, Clinics, Labs, Attorney, Insurance, Translation), Graphic Design and Printing, Retail (i.e. Antiques, Appliances, Dry Goods, Furniture, Food Products)

Agenda Item No. C.2

Existing Road(s):

Shawnee Trail & Charbonneau Road

Surrounding Zoning:

North: The property to the north is currently zoned “PC” – Planned Commercial.

South: The property to the south is currently zoned SF-1 Single Family Residential and “PC” – Planned Commercial.

East: The property to the east is currently zoned “PC” – Planned Commercial.

West: The property to the west is currently zoned SF-1 Single Family Residential.

Summary:

Mr. Shirley owns the property at 3701 Shawnee Trail, which is an existing building that has a site plan and land use designation approval for a Church. The church tenant moved out and a new tenant is wanting to occupy the space, so Mr. Shirley is coming back before the P&Z Commission and City Council for approval of different uses for the building, instead of a church.

The original site plan was approved with a variance to the parking stall maneuverability as they don’t meet the requirements of the ordinance, but were preexisting and will remain as is, and for the location/setback for the existing pole sign as it does not meet the current ordinance requirements but will remain as well. The same approvals are being requested for this site plan amendment.

The case was uploaded into the RCC review tool and those comments are included for your review. The consensus is that these uses are a move in the right direction for NAS-JRB compatibility.

The Planning & Zoning Commission heard the case on March 20, 2018 and recommended approval of the land use change/site plan amendment as presented by a vote of 6-0.

Public Input:

On Wednesday, March 7, 2018 as required by State law, the City mailed out twenty (20) letters of Notification for a Public Hearing to all property owners within two hundred (200) feet of the subject site. Notice was also published in the City’s paper of record, the Fort Worth Star Telegram on Friday, March 2, 2018. We have received the following in favor/opposition to the request:

1. FOR – no comment forms received.
2. AGAINST – no comment forms received.

Fiscal Impact:

N/A

Agenda Item No. C.2

Attachments:

1. Ordinance No. 1111
2. Site Plan/Development Plan Exhibit
3. Application
4. Vicinity Map
5. Public Hearing Notice
6. Public Hearing Notifications (within 200' of subject property)
7. RCC Review Comments

Recommended Motion or Action:

Staff's recommendation is the site plan amendment is at the discretion of the City Council.

ORDINANCE NO. 1111

AN ORDINANCE AMENDING ORDINANCE NO. 883, SO AS TO CHANGE THE ZONING DESIGNATION OF APPROXIMATELY 0.2875 ACRES, BEING GENERALLY DESCRIBED AS A 0.2875 ACRE TRACT OF LAND BEING ALL THAT CERTAIN TRACT, ABSTRACT 1552, TRACT 2E, MOSES TOWNSEND SURVEY, LOCATED IN THE CITY OF LAKE WORTH, TARRANT COUNTY, TEXAS, FROM A ZONING DESIGNATION OF "PC" PLANNED COMMERCIAL FOR THE USE OF A CHURCH, TO A ZONING DESIGNATION OF "PC" – PLANNED COMMERCIAL FOR THE USE OF GENERAL OFFICES (I.E....DOCTOR, DENTIST, CLINICS, LABS, ATTORNEY, INSURANCE, TRANSLATION), GRAPHIC DESIGN AND PRINTING, RETAIL (I.E. ANTIQUES, APPLIANCES, DRY GOODS, FURNITURE, FOOD PRODUCTS, ALONG WITH A DEVELOPMENT PLAN AND SITE PLAN AMENDMENT APPROVAL "EXHIBIT A", AND BY AMENDING THE OFFICIAL ZONING MAP TO REFLECT SUCH CHANGE; PROVIDING THAT THIS ORDINANCE SHALL BE CUMULATIVE OF ALL ORDINANCES; PROVIDING A PENALTY CLAUSE; PROVIDING FOR SAVINGS; PROVIDING FOR SEVERABILITY; PROVIDING FOR ENGROSSMENT AND ENROLLMENT; PROVIDING FOR PUBLICATION IN THE OFFICIAL NEWSPAPER; AND NAMING AN EFFECTIVE DATE.

WHEREAS, the City of Lake Worth is a Home Rule City acting under its charter adopted by the electorate pursuant to Article XI, Section 5 of the Texas Constitution and Chapter 9 of the Local Government Code; and

WHEREAS, pursuant to Chapter 211 of the Local Government Code, the City has adopted a comprehensive zoning ordinance and map regulating the location and use of buildings, other structures and land for business, industrial, residential or other purposes, and providing for a method to amend said ordinance and map for promoting the public health, safety, morals and general welfare; and

WHEREAS, the owner of a 0.2875 acre tract of land located in Lake Worth, Texas, has initiated an application on the hereinafter described property to re-zone same; and

WHEREAS, a public hearing was duly held by the Planning and Zoning Commission of the City of Lake Worth on March 20, 2018, and by the City Council of the City of Lake Worth on April 10, 2018, with respect to the zoning described herein; and

WHEREAS, all requirements of law dealing with notice to other property owners, publication and all procedural requirements have been complied with in accordance with Chapter 211 of the Local Government Code; and

WHEREAS, the City Council of the City of Lake Worth, Texas, does hereby deem it advisable and in the public interest to amend Ordinance No. 883, and to amend the Official Zoning Map of the City, as described herein.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAKE WORTH, TEXAS:

**SECTION 1.
INCORPORATION OF PREMISES**

The above and foregoing premises are true and correct and are incorporated herein and made a part hereof for all purposes.

**SECTION 2.
ORDINANCE 883 AMENDED**

Ordinance No. 883, is hereby amended by approving a change to the zoning designation from “PC” – Planned Commercial for the use of a Church to a zoning designation of “PC” – Planned Commercial for the use of General Offices (i.e....Doctor, Dentist, Clinics, Labs, Attorney, Insurance, Translation), Graphic Design and Printing, Retail (i.e. Antiques, Appliances, Dry Goods, Furniture, Food Products), along with a development and site plan approval and by amending the Official Zoning Map to reflect such change for the property hereinafter described below:

Zoning Case No. PZ-2018-02

Owner: Shirley Manor, LLC
Joe Shirley
9237 Watercress Drive
Fort Worth, Texas 76135

Applicant: Shirley Manor, LLC
Joe Shirley
9237 Watercress Drive
Fort Worth, Texas 76135

Legal Description: Abstract 1552, Tract 2E, Moses Townsend
Survey Lake Worth, Tarrant County, Texas

Property Address: 3701 Shawnee Trail

Property Zoning: PC-Planned Commercial

Permitted use: The use and operation use of General Offices (i.e....Doctor, Dentist, Clinics, Labs, Attorney, Insurance, Translation), Graphic Design and Printing, Retail (i.e. Antiques, Appliances, Dry Goods, Furniture, Food Products), as more particularly shown on the Site and Development Plan attached hereto as Exhibit "A". The use of the property shall further be subject to the following requirements and limitations:

- A variance to the required maneuvering space for the parking stalls as they do not meet the current zoning ordinance requirements but were preexisting and will remain as is.
- A variance to the pole sign location/set backs as they do not meet the current ordinance requirements but were preexisting and will remain as is.

SECTION 3.

COMPLIANCE WITH DEVELOPMENT PLAN, SITE PLAN AND ORDINANCES

The use and development of the property shall be subject to all terms and conditions set forth in the Site and Development Plan attached hereto as Exhibit "A" in addition to all applicable regulations contained in the Comprehensive Zoning Ordinance and all other applicable and pertinent ordinances of the City of Lake Worth, Texas.

SECTION 4.

OFFICIAL ZONING MAP AMENDED

The City Secretary is hereby directed to amend the Official Zoning Map to reflect the changes in classification approved herein.

SECTION 5.

CUMULATIVE CLAUSE

This Ordinance shall be cumulative of all provisions of all other ordinances of the City of Lake Worth, Texas except where the provisions of this Ordinance are in direct conflict with the provisions of such ordinances, in which event the conflicting provisions of such ordinances are hereby repealed.

SECTION 6. PENALTY CLAUSE

Any person, firm or corporation who violates, disobeys, omits, neglects or refuses to comply with or who resists the enforcement of any of the provisions of this Ordinance shall be fined not more than Two Thousand Dollars (\$2,000.00) for each offense. Each day that a violation is permitted to exist shall constitute a separate offense.

SECTION 7. SEVERABILITY

It is hereby declared to be the intention of the City Council of the City of Lake Worth that the phrases, clauses, sentences, paragraphs, and sections of this Ordinance are severable, and if any phrase, clause, sentence, paragraph or section of this Ordinance shall be declared invalid or unconstitutional by the valid judgment or decree of any court of competent jurisdiction, such invalidity or unconstitutionality shall not affect any of the remaining phrases, clauses, sentences, paragraphs and sections of this Ordinance, since the same would have been enacted by the City Council without the incorporation in this ordinance of any such unconstitutional phrase, clause, sentence, paragraph or section.

SECTION 8. SAVINGS

All rights or remedies of the City of Lake Worth, Texas are expressly saved as to any and all violations of the provisions of any ordinance affecting zoning or land use, which have accrued at the time of the effective date of this Ordinance; and as to such accrued violations and all pending litigation, both civil and criminal, whether pending in court or not, under such Ordinances, same shall not be affected by this Ordinance but may be prosecuted until final disposition by the Courts.

SECTION 9. ENGROSSMENT AND ENROLLMENT

The City Secretary of the City of Lake Worth is hereby directed to engross and enroll this Ordinance by copying the caption, publication clause and effective date clause in the minutes of the City Council and by filing the Ordinance in the Ordinance Records of the City.

SECTION 10. PUBLICATION

The City Secretary of the City of Lake Worth is hereby directed to publish in the official newspaper of the City of Lake Worth, the caption, the penalty clause, publication clause, and effective date clause of this ordinance two (2) days as authorized by Section 52.013 of the Local Government Code.

**SECTION 11.
EFFECTIVE DATE**

This Ordinance shall be in full force and effect from and after its passage and publication as required by law, and it is so ordained.

PASSED AND APPROVED this 10th day of April 2018.

CITY OF LAKE WORTH

By: _____
Walter Bowen, Mayor

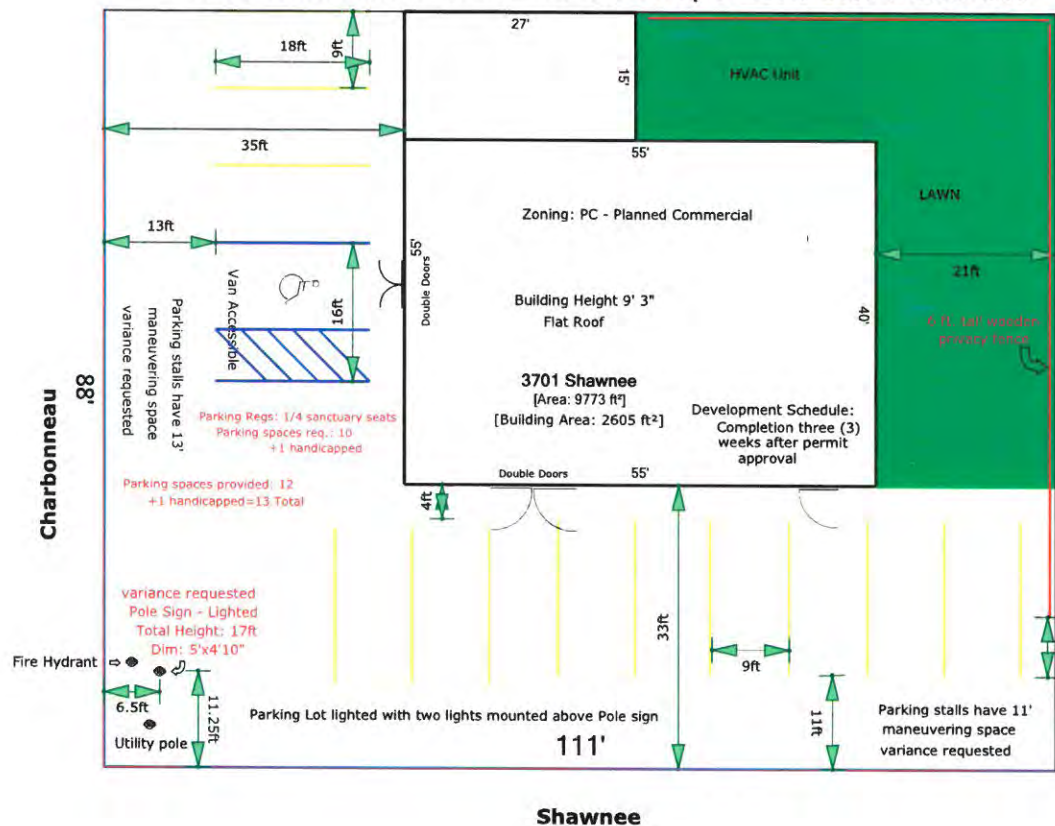
ATTEST:

Monica Solko, City Secretary

APPROVED AS TO FORM AND LEGALITY:

Drew Larkin, City Attorney

3701 Shawnee Combined Development Site Plan: Lot



Uses: General Offices (i.e....Doctor, Dentist, Clinics, Labs, Attorney, Insurance, Translation), Graphic Design and Printing, Retail (i.e. Antiques, Appliances, Dry Goods, Furniture, Food Products)

14 ft

City of Lake Worth
P & Z Department
3805 Adam Grubb
Lake Worth, Texas 76135
817-237-1211 X 111 Fax 817-237-1333



LAND USE APPLICATION

APPLICANT INFORMATION

Company Name: SHIRLEY MANOR		Contact Person: Joe Shirley	
Address: 9237 WATERCRESS DR.	City: FORT WORTH	State: TX	Zip: 76135
Phone: 817 821 0053	Fax:	Email: livingwater@charter.net	

PROPERTY OWNER INFORMATION

Company Name: Shirley Manor LLC		Contact Person: Joe Shirley	
Address: 9237 Watercress Drive	City: Fort Worth	State: TX	Zip: 76135
Phone: 817-821-0053	Fax:	Email: livingwater@charter.net	

PROPERTY INFORMATION

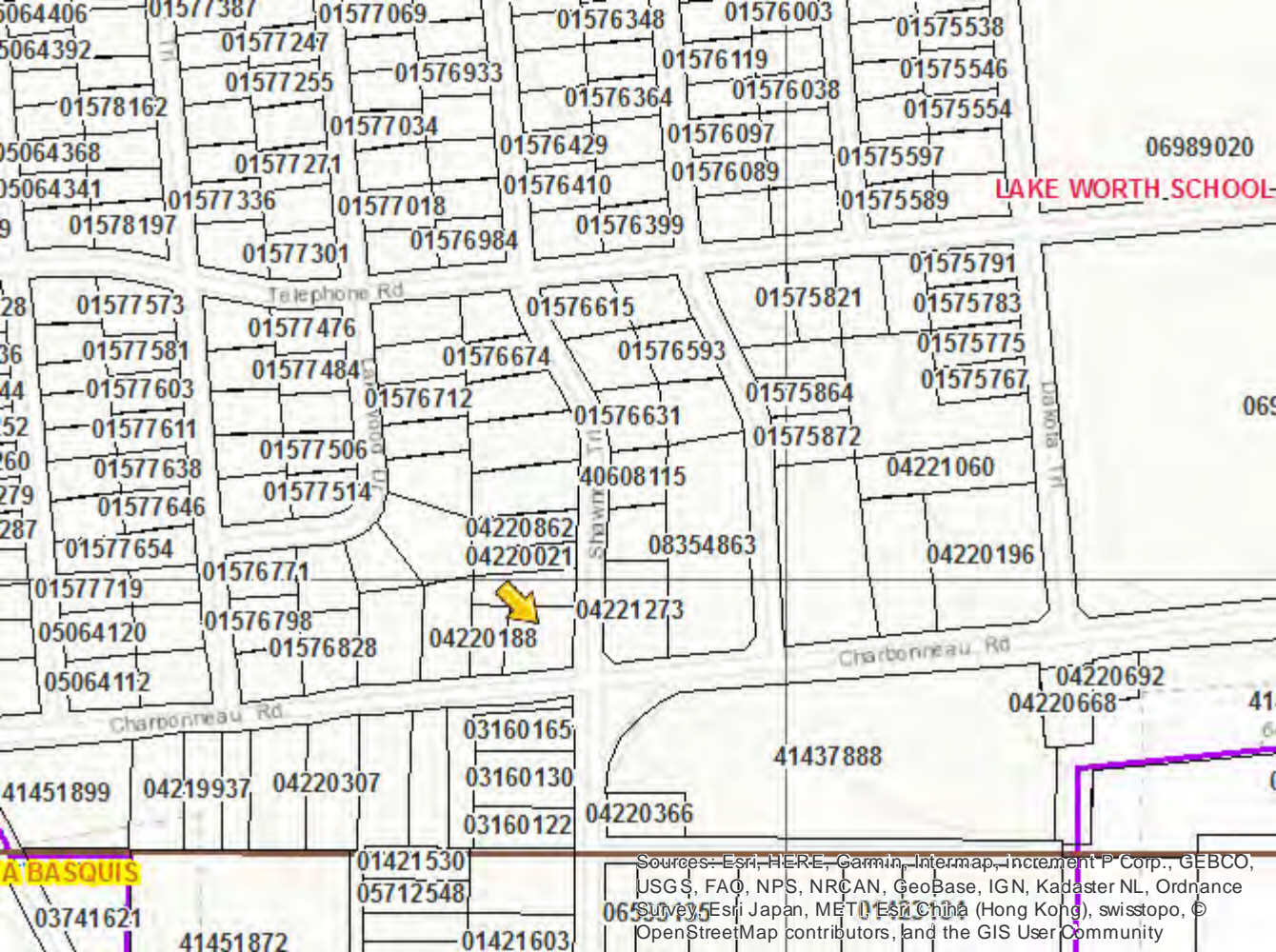
Street Address of Property: 3701 SHAWNEE-TRAIL			
Legal Description: MOSES TOWNSHIP T1552	Block/Abstract:	Lot/Tract: TRACT 2E	Addition/Survey: Moses Townsend Survey
Zoning: PC-Planned Commercial	Land Use Requested: COMMERCIAL / RETAIL ANTIQUES, APPLIANCE, OFFICES, CLINIC / Lab, CAFE GAPHIC DESIGN FOOD PRODUCTS, FURNITURE, AQUAPONICS, DRY GOODS TRANSITION DOCTOR, DENTIST, ATTORNEY OFFICE, PRINTING		

I understand that I must provide four (4) hard copies of a development plan, a copy in electronic format (pdf, tif, etc.), the land use application, and the required fee (verify with P & Z Coordinator). I hereby certify that the information provided in this application is true and factual to the best of my knowledge. I further understand that the public hearing for this project will not be scheduled until the application fee has been paid and the plans have been reviewed and accepted by City staff to go before the P & Z Commission and the City Council for final approval.

Property Owner Signature: Joe D. Shirley	Date: 2-2-2018
Printed Name: Joe D. Shirley	Title: President

OFFICE USE ONLY

Fee: \$ 550.00	Date Paid: 2.2.18	Receipt #: P18-0102
PZ #:	Ownership Verified: <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	Taxes Paid: <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO
P & Z Meeting Date: 3.20.18	City Council Meeting Date: 4.10.18	Liens Paid: <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO
Ordinance #:	Site Plan Approved: <input type="checkbox"/> YES <input type="checkbox"/> NO	Date Approved: <input type="checkbox"/> <input type="checkbox"/> / <input type="checkbox"/> <input type="checkbox"/> / <input type="checkbox"/> <input type="checkbox"/>
Any Stipulations? (please attach description)		



Sources: Esri, HERE, Garmin, Intermap, increment P Corp., GEBCO, USGS, FAO, NPS, NRCAN, GeoBase, IGN, Kadaster NL, Ordnance Survey, Esri Japan, METI, Esri China (Hong Kong), swisstopo, © OpenStreetMap contributors, and the GIS User Community

CITY OF LAKE WORTH
NOTICE OF PUBLIC HEARING
PLANNING AND ZONING COMMISSION
AND CITY COUNCIL

ZONING DISTRICT CHANGE WITH LAND USE DESIGNATION
& SITE PLAN AMENDMENT
PLANNING & ZONING CASE #PZ-2018-02

You may own property within two hundred feet (200') of the property described in the notice below. The owner of the lot has made application for a land use designation and site plan amendment. Attached you will find a map of the general location of the request. You are invited to attend and participate in the following public hearings regarding this application:

The Planning and Zoning Commission of the City of Lake Worth, Texas, will conduct the first of two public hearings at **6:30 p.m. on Tuesday, March 20, 2018**, at the Lake Worth City Council Chambers, 3805 Adam Grubb, Lake Worth, Texas 76135 to hear public comment and consider recommendations to the Planning and Zoning Commission regarding an Ordinance amending Ordinance No. 883, so as to change the zoning designation of an approximately 0.2875 acre tract of land, legally known as Abstract 1552, Tract 2E, Moses Townsend Survey, Lake Worth, Tarrant County, Texas, being that all of the certain called 0.2875 acre tract of land recorded in the deed records **of Tarrant County, Texas, from a zoning designation of "PC" – Planned Commercial** for the use of a Church to a zoning designation of **"PC" – Planned Commercial** for the use of General Offices (i.e....**Doctor, Dentist, Clinics, Labs, Attorney, Insurance, Translation**), Graphic Design and Printing, Retail (i.e. Antiques, Appliances, Dry Goods, Furniture, Food Products), along with an amended site plan approval and by amending the Official Zoning Map to reflect such change. The property to be considered for re-zoning is generally described as a 0.2875 tract of land located 3701 Shawnee Trail, Lake Worth, Texas. The City Council will conduct a second Public Hearing at **6:30 p.m. on Tuesday, April 10, 2018**, at the Lake Worth City Council Chambers, 3805 Adam Grubb, Lake Worth, Texas 76135 to hear public comment and consider the proposed zoning change for the above listed property. All interested parties are encouraged to attend.

Shirley Manor, LLC
9237 Watercress Drive
Fort Worth, Texas

City of Lake Worth
3805 Adam Grubb
Lake Worth, Texas 76135

Gary Stum
12605 Foster Cir
Azle, Texas 76020

Schwana & Carl W Wallace
7208 Charbonneau
Lake Worth, Texas 76135

Gary M Stum / Cynthia A Stum
12605 Foster Cir
Azle, Texas 76020

William L Cowden Real Est LLC
5760 Popken Drive
Fort Worth, Texas 76114

Phillip E & Leota Morrison
3705 Shawnee Trail
Lake Worth, Texas 76135

Carol Ware
3913 Lakewood Drive
Lake Worth, Texas 76135

Yvonne Rose Drace
3713 Shawnee Trail
Lake Worth, Texas 76135

Jordan Dietzel
7217 Charbonneau
Lake Worth, Texas 76135

Rebecca Arterbury
3717 Shawnee Trail
Lake Worth, Texas 76135

Burton G Howard
7220 Charbonneau
Lake Worth, Texas 76135

Ronald Mark Clements
3628 Watonga St
Fort Worth, Texas 76107

David & Linda K Blackwell
7225 Charbonneau
Lake Worth, Texas 76135

Tina A Green
PO Box 136031
Fort Worth, Texas 76136

Judy Crow
PO Box 150231
Fort Worth, Texas 76108

Eden S Barrera
3812 Lakewood Drive
Lake Worth, Texas 76135

Jacob Thompson
3816 Lakewood Drive
Lake Worth, Texas 76135

RCC Development Review Web Tool - Project Details and Comments

Project Details

Contact Information:

Name	Suzanne Meason
Title/Position	P&Z Administrator
Entity	City of Lake Worth
E-mail	smeason@lakeworthtx.org
Phone	817-255-7922

Project Number: 092

Parcel ID(s): A1552-2E

Project Description: The Planning and Zoning Commission of the City of Lake Worth, Texas, will conduct the first of two public hearings at 6:30 p.m. on Tuesday, March 20, 2018, at the Lake Worth City Council Chambers, 3805 Adam Grubb, Lake Worth, Texas 76135 to hear public comment and consider recommendations to the Planning and Zoning Commission regarding an Ordinance amending Ordinance No. 883, so as to change the zoning designation of an approximately 0.2875 acre tract of land, legally known as Abstract 1552, Tract 2E, Moses Townsend Survey, Lake Worth, Tarrant County, Texas, being that all of the certain called 0.2875 acre tract of land recorded in the deed records of Tarrant County, Texas, from a zoning designation of ☐PC☐ ☐ Planned Commercial for the use of a Church to a zoning designation of ☐PC☐ ☐ Planned Commercial for the use of General Offices (i.e. ☐ Doctor, Dentist, Clinics, Labs, Attorney, Insurance, Translation), Graphic Design and Printing, Retail (i.e. Antiques, Appliances, Dry Goods, Furniture, Food Products), along with an amended site plan approval and by amending the Official Zoning Map to reflect such change. The property to be considered for re-zoning is generally described as a 0.2875 tract of land located 3701 Shawnee Trail, Lake Worth, Texas. The City Council will conduct a second Public Hearing at 6:30 p.m. on Tuesday, April 10, 2018, at the Lake Worth City Council Chambers, 3805 Adam Grubb, Lake Worth, Texas 76135 to hear public comment and consider the proposed zoning change for the above listed property. All interested parties are encouraged to attend. The property is an existing building built in 1950 and is not increasing the square footage of the existing building in any way. It falls within the APZ II zone and what appears to be the 70 DB Noise Contour.

Date Submitted: 2/28/2018 4:38:11 PM

Deadline for Comments: 3/7/2018

Comments

Name	Entity	Date	Comment
Mike Branum	NAS Fort Worth, JRB	3/5/2018	This property is located in the 75 dB DNL noise contour of accident potential zone II. The proposed rezoning would be a positive step towards compatible development. The planned commercial <input type="checkbox"/> for activities outlined by city staff, are generally compatible assuming noise reduction measures are implemented. For personal, business, professional, contract, and miscellaneous services, noise level reduction of 30 dB is recommended. As the amended site plan is reviewed, and due to the property's location along the extended approach to the runway, it is recommended that careful consideration be given towards any new signs/obstructions, vegetation that may

			attract birds, and lighting that could impact night time training.
Doug Howard	City of Benbrook	3/6/2018	City of Benbrook staff agree that the proposed rezoning is a positive step towards compatible development, as described.

[CONTACT US](#) | [SITE MAP](#) | [LEGAL](#) | [SYSTEM REQUIREMENTS](#)



North Central Texas Council of Governments | 616 Six Flags Drive P.O. Box 5888 Arlington, TX 76005-5888
Main Operator: (817) 640-3300 | Fax: (817) 640-7806

Lake Worth City Council Meeting – April 10, 2018

Agenda Item No. E.1

From: Sean Densmore. Director of Public Works

Item: Discuss and consider an Amendment to Water Tower Lease Agreement with Dallas MTA, L.P. d/b/a Verizon Wireless for approval of a 5' utility and fiber easement and authorize the City Manager to execute the agreement.

Summary:

Dallas MTA, L.P. d/b/a Verizon Wireless is seeking approval for a 5' utility and fiber easement (approximately 1,050 square feet), located at Stadium Water Tower, 4200 Boat Club Road. Approval of the easement will allow for the placement of underground fiber to the existing Verizon facility.

Fiscal Impact:

None

Attachments:

1. First Amendment to Water Tower Lease Agreement
2. Exhibit A-1 - Description of Premises
3. Exhibit C-1 - Depiction of Premises

Recommended Motion or Action:

Move to approve an Amendment to Water Tower Lease Agreement with Dallas MTA, L.P. d/b/a Verizon Wireless for approval of a 5' utility and fiber easement and authorize the City Manager to execute the agreement.

Lessee Site Name: Lake Worth
Lessee Site Number: 104624

This Instrument Was Prepared By
and When Recorded Mail to:
Anne Marie Kempf, Esq.
Baker Donelson, Bearman, Caldwell & Berkowitz, PC
211 Commerce Street, Suite 800
Nashville, Tennessee 37201

FIRST AMENDMENT TO
WATER TOWER LEASE AGREEMENT

This First Amendment to Water Lease Agreement (the "**Amendment**") is made and entered into this ____ day of _____ 20____, by and between the **City of Lake Worth**, having its principal office located at 3805 Adam Grubb, Lake Worth, Texas 76135 ("**Lessor**") and **Dallas MTA, L.P. d/b/a Verizon Wireless**, with its principal offices located at One Verizon Way, Mail Stop 4AW100, Basking Ridge, New Jersey 07920 ("**Lessee**"). The Grantor and Grantee are at times collectively referred to herein as the "**Parties**" or individually as the "**Party**".

WHEREAS, Lessor is the fee owner of property located at 4200 Boat Club Road, Lake Worth, Tarrant County, Texas ("**Lessor's Property**"); and

WHEREAS, Lessor and Lessee entered into a Water Tower Lease Agreement dated January 13, 2006 for the purpose of constructing, maintaining, and operating a telecommunications facility ("**Lessee's Improvements**") on a portion of Lessor's Property; and

WHEREAS, Lessor wishes to grant to Lessee a non-exclusive easement, extending under, over, through, and across the Lessor's Property, for the installation and maintenance of utility wires, fiber, poles, cables, conduits, and pipes to serve Lessee's Improvements.

NOW THEREFORE, for good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the Parties agree as follows:

1. Any capitalized term used in this Amendment that is not defined herein has the meaning given that term in the Lease.

2. Lessor hereby grants to, and for the benefit of, Lessee and its successors and assigns, a non-exclusive appurtenant easement and right-of-way over, under, across, and through the Lessor's property, as more particularly described in **Exhibit A-1**, attached hereto and incorporated herein by reference, for the installation, operation, and maintenance of Lessee's facilities, including utilities and/or fiber, and access thereto (the "**Fiber Easement**"). Lessor covenants not to do or permit any act or acts that unreasonably prevent or hinder Lessee's, its successors', agents', or assigns' use of the Fiber Easement for the aforementioned purposes.

3. Exhibit A to the Lease is hereby deleted in its entirety and replaced with Exhibit A-1. All references in the Lease to Exhibit A are hereafter references to Exhibit A-1.

4. Exhibit C to the Lease is hereby supplemented with **Exhibit C-1**, attached hereto and incorporated herein by reference. All references to Exhibit C in the Lease are hereafter references to both Exhibit C and Exhibit C-1.

5. Lessor and Lessee each warrant to the other that the person executing this Amendment on behalf of the warranting Party has the full right, power and authority to enter into, and execute, this Amendment on that Party's behalf, and that no consent from any other person or entity is necessary as a condition precedent to the legal effect of this Amendment.

6. Except as specifically provided in this Amendment, the Lease shall remain in full force and effect and shall continue to be binding upon, and enforceable against, Lessor and Lessee in accordance with their terms. All covenants, terms and obligations of the Lease not modified by this Amendment are hereby ratified and affirmed. The terms and provisions of this Amendment shall control in the event of any inconsistency or discrepancy between the Lease and this Amendment.

IN WITNESS WHEREOF, the Parties have executed this Amendment effective as of the day and year first above written.

LESSOR:

ATTEST:

City of Lake Worth

By: _____

By: _____

Name: _____

Printed Name: _____

Title: _____

Title: _____

Date: _____

Date: _____

LESSEE:

Dallas MTA, L.P. d/b/a Verizon Wireless

By: Verizon Wireless Texas, LLC
its General Partner

By: _____

Jacob Hamilton
Director - Network Field Engineering

Date: _____

STATE OF TEXAS)
COUNTY OF TARRANT)

Before me, the undersigned Notary Public, personally appeared _____, with whom I am personally acquainted (or whose identity was proven to me on the basis of satisfactory evidence), who acknowledged himself/herself to be the _____ of the **City of Lake Worth**, and affirmed that, being duly authorized, he/she executed the foregoing instrument on behalf of the City of Lake Worth for the purposes therein contained.

Witness my hand and seal, this _____ day of _____, 20__.

NOTARY PUBLIC

Printed Name: _____

My Commission Expires:

[SEAL]

STATE OF _____)
COUNTY OF _____)

Before me, the undersigned Notary Public, personally appeared Jacob Hamilton, with whom I am personally acquainted (or whose identity was proven to me on the basis of satisfactory evidence), who acknowledged himself to be the Director - Network Field Engineering of Verizon Wireless Texas, LLC, General Partner of **Dallas MTA, L.P. d/b/a Verizon Wireless**, and affirmed that, being duly authorized, he executed the foregoing instrument on behalf of Dallas MTA, L.P. d/b/a Verizon Wireless for the purposes therein contained.

Witness my hand and seal, this _____ day of _____, 20__.

NOTARY PUBLIC

Printed Name: _____

My Commission Expires:

[SEAL]

Exhibit A-1

Description of Premises

Lessee Existing Lease Area:

Field notes for a 1050 square foot lease area out of a called 0.488 acre tract of land in gift deed to the City of Lake Worth recorded in Document No. D205152427 Official Records Tarrant County Texas (ORTCT) and Lot 2R1 (called 14.308 acres) of the Re-Plat of Lots 2R1 and 3R1, Block 1, Ritchie Brothers Addition recorded in Cabinet A, Slide 8206 of the Plat Records of Tarrant County, Texas (PRTCT) and being more particularly described by metes and bounds as follows with all bearings being based on Texas State Plane Coordinates North Central Zone (NAD 83);

Commencing: at a found ½" iron bar (N 6982325.35, E 2302061.86) marking the northeast corner of said 0.488 acre tract, the northeast corner of said Lot 2R1, the southeast corner of a called 0.9412 acre tract of land recorded in Volume 12223, Page 2081 ORTCT, the southwest corner of Lot 4 recorded in Cabinet A, Slide 8206 PRTCT, and the northwest corner of Lot 5 recorded in Cabinet A, Slide 8206 PRTCT, from which a found ½" iron bar (N 6981708.80, E 2302064.83) with cap (MOAK Surv.) marking the southeast corner of said Lot 2R1 and the southwest corner of said Lot 5 bears S 00° 16' 32" E (Bearing Basis), 616.57 feet (called S 00° 20' 14" E, 616.36 feet);

Thence: S 79° 38' 26" W, 140.16 feet across said 0.488 acre tract, to a set ½" iron bar (N 6982299.91, E 2301923.99) with cap (Solis-Kanak) for the northeast corner and Place of Beginning of the herein described lease area;

Thence: S 00° 16' 32" E, 35.00 feet, along the east line of the herein described lease area, to the southeast corner of the herein described lease area;

Thence: S 89° 54' 53" W, 30.00 feet, along the south line of the herein described lease area, to the southwest corner of the herein described lease area;

Thence: N 00° 16' 32" W, 35.00 feet, along the west line of the herein described lease area to a set ½" iron bar with cap (Solis-Kanak) for the northwest corner of the herein described lease area;

Thence: N 89° 54' 53" E, 30.00 feet, along the north line of the herein described lease area, to the Place of Beginning and containing 1050 square feet of lease area more or less.

Lessee Existing Access and Utility Easement:

Field notes for a 540 square foot access easement out of a called 0.488 acre tract of land in gift deed to the City of Lake Worth recorded in Document No. D205152427 Official Records Tarrant County Texas (ORTCT) and Lot 2R1 (called 14.308 acres) of the Re-Plat of Lots 2R1 and 3R1, Block 1, Ritchie Brothers Addition recorded in Cabinet A, Slide 8206 of the Plat Records of Tarrant County, Texas (PRTCT) and being more particularly described by metes and bounds as follows with all bearings being based on Texas State Plane Coordinates North Central Zone (NAD 83);

Commencing: at a found ½" iron bar (N 6982325.35, E 2302061.86) marking the northeast corner of said 0.488 acre tract, the northeast corner of said Lot 2R1, the southeast corner of a called 0.9412 acre tract of land recorded in Volume 12223, Page 2081 ORTCT, the southwest corner of Lot 4 recorded in Cabinet A, Slide 8206 PRTCT, and the northwest corner of Lot 5 recorded in Cabinet A, Slide 8206 PRTCT, from which a found ½" iron bar (N 6981708.80, E 2302064.83) with cap (MOAK Surv.) marking the southeast corner of said Lot 2R1 and the southwest corner of said Lot 5 bears S 00° 16' 32" E (Bearing Basis), 616.57 feet (called S 00° 20' 14" E, 616.36 feet);

Thence: S 81° 26' 48" W, 169.77 feet across said 0.488 acre tract, to a set ½" iron bar with cap (Solis-Kanak) for the lower southwest corner and Place of Beginning of the herein described easement and being the northwest corner of a 1050 square foot lease area surveyed this same date;

Thence: N 00° 16' 32" W, 5.00 feet, along the lower west line of the herein described easement, to an interior corner of the herein described easement;

Thence: S 89° 54' 53" W, 2.00 feet, along the upper south line of the herein described easement, to the upper southwest corner of the herein described easement, lying on the west line of said 0.488 acre tract;

Thence: N 00° 16' 32" W, (called N 00° 20' 14" W), 20.00 feet, along the upper west line of the herein described easement, to a found ½" iron bar with cap (Brittain-Crawford) marking the northwest corner of said 0.488 acre tract and the northwest corner of the herein described easement, lying on the north line said lot 2R1 and the south line of said 0.9412 acre tract;

Thence: N 89° 54' 53" E, 22.00 feet, along the north line of the herein described easement, the north line of said 0.488 acre tract, the north line of said Lot 2R1 and the south line of said 0.9412 acre tract, to the northeast corner of the herein described easement;

Thence: S 00° 16' 32" E, 25.00 feet, along the east line of the herein described easement, to the southeast corner of the herein described easement, lying on the north line of said lease area;

Thence: S 89° 54' 53" W, 20.00 feet, along the south line of the herein described easement and the north line of said lease area, to the Place of Beginning and containing 540 square feet of access easement more or less.

Lessee Existing Utility Easement No. 1:

Field notes for a 15 foot wide utility easement out of a called 0.488 acre tract of land in gift deed to the City of Lake Worth recorded in Document No. D205152427 Official Records Tarrant County Texas (ORTCT) and Lot 2R1 (called 14.308 acres) of the Re-Plat of Lots 2R1 and 3R1, Block 1, Ritchie Brothers Addition recorded in Cabinet A, Slide 8206 of the Plat Records of Tarrant County, Texas (PRTCT) and being more particularly described by metes and bounds as follows with all bearings being based on Texas State Plane Coordinates North Central Zone (NAD 83);

***Beginning:** at a found 1/2" iron bar (N 6982325.35, E 2302061.86) marking the northeast corner of the herein described easement, the northeast corner of said 0.488 acre tract, the northeast corner of said Lot 2R1, the southeast corner of a called 0.9412 acre tract of land recorded in Volume 12223, Page 2081 ORTCT, the southwest corner of Lot 4 recorded in Cabinet A, Slide 8206 PRTCT, and the northwest corner of Lot 5 recorded in Cabinet A, Slide 8206 PRTCT, from which a found 1/2" iron bar (N 6981708.80, E 2302064.83) with cap (MOAK Surv.) marking the southeast corner of said Lot 2R1 and the southwest corner of said Lot 5 bears S 00° 16' 32" E (Bearing Basis), 616.57 feet (called S 00° 20' 14" E, 616.36 feet);*

***Thence:** S 00° 16' 32" E, 15.00 feet, along the upper east line of the herein described easement, the east line of said 0.488 acre tract, the east line of said Lot 2R1 and the west line of said Lot 5 to the upper southeast corner of the herein described easement;*

***Thence:** S 89° 54' 53" W, 153.00 feet, along the upper south line of the herein described easement, to an interior corner of the herein described easement;*

***Thence:** S 00° 16' 32" E, 10.00 feet, along the lower east line of the herein described easement, to the lower southeast corner of the herein described easement lying on the north line of a 1050 square foot lease area surveyed this same date;*

***Thence:** S 89° 54' 53" W, 15.00 feet, along the lower south line of the herein described easement and the north line of said lease area, to a set 1/2" iron bar with cap (Solis-Kanak) for the southwest corner of the herein described easement and the northwest corner of said lease area;*

***Thence:** N 00° 16' 32" W, 25.00 feet, along the west line of the herein described easement, to the northwest corner of the herein described easement lying on the north line of said 0.488 acre tract, the north line of said Lot 2R1 and the south line of said 0.9412 acre tract;*

***Thence:** N 89° 54' 53" E (called N 89° 51' 44" E), 168.00 feet, along the north line of the herein described easement, the north line of said 0.488 acre tract, the north line of said Lot 2R1 and the south line of said 0.9412 acre tract to the Place of Beginning and containing 2670 square feet of utility easement more or less;*

Lessee Existing Utility Easement No. 2:

Field notes for the centerline of a 5 foot wide utility easement out of a called 0.488 acre tract of land in gift deed to the City of Lake Worth recorded in Document No. D205152427 Official Records Tarrant County Texas (ORTCT) and Lot 2R1 (called 14.308 acres) of the Re-Plat of Lots 2R1 and 3R1, Block 1, Ritchie Brothers Addition recorded in Cabinet A, Slide 8206 of the Plat Records of Tarrant County, Texas (PRTCT) and being more particularly described by metes and bounds as follows with all bearings being based on Texas State Plane Coordinates North Central Zone (NAD 83);

***Commencing:** at a found 1/2" iron bar (N 6982325.35, E 2302061.86) marking the northeast corner of said 0.488 acre tract, the northeast corner of said Lot 2R1, the southeast corner of a called 0.9412 acre tract of land recorded in Volume 12223, Page 2081 ORTCT, the southwest corner of Lot 4 recorded in Cabinet A, Slide 8206 PRTCT, and the northwest corner of Lot 5 recorded in Cabinet A, Slide 8206 PRTCT, from which a found 1/2" iron bar (N 6981708.80, E 2302064.83) with cap (MOAK Surv.) marking the southeast corner of said Lot 2R1 and the southwest corner of said Lot 5 bears S 00° 16' 32" E (Bearing Basis), 616.57 feet (called S 00° 20' 14" E, 616.36 feet);*

***Thence:** S 79° 38' 26" W, 140.16 feet across said 0.488 acre tract, to a set 1/2" iron bar (N 6982299.91, E 2301923.99) with cap (Solis-Kanak) marking the northeast corner of a 1050 square foot lease area surveyed this same date;*

***Thence:** S 00° 16' 32" E, 16.00 feet, along the east line of said lease area, to the Place of Beginning of the herein described centerline;*

***Thence:** N 89° 57' 19" E, 3.33 feet, along the herein described centerline to a point for angle;*

***Thence:** S 58° 14' 27" E, 46.59 feet, along the herein described centerline to a point for angle;*

***Thence:** N 51° 09' 19" E, 19.45 feet, along the herein described centerline to a Place of Terminus of the herein described centerline, said easement being 2.50 feet on either side of the above described centerline, and containing 347 square feet of utility easement more or less.*

Lessee Proposed Utility and Fiber Easement:

BEING a tract of land situated in the Crawford Brown Survey, Abstract No. 157, City of Lake Worth, Tarrant County, Texas, being out of and a portion of that certain tract of land conveyed to the City of Lake Worth by Warranty Deed dated February 8, 1996, and recorded in Volume 12223, Page 2081, Deed Records, Tarrant County, Texas, and that certain tract of land conveyed to the City of Lake Worth by Gift Deed Without Warranty Deed dated March 8, 2005, and recorded in Document No. D205152427, Deed Records, Tarrant County, Texas, and being more particularly described by metes and bounds as follows:

COMMENCING at the intersection of the south line of said Lot 1, Block 1, Lake Worth High School Addition, an addition to the City of Lake Worth, Tarrant County, Texas, according to the plat thereof recorded in Cabinet A, Slide 13105, Plat Records, Tarrant County, Texas, with the northern terminus of the east right-of-way line of School Road (60' right-of-way), being the northwest corner of Lot 1R, Block 1, Ritchie Brothers Addition, an addition to the City of Lake Worth, Tarrant County, Texas, according to the plat thereof recorded in Document No. 210041581, Deed Records, Tarrant County, Texas, and from which a 1/2" iron rod found for the most westerly southwest corner of said Lot 1, Block 1, Lake Worth High School Addition, on the east right-of-way line of Boat Club Road bears South 89 degrees 58 minutes 45 seconds West, a distance of 509.52 feet;

THENCE along the south line of said Lot 1, Block 1, Lake Worth High School Addition, same being the north line of said Lot 1R, Block 1, Ritchie Brothers Addition, North 89 degrees 58 minutes 45 seconds East, a distance of 976.23 feet to the southeast corner of said Lot 1, Block 1, Lake Worth High School Addition, same being the southwest corner of said City of Lake Worth tract by Volume 12223, Page 2081, for the POINT OF BEGINNING hereof;

THENCE along the east line of said Lot 1, Block 1, Lake Worth High School Addition, same being the west line of said City of Lake Worth tract by Volume 12223, Page 2081, North 38 degrees 27 minutes 19 seconds East, a distance of 6.39 feet to a Point;

THENCE through the interior of said City of Lake Worth tracts the following five (5) courses:

1. North 89 degrees 58 minutes 45 seconds East, a distance of 110.59 feet to a Point;
2. South 00 degrees 40 minutes 14 seconds West, a distance of 54.06 feet to a Point;
3. North 89 degrees 19 minutes 46 seconds West, a distance of 5.00 feet to a Point;
4. North 00 degrees 40 minutes 14 seconds East, a distance of 49.00 feet to a Point;
5. South 89 degrees 58 minutes 45 seconds West, passing at a distance of 13.32 feet the north east corner of said City of Lake Worth tract by Document No. D205152427, same being an interior corner of said Lot 1R, Block 1, Ritchie Brothers Addition, and continuing along the north line of said Lot 1R, Block 1, Ritchie Brothers Addition, same being the south line of said City of Lake Worth tract by Volume 12223, Page 2081, for a total distance of 109.50 feet to the POINT OF BEGINNING hereof and containing 0.0185 acres or 808 square feet of land, more or less.

Exhibit C-1
Depiction of Premises

(See Attached)

5' UTILITY & FIBER EASEMENT

2 of 2

0.0185 ACRES
BEING LOCATED IN

CRAWFORD BROWN SURVEY, ABSTRACT NO. 157
CITY OF LAKE WORTH, TARRANT COUNTY, TEXAS

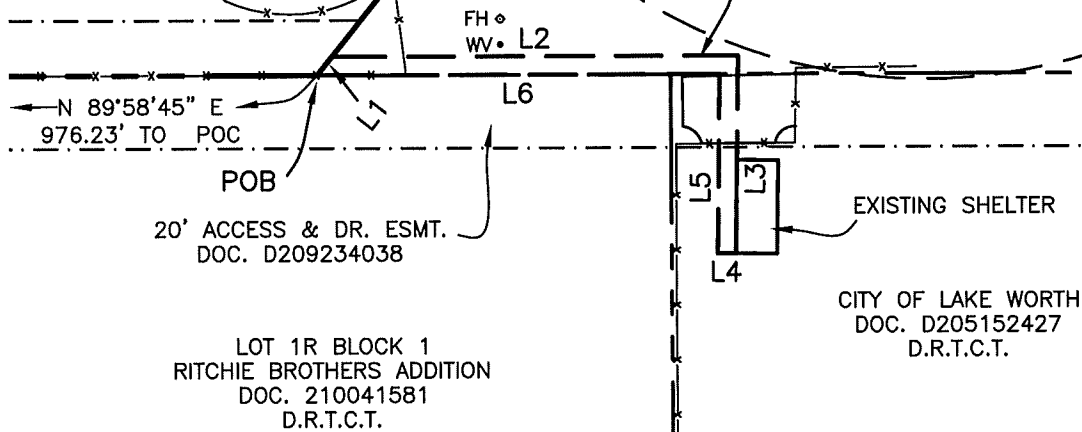
LOT 1 BLOCK 1
LAKE WORTH
HIGH SCHOOL ADDITION
CAB. A, SLIDE 13105
Document #D209021162
P.R.T.C.T.

150' RADIUS
SANITARY CONTROL ESMT.
VOL. 12277, PG. 2074
(DOC. NO. 196039267)

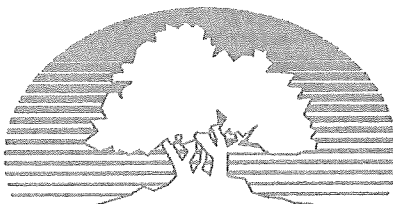
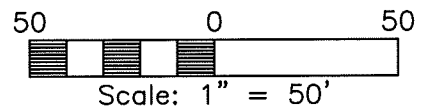
NUMBER	DIRECTION	DISTANCE
L1	N 38°27'19" E	6.39'
L2	N 89°58'45" E	110.59'
L3	S 00°40'14" W	54.06'
L4	N 89°19'46" W	5.00'
L5	N 00°40'14" E	49.00'
L6	S 89°58'45" W	109.50'

CITY OF LAKE WORTH
VOL. 12223, PG. 2081
D.R.T.C.T.

5' UTILITY &
FIBER EASEMENT
808 SF 0.0185 AC



BEARINGS SHOWN HEREON ARE GRID BEARINGS BASED ON STATE
PLANE COORDINATE SYSTEM, TEXAS NORTH CENTRAL ZONE 4202,
NORTH AMERICAN DATUM OF 1983, (2011).



WEBB SURVEYING, INC.
LAND SURVEYORS
3401 CUSTER ROAD
SUITE 139
PLANO, TX 75023
OFFICE PH.: (972) 599-2300
FAX PH.: (972) 599-2302
mail@webbsurveying.com

KURTIS R. WEBB, R.P.L.S. #4125

March 1, 2018

Lake Worth City Council Meeting –April 10, 2018

Agenda Item No. E.2

From: Sean Densmore, Director of Public Works

Item: Discuss and consider Resolution No. 2018-18, approving the bid for the 43rd Year Tarrant County Community Development Block Grant (CDBG) Project for Caddo and Apache Trail Sanitary Sewer Line Rehabilitation for the total base bid of \$165,652.00.

Summary:

The proposed resolution will approve recommendations in order for Tarrant County to award the contract to perform construction services for the 43rd Year CDBG Project. This project is for rehabilitation of the sanitary sewer lines at the following locations:

1. Caddo; and
2. Apache Trail.

Sealed bids were received on Wednesday, March 7, 2018 with nine (9) bidders responding. The lowest responsible bidder is JRB Pipeline Services, LLC for a total base bid price of \$165,625.00.

The available construction funding from Tarrant County for this project is \$170,205.00. That results in the city not having to commit additional funding for this project.

Fiscal Impact:

1. \$165,625.00 – CDBG Funding (no additional city funding required)

Attachments:

1. Resolution No. 2018-18
2. Bid Tabulation Sheet
3. Kimley-Horn recommendation letter

Recommended Motion or Action:

Move to approve Resolution No. 2018-18, approving the bid for the 43rd Year Tarrant County Community Development Block Grant (CDBG) Project for Caddo and Apache Trail Sanitary Sewer Line Rehabilitation for the total base bid of \$165,652.00.

RESOLUTION NO. 2018-18

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LAKE WORTH, TEXAS, APPROVING PARTICIPATION IN AND RECOMMENDATION OF AWARD OF BID FOR THE 43rd YEAR TARRANT COUNTY COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) PROJECT.

WHEREAS, the City of Lake Worth, Texas does hereby wish to participate in the 43rd Year CDBG project with Tarrant County; and

WHEREAS, the 43rd Year CDBG project has been designated for the Caddo and Apache Trail Sanitary Sewer Line Rehabilitation, Project #B17-UC-48-0001-44-50; and

WHEREAS, Tarrant County Community Development accepted bids for the project on March 7, 2018 and the lowest responsible bidder was, Inc.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF LAKE WORTH, TEXAS:

SECTION 1.

At the April 10, 2018 regular meeting of the City Council of the City of Lake Worth, Texas, the City Council recommended Tarrant County to approve awarding the bid to JRB Pipeline Services, Inc., the lowest responsible bidder, to perform the construction services for the 43rd Year CDBG Project for a base bid amount of \$165,625.

SECTION 2.

This Resolution shall be effective immediately upon its adoption.

PASSED AND APPROVED this 10th day of April 2018.

APPROVED:

Walter Bowen, Mayor

ATTEST:

Monica Solko, City Secretary

Owner: **Tarrant County/City of Lake Worth**

Job No.: **061271209**

Project: **Caddo Trail and Apache Trail Sanitary Sewer Project**

Date: **March 7, 2018**

				BIDDER 1		BIDDER 2		BIDDER 3		BIDDER 4		BIDDER 5	
				JRB Pipeline Services, LLC 9463 Sandyland Blvd Dallas, TX 75217		Micam Development, LLC 1226 W. Park Ave. Weatherford, TX 76086		R&D Burns Brothers, Inc. PO Box 786 Burleson, TX 76097		Excel 4 Construction, LLC PO Box 4739 Fort Worth, TX 76164		Canary Construction, Inc. 802 N. Kealy Ave. Ste. 101 Lewisville, TX 75057	
Item No.	Item Description	Quantity	Unit	Unit Price	Item Cost	Unit Price	Item Cost	Unit Price	Item Cost	Unit Price	Item Cost	Unit Price	Item Cost
Base Bid													
1	General Site Preparation (All Removals)	1	LS	\$7,000.00	\$7,000.00	\$4,200.00	\$4,200.00	\$7,000.00	\$7,000.00	\$6,000.00	\$6,000.00	\$10,000.00	\$10,000.00
2	6" SDR-26 PVC Sanitary Sewer Pipe by Open Cut (0-6 ft deep)	225	LF	\$39.00	\$8,775.00	\$51.00	\$11,475.00	\$65.00	\$14,625.00	\$68.00	\$15,300.00	\$65.00	\$14,625.00
3	6" SDR-26 PVC Sanitary Sewer Pipe by Open Cut (6-10 ft deep)	1,125	LF	\$41.00	\$46,125.00	\$72.00	\$81,000.00	\$65.00	\$73,125.00	\$75.00	\$84,375.00	\$75.00	\$84,375.00
4	4' Diameter Sanitary Sewer Manhole (0-6 ft deep)	4	EA	\$3,500.00	\$14,000.00	\$2,545.00	\$10,180.00	\$4,200.00	\$16,800.00	\$5,000.00	\$20,000.00	\$4,000.00	\$16,000.00
5	5' Diameter Sanitary Sewer Drop Manhole (0-6 ft deep)	1	EA	\$4,800.00	\$4,800.00	\$4,559.51	\$4,559.51	\$5,800.00	\$5,800.00	\$9,000.00	\$9,000.00	\$6,000.00	\$6,000.00
6	4' Sanitary Sewer Manhole Extra Depth (>6 ft deep)	4	VF	\$350.00	\$1,400.00	\$261.00	\$1,044.00	\$250.00	\$1,000.00	\$185.00	\$740.00	\$320.00	\$1,280.00
7	5' Sanitary Sewer Drop Manhole Extra Depth (>6 ft deep)	7	VF	\$450.00	\$3,150.00	\$417.00	\$2,919.00	\$275.00	\$1,925.00	\$285.00	\$1,995.00	\$394.00	\$2,758.00
8	Remove Existing Sanitary Sewer Manhole	1	EA	\$1,300.00	\$1,300.00	\$1,681.00	\$1,681.00	\$400.00	\$400.00	\$500.00	\$500.00	\$600.00	\$600.00
9	Connect Proposed Sanitary Sewer Lines to Existing Sanitary Sewer Manhole	1	EA	\$1,200.00	\$1,200.00	\$1,225.00	\$1,225.00	\$500.00	\$500.00	\$400.00	\$400.00	\$1,230.00	\$1,230.00
10	Connect Existing Sanitary Sewer Lines to Proposed Sanitary Sewer Manhole	1	EA	\$1,200.00	\$1,200.00	\$700.00	\$700.00	\$500.00	\$500.00	\$450.00	\$450.00	\$900.00	\$900.00
11	Sanitary Sewer Service Connection with Cleanout	16	EA	\$1,125.00	\$18,000.00	\$725.00	\$11,600.00	\$950.00	\$15,200.00	\$1,000.00	\$16,000.00	\$1,100.00	\$17,600.00
12	Sanitary Sewer Service 6" In- Road Cleanout	1	EA	\$1,200.00	\$1,200.00	\$1,200.00	\$1,200.00	\$1,400.00	\$1,400.00	\$1,100.00	\$1,100.00	\$944.00	\$944.00
13	Asphalt Repair	375	SY	\$79.00	\$29,625.00	\$70.58	\$26,467.50	\$80.00	\$30,000.00	\$77.00	\$28,875.00	\$75.00	\$28,125.00
14	Gabion Mattress Repair	30	SY	\$225.00	\$6,750.00	\$45.00	\$1,350.00	\$85.00	\$2,550.00	\$245.00	\$7,350.00	\$188.00	\$5,640.00
15	6" Concrete Curb and 18" Gutter Repair	70	LF	\$55.00	\$3,850.00	\$26.00	\$1,820.00	\$80.00	\$5,600.00	\$25.00	\$1,750.00	\$75.00	\$5,250.00
16	Install 6' Tall Chain Link Fencing with Supports	30	LF	\$70.00	\$2,100.00	\$24.00	\$720.00	\$75.00	\$2,250.00	\$20.00	\$600.00	\$44.00	\$1,320.00
17	Install 8' Tall Wooden Fence with Supports	75	LF	\$80.00	\$6,000.00	\$36.00	\$2,700.00	\$100.00	\$7,500.00	\$34.00	\$2,550.00	\$65.00	\$4,875.00
18	Install 4' Wide Chain Link Gate	2	EA	\$600.00	\$1,200.00	\$322.00	\$644.00	\$750.00	\$1,500.00	\$500.00	\$1,000.00	\$200.00	\$400.00
19	Trench Safety	1,300	LF	\$1.00	\$1,300.00	\$0.75	\$975.00	\$2.00	\$2,600.00	\$1.00	\$1,300.00	\$1.00	\$1,300.00
20	Post-Construction Television Inspection Including Sewer Services	1,300	LF	\$2.00	\$2,600.00	\$0.98	\$1,274.00	\$2.75	\$3,575.00	\$1.00	\$1,300.00	\$2.00	\$2,600.00
21	Abandon Existing Sanitary Sewer Line	6	EA	\$300.00	\$1,800.00	\$125.00	\$750.00	\$500.00	\$3,000.00	\$1,500.00	\$9,000.00	\$850.00	\$5,100.00
22	Remove and Replace 8' Tall Chain Link Fence	15	LF	\$80.00	\$1,200.00	\$56.00	\$840.00	\$125.00	\$1,875.00	\$30.00	\$450.00	\$62.00	\$930.00
23	Remove and Replace Cattle Wire Fence	15	LF	\$70.00	\$1,050.00	\$11.00	\$165.00	\$75.00	\$1,125.00	\$15.00	\$225.00	\$55.00	\$825.00
Total Base Bid					\$165,625.00		\$169,489.01		\$199,850.00		\$210,260.00		\$212,677.00

Correction made to Bid Item Total

				BIDDER 6		BIDDER 7		BIDDER 8		BIDDER 9		BIDDER 9	
				Atkins Bros Equip Co. Inc. 3516 Old Fort Worth Rd Midlothian, TX 76065		Bristow Contracting, LLC 8855 West Freeway, Ste. 211 Fort Worth, TX 76116		DDM Construction Corp. 807 N. Frontage Valley View, TX 76272		TexGlobal Contractors, Inc. 115 West 7th Street, Ste. 1500 Fort Worth, TX 76102		Reytech Services, Inc. 2864 North Hampton Dr. Grand Prairie, TX 75052	
Item No.	Item Description	Quantity	Unit	Unit Price	Item Cost	Unit Price	Item Cost	Unit Price	Item Cost	Unit Price	Item Cost	Unit Price	Item Cost
Base Bid													
1	General Site Preparation (All Removals)	1	LS	\$1,000.00	\$1,000.00	\$10,000.00	\$10,000.00	\$10,000.00	\$10,000.00	\$10,000.00	\$10,000.00		
2	6" SDR-26 PVC Sanitary Sewer Pipe by Open Cut (0-6 ft deep)	225	LF	\$70.00	\$15,750.00	\$42.00	\$9,450.00	\$50.00	\$11,250.00	\$83.40	\$18,765.00		
3	6" SDR-26 PVC Sanitary Sewer Pipe by Open Cut (6-10 ft deep)	1,125	LF	\$86.00	\$96,750.00	\$48.00	\$54,000.00	\$60.00	\$67,500.00	\$83.40	\$93,825.00		
4	4' Diameter Sanitary Sewer Manhole (0-6 ft deep)	4	EA	\$7,000.00	\$28,000.00	\$5,600.00	\$22,400.00	\$4,700.00	\$18,800.00	\$2,850.00	\$11,400.00		
5	5' Diameter Sanitary Sewer Drop Manhole (0-6 ft deep)	1	EA	\$8,000.00	\$8,000.00	\$9,200.00	\$9,200.00	\$8,300.00	\$8,300.00	\$5,800.00	\$5,800.00		
6	4' Sanitary Sewer Manhole Extra Depth (>6 ft deep)	4	VF	\$200.00	\$800.00	\$480.00	\$1,920.00	\$1,100.00	\$4,400.00	\$500.00	\$2,000.00		
7	5' Sanitary Sewer Drop Manhole Extra Depth (>6 ft deep)	7	VF	\$300.00	\$2,100.00	\$820.00	\$5,740.00	\$800.00	\$5,600.00	\$900.00	\$6,300.00		
8	Remove Existing Sanitary Sewer Manhole	1	EA	\$500.00	\$500.00	\$600.00	\$600.00	\$4,500.00	\$4,500.00	\$2,000.00	\$2,000.00		
9	Connect Proposed Sanitary Sewer Lines to Existing Sanitary Sewer Manhole	1	EA	\$1,000.00	\$1,000.00	\$1,200.00	\$1,200.00	\$14,000.00	\$14,000.00	\$2,000.00	\$2,000.00		
10	Connect Existing Sanitary Sewer Lines to Proposed Sanitary Sewer Manhole	1	EA	\$200.00	\$200.00	\$1,000.00	\$1,000.00	\$15,000.00	\$15,000.00	\$2,000.00	\$2,000.00		
11	Sanitary Sewer Service Connection with Cleanout	16	EA	\$700.00	\$11,200.00	\$800.00	\$12,800.00	\$900.00	\$14,400.00	\$1,850.00	\$29,600.00		
12	Sanitary Sewer Service 6" In- Road Cleanout	1	EA	\$300.00	\$300.00	\$2,100.00	\$2,100.00	\$1,700.00	\$1,700.00	\$3,250.00	\$3,250.00		
13	Asphalt Repair	375	SY	\$70.00	\$26,250.00	\$165.00	\$61,875.00	\$70.00	\$26,250.00	\$58.50	\$21,937.50		
14	Gabion Mattress Repair	30	SY	\$100.00	\$3,000.00	\$85.00	\$2,550.00	\$100.00	\$3,000.00	\$175.00	\$5,250.00		
15	6" Concrete Curb and 18" Gutter Repair	70	LF	\$80.00	\$5,600.00	\$70.00	\$4,900.00	\$60.00	\$4,200.00	\$22.50	\$1,575.00		
16	Install 6' Tall Chain Link Fencing with Supports	30	LF	\$30.00	\$900.00	\$65.00	\$1,950.00	\$55.00	\$1,650.00	\$32.00	\$960.00		
17	Install 8' Tall Wooden Fence with Supports	75	LF	\$50.00	\$3,750.00	\$150.00	\$11,250.00	\$60.00	\$4,500.00	\$50.00	\$3,750.00		
18	Install 4' Wide Chain Link Gate	2	EA	\$1,000.00	\$2,000.00	\$500.00	\$1,000.00	\$1,300.00	\$2,600.00	\$500.00	\$1,000.00		
19	Trench Safety	1,300	LF	\$2.00	\$2,600.00	\$1.00	\$1,300.00	\$3.00	\$3,900.00	\$2.00	\$2,600.00		
20	Post-Construction Television Inspection Including Sewer Services	1,300	LF	\$4.00	\$5,200.00	\$2.50	\$3,250.00	\$2.50	\$3,250.00	\$3.00	\$3,900.00		
21	Abandon Existing Sanitary Sewer Line	6	EA	\$200.00	\$1,200.00	\$500.00	\$3,000.00	\$150.00	\$900.00	\$1,500.00	\$9,000.00		
22	Remove and Replace 8' Tall Chain Link Fence	15	LF	\$18.00	\$270.00	\$125.00	\$1,875.00	\$40.00	\$600.00	\$50.00	\$750.00		
23	Remove and Replace Cattle Wire Fence	15	LF	\$10.00	\$150.00	\$25.00	\$375.00	\$15.00	\$225.00	\$18.50	\$277.50		
Total Base Bid					\$216,520.00		\$223,735.00		\$226,525.00		\$237,940.00		\$0.00

Non-Responsive



March 26, 2018

Mr. Sean Densmore
City of Lake Worth
3805 Adam Grubb
Lake Worth, Texas 76135

Re: Caddo Trail and Apache Trail Sanitary Sewer Project
KHA No. 061271209

Dear Mr. Densmore:

On March 7, 2018, Tarrant County received bids for the Caddo Trail and Apache Trail Sanitary Sewer Project. This project involves approximately 1,350 linear feet total of 6-inch sanitary sewer line.

The following bid proposals were received:

<u>Bidder</u>	<u>Base Bid</u>
JRB Pipeline Services, LLC	\$165,625.00
Micam Development, LLC	\$169,489.01
R&D Burns Brothers, Inc.	\$199,850.00
Excel 4 Construction, LLC	\$210,260.00
Canary Construction, Inc.	\$212,677.00
Atkins Bros Equip Co. Inc.	\$216,520.00
Bristow Contracting, LLC	\$223,735.00
DDM Construction Corp.	\$226,525.00
TexGlobal Contractors, Inc.	\$237,940.00
Reytech Services, Inc.	Non-Responsive

Kimley-Horn's Opinion of Probable Construction Cost (OPCC) is \$172,000. Kimley-Horn has reviewed the lowest bidder's qualifications and has verified that the Contractor's bonding company is licensed in the State of Texas. Based on these reviews, it appears that JRB Pipeline Services, LLC. is the lowest qualified responsive bidder. Enclosed is a copy of the bid tabulation for your reference. The contract time for the project is 90 calendar days.

Thank you for the opportunity to be of service to Tarrant County. Should you have any questions or comments, please do not hesitate to contact me.

Sincerely,
KIMLEY-HORN AND ASSOCIATES, INC.

Misty D. Christian, P.E., CFM

K:\FTW_Uilities\061271209-CDBG Caddo SS\CCA\Bidding

Lake Worth City Council Meeting –April 10, 2018

Agenda Item No. E.3

From: Sean Densmore, Director of Public Works

Item: Discuss and consider approval of the Chloramine Conversion Design contract with City Engineers, Kimley-Horn & Associates, in an amount not to exceed \$29,300, and authorize the City Manager to execute same.

Summary:

The proposed contract provides for professional services associated with the Chloramine Conversion Design for Lake Worth's water system treatment facilities.

The water treatment site conversion is required by TCEQ. Currently water entering the Lake Worth system from Fort Worth is treated with a chloramine chemical; we treat our water with chlorine. The design and conversion, after complete, will comply with TCEQ's requirement of treating the water with chloramine versus chlorine.

Fiscal Impact:

1. City Engineer design costs - \$29,300. **Note: The conversion project will cost approximately \$100,000, exact project costs cannot be determined until the design is complete.

Attachments:

1. Chloramine Conversion Design Contract

Recommended Motion or Action:

Move to approve the Chloramine Conversion Design contract with City Engineers, Kimley-Horn & Associates, in an amount not to exceed \$29,300, and authorize the City Manager to execute same.

INDIVIDUAL PROJECT ORDER NUMBER 2018-01

Describing a specific agreement between Kimley-Horn and Associates, Inc. (the Consultant), and City of Lake Worth (the Client) in accordance with the terms of the Master Agreement for Continuing Professional Services dated October 14, 2003 which is incorporated herein by reference.

Identification of Project: Chloramine Conversion Design

Project Background and Understanding: This project includes professional services related to converting the City's two existing water well disinfection systems from conventional chlorine disinfection to chloramine disinfection.

The Scope of Services is provided below:

Task 1– Design

- A. The Client will provide Consultant the following information, if available of each well site record drawings and equipment manuals; including any existing as-built/design drawings and specifications, surveys, existing chemical feed systems.
- B. Consultant will attend a project kick-off and site visit meeting with the Client.
- C. Consultant will coordinate with the vendors and the Client to confirm size and selection of chemical feed and control equipment.
- D. Consultant will coordinate with Client to size and select a pre-engineered enclosure to house the proposed chemical feed equipment, if needed.
- E. Consultant will prepare a general site arrangement plan based on data provided by the Client.
- F. Consultant will prepare cover page, general notes and general details sheets adequate to convey the project intent for TCEQ compliance.
- G. Consultant will prepare technical specifications adequate for TCEQ compliance and to implement the project intent.
- H. Consultant will conduct one (1) meeting with Client to review design comments and receive Client's direction to finalize the design documents.
- I. Consultant will address one round of comments from the Client.
- J. Consultant will coordinate and submit plans to TCEQ for review and approval. Consultant will address one round of comments from TCEQ.

Deliverables:

- A. Up to three (3) copies of the 95% Plans and Technical Specifications and Calculations
- B. Up to three (3) copies of the Final Plans and Technical Specifications and Calculations
- C. TCEQ Chlorine Conversion Plan, Specs and Calculations submittal

Task 2 – Bidding Phase Services

- A. Consultant will prepare and issue the project for advertisement utilizing the CivCast website.
- B. Prepare Notice to Bidders for advertising by the Client. Client is responsible for submitting advertisement to the newspaper and any cost associated with advertisement.
- C. Issue addenda as required.
- D. Prepare for and attend Bid Opening Meeting.
- E. Prepare Bid Tabulation and Recommendation for Award.

Task 3 – Construction Phase Services

This Task includes Kimley-Horn performing Construction Phase Services which may include the following subtasks. The budget for this Task is based upon 40 hours of effort. Exceeding the 40 hours budgeted will be considered Additional Services.

Bid Document Preparation and Contractor Notification. Consultant will prepare and assemble construction bidding documents, including specifications for the subject Work and the construction contract, based on "Standard General Conditions of the Construction Contract" (EJCDC No. C-700, 2013 edition) prepared by the Engineers Joint Contract Documents Committee. Consultant will issue bid packages for the submittal of quotations to perform the

work and conduct pre-bid meetings with potential bidders. We will tabulate the bids received and evaluate the compliance of the bids received with the bidding documents. We will prepare a written summary of this tabulation and evaluation. If requested by the Client, Consultant will notify the selected Contractor.

Pre-Construction Conference. Consultant will conduct a Pre-Construction Conference prior to commencement of Work at the Site.

Visits to Site and Observation of Construction. Consultant will provide on-site construction observation services during the construction phase. Consultant will make visits at intervals as directed by Client in order to observe the progress of the Work. Such visits and observations by Consultant are not intended to be exhaustive or to extend to every aspect of Contractor's work in progress. Observations are to be limited to spot checking, selective measurement, and similar methods of general observation of the Work based on Consultant's exercise of professional judgment. Based on information obtained during such visits and such observations, Consultant will evaluate whether Contractor's work is generally proceeding in accordance with the Contract Documents, and Consultant will keep Client informed of the general progress of the Work.

The purpose of Consultant's site visits will be to enable Consultant to better carry out the duties and responsibilities specifically assigned in this Agreement to Consultant, and to provide Client a greater degree of confidence that the completed Work will conform in general to the Contract Documents. Consultant shall not, during such visits or as a result of such observations of Contractor's work in progress, supervise, direct, or have control over Contractor's work, nor shall KHA have authority over or responsibility for the means, methods, techniques, equipment choice and usage, sequences, schedules, or procedures of construction selected by Contractor, for safety precautions and programs incident to Contractor's work, nor for any failure of Contractor to comply with laws and regulations applicable to Contractor's furnishing and performing the Work. Accordingly, Consultant neither guarantees the performance of any Contractor nor assumes responsibility for any Contractor's failure to furnish and perform its work in accordance with the Contract Documents.

Recommendations with Respect to Defective Work. Consultant will recommend to Client that Contractor's work be disapproved and rejected while it is in progress if, on the basis of such observations, Consultant believes that such work will not produce a completed Project that conforms generally to Contract Documents.

Clarifications and Interpretations. Consultant will respond to reasonable and appropriate Contractor requests for information and issue necessary clarifications and interpretations of the Contract Documents to Client as appropriate to the orderly completion of Contractor's work. Any orders authorizing variations from the Contract Documents will be made by Client.

Change Orders. Consultant may recommend Change Orders to Client, and will review and make recommendations related to Change Orders submitted or proposed by the Contractor.

Shop Drawings and Samples. Consultant will review and approve or take other appropriate action in respect to Shop Drawings and Samples and other data which Contractor is required to submit, but only for conformance with the information given in the Contract Documents. Such review and approvals or other action will not extend to means, methods, techniques, equipment choice and usage, sequences, schedules, or procedures of construction or to related safety precautions and programs.

Substitutes and "or-equal." Evaluate and determine the acceptability of substitute or "or-equal" materials and equipment proposed by Contractor in accordance with the Contract Documents, but subject to the provisions of applicable standards of state or local government entities.

Inspections and Tests. Consultant may require special inspections or tests of Contractor's work as Consultant deems appropriate, and may receive and review certificates of inspections within Consultant's area of responsibility or of tests and approvals required by laws and regulations or the Contract Documents. Consultant's review of such certificates will be for the purpose of determining that the results certified indicate compliance with the Contract Documents and will not constitute an independent evaluation that the content or procedures of such inspections, tests, or approvals comply with the requirements of the Contract Documents. Consultant shall be entitled to rely on the results of such tests and the facts being certified.

Disagreements between Client and Contractor. Consultant will, if requested by Client, render written decision on all claims of Client and Contractor relating to the acceptability of Contractor's work or the interpretation of the requirements of the Contract Documents pertaining to the progress of Contractor's work. In rendering such decisions, Consultant shall be fair and not show partiality to Client or Contractor and shall not be liable in connection with any decision rendered in good faith in such capacity.

Applications for Payment. Based on its observations and on review of applications for payment and accompanying supporting documentation, Consultant will determine the amounts that Consultant recommends Contractor be paid. Such recommendations of payment will be in writing and will constitute Consultant's representation to Client, based on such observations and review, that, to the best of Consultant's knowledge, information and belief, Contractor's work has progressed to the point indicated and that such work-in-progress is generally in accordance with the Contract Documents subject to any qualifications stated in the recommendation. In the case of unit price work, Consultant's recommendations of payment will include determinations of quantities and classifications of Contractor's work, based on observations and measurements of quantities provided with pay requests.

By recommending any payment, Consultant shall not thereby be deemed to have represented that its observations to check Contractor's work have been exhaustive, extended to every aspect of Contractor's work in progress, or involved detailed inspections of the Work beyond the responsibilities specifically assigned to Consultant in this Agreement. It will also not impose responsibility on Consultant to make any examination to ascertain how or for what purposes Contractor has used the moneys paid on account of the Contract Price, nor to determine that title to any portion of the work in progress, materials, or equipment has passed to Client free and clear of any liens, claims, security interests, or encumbrances, nor that there may not be other matters at issue between Client and Contractor that might affect the amount that should be paid.

Substantial Completion. Consultant will, promptly after notice from Contractor that it considers the entire Work ready for its intended use, in company with Client and Contractor, conduct a site visit to determine if the Work is substantially complete. Work will be considered substantially complete following satisfactory completion of all items with the exception of those identified on a final punch list. If after considering any objections of Client, Consultant considers the Work substantially complete, Consultant will notify Client and Contractor.

Final Notice of Acceptability of the Work. Consultant will conduct a final site visit to determine if the completed Work of Contractor is generally in accordance with the Contract Documents and the final punch list so that Consultant may recommend, in writing, final payment to Contractor. Accompanying the recommendation for final payment, Consultant shall also provide a notice that the Work is generally in accordance with the Contract Documents to the best of Consultant's knowledge, information, and belief based on the extent of its services and based upon information provided to Consultant upon which it is entitled to rely.

Limitation of Responsibilities. Consultant shall not be responsible for the acts or omissions of any Contractor, or of any of their subcontractors, suppliers, or of any other individual or entity performing or furnishing the Work. Consultant shall not have the authority or responsibility to stop the work of any Contractor.

Record Drawings. Prepare project "Record Drawings" based on information provided by the Contractor and/or Client as to the actual field placement of the work including any changes or deletions. Consultant is not responsible for the accuracy of the information provided by the Contractor and/or the Client.

Additional Services if required: See below.

Services not specifically identified in the Scope of Services above shall be considered additional and shall be performed on an individual basis upon authorization by the Client. Compensation for additional services will be agreed to prior to their performance. Such services shall include, but are not limited to, the following:

- A. Water Quality evaluations or calculations beyond those specifically noted above.
- B. Validation of data provided by others (City)
- C. Performing topographic, boundary or subsurface surveys, geotechnical investigations, condition assessment or other services related to the PWS.
- D. Electrical, controls or instrumentation engineering services.
- E. Site civil engineering including paving, grading or drainage
- F. SWPPP
- G. Structural engineering (including foundation design) for anticipated facilities

- H. Providing presentations to City Council.
- I. Attending public meetings during the project.
- J. Any services not listed in the Scope of Services.

Schedule: Consultant will begin services upon receipt of Notice to Proceed.

Terms of compensation: The services identified in the scope of services shall be provided on a lump sum and hourly (not to exceed) basis. See below for Task budget breakdowns.

Lump Sum

Task 1 – Design	\$18,800
Task 2 – Bidding Phase Services	\$ 2,500
Total (Lump Sum)	\$21,300

Hourly (Not to Exceed)

Task 3 – Construction Phase Engineering Services	\$8,000
Total Hourly (Not to Exceed)	\$8,000

PROJECT TOTAL **\$29,300**

ACCEPTED:

CITY OF LAKE WORTH

KIMLEY-HORN AND ASSOCIATES, INC.

BY: _____
Stacey Almond

BY: _____
Jeff James

TITLE: City Manager

TITLE: Senior Vice President

DATE: _____

DATE: _____

Lake Worth City Council Meeting – April 10, 2018

Agenda Item No. F.1

From: Debbie Whitley, Asst. City Manager/Director of Finance

Item: Discuss and consider Resolution No. 2018-15, committing fund balance in the General Fund for the purchase of capital equipment and completion of capital projects for various City departments.

Summary:

On March 23, 2018 a workshop to review mid-year budgets for the fiscal year ending September 30, 2018 was held. During the workshop staff requested consideration of the purchase of capital equipment and completion of capital projects for various City departments. A detailed listing of items and projects was provided, and each was discussed individually explaining staff's reasoning for each request.

Fiscal Impact:

The total amount being requested is \$3,674,564. The full amount can be funded with money that will be transferred to the General Fund from the recently dissolved Economic Development Corporation. Of the \$4,418,164 being transferred, \$3,674,564 will be committed for specific uses as outlined in Resolution No. 2018-15. The remaining \$743,600 will become a part of the General Fund's unrestricted fund balance.

Attachments:

1. Resolution No. 2018-15 including Appendix A to the Resolution.

Recommended Motion or Action:

Move to approve Resolution No. 2018-15, committing fund balance in the General Fund for the purchase of capital equipment and completion of capital projects for various City departments.

RESOLUTION NO. 2018-15

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LAKE WORTH, TEXAS, ESTABLISHING A FUND BALANCE COMMITMENT TO FUND THE PURCHASE OF CAPITAL EQUIPMENT AND COMPLETION OF CAPITAL PROJECTS.

WHEREAS, the City of Lake Worth has adopted a fund balance policy; and

WHEREAS, the fund balance policy requires formal Council action in the form of a resolution to establish, modify, or rescind a fund balance commitment; and

WHEREAS, the City of Lake Worth has authorized purchases of capital equipment and completion of capital projects as detailed in Appendix A of this Resolution.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF LAKE WORTH, TEXAS:

SECTION 1. The City Council of Lake Worth desires that funding be committed solely for capital equipment and capital projects detailed in Appendix A of this Resolution.

SECTION 2. The City Council hereby requests that any excess funding committed for these purchases and projects be classified as unrestricted fund balance.

SECTION 3. All resolutions, or parts of resolutions in force with provisions relating to this resolution, which are inconsistent or in conflict with the terms or provisions contained herein, are hereby repealed to the extent of any such conflict only. The non-conflicting sections, sentences, paragraphs, and phrases shall remain in full force and effect.

SECTION 4. This resolution shall become effective immediately upon its passage and approval.

PASSED AND APPROVED this 10th day of April 2018.

CITY OF LAKE WORTH

By: _____
Walter Bowen, Mayor

ATTEST:

Monica Solko, City Secretary

APPROVED AS TO CONTENT:

Debbie Whitley, ACM/Director of Finance

City of Lake Worth
Resolution No. 2018-15 Appendix A

Requesting Department	Description of Item Requested	Estimated Cost
Fire	Fire engine and related equipment	700,000
Fire	3/4 ton truck for fire marshall	54,000
Fire	Vehicle/Building exhaust system	65,000
Fire	Bay insulation & heat (old bay)	7,000
	FD Total	826,000
Administration	Storage Buidling	300,000
Eco Dev Activities	16" Force Main	2,000,000
Street	Hydraulic concrete/asphalt breaker	6,115
Street	26" concrete saw	11,000
	Street Total	17,115
Parks	Ford F250 super duty truck	30,272
Maintenance	Ford F150 long bed truck	26,659
Animal Control	Chassis mount for A/C truck	13,476
Animal Control	2011 Ford F250 (backup truck)	13,000
Animal Control	Building Repairs & Improvements	100,000
	A/C Total	126,476
Permits	2018 truck for inspector	25,000
Permits	Sub-Division/Zoning Ordinance Update	120,000
	Permits Total	145,000
Police	Brazos hand-held ticket writers	50,000
Water Distrib	Ford F350 regular cab 1 ton truck	43,042
Water Distrib	John Deere backhoe	110,000
	Water Distribution Total	153,042

Grand Total 3,674,564

Lake Worth City Council Meeting – April 10, 2018

Agenda Item No. F.2

From: Mike Christenson, Fire Chief

Item: Discuss and consider a contract with Siddons-Martin Emergency Group for the purchase of a new fire apparatus in an amount not to exceed \$632,722.00 and authorize the City Manager to execute same.

Summary:

The Fire Department has requested to purchase a new 626 Dash CF PUC Pumper Truck (750 gallon). This new apparatus will replace our aging Engine 10, which currently has over 80,000 miles and over 8,000 hours. Engine 10 will be traded in to Siddons-Martin Group for \$67,000.00 credit on the purchase of the new apparatus.

At the March 23rd City Council mid-year budget workshop, it was recommended this item be forwarded to the April 10th regular meeting for consideration of a contract for the purchase of the 626 Dash Pumper Truck. The purchase of the new truck ensures LWFD's compliance with NFPA standards.

Delivery would take place, per contract, in 10-11 months. Members of the LWFD will make a trip to the factory in Wisconsin to inspect the apparatus and make sure it meets delivery specifications. After inspection, the new truck will be delivered to Lake Worth Fire Department and placed in service.

Fiscal Impact:

- \$ 632,722.00 (including trade in of old apparatus and prepay discounts)

Attachments:

1. Contract from Siddons-Martin Emergency Group
2. 1295 form

Recommended Motion or Action:

Move to approve a contract with Siddons-Martin Emergency Group for the purchase of a new fire apparatus in an amount not to exceed \$632,722.00 and authorize the City Manager to execute same.

Siddons-Martin
Emergency Group
Protecting the Southwest

3500 Shelby Lane
Denton, Texas 76207
GDN P115891
TXDOT MVD No. A115890
EIN 27-4333590

April 2, 2018

Mike Christenson, Fire Chief
Lake Worth FD
4004 Merrett Dr.
Lake Worth TX 76135

Proposal for Dash CF PUC Pumper

Siddons-Martin Emergency Group, LLC is pleased to provide the following proposal to Lake Worth FD. Unit will comply with all specifications attached and made a part of this proposal. Total price includes delivery FOB Lake Worth FD and training on operation and use of the apparatus.

Description	Amount
No. 626, Dash CF PUC Pumper	
Pierce, Dash CF, Pumper, DD13 505, 750 gal, PUC 1500	
Price guaranteed for 30 days. Delivery within 10.5-11.5 months of order date.	Vehicle Price \$ 724,240.00
Chassis Prepay Discount (\$ 11,234.00). \$ 0.00 due with order.	Prepay Discount (\$ 11,234.00)
Full Prepay Discount (\$ 15,284.00). Total amount due with order. To receive full prepayment discounts, payment is due to Siddons-Martin within 30 days ARO.	Prepay Discount (\$ 15,284.00)
	Trade-In (\$ 67,000.00)
	SUB TOTAL \$ 630,722.00
	H-GAC FS12-17 \$ 2,000.00
	TOTAL \$ 632,722.00

Taxes. Tax is not included in this proposal. In the event that the purchasing organization is not exempt from sales tax or any other applicable taxes and/or the proposed apparatus does not qualify for exempt status, it is the duty of the purchasing organization to pay any and all taxes due. Balance of sale price is due upon acceptance of the apparatus at the factory.

Late Fee. A late fee of .033% of the sale price will be charged per day for overdue payments beginning ten (10) days after the payment is due for the first 30 days. The late fee increases to .044% per day until the payment is received. In the event a prepayment is received after the due date, the discount will be reduced by the same percentages above increasing the cost of the apparatus.

Cancellation. In the event this proposal is accepted and a purchase order is issued then cancelled or terminated by Customer before completion, Siddons-Martin Emergency Group may charge a cancellation fee. The following charge schedule based on costs incurred may be applied:

- (A) 10% of the Purchase Price after order is accepted and entered by Manufacturer;
- (B) 20% of the Purchase Price after completion of the approval drawings;
- (C) 30% of the Purchase Price upon any material requisition.

The cancellation fee will increase accordingly as costs are incurred as the order progresses through engineering and into manufacturing. Siddons-Martin Emergency Group endeavors to mitigate any such costs through the sale of such product to another purchaser; however, the customer shall remain liable for the difference between the purchase price and, if applicable, the sale price obtained by Siddons-Martin Emergency Group upon sale of the product to another purchaser, plus any costs incurred by Siddons-Martin to conduct such sale.

Acceptance. In an effort to ensure the above stated terms and conditions are understood and adhered to, Siddons-Martin Emergency Group, LLC requires an authorized individual from the purchasing organization sign and date this proposal and include it with any purchase order. Upon signing of this proposal, the terms and conditions stated herein will be considered binding and accepted by the Customer. The terms and acceptance of this proposal will be governed by the laws of the state of TX. No additional terms or conditions will be binding upon Siddons-Martin Emergency Group, LLC unless agreed to in writing and signed by a duly authorized officer of Siddons-Martin Emergency Group, LLC.

Sincerely,

Brian Peters

Siddons-Martin Emergency Group, LLC

I, _____, the authorized representative of Lake Worth FD, agree to purchase the proposed and agree to the terms of this proposal and the specifications attached hereto.

Signature & Date

CERTIFICATE OF INTERESTED PARTIES

FORM 1295

1 of 1

Complete Nos. 1 - 4 and 6 if there are interested parties.
Complete Nos. 1, 2, 3, 5, and 6 if there are no interested parties.

OFFICE USE ONLY CERTIFICATION OF FILING

Certificate Number:
2018-333063

Date Filed:
04/02/2018

Date Acknowledged:

1 Name of business entity filing form, and the city, state and country of the business entity's place of business.

Siddons Martin Emergency Group, LLC
Houston, TX United States

2 Name of governmental entity or state agency that is a party to the contract for which the form is being filed.

City of Lake Worth

3 Provide the identification number used by the governmental entity or state agency to track or identify the contract, and provide a description of the services, goods, or other property to be provided under the contract.

2018-04-10 F2
Fire Apparatus

4	Name of Interested Party	City, State, Country (place of business)	Nature of interest (check applicable)	
			Controlling	Intermediary
	Martin Jr, Leon	Houston, TX United States	X	
	Siddons, Patrick	Houston, TX United States	X	

5 Check only if there is NO Interested Party. ☐

6 UNSWORN DECLARATION

My name is Kathryn Williams, and my date of birth is _____.

My address is 1362 East Richey Road, Houston, TX, 77073, USA.
(street) (city) (state) (zip code) (country)

I declare under penalty of perjury that the foregoing is true and correct.

Executed in Harris County, State of Texas, on the 2nd day of April, 2018.
(month) (year)

Kathryn Williams
Signature of authorized agent of contracting business entity
(Declarant)

Lake Worth City Council Meeting – April 10, 2018

Agenda Item No. F.3

From: Stacey Almond, City Manager

Item: Discuss and consider Resolution No. 2018-16, support and implementation of the Joining Forces Land Use Study

Summary:

Joining Forces was created as a collaborative process among local governments, military installations, stakeholders, and citizens to identify and mitigate encroachment issues that may affect current and future military missions and surrounding communities.

In 2008 the Joint Land Use Study was published to prevent encroachment and promote compatible land use involving the cities of Benbrook, Fort Worth, Lake Worth, River Oaks, Westworth Village and White Settlement. Also established in 2008 was an oversight committee known as the Regional Coordination Committee (RCC).

In 2017 this group built upon the Joint Land Use Study to include additional study areas in all of northern Texas. The new study addresses issues including aviation and airspace safety related to drones/unmanned aircraft systems (UAS), air pollution and emissions, the need for communication among all installations and defense communities and noise management, to name a few.

Continued collaboration between local governments, developers, stakeholders, and military installations are essential for the continued safety and overall success in military operations.

Fiscal Impact:

N/A

Attachments:

1. Resolution No. 2018-16
2. Joint Land Use Study 2017

Recommended Motion or Action:

Move to approve Resolution No. 2018-16 support and implementation of the Joining Forces Land Use Study.

RESOLUTION NO. 2018-16

RESOLUTION SUPPORTING THE IMPLEMENTATION OF JOINING FORCES, A JOINT LAND USE STUDY

WHEREAS, in 2008 the Joint Land Use Study was published to prevent encroachment and promote compatible land use involving the Cities of Benbrook, Fort Worth, Lake Worth, River Oaks, Westworth Village, and White Settlement, as well as Tarrant County, and to establish an oversight committee now known as the Regional Coordination Committee (RCC); and

WHEREAS, the 2017 Joint Land Use Study, *Joining Forces*, builds upon the Joint Land Use Study (2008) to include study areas in all of northern Texas such as the Naval Air Station Fort Worth Joint Reserve Base; Redmond Taylor Army Heliport (RTAHP); Fort Wolters Training Center; Camp Maxey Training Center; Eagle Mountain Training Center; Brownwood and Brady Military Operating Areas; and Colonel Stone Army Reserve Center; and,

WHEREAS, *Joining Forces* was created as a collaborative process among local governments, military installations, stakeholders, and citizens to identify and mitigate encroachment issues that may affect current and future military missions and surrounding communities and to establish a dialogue between these parties concerning common interests, education, planning; and,

WHEREAS, the new study addresses issues including aviation and airspace safety related to drones/unmanned aircraft systems (UAS), air pollution and emissions, the need for communication among all installations and defense communities, energy-related infrastructure, and noise management; and,

WHEREAS, recommendations in the study include working to increase awareness of security and safety risks associated with UAS operations, communicating with communities surrounding military installations, monitoring developments near installations to determine compatibility and coordination, and implementing or pursuing compatible state legislation; and,

WHEREAS, collaboration between local governments, developers, stakeholders and military installations is essential for continued safety and overall success in military operations and limiting encroachment.

NOW, THEREFORE, BE IT HEREBY RESOLVED BY THE CITY COUNCIL OF THE CITY OF LAKE WORTH, TEXAS THAT:

SECTION 1. The City of Lake Worth endorses and supports vital military installations throughout the North Central Texas Region.

SECTION 2. The City of Lake Worth endorses and supports *Joining Forces* and its voluntary recommendations for local and state governments as well as military installations to promote compatible development that protects public health, safety, and welfare, and the ability of the military to accomplish its vital training and operational missions.

SECTION 3. The City of Lake Worth supports coordination with communities and other local governments surrounding military installations in North Central Texas, and other study areas to implement compatibility strategies.

SECTION 4. The City of Lake Worth supports monitoring future developments in cities surrounding military installations to maintain compatible land use and safety.

SECTION 5. The City of Lake Worth reaffirms support for and participation in the Regional Coordination Committee and action it takes.

SECTION 6. This resolution shall be in effect immediately upon action.

PASSED AND APPROVED this 10th day of April 2018.

CITY OF LAKE WORTH

By: _____
Walter Bowen, Mayor

ATTEST:

Monica Solko, City Secretary

JOINING FORCES

Aligning Community & Military Missions

REGIONAL JOINT LAND USE STUDY

November 2017



This study was prepared under contract with the North Central Texas Council of Governments, with financial support from the Office of Economic Adjustment, Department of Defense. The content reflects the views of study partners and does not necessarily reflect the views of the Office of Economic Adjustment.

The views the City of Dallas has expressed in this Joint Land Use Study may not be construed to alter its legal rights, authorities, and claims, both asserted and unasserted, in the litigation pending in the United States Court of Federal Claims, "City of Dallas v. United States," Docket No. 01-284 C.

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This document has been prepared by AECOM in collaboration with the North Central Texas Council of Governments on behalf of the *Joining Forces* Joint Land Use Study

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ACKNOWLEDGMENTS

Naval Air Station Fort Worth, Joint Reserve Base

City of Benbrook

Councilmember Ron Sauma
Dave Gattis, Former Assistant City Manager
Jim Hinderaker, Assistant City Manager

City of Fort Worth

Councilmember Dennis Shingleton
Paul Paine, President of Fort Worth South

City of Lake Worth

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Brett McGuire, Former City Manager
Debbie Whitley, Assistant City Manager

City of River Oaks

Councilmember Joe Ashton
Jack Adkison, Former Mayor

City of Sansom Park

Mayor Jim Barnett Jr.
Greg Hutson, Former City Administrator

City of Westworth Village

Mayor Mike Coleman
Tony Yeager, Former Mayor
Sterling Naron, City Administrator
Roger Unger, Former City Administrator

City of White Settlement

Councilmember Paul Moore
Jeff James, City Manager
Jim Ryan, Former City Manager

Tarrant County

Commissioner J.D. Johnson
Randy Skinner, Planning Manager

NAS Fort Worth, JRB

Captain Mike Steffan, Former Commanding Officer
Captain Jonathan R. Townsend
Mike Branum, Community Planning Liaison Officer

ACKNOWLEDGMENTS

Redmond Taylor Army Heliport

City of Dallas

Councilmember Casey Thomas
Luis Tamayo, Chief Planner

City of Grand Prairie

Councilmember Tony Shotwell
Councilmember Mike Del Bosque
Lila Thorn, Former Councilmember
Jim Hinderaker, Former Chief City
Planner
Savannah Ware, City Planner

Redmond Taylor Army Heliport

LTC James Hardy

Texas Military Department

Robin Howard, JLUS Program Manager

ACKNOWLEDGMENTS

Fort Wolters Training Center

City of Mineral Wells

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Lance Howerton, City Manager

Palo Pinto County

Judge David Nicklas

Mineral Wells/Palo Pinto Area Chamber
of Commerce

Steve Butcher, Director

Mineral Wells Area Chamber of
Commerce

Ryan Roach, President

Natural Resources Conservation Service

Myron Merz, District Conservationist

Lake Mineral Wells State Park &
Trailway

Jeff Titus, Park Superintendent

Fort Wolters

Major Ben Garcia

Texas Military Department

Robin Howard, JLUS Program Manager

ACKNOWLEDGMENTS

Camp Maxey Training Center

Lamar County

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Commissioner Lawrence Malone

City of Paris

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Barney Bray, P&Z Commission Member
John Godwin, City Manager
Alan Efrussy, Planning Manager

Texas Department of Transportation

Dan Perry, Paris Area Engineer

Ark-Tex COG

Chris Brown, Executive Director
April Carl, Regional Development

Camp Maxey

Captain David Merrill

Texas Military Department

Robin Howard, JLUS Program Manager

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LIST OF ABBREVIATIONS

ACUB	Army Compatible Use Buffers
AICUZ	Air Installation Compatible Use Zone
APZ	Accident Potential Zone
APZ I	Accident Potential Zone I
APZ II	Accident Potential Zone II
BASH	Bird/Animal Aircraft Strike Hazard
CFR	Code of Federal Regulations
COG	Council of Governments
CZ	Clear Zone
dB	decibel
DFW	Dallas-Fort Worth
DoD	Department of Defense
DNL	day-night average sound level
ERCOT	Electric Reliability Council of Texas
ESQD	explosive safety quantity distance
FAA	Federal Aviation Administration
FEMA	Federal Emergency Management Agency
GPS	Global Positioning System
HB	House Bill
IE	Interconnecting Entity
IR	Instrument Route
iSWM	integrated Stormwater Management
JAZ	Joint Airport Zoning
JLUS	Joint Land Use Study
JRB	Joint Reserve Base
LID	Low Impact Development
LZ	Landing Zone
mm	millimeter

LIST OF ABBREVIATIONS

MOA	Military Operating Area
MOUT	Mobile Operations and Urban Training
MSL	mean sea level
MTRs	Military Training Route
NAS	Naval Air Station
NAVAID	Navigation Aid
NCTCOG	North Central Texas Council of Governments
P4	public-public, public-private
PLMC	Planning for Livable Military Communities
RCC	Regional Coordination Council
REPI	Readiness and Environmental Protection Integration
RSAF	Royal Singapore Air Force
RTAHP	Redmond Taylor Army Heliport
SDZs	Surface Danger Zone
SH 183	State Highway 183
SH 199	State Highway 199
SR	Slow Route
SUA	Special Use Airspace
TBD	To be determined
TCC	Texas Commanders Council
TMPC	Texas Military Preparedness Commission
TXANG	Texas Air National Guard
TXARNG	Texas Army National Guard
UAS	unmanned aircraft systems
US	United States
USACE	United States Army Corps of Engineers
UXO	Unexploded Ordnance
VR	Visual Route

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EXECUTIVE SUMMARY

The *Joining Forces* Regional Joint Land Use Study (JLUS) is the culmination of a year-long collaborative effort among local, state, and regional jurisdictions; the public; federal, state, and regional agencies; and military installations within the North Texas region. The JLUS presents recommendations to promote compatible development that protects public health, safety, and welfare, and the ability of the military to accomplish its vital training and operational missions. The purpose of the study is to create and sustain dialogue around complex issues, including land use, economic development, infrastructure, environmental sustainability, and the operational demands and mission changes of military entities. The study highlights common interests, such as economic growth, more efficient infrastructure, healthier and safer environments, improved quality of life, and the protection of Department of Defense (DoD) and civilian investments.

The *Joining Forces* planning team consisted of the North Central Texas Council of Governments (NCTCOG) supported by additional technical staff. The study area consists of bases, military training facilities, and related airspace in the North Texas region and surrounding communities (see **Figure 1**). Military installations in the study are Naval Air Station Fort Worth Joint Reserve Base (NAS Fort Worth JRB); Redmond Taylor Army Heliport (RTAHP); Fort Wolters Training Center; Camp Maxey Training Center; Eagle Mountain Training Center; Brownwood and Brady Military Operating Areas (MOAs); and Colonel Stone Army Reserve Center. The area surrounding these facilities encompasses 24,200 square miles, including portions of 18 counties and more than 60 cities or census-designated communities in proximity to military operations.

The JLUS builds on prior compatibility efforts and background technical analysis in the Existing Conditions (see **Technical Appendix C**) phase to produce a tailored set of compatibility recommendations that reflect the diversity of the region and its stakeholders. This document is strictly advisory, offering a menu of tools and processes to inform future decisions and policy actions by *Joining Forces* partners. While the specific implementation actions will vary within individual communities, the overarching emphasis of the JLUS is continued coordination and communication that strengthens the relationships among study area partners and builds a lasting framework for progress toward goals. The shared vision of this study is to:

- Balance the region's strong population growth and development with protection of military operational capabilities;
- Address encroachment issues associated with emerging technologies, such as renewable energy and unmanned aircraft systems (UAS);
- Maintain the long-term viability and positive economic impact of military facilities in North Texas; and
- Carry forward specific recommendations from the 2008 JLUS for NAS Fort Worth JRB and foster additional partnerships across installations and communities throughout the region.

EXECUTIVE SUMMARY

Based on these common goals and the issues, trends, and priorities highlighted through public input and technical analysis, the JLUS identifies 152 compatibility strategies for the North Texas region and each set of installations and adjacent communities. The highest priority recommendations are:

Communication and Coordination

- Conduct educational outreach with communities to increase awareness of the security and safety risks associated with UAS operations near airfields and military facilities, and offer technical assistance to local law enforcement agencies to identify and prevent unauthorized or unsafe drone use in the community (see **Technical Appendix H**);
- Build on existing coordination bodies, such as NAS Fort Worth JRB's Regional Coordination Council (RCC) and the Texas Commanders Council (TCC) to create a region-wide forum for communication and advocacy of the military missions, installations, and training assets across North Texas;
- Incorporate stakeholder feedback to identify improvements to the RCC Development Review Web Tool to ensure continuity in use and enhance its effectiveness as a coordination and communication platform (see **Technical Appendix F**);
- Create formal, ongoing channels of communication and coordination between Fort Wolters, local jurisdictions, and Lake Mineral Wells State Park to facilitate consistent dialogue on major community actions, park plans, and military operations that have potential compatibility impacts;
- Create formal, ongoing channels of communication and coordination between Camp Maxey, local jurisdictions, and Pat Mayse Lake reservoir and Wildlife Management Area to facilitate consistent dialogue on major community actions, park use, and military operations that have potential compatibility impacts (see **Technical Appendix J**);
- Coordinate with the Texas Parks & Wildlife Department and the United States Army Corps of Engineers (USACE) to reduce the risk of trespass onto military lands at Camp Maxey;
- Leverage existing City of Dallas and City of Grand Prairie meetings and communication methods to improve military-civilian coordination at among stakeholders at RTAHP; and
- Encourage communication between RTAHP and local governments related to changes in military operations and proposed local ordinances, rules, plans or structures that could create compatibility issues, with NCTCOG assisting RTAHP to monitor local government actions.

EXECUTIVE SUMMARY

Statewide Policy/Legislative Actions

- Actively pursue state legislation that enables local governments to implement targeted land use controls on unincorporated land in specified proximity to military installations and training areas; and
- Actively pursue other statewide legislative actions to mandate, formalize, or standardize coordination processes and regulatory tools for energy siting, UAS operations, and civilian-military consultation on proposed local ordinances, rules, plans, or structures.

Environmental/Cultural Resources

- Explore Readiness and Environmental Protection Integration (REPI) Program or other conservation-based projects within areas around the main base of NAS Fort Worth JRB or/and near off-base training areas

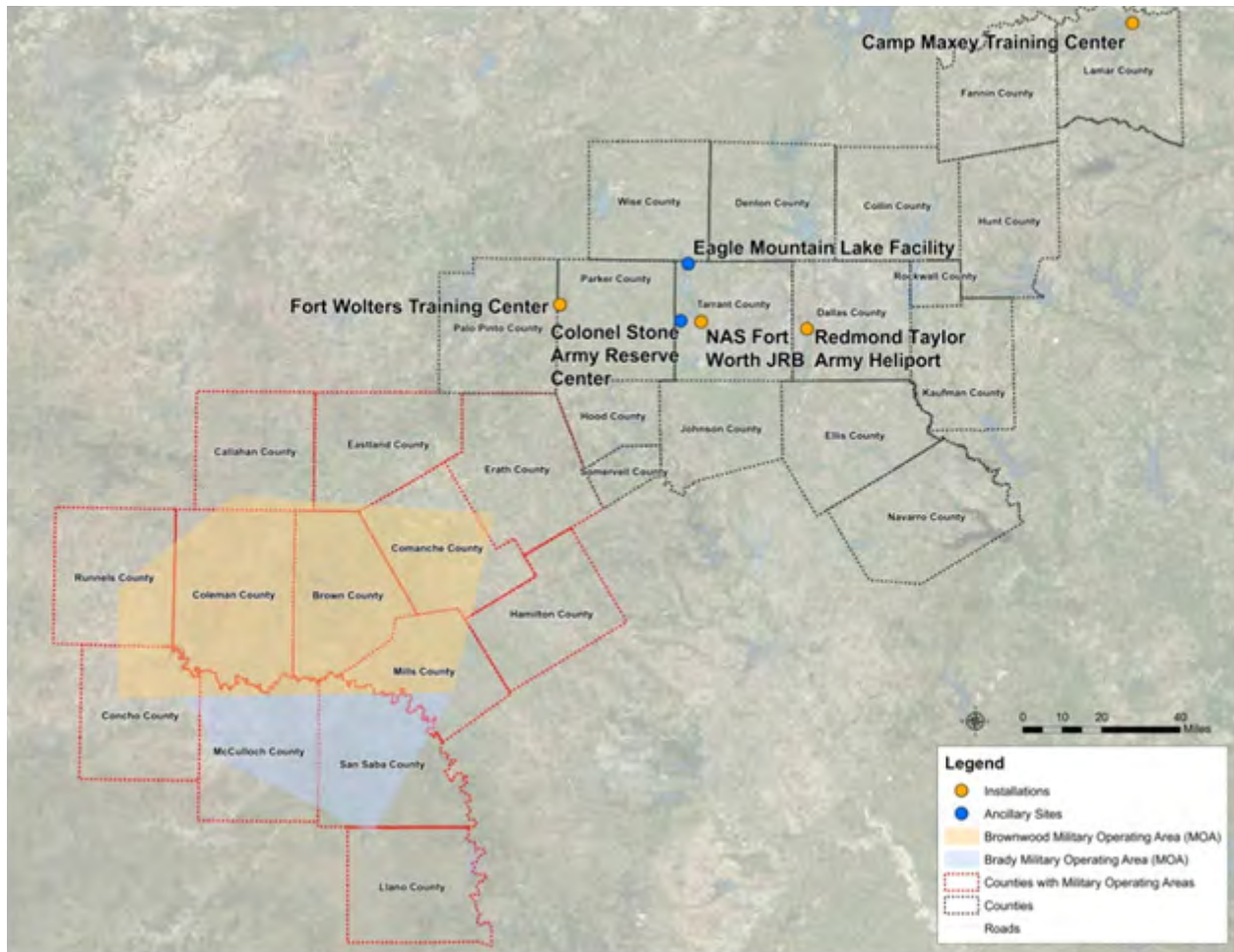
Physical Security

- Protect Camp Maxey operations and mission capabilities from threats associated with UAS and small aircraft, energy infrastructure siting, and Bird/Animal Aircraft Strike Hazard (BASH); and
- Coordinate with RCC members to reduce the risk of trespass onto NAS Fort Worth JRB from Lake Worth or other areas around the installation's perimeter.

Section 5 of the report summarizes the key implementation actions by installation and community area. **Technical Appendix B** includes implementation menus with detailed information on recommended actions.

EXECUTIVE SUMMARY

Figure 1. *Joining Forces* Regional Study Area



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1

INTRODUCTION



JOINING FORCES

1 Introduction

Purpose and Background

A Joint Land Use Study (JLUS) is a collaborative process among local governments, military installations, citizens, and other stakeholders to identify and help mitigate and prevent encroachment issues that may affect current and future military missions and nearby communities. Encroachment occurs when conditions outside the military installation limit the ability of the military to perform its mission safely and effectively, or when military operations diminish quality of life in surrounding areas. This JLUS effort for the North Texas region—*Joining Forces: Aligning Community and Military Missions*—seeks to facilitate dialogue around common interests and strengthen community-military compatibility through communication, education, and the planning process.

Joining Forces builds on the momentum of ongoing regional planning initiatives and prior compatibility studies. Reflecting the size, complexity, and economic dynamism of the region, the goals of this study are to:

- Balance the region’s strong population growth and development with protection of military operational capabilities;
- Address encroachment issues associated with emerging technologies, such as renewable energy and unmanned aircraft systems (UAS);
- Maintain the long-term viability and positive economic impact of military facilities in North Texas; and
- Carry forward specific recommendations from the 2008 JLUS for Naval Air Station Fort Worth Joint Reserve Base (NAS Fort Worth JRB) and foster additional partnerships across installations and communities throughout the region.

Joining Forces Study Area

The study area consists of bases, military training facilities, and related airspace in North Texas and surrounding communities (see **Table 1** and **Figure 1**). This area encompasses 24,200 square miles, including six installations, two Military Operating Areas (MOAs), numerous military training routes (MTRs) and Special Use Airspace (SUA), and portions of 18 counties and more than 60 cities or census designated communities near military operations. It also stretches across two regional planning areas. The North Central Texas Council of Governments (NCTCOG) covers 16 counties, including three counties with a major installation (Dallas, Tarrant, and Parker). The Ark-Tex Council of Governments (COG) includes Lamar County, the fourth county that hosts a major installation.

JOINING FORCES

Given the scale of the region, the JLUS process organizes the installations into functional categories based on the intensity of their activities, tenant mix, and operational missions, as shown in **Table 1**. The high-intensity installations employ large numbers of full-time active-duty, Reservists, and civilian personnel or serve as active training centers for the Texas Military Department. The high-intensity installations also manage ancillary sites for training purposes. The remaining facilities (i.e., not high-intensity) include maintenance sites, administrative centers, or training areas with lower impact operations.

Table 1. *Joining Forces* Installations and Local Governments

LEVEL OF OPERATIONS	INSTALLATION/ MOA	COUNTY	LOCATION	LOCAL GOVERNMENTS
High-Intensity Operations	Naval Air Station Fort Worth Joint Reserve Base	Tarrant	Fort Worth, TX	Cities of Benbrook, Fort Worth, Lake Worth, River Oaks, Sansom Park, Westworth Village, and White Settlement; Tarrant County
	Redmond Taylor Army Heliport	Dallas	Dallas, TX	Cities of Dallas and Grand Prairie
	Fort Wolters Training Center	Palo-Pinto, Parker	Mineral Wells, TX	City of Mineral Wells; Palo Pinto and Parker Counties
	Camp Maxey Training Center	Lamar	Unincorporated Lamar County	City of Paris, Powderly CDP; Lamar County

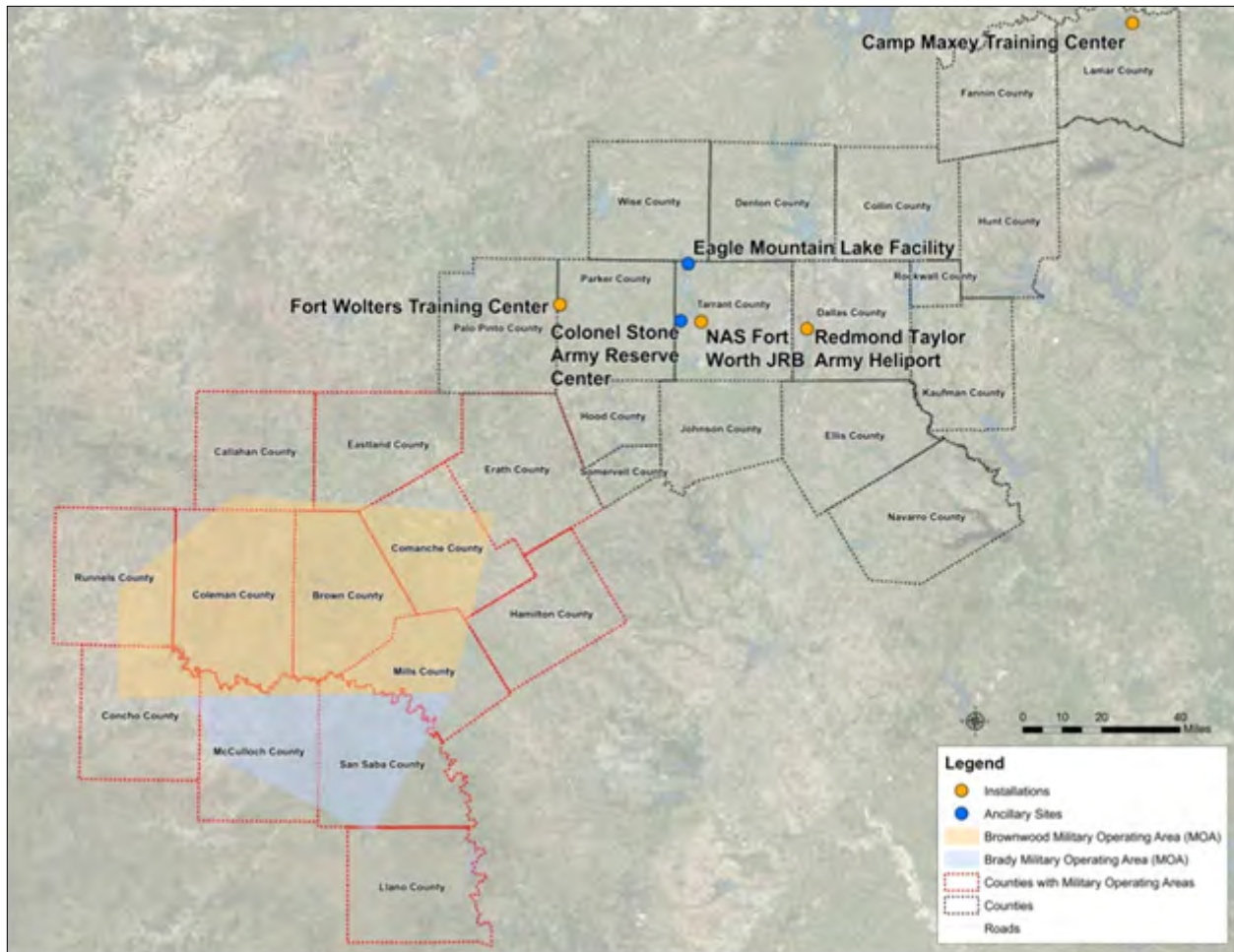
JOINING FORCES

Table 1. *Joining Forces* Installations and Local Governments (cont.)

LEVEL OF OPERATIONS	INSTALLATION/ MOA	COUNTY	LOCATION	LOCAL GOVERNMENTS
Ancillary Sites	Eagle Mountain Training Center	Tarrant	Pecan Acres Census Designated Place, TX	Pecan Acres Census Designated Place and Tarrant County
	Brownwood and Brady Military Operating Areas	Portions of Brown, Callahan, Coleman, Comanche, Concho, Eastland, Erath, Hamilton, Llano, McCulloch, Mills, Runnels, and San Saba Counties	Brownwood, TX	Portions of Brown, Callahan, Coleman, Comanche, Concho, Eastland, Erath, Hamilton, Llano, McCulloch, Mills, Runnels, and San Saba Counties
Low-Intensity Training/ Maintenance Sites	Colonel Stone Army Reserve Center	Tarrant	Fort Worth, TX	City of Fort Worth; Tarrant County

JOINING FORCES

Figure 1. *Joining Forces* Regional Study Area



JOINING FORCES

Existing Compatibility Partnerships

Regional and Local Compatibility Actions

Managing civilian-military compatibility requires collaboration across a wide array of stakeholders, coordinating the efforts of federal, state, and regional agencies, local governments, DoD entities, as well as community-based groups, non-profit organizations, and the private sector.

Regional entities and their local partners have been very active in planning for compatibility with military operations in North Texas, particularly around NAS Fort Worth JRB. The Cities of Benbrook, Fort Worth, Lake Worth, River Oaks, Westworth Village, and White Settlement, as well as Tarrant County participated in the original JLUS effort. The 2008 study recommended a series of strategies to reduce the risk of encroachment around the base and resulted in forming a Regional Coordination Committee (RCC). The RCC serves as a cooperative forum for developing, implementing, and monitoring programs and policies that enable the continued coexistence of the installation and communities. Since 2008, the RCC has implemented 17 JLUS action items, including creation of the RCC Development Review Web Tool, the Planning for Livable Military Communities (PLMC) study for local government partners, a transportation assessment, and various transportation improvements to facilitate safe and efficient vehicular access around the base.

Local governments in Tarrant and Dallas Counties have also conducted planning studies or implemented specific land use policies to promote compatibility with operational impacts as shown in **Table 2. Technical Appendix A** contains links to the referenced plans and codes. In 2014, the City of Benbrook adopted the “NAS” Overlay District to encourage compatible uses in areas with noise exposure of 65 decibels (dB) or higher based on the most recently adopted Air Installation Compatible Use Zone (AICUZ) for the installation. In 2013, the City of Fort Worth adopted an Airport Overlay District and Compatible Use Zone sub-districts for land falling in the Clear Zones (CZs) and north and south Accident Potential Zones (APZs) of the AICUZ. Though much of the prior compatibility effort in the region has focused on NAS Fort Worth JRB, a specific goal of *Joining Forces* is to expand collaborative partnerships and best practices to other defense communities in North Texas.

JOINING FORCES

Table 2. Regional and Local Compatibility Plans and Policies

AGENCY / JURISDICTION	PLAN OR CODE
City of Benbrook	2008 JLUS Building Code PLMC NAS Overlay District
City of Fort Worth	Comprehensive Plan Building Code 2008 JLUS PLMC Naval Air Station/JRB Compatible Use Zones Airport Overlay
City of Lake Worth	2008 JLUS PLMC
City of River Oaks	2008 JLUS PLMC State Highway 199 (SH 199) Master Plan State Highway 183 (SH 183) Corridor Master Plan
City of Sansom Park	2008 JLUS PLMC
City of Westworth Village	2008 JLUS PLMC Building Regulations
City of White Settlement	2008 JLUS PLMC
NCTCOG	2008 JLUS PLMC SH 199 Corridor Master Plan SH 183 Corridor Master Plan
Tarrant County	2008 JLUS PLMC
City of Dallas	Airport Noise Contours and Airport Height Overlay Hensley Field (Redmond Taylor Army Heliport [RTAHP]) Avigation Easement Building Code and One- and Two-family Dwelling Code

JOINING FORCES

State Compatibility Actions

The State of Texas has created entities and programs to protect and promote military missions through advocacy, communication, and compatibility planning. Established in 2003, the Texas Military Preparedness Commission (TMPC) seeks to protect, expand, and attract new installations, military missions, and defense-related businesses in the State of Texas. The TMPC administers two financial and technical assistance programs designed to aid defense communities: the Defense Economic Adjustment Assistance Grant Program and the Texas Military Value Revolving Loan Fund. The Department of Defense (DoD) military installations in the state formed the TCC, a consortium of the commanding officers of the military installations. The commanding officer of NAS Fort Worth JRB is a participating member of the group. As of September 1, 2013 the state officially recognized the TCC in Chapter 436 of the state code. The TCC coordinates with the TMPC on a variety of issues affecting the state's military installations, including encroachment management.

The Texas Military Department consists of the Texas Army National Guard (TXARNG), the Texas Air National Guard (TXANG), the Texas State Guard, Domestic Operations Task Force, and the Office of the Executive Director. The TXARNG staffs three of the major installations in the *Joining Forces* study area: Camp Maxey, Fort Wolters, and RTAHP.

State law determines many of the strategies available to local governments seeking to promote compatibility around installations. Zoning is a common mechanism for reducing conflicts by controlling the intensity or type of development near military operations. The State of Texas, however, does not explicitly grant counties the authority to zone unincorporated land. Since much of the rural land surrounding *Joining Forces* installations is unincorporated, this lack of zoning authority creates a significant implementation challenge for jurisdictions near Camp Maxey and Fort Wolters. The state Legislature has granted some counties in Texas the authority to enact targeted zoning powers near military installations.

Section 241.014 of the Texas Local Government Code also allows jurisdictions “to whose benefit an airport is used in the interest of the public or in which an airport owned or operated by a defense agency of the federal government or state is located” to create a Joint Airport Zoning (JAZ) Board. As an entity, the board has the power to adopt, administer, and enforce compatible land use regulations within a statutorily defined area around a runway.

A special session of the Texas Legislature was held in 2017 and SB 6 (85th Texas Legislature, 1st Called Special Session) was approved. Among other issues addressed, SB 6 allows a municipality to annex property within five miles of a military base or to enforce an ordinance related to land use in the manner recommended by the most recent JLUS study. The bill, as written, limits applicability to federally-owned military facilities in counties with a population under 500,000, so it is not available for use at any of the installations in the *Joining Forces* study area. Efforts could be made during future legislative sessions to amend the law to include Texas Military Department facilities or federally-owned installations in higher populated areas.

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Beyond zoning, states often play a role in facilitating notification and coordination on real estate, development, and infrastructure decisions that could affect military-civilian compatibility. Texas Local Government Code requires some local governments in the San Antonio and Wichita Falls areas to seek comments and analysis from base or facility authorities if the community determines that a proposed ordinance, rule, or plan may affect an installation or military exercises or training activities. The Texas Legislature also passed House Bill (HB) 890 during its 85th Regular Session, which provides information to the public and purchasers of real property on the impact of military installations. Effective September 1, 2017, the legislation requires counties and cities in which a military installation is located to ensure the public availability of the most recent AICUZ or JLUS. A Seller's Disclosure Notice must also acknowledge if a property may be near a military installation and subject to high noise, AICUZ, or other operations. During the 2017 session, the Texas Legislature also passed legislation related to regulation of UAS or drones by local governments and the prohibition of the operation of UAS over certain facilities or sports venues. Though HB 1424 (85th Texas Legislature, Regular Session) does not explicitly identify military installations as a protected facility type, the legislation establishes the foundation for additional policies to regulate hobbyist drone activity that could be a risk to military operations. The availability of smaller, affordable drones on the market is spurring rapid growth of commercial applications, as well as hobbyist activity. UAS can create physical hazards, such as midair strikes with aircraft, or pose security and safety threats by flying near military personnel or over sensitive operational areas.

House Bill 1643 amends the Government Code to prohibit a county, municipality, or joint airport board from adopting or enforcing a regulation regarding the operation of an unmanned aircraft except a regulation regarding the use of an unmanned aircraft during certain special events, the political subdivision's use of an unmanned aircraft, or the use of an unmanned aircraft near a facility or infrastructure owned by the political subdivision if the political subdivision holds a public hearing on the political subdivision's intent to apply for Federal Aviation Administration (FAA) authorization to adopt the regulation and receives FAA authorization. The bill expands the definition of "critical infrastructure facility" for purposes of the offense of operation of unmanned aircraft over such a facility to include any structure used as part of a system to provide wired or wireless telecommunications services, certain oil, gas, or chemical production facilities or apparatuses, and a concentrated animal feeding operation.

During the 85th legislative session, the TCC approached state delegates about a state law to restrict UAS activity over military facilities. Although the state legislature did not take such action, in April 2017, under Title 14 of the Code of Federal Regulations (14 CFR) § 99.7 – "Special Security Instructions," the FAA and DoD agreed to restrict UAS flights up to 400 feet within the lateral boundaries of certain military facilities, including NAS Fort Worth JRB. This is a significant milestone protecting installations from unauthorized UAS overflight. However, ongoing efforts are necessary to identify strategies that address UAS activity by local law enforcement beyond the lateral boundaries of a military base. **Technical Appendix H** contains Model UAS Ordinance/Guidelines to assist local governments in developing outreach and regulatory tools.

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DoD Compatibility Actions

The DoD established the AICUZ program to define areas of high noise and accident potential and recommend compatible land uses. Using accident data from all military airfields, the AICUZ identifies three zones with a higher statistical risk of an aircraft accident: the CZ, Accident Potential Zone I (APZ I), and Accident Potential Zone II (APZ II). These zones extend from each end of the runway. The probability of an incident is highest in the CZ and declines with distance from the runway in APZ I and APZ II.

To depict the noise impacts of aircraft, the AICUZ expresses average decibel levels over a 24-hour period (day-night average sound level [DNL]). Generally, average noise exposure of 65 decibels or higher can cause conflicts with noise-sensitive uses, such as housing or schools. **Figure 4** shows air safety zones and noise contours around NAS Fort Worth JRB. AICUZ land use guidelines promote compatibility by discouraging people-intensive and noise-sensitive development in areas with exposure to higher safety risks or noise. It should be noted that, while the AICUZ identifies zones with a higher likelihood of impact, noise or aircraft incidents could occur in other areas.

The DoD's REPI program reduces the risk of encroachment by authorizing the Military Services (US Army, US Navy, US Marine Corps, and US Air Force) to enter into agreements with eligible entities, including local governments, non-governmental organizations, and willing land owners for real estate transactions, such as conservation easements on property near a military installation or military airspace. The agreements enable organizations to acquire, ideally on a cost-shared basis, development interests in the properties of voluntary sellers. The property owner typically continues to hold the title for the land, but receives monetary compensation and tax breaks to maintain the encumbered property in a highly limited use that preserves habitat and other sensitive environmental resources. The US Army implements REPI authority through its Army Compatible Use Buffers (ACUB) program.

In 2013, the United States (US) Departments of Agriculture, Defense, and the Interior established the Sentinel Landscapes Partnership initiative. Sentinel Landscapes seeks to preserve working or natural lands, such as farms, ranches, and forests, to achieve the complementary goals of strengthening local economies, conserving habitat and natural resources, and protecting the vital missions of nearby military installations. The region's installations have surrounding environmental features, including lakes, parks, and natural areas; The Nature Conservancy priority areas; wetlands; Federal Emergency Management Agency (FEMA) flood zones; and working lands that could form the basis of potential REPI or Sentinel Landscapes partnerships across the *Joining Forces* study area (see **Technical Appendix C, Existing Conditions Section 2.4 Regional Environmental Resources**).

2

PARTNERS AND PROCESS

JOINING FORCES

2 Partners and Process

Joining Forces Process

NCTCOG received a grant from the DoD Office of Economic Adjustment to coordinate the JLUS. The resulting year-long effort, *Joining Forces*, began with a regional kick-off to identify common issues and continued through existing conditions analysis, public and stakeholder input activities, and recommendations development (see **Figure 2**). The process culminated in a regional session to endorse study findings and build momentum for plan implementation.

Figure 2. *Joining Forces Schedule*

	2016							2017						
	June	July	Aug	Sept	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	June	July
Data Collection														
NAS Fort Worth JRB Analysis														
Regional Analysis														
Committee Involvement														
Public Involvement														
Draft Plan														
Final Plan														

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Formal Study Partners

To balance multiple community, operational, and mission needs within a large region, NCTCOG formed four Policy Committees, representing interests around each of the high-intensity installations (see **Table 3**). The Committees provided overall guidance to the study, assisting the planning team in identifying key issues, gathering technical data, evaluating the feasibility of potential strategies, and developing final recommendations. *Joining Forces* also sought to facilitate a collaborative and inclusive process that engaged residents, businesses, landowners, community groups, and other stakeholders beyond the list of formal participants through interviews, meetings, and an online presence.

Table 3. *Joining Forces* Policy Committees

INSTALLATION	STAKEHOLDER REPRESENTATIVE
Redmond Taylor Army Heliport	City of Grand Prairie City of Dallas Redmond Taylor Army Heliport Texas Military Department – Texas Army National Guard
Fort Wolters Training Center	Palo Pinto County City of Mineral Wells Fort Wolters Mineral Wells/Palo Pinto County Area Growth Council Mineral Wells Area Chamber of Commerce Natural Resources Conservation Service Texas Military Department – Texas Army National Guard Lake Mineral Wells State Park/Texas Parks & Wildlife
Camp Maxey Training Center	Lamar County City of Paris Camp Maxey Texas Military Department – Texas Army National Guard Ark-Tex COG

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Table 3. *Joining Forces* Policy Committees (cont.)

INSTALLATION	STAKEHOLDER REPRESENTATIVE
Naval Air Station Fort Worth Joint Reserve Base	City of Benbrook City of Fort Worth City of Lake Worth City of River Oaks City of Sansom Park City of Westworth Village City of White Settlement Tarrant County NAS Fort Worth JRB

Community Involvement

In addition to Policy Committee meetings, the planning team conducted face-to-face or telephone interviews with key stakeholders in the public, private, and community sectors to establish priorities for the study, gather data, and identify challenges and opportunities for further study.

Technical Appendix D contains the full list of stakeholders. Stakeholders cited a wide variety of themes and issues, highlighting:



- Strong support for the military mission in surrounding communities and an understanding of the positive economic impact of the installations;
- Potential for increasing infill development and land use transitions in mature communities to introduce incompatibilities, especially in built out areas surrounding NAS Fort Worth JRB;
- Lack of county regulatory tools to address even modest growth in rural areas;
- Strong westward growth trajectory within the region, which could bring development closer to Fort Wolters;

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- Effectiveness of existing coordination mechanisms and the successful implementation of zoning overlay tools in several communities around NAS Fort Worth JRB;
- Desire for increased military-civilian outreach and coordination in communities surrounding RTAHP, Camp Maxey, and Fort Wolters; and
- Support for additional compatibility measures, such as strategies to address energy infrastructure siting and UAS operations near airfields.

Joining Forces also offered public input opportunities through large format meetings and online content and exercises available on the project website: www.JoiningForcesNTX.org/. The planning team conducted two rounds of public meetings in Grand Prairie, River Oaks/Westworth Village, Paris, and Mineral Wells in August 2016, and July and August 2017.

The initial meetings introduced participants to the JLUS planning process and asked them to prioritize critical issues in their communities. Attendees at the Mineral Wells meeting near Fort Wolters highlighted minor compatibility issues related to development near the installation, the



Wind turbines can interfere with military aviation operations and communication systems. Photo © steve p2008, <https://www.flickr.com/photos/stevepj2009/6869406438/>

effect of tall structures on aviation, and the presence of cultural resources. Residents around NAS Fort Worth JRB in attendance at the River Oaks meeting noted localized stormwater/flooding issues and compatibility concerns stemming from development around the base, and circulation and traffic access. At the Camp Maxey meeting in Paris, participants highlighted issues related to transportation access around the installation, as well as nearby development. A consistent theme across all meetings was support for continued military-related growth in the surrounding communities and a desire to accommodate expanded operations at Fort Wolters and Camp Maxey.

In July and August 2017, the planning team held meetings in an Open House format, offering attendees an opportunity to review draft recommendations and comment on the JLUS document.

The planning team also conducted stakeholder interviews with city and county officials representing areas affected by military aircraft training in the southwestern portion of the study area. Officials from four of the seven counties with major land areas underlying the MOAs (Brady, Brown, Comanche, and San Saba Counties) provided feedback on community familiarity with military operations; the frequency and intensity of aircraft noise exposure; infrastructure plans, such as renewable energy; and preferred methods for communicating with residents regarding military activities.

Feedback reflected very strong levels of community support for ongoing training activities though officials indicated that residents desire more information about the military missions conducted in the area. According to stakeholders interviewed, communities experience aircraft noise, but the impacts are not intrusive or negatively affecting quality of life. While training produces periodic sonic booms, severe noise events were not recurrent and were not associated with any structural damage.

Overall, officials noted very few noise complaints from residents over an extended period of time. Stakeholders also did not identify any significant issues where aircraft-related noise startled or disturbed cattle or other livestock. Findings reinforced that while communities underlying the MOAs are welcoming and receptive to accommodating military training, additional educational outreach to residents could further strengthen understanding of military operations in the region. Officials did note either the presence of large-scale utility projects or plans to construct facilities. The Rattlesnake Wind Project will begin construction in the northwest corner of McCulloch County. The project will consist of 64 wind turbines. Logan's Gap Wind is an existing 200 megawatt facility in Comanche County that generates power from 87 wind turbines.

3

REGIONAL PROFILE

JOINING FORCES

3 Regional Profile

Regional Land Use and Growth Trends

North Texas is a vast mix of urban centers and suburban-style development with smaller, lightly populated communities on the edges of the metropolitan area. The dynamic Dallas-Fort Worth (DFW) core anchors the region (see **Figure 3**). NCTCOG anticipates that the region will continue its rapid growth, with a population increase of 64 percent over the next two decades. If trends hold, the 12 counties that constitute the NCTCOG Metropolitan Planning Area (Collin, Dallas, Denton, Ellis, Hood, Hunt, Johnson, Kaufman, Parker, Rockwall, Tarrant, and Wise) will add more than 4 million people, bringing the 2040 population to approximately 11 million.

While communities in the northern and far western portions of the study area are more lightly populated than the urban core, these rural areas still face specific encroachment threats related to regional growth patterns, energy infrastructure development, and nearby natural resources. Forecasts indicate a continued expansion of development throughout the region with a pronounced westward trajectory. Particularly strong growth in Parker and Tarrant Counties will increase opportunities for more intensive redevelopment in established neighborhoods or new development that could draw increased activity near military training.

Advancing regional development, energy production, and transmission infrastructure, such as wind turbines and transmission-line towers, can pose a collision hazard to military aircraft operations, especially in designated low-altitude Military Training Routes (MTRs) or interfere with air traffic control and onboard aircraft radar systems. While wind resource potential in Texas is highest along the coast near Corpus Christi, the Panhandle region, and areas near Abilene¹, renewable energy infrastructure could begin to spread east with changing technologies and demands. The TMPC and TCC have collaborated with the Electric Reliability Council of Texas (ERCOT) and the Public Utility Commission on policy updates to require DoD notification for proposed energy generation and transmission facilities. The ERCOT *Planning Guide* contains a Declaration of Department of Defense Notification for an Interconnecting Entity (IE) (See **Technical Appendix G**). Any IE seeking a study for interconnection to the ERCOT system must submit a declaration certifying that it has notified the DoD Siting Clearinghouse of the proposed generation resource and requested an informal or formal review or demonstrate that the proposed source is not required to provide notice.

The diverse array of natural, cultural, open space, and recreational resources in North Texas forms part of the area's identity and high quality of life. These assets, however, also pose challenges

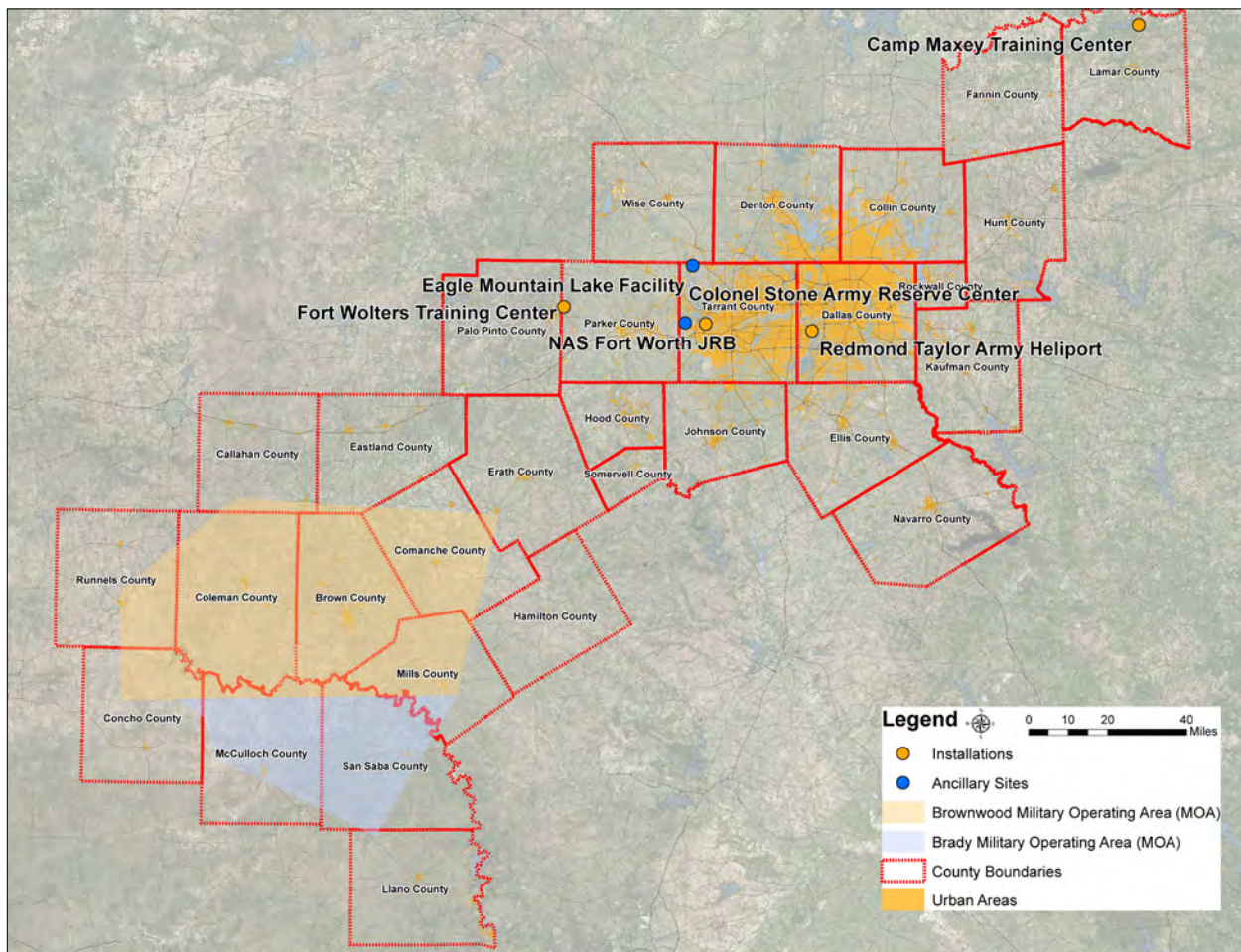
¹ Texas Wind Resource Map and Potential Wind Capacity, http://apps2.eere.energy.gov/wind/windexchange/wind_resource_maps.asp?stateab=tx

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and opportunities for nearby active military operations. The presence of sensitive resources, such as threatened and endangered species or cultural and archaeological sites, can require military installations to implement management and protection measures that restrict the use of land for training purposes. Nearby open space, working lands, parks, and critical habitat, however, also highlight opportunities for highly effective partnerships to preserve natural buffers around military installations, such as the DoD's REPI program.

While the *Joining Forces* region does not have significant encroachment related to threatened and endangered species, the proximity of waterbodies and public lands to the military installations may create a unique land use challenge. Nearby reservoirs and parks could cause issues related to flooding and drainage, as well as security and trespass risks for adjoining military lands. The open rangelands seen around Fort Wolters and Camp Maxey are also more prone to wildfires, particularly during drought conditions. These factors inform specific compatibility recommendations described in **Section 5**.

Figure 3. Urbanized Areas, Joining Region



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USAF aircraft flies over Fort Worth, Texas

Source: Tech. Sgt. Charles Hatton, USAF - US Air Force photo 090112-F-4609H-083 from the 136th Airlift Wing website

Regional Economic Profile

The DFW region is one of the most diverse and dynamic economies in the nation. Significant industry clusters include aviation/aerospace, finance, healthcare, high technology, logistics, and manufacturing. Military-related facilities are also major contributors to the region's solid economic base. Installations provide direct jobs to enlisted personnel, contractors, civilians, and support staff. Additionally, personnel boost local economies by spending wages on goods and services produced in their communities. Along with active personnel, veterans compose a substantial percentage of the population, making up 6.5 percent of civilians age 18 or older in the 12-county DFW region and 9.8 percent of civilians age 18 or older in Lamar County, home of Camp Maxey.

Regionally, NAS Fort Worth JRB generates an estimated \$6.6 billion in goods and services and \$2.7 billion in post-income-tax personal income. The installation supports jobs for 17,466 people, and provides direct and indirect employment to 47,256 workers. The presence of the base and nearby Lockheed Martin has elevated the region to a top aviation and aerospace hub. From 2004 through 2014, employment in Tarrant County attributed to the military increased by six percent. Although no comparable economic data is available for Texas Army National Guard facilities, Camp Maxey and Fort Wolters both saw a substantial increase in use of training facilities between 2012 and 2014.

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The Texas military footprint is among the largest in the US. According to the latest analysis from the Texas Comptroller, the state's 15 major DoD installations generate \$136 billion in economic activity, support more than 800,000 jobs, and create \$48 billion in personal income annually. The impact of Texas military installations ranked ahead of agriculture and just behind energy as the state's biggest economic drivers.



F-35B and F-35C aircraft fly together over Fort Worth, Texas
Source: Lockheed Martin

NAS Fort Worth Joint Reserve Base Profile

NAS Fort Worth JRB's mission is "to provide joint training capabilities to enable War Fighter readiness while sustaining personnel and families' needs, future compatibility and inculcating a culture of safety." The primary responsibility of NAS Fort Worth JRB is to ensure combat readiness by training and equipping aircrews and aviation ground-support personnel. The base hosts over 45 separate tenant commands that represent the US Navy, US Marine Corps, US Army, US Air Force, and TXANG. Approximately 9,900 personnel operate at the 2,300-acre base, including active-duty military personnel, Guardsmen, Reservists, and civilians. These personnel conduct an average of

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2,000 air operations each month. Operations take place between 7 a.m. and 11 p.m. **Table 4** shows the squadrons and aircraft at the base. Pilots from NAS Fort Worth JRB use airspace in the Brady and Brownwood MOAs, which are about 70 miles southwest of the base by air travel. The base also hosts a number of transient aircraft. Approximately 210,000 retirees in the region also access the base for a variety of services.

Figure 4 shows the installation and the surrounding communities. The US Air Force has identified NAS Fort Worth JRB as a candidate site for basing of the F-35 aircraft. The US Air Force will make a basing decision in 2017.

The Lockheed Martin facility adjacent to NAS Fort Worth JRB shares the installation runway for manufacturing and testing activities. Lockheed Martin has transitioned to a high rate of Joint Strike Fighter aircraft production at its facility. After \$1 billion in investments, the plant will produce one aircraft per day or approximately 17 per month. Along with production, Lockheed Martin conducts flight testing, which can generate noise impacts on surrounding areas, particularly during aircraft hovering. Lockheed Martin faces encroachment challenges similar to NAS Fort Worth JRB, including concerns related to wind turbines, lighting, and UAS operations.

Table 4. NAS Fort Worth JRB Squadrons and Aircraft

FIXED WING	TYPE	QUANTITY
VR	C40	3
VMR	C40	TBD*
VMFA	F-18	4
VMGR	KC-130J	5**
US Army	C12/UC-35	3/1
US Air Force	F-16	24
TXANG	C-130	8

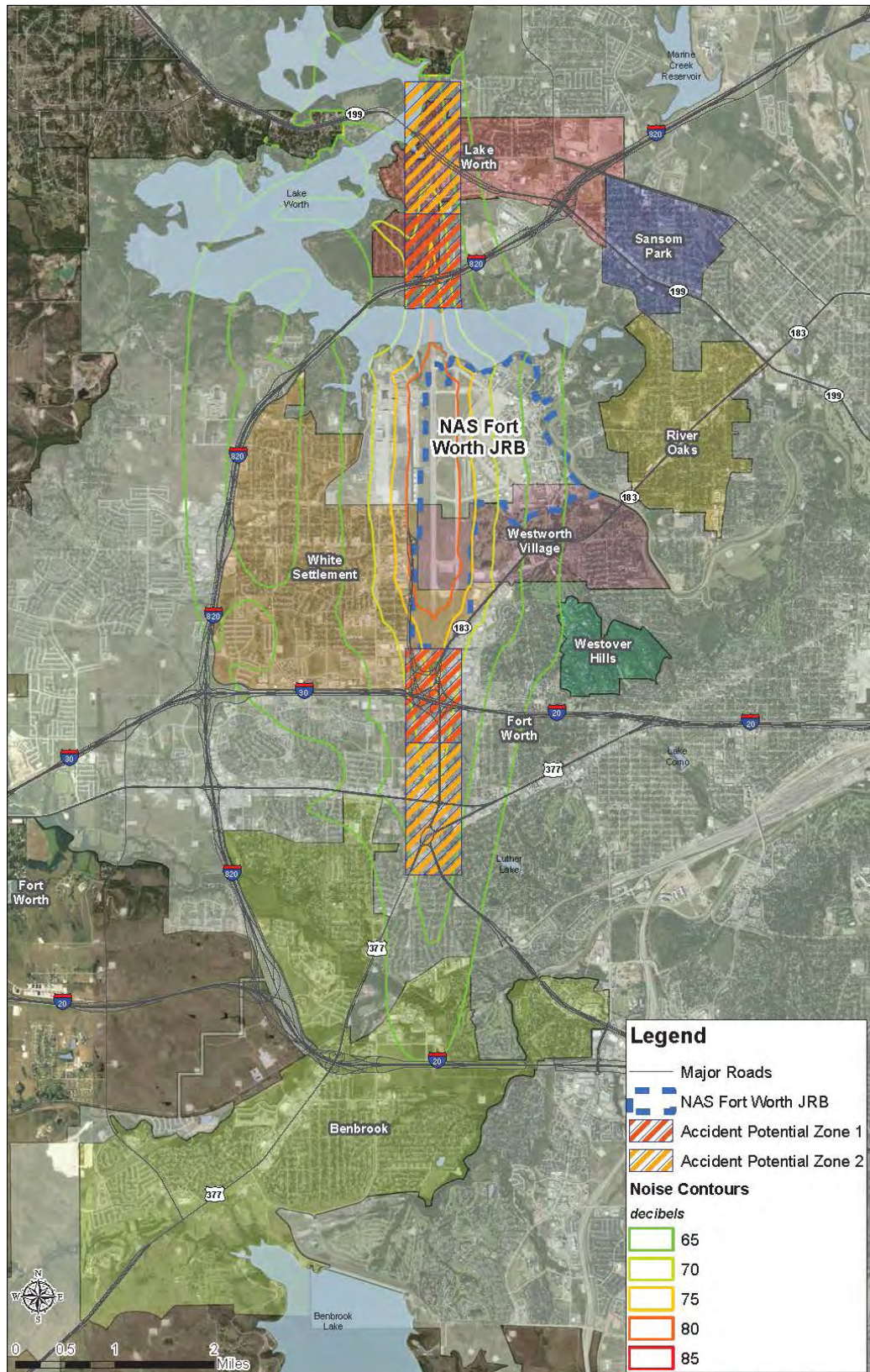
1. * Marines Reserve VMR-1 personnel transition underway. Aircraft arrival date to be determined (TBD).

2. ** Possible Transition to 10-15

Source: Community Planning and Liaison Officer Mike Branum, NAS Fort Worth JRB

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Figure 4. NAS Fort Worth JRB and Surrounding Communities



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Camp Maxey Training Center Profile

The TXARNG staffs Camp Maxey with 18 full-time personnel on site. Camp Maxey provides combat readiness training for up to battalion-sized elements for TXARNG units in the northeastern part of the state, including:

- Military police training;
- Light Infantry Training;
- Small Unit Tactics and Engineer training;
- Several firing ranges, including 9 millimeter (mm) pistol range, 5.56 mm Pop Up Range, 5.56 mm Zero Range, 7.62 or 5.56 mm fixed machine gun range, and 40 mm Grenade range;
- Land Navigation Course;
- Confidence Course;
- Nuclear Biological Chemical chamber;
- Mobility, counter mobility, survivability and construction operations;
- Mobile Operations and Urban Training (MOUT) site;
- A Unit Training Equipment Site where the motor pool is maintained;
- A buried Ammunition Supply Point; and
- Storage for 8,000 gallons of fuel.



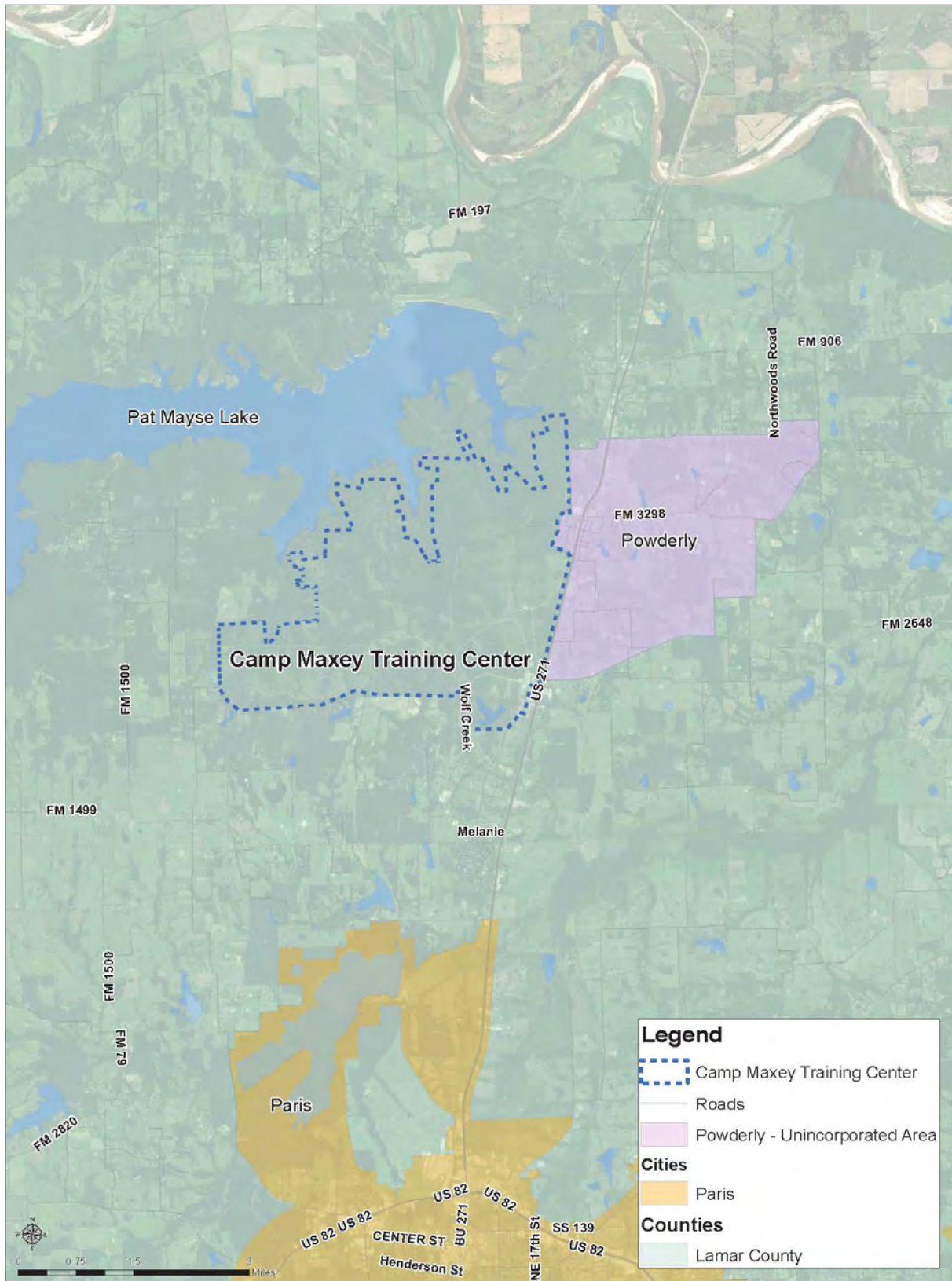
Camp Maxey Gate Source: Handbook of Texas Online, www.tshaonline.org/handbook; Camp Maxey

Trainees who visit Camp Maxey include units from the TXARNG, US Army Reserve, US Navy, US Army, and US Marine Corps Reserve, as well as personnel outside of the DoD. The 2nd detachment of Garrison Training Center Command is the main user. Usage tends to be highest on drill weekends from March through October with typically at least one unit participating every weekend. Camp Maxey has experienced a 67 percent increase in use since 2012, with 32,516 personnel training at the site in 2014.

TXARNG Chinooks from RTAHP fly into Camp Maxey once or twice a year; Black Hawks also occasionally use the site. There is an informal Landing Zone (LZ) in the cantonment (developed) area near US 271. **Figure 5** shows the installation and surrounding land uses.

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Figure 5. Camp Maxey and Surrounding Communities



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Redmond Taylor Army Heliport Profile

RTAHP is on the west side of the former Hensley Field (NAS Dallas). The heliport is an approximately 110-acre lease, housing the Dallas Army Aviation Support Facility #3, the 2-149th Aviation Readiness Center, and the Field Maintenance Shop #16. Approximately 200 Soldiers and Singapore Air Force personnel staff the site on a daily basis. Another 250 military personnel train during drill weekends.

The TXARNG operates eight CH-47 Chinooks on site for cargo and troop transport training. The helicopters fly to Kenneth Copeland Airfield in Tarrant County, Fort Wolters in Mineral Wells, and Camp Bowie in Brownwood. The Royal Singapore Air Force (RSAF) conducts training with six Chinooks on the site under a separate lease. Combined, the TXARNG and RSAF units fly approximately eight hours per day, typically Monday through Friday but with



Redmond Taylor Army Heliport
Source: AECOM

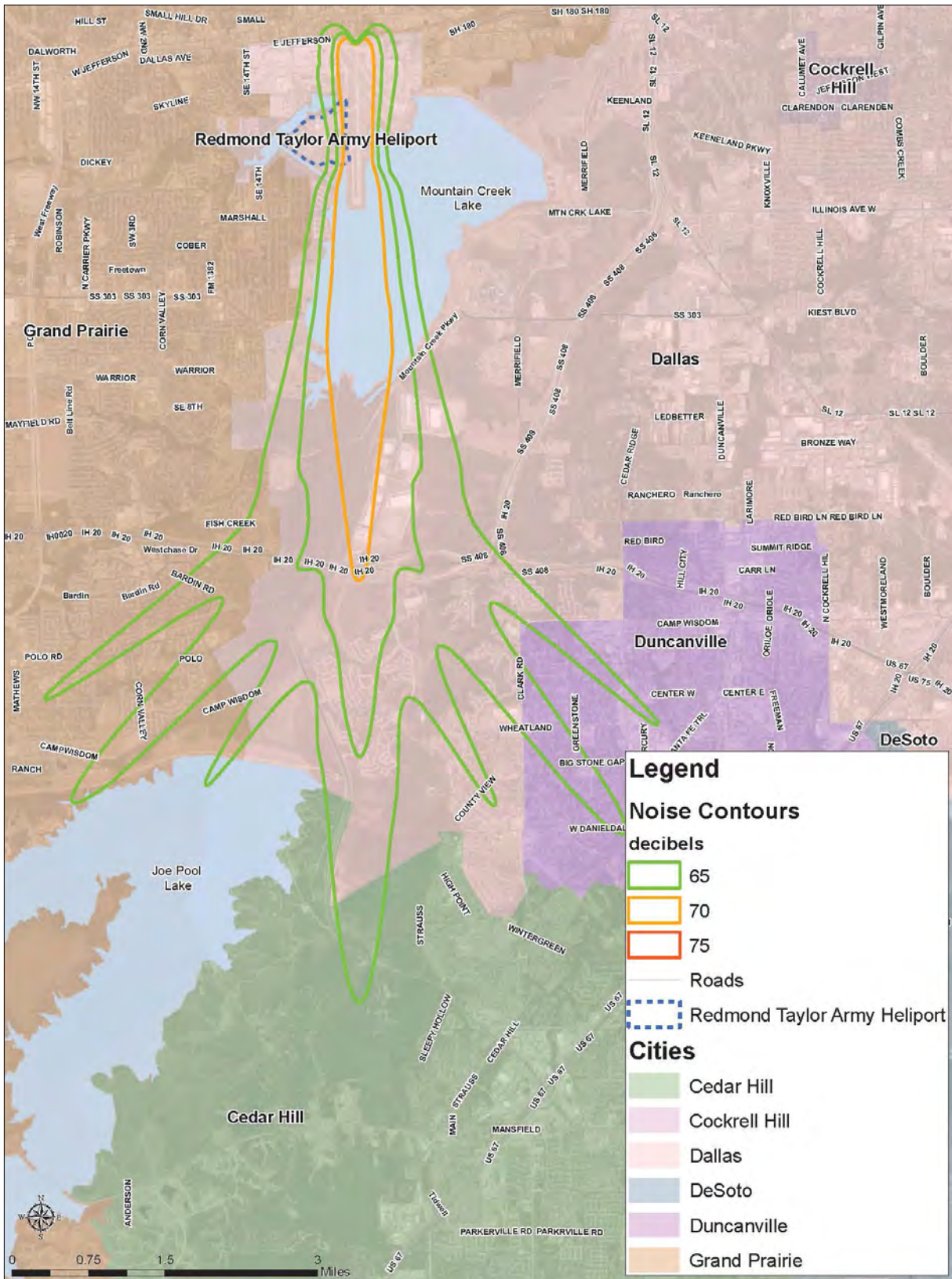
occasional weekend flights. Frequent nighttime operations occur Monday through Thursday. In addition to their wartime mission, RTAHP personnel fight wildfires with the Texas Forestry Service and assist local and state authorities during natural disasters, such as hurricanes and floods.

The Grand Prairie Armed Forces Complex is on the east side of the field, serving as an administrative center for several US Armed Forces branches. Facilities include a headquarters building and a large vehicle maintenance area. The TXARNG also houses its 176th Engineer Brigade at the complex. The east side of the installation does not host any aviation assets.

Aviation units at RTAHP log about 1,100 to 1,200 flight hours per year. Activity may increase slightly in the near future, and the site could add up to six UH-60 aircraft, depending on the training needs of the Texas Military Department. **Figure 6** shows the installation and the surrounding communities, along with contours depicting the noise impacts of operating aircraft.

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Figure 6. RTAHP and Surrounding Communities



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Fort Wolters Training Center Profile

The Maneuver Training Center – Light at Fort Wolters provides pre-mobilization and sustainment training for all northern TXARNG units west of Interstate 35. This training includes:

- 24-kilometer Improvised Explosive Device defeat route along the facility perimeter;
- MOUT sites;
- Simulations, including small arms training and known-distance ranges;
- Hand grenade qualification;
- Nuclear Biological Chemical chamber;
- Forward Operating Base simulation;
- Acreage for bivouacking (temporary camping) and maneuver training;
- A Unit Training Equipment Site where the motor pool is maintained (can also serve as a maintenance facility to support habitual users);
- A State Shop for maintenance; and
- Storage for 14,000 gallons of fuel.



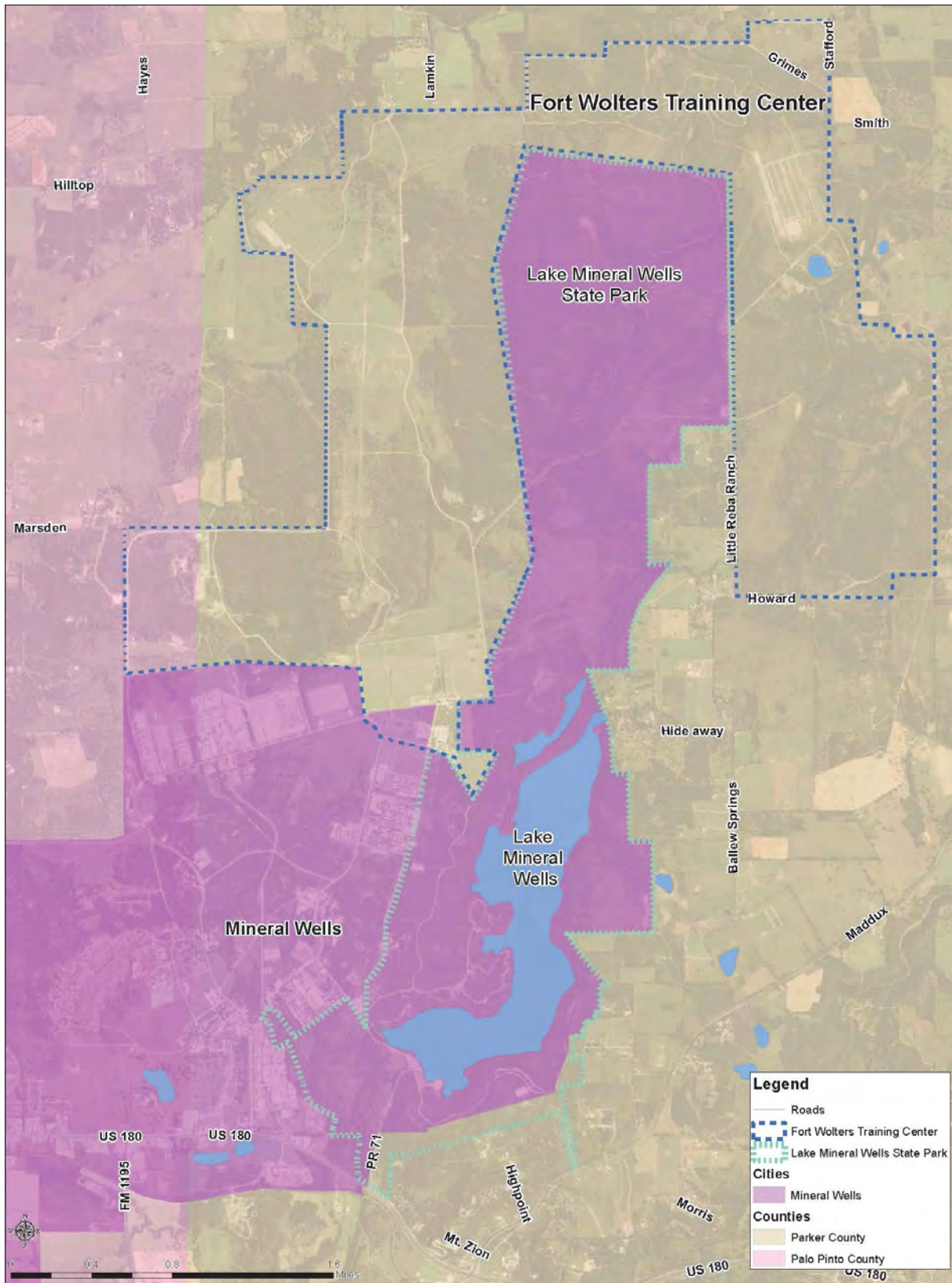
Fort Wolters Training Center
Source: AECOM

The installation supports Special Forces, Airborne, and Joint Training operations, including airdrops and air landings from the 136th TXANG unit out of NAS Fort Worth JRB. Operations involve heavy drops, light drops, and personnel drops. Fort Wolters is the closest training site for units from NAS Fort Worth JRB.

Fort Wolters has a staff of 25 full-time personnel, but an increasing volume of military personnel visit the facility each year. Drill weekends from March through May see the highest levels of activity. In 2014, 48,745 total visitors came to Fort Wolters (47,309 military personnel; 1,436 non-DoD personnel), representing a 68 percent increase over 2012 activity. **Figure 7** shows the installation and surrounding communities.

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Figure 7. Fort Wolters and Surrounding Communities



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Ancillary Sites

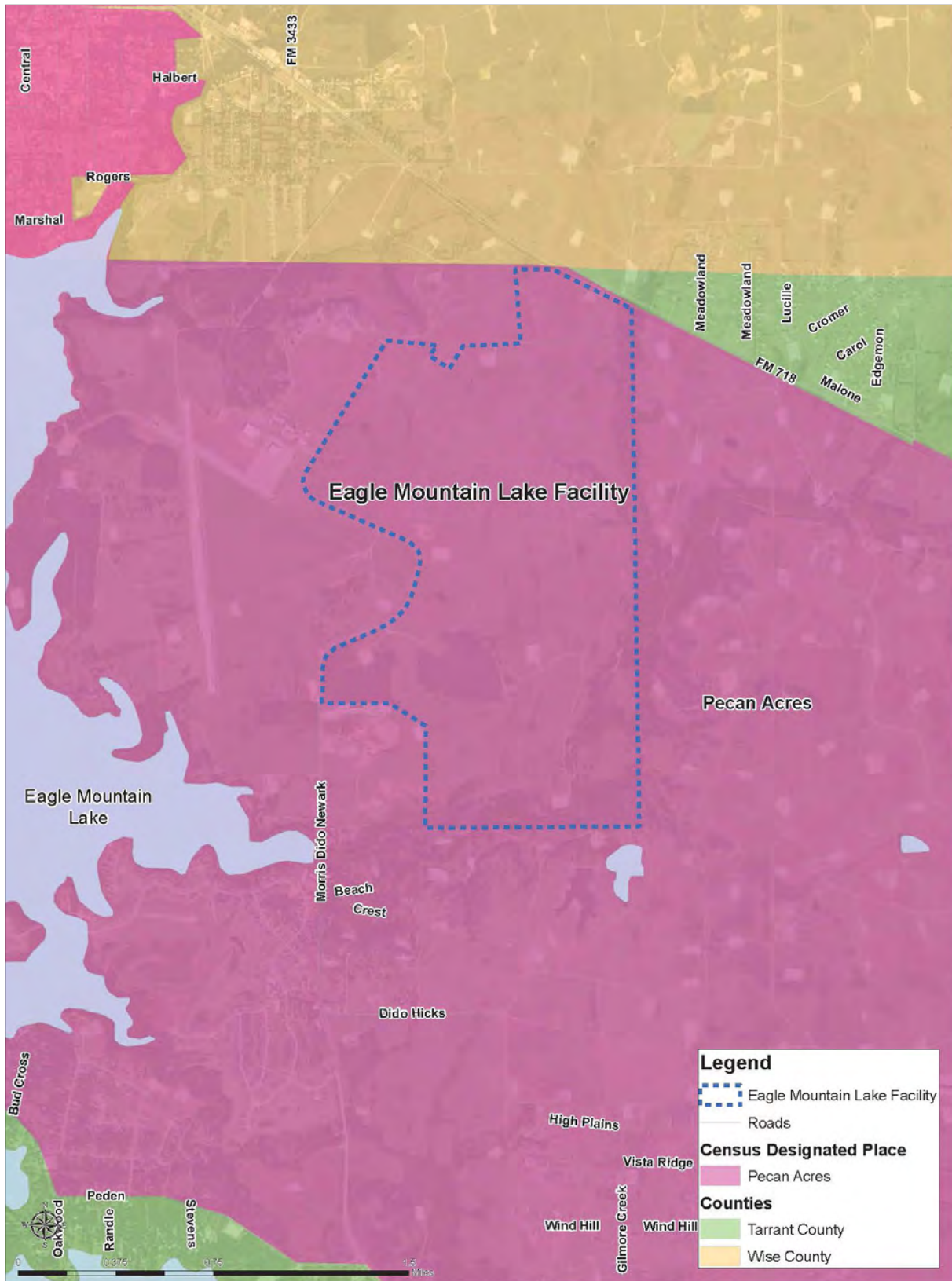
In addition to the four high-intensity installations profiled above, the *Joining Forces* study area includes the following ancillary sites that provide training assets in support of higher intensity facilities, as well as maintenance sites, administrative centers, or training areas with lower impact operations.

Eagle Mountain Lake Facility

Fort Wolters manages the Eagle Mountain Lake Facility, which is east of the Kenneth Copeland Airfield in Tarrant County (see **Figure 8**). The largely rural Pecan Acres community surrounds most of the facility. Personnel use the 1,212-acre site approximately six times per year for field training and bivouacking (temporary camping). Units also conduct regular helicopter confined space landings and angled maneuvers.

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Figure 8. Eagle Mountain Lake Facility and Surrounding Communities



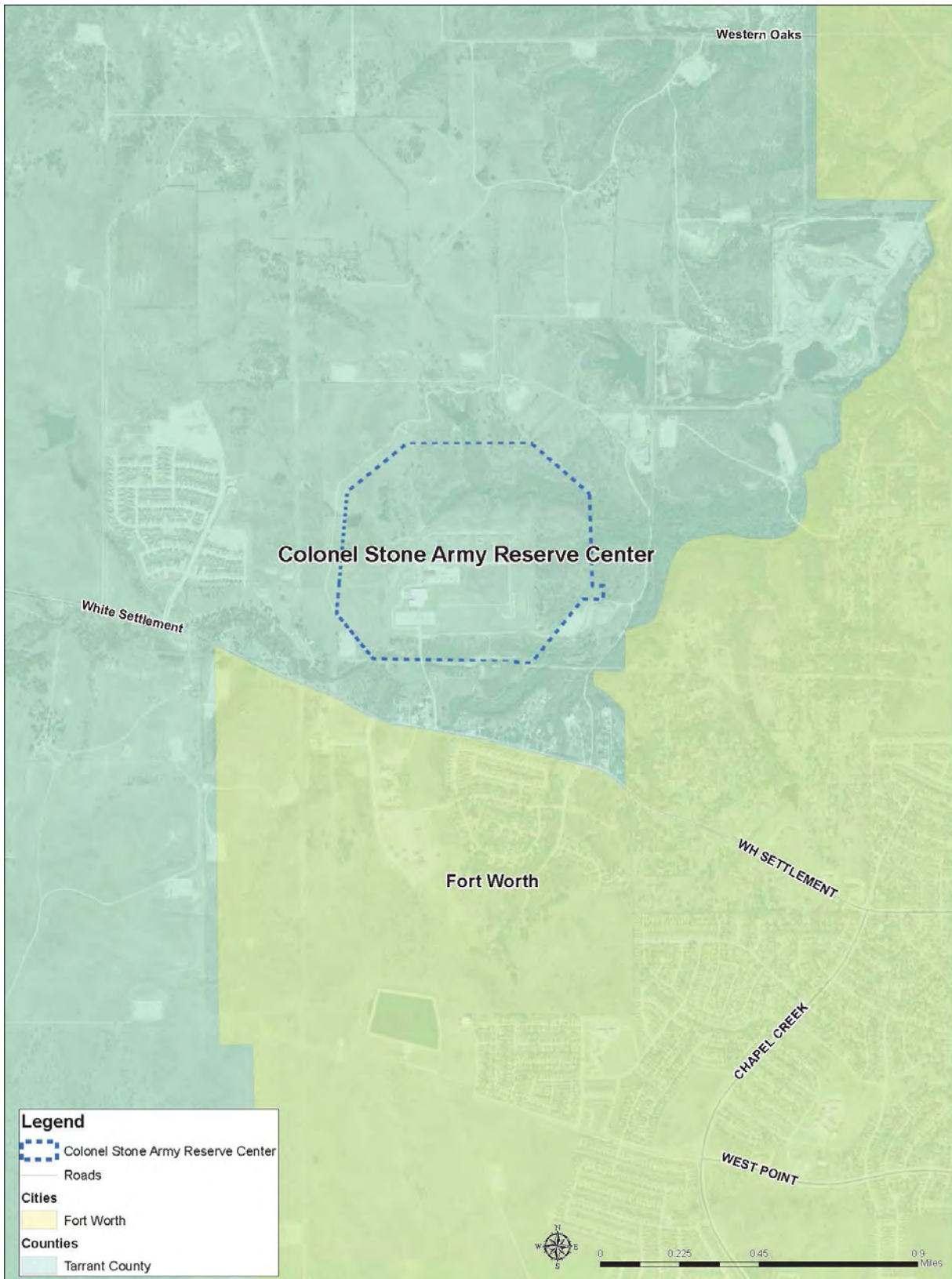
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Colonel Stone Army Reserve Center

The Colonel Stone Army Reserve Center (also known as Fort Worth Army Reserve Center) is off White Settlement Road in the western portion of Tarrant County. The 240-acre site supports the 370th Chemical Company, 320th Quartermaster Detachment, and the 90th Aviation Support Battalion. This facility is primarily an administrative center but also accommodates convoy, land, field, and helicopter training. Approximately 500 to 1,000 Reservists come to the facility once a month to drill. In addition, the facility includes an Organization Maintenance Shop building, administrative areas, vault, weapons simulator, and physical fitness area. The site falls in unincorporated Tarrant County but is very close to the City of Fort Worth (see **Figure 9**).

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Figure 9. Colonel Stone Army Reserve Center and Surrounding Communities



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Brownwood and Brady Military Operating Areas

Due to mission requirements and safety issues, military aircraft participating in training activities must separate from non-military aircraft. SUA designates the boundaries of military operations and restricts access to the area by non-military aircraft during active operations. MOAs are a type of SUA. NAS Fort Worth JRB tenant units conduct training activities in the Brownwood and Brady MOAs, approximately 70 miles southwest of the base (see **Figure 10**). The MOAs also establish maximum and minimum altitudes for aircraft operations. This training airspace is operational from sunrise to 11 p.m., Monday through Friday, or as posted by FAA-issued Notices to Airmen.

The US Air Force owns the Brownwood MOA, which encompasses approximately 3,200 square miles of training airspace. Altitudes range throughout the area from a low of 7,000 feet above mean sea level (MSL) to a high of 18,000 feet MSL when in use. The US Air Force also owns the Brady MOA directly south of the Brownwood MOA. This area offers approximately 1,500 square miles of training airspace. The Brady MOA altitudes range from 500 feet above ground level to 18,000 feet MSL. The US Air Force's 301st Fighter Wing schedules use of the Brownwood and Brady MOAs.

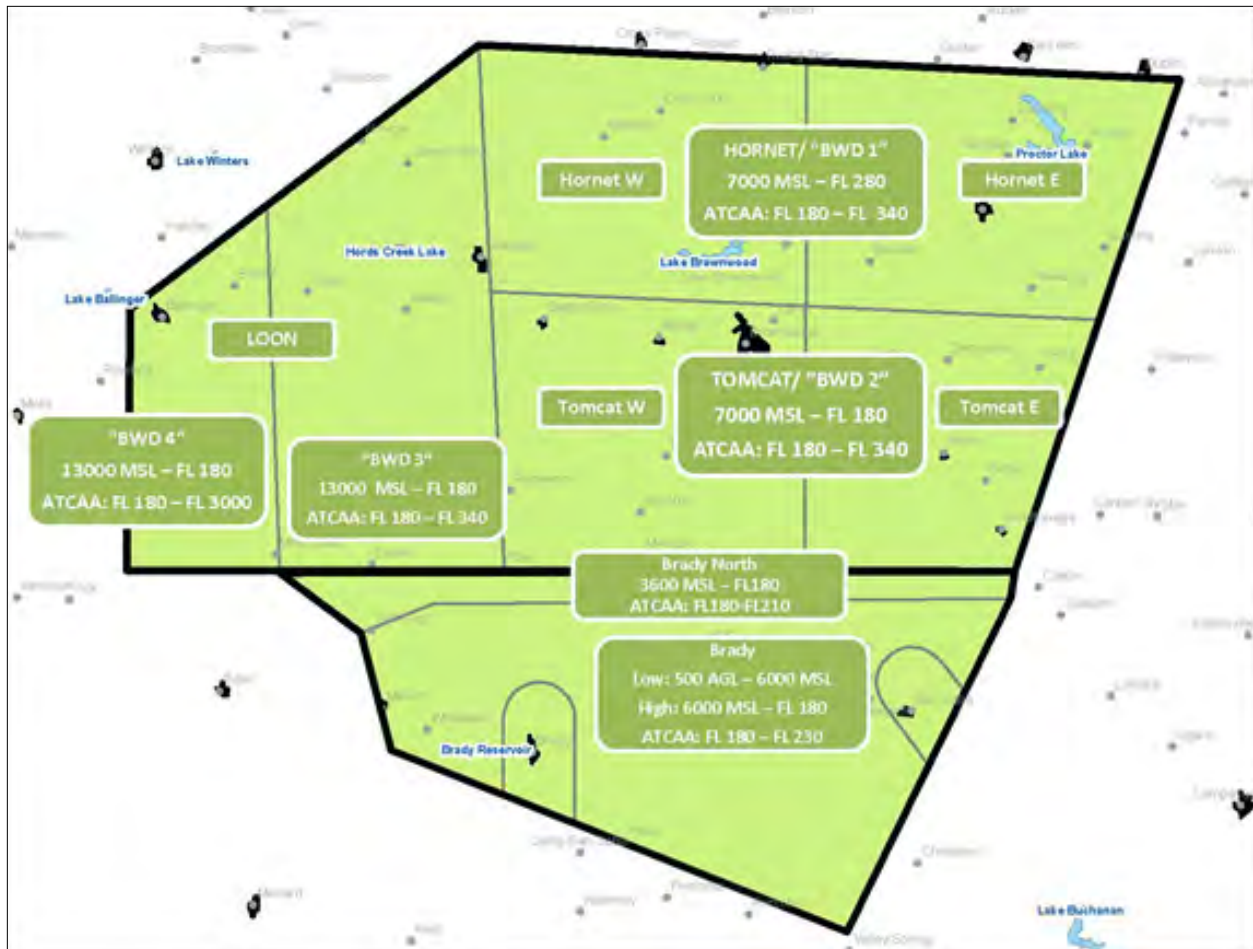
The MOAs cover the far southwestern part of the study area, overlying portions of Brown, Callahan, Coleman, Comanche, Concho, Eastland, Erath, Hamilton, Llano, McCulloch, Mills, Runnels, and San Saba Counties.

Aircraft participating in training exercises use MTRs to access airspace. These routes designate air corridors for low-altitude, high-speed military flight traffic and training. The US Air Force's 301st Fighter Wing schedules use of MTRs to access local training areas. Commonly used MTRs are Instrument Routes (IRs) 103, 105, 123, 124, and 139; Visual Routes (VRs) 101, 104, 118, 143, 186, 1110, 1124, 1128, and 1137; and Slow Routes (SRs) 228 and 270 (see **Figure 11**).

Personnel at NAS Fort Worth JRB have noted an increase in activity in the MOAs with the number of annual operations rising from approximately 3,500 in 2009 to 6,000 in 2012. Factors related to use or the scheduling of airspace, however, have not adversely affected the training environment.

JOINING FORCES

Figure 10. Brownwood and Brady MOAs



Source: Community Planning and Liaison Officer Mike Branum, NAS Fort Worth JRB

The map displays the Brownwood Military Operating Area (MOA) and its surrounding regions in Texas. The Brownwood MOA is divided into four sub-areas: Brownwood 1 MOA, Brownwood 2 MOA, Brownwood 3 MOA, and Brownwood 4 MOA. Other MOAs shown include Brady North MOA and Brady South MOA. Key locations marked include Brownwood, Goodfellow Air Force Base, and various counties such as Brown, Comanche, and Hamilton. A legend in the bottom left corner defines symbols for cities, military operating areas, military flight routes, military installations, military flight corridors, and county boundaries. A scale bar in the bottom right corner indicates distances up to 20 miles.

4

COMPATIBILITY FACTORS

JOINING FORCES

4 Compatibility Factors

The central purpose of the JLUS is to reduce or, when feasible, eliminate compatibility issues between the military and surrounding civilian land uses. Compatibility challenges occur when:

- Certain types of development limit the ability of the military to perform its missions or cause changes in training or testing operations that reduce mission effectiveness; and/or
- Communities experience higher than normal levels of impacts from military activities, such as noise or safety risks, which can then affect quality of life or uses of land.

The planning process began by identifying 14 potential compatibility factors in the North Texas region. **Table 5** describes these factors and indicates if the installation and nearby communities experience related encroachment issues. As the analysis highlights, compatibility challenges are specific to each installation's individual context, varying due to surrounding land use, military operations, and the intensity of use. Other factors, such as airspace, air quality, energy, and flooding have regional implications due to their complexity and multi-jurisdictional scale.

The remainder of **Section 4** elaborates on the compatibility concerns for each installation or training area. The analysis of these factors forms the basis of the strategies found in the compatibility menus described in **Section 5**.

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Table 5. Compatibility Factors

COMPATIBILITY FACTOR	NAS FORT WORTH	FORT WOLTERS	FORT MAXEY	RTAHP	EAGLE MOUNTAIN	STONE ARMY RES.	MOAs
Air quality refers to air pollution and any limitations on operational activities that could result from non-compliance with air quality standards.	●			●			
Airspace refers to conditions that either constrain the capacity of airspace or create safety hazards. Conflicts may result from air traffic congestion, mid-air strike hazards from birds, UAS or small aircraft, or vertical intrusions.	●	●	●	●	●	●	●
Cultural resources include historic districts, sites, structures, included, or eligible for inclusion, in the National Register of Historic Places. Resources on or off the installation can restrict use of training lands.		●					
Development reflects the growth of nearby communities, resulting in additional housing and infrastructure, higher population densities, and the conversion of agricultural, grazing, or forest lands.	●			●	●	●	

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Table 5. Compatibility Factors (cont.)

COMPATIBILITY FACTOR	NAS FORT WORTH	FORT WOLTERS	FORT MAXEY	RTAHP	EAGLE MOUNTAIN	STONE ARMY RES.	MOAs
Energy includes compatibility conflicts from the development, siting, distribution, or transmission of energy resources. Structures, such as wind turbines, transmission lines, or gas wells can interfere with air traffic control and onboard aircraft radar systems or create aviation hazards.	●	●	●	●	●	●	●
Flooding refers to poor drainage that disrupts military operations (e.g. standing water on airfield) or creates flooding impacts in nearby communities.							
Frequency spectrum refers to competition or interference that restricts the military's access to bandwidth or that blocks or impedes its ability to transmit or receive data (e.g. Navigation Aid [NAVAID] Systems and radar). Military operations can also interfere with the civilian use of frequency spectrum (e.g. Global Positioning System [GPS] jamming).	●						
Light pollution/glare refers to stray or excessive light from lighting systems or signs that can interfere with pilot vision or the use of night-vision training devices during military training operations.	●						

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Table 5. Compatibility Factors (cont.)

COMPATIBILITY FACTOR	NAS FORT WORTH	FORT WOLTERS	FORT MAXEY	RTAHP	EAGLE MOUNTAIN	STONE ARMY RES.	MOAs
Munitions involve safety and environmental concerns that are a consequence of mission activities. Examples are Unexploded Ordnance (UXO) or the presence of people or development near the safety fans of weapons firing areas or explosive hazards (munitions storage).	●	●	●				
Noise is any sound produced by military readiness activities (e.g., aircraft operations, small and large caliber weapons firing) that affects nearby communities.	●			●			●
Security encroachment occurs from actions that might compromise the safety of either training military personnel or civilians. An example is the unauthorized access (either intentional or unintentional) of members of the public onto military lands or weaknesses in perimeter security or access control points.	●		●	●			

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Table 5. Compatibility Factors (cont.)

COMPATIBILITY FACTOR	NAS FORT WORTH	FORT WOLTERS	FORT MAXEY	RTAHP	EAGLE MOUNTAIN	STONE ARMY RES.	MOAs
Species and habitat refer to threatened and endangered species, critical habitat, or areas of environmental sensitivity either on the installation or in adjacent communities. Mandated protection of species and/or habitat can result in restrictions on the use of military lands for training purposes.							
Transportation impacts include military vehicle use of local roadways and localized traffic impacts in surrounding communities resulting from delayed ingress and egress at installation gates.	●		●			●	
Water encroachment results from either water quality (e.g. pollution) or supply (i.e., quantity and availability) issues.				●			
Wildfire encompasses the increased risk of wildfire due to weapons firing or ordnance use. Installations may also be at risk of wildfire that spreads from the surrounding community.		●	●				

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NAS Fort Worth JRB Compatibility

NAS Fort Worth JRB Compatibility Issues

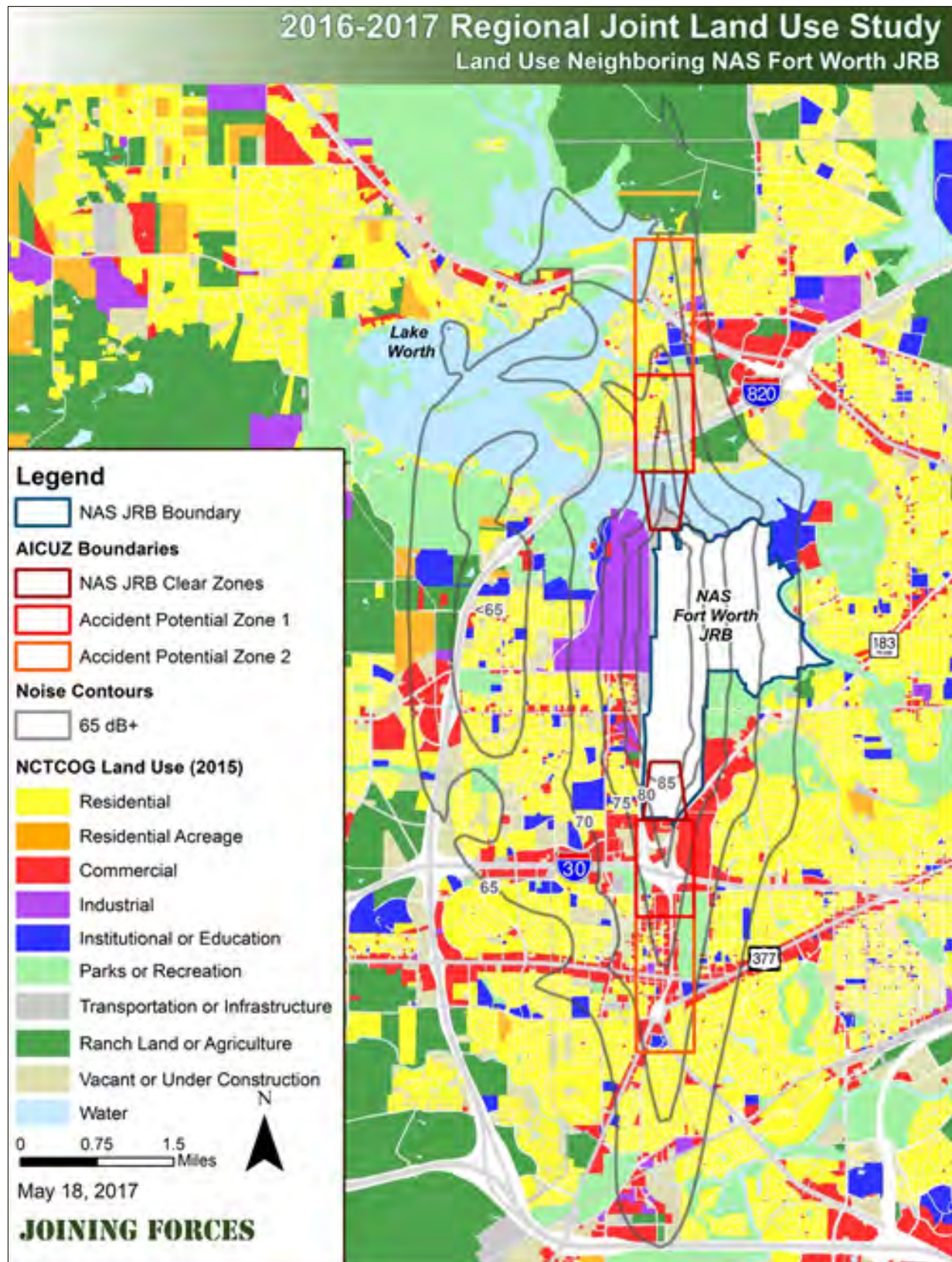
NAS Fort Worth JRB affects and interacts with several cities in Tarrant County: Fort Worth, Benbrook, Lake Worth, River Oaks, Sansom Park, Westover Hills, Westworth Village, and White Settlement (see **Figure 4**). **Figure 12** shows the heavily residential character of areas surrounding the base, as well as concentrations of retail use to the south. The base's compatibility issues are:

- Airspace
- Development
- Energy
- Flooding/drainage
- Frequency spectrum
- Light pollution
- Airborne Noise
- Security
- Transportation
- UXO/Munitions

The NAS Fort Worth JRB AICUZ identifies air safety zones (CZ, APZ I, and APZ II) that extend to the north off the base. To the south, APZ I and APZ II cross the installation boundary into the community. The extended centerline of the assault landing strip on base also extends to the south over a commercial redevelopment opportunity (Ridgmar Mall) in the City of Fort Worth.

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Figure 12. NAS Fort Worth JRB Surrounding Land Use, 2015



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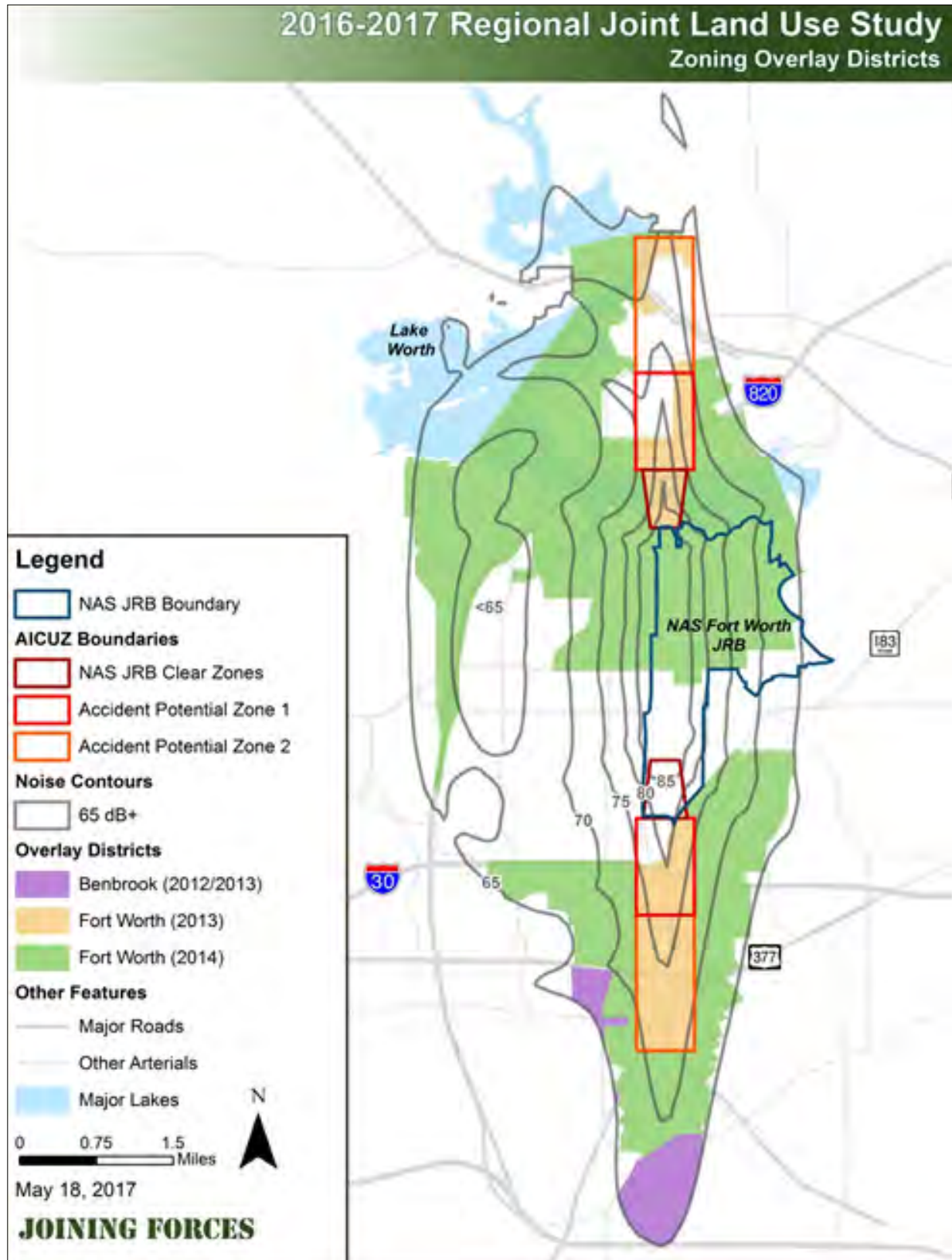
High average levels of aircraft noise extend north and south from the runway with lower noise exposure spreading farther into the community. The cities of Benbrook and Fort Worth have adopted overlays to address air safety and noise impacts (see **Section 2** and **Figure 13**). On the air safety side, portions of the APZs within Lake Worth to the north and White Settlement to the south do not have regulatory overlays in place to control development intensity or land use type in areas of higher accident risk.

In general, community and stakeholder feedback indicates that aircraft noise around NAS Fort Worth JRB does not significantly affect quality of life. In the previous 12 months, the base received 10 noise-related complaints, 8 of which did not originate from NAS Fort Worth JRB aircraft operations. Base aircraft, however, may generate noise impacts, including supersonic booms, when conducting training activity in outlying airspace, affecting communities in the far southwestern portion of the study area. Lockheed Martin also conducts flight testing at and around the base, which can generate noise impacts on surrounding areas, particularly during aircraft hovering.

The most significant compatibility concerns for NAS Fort Worth JRB revolve around new development pressures and flight obstructions. Even though current residents are relatively accustomed to existing noise, increasing infill development and redevelopment activity in surrounding communities could place more people in proximity to aircraft noise. Similarly, residential turnover in nearby mature neighborhoods could attract new residents without ties to the base or familiarity with the area's long military history.

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Figure 13. NAS Fort Worth JRB Zoning Overlay Districts, 2017



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NCTCOG conducted an analysis of land use compatibility in the AICUZ surrounding the base. Using DoD compatibility guidelines, the analysis seeks to determine if community land use change from 2005 to 2015 has produced more or less compatibility with noise and safety impacts. In all of the noise contours, the changes showed a mix of decreasing and increasing compatibility. The majority of land use changes in both the north and south APZ II resulted in an increase in compatibility, except for some changes that took place along the shore of Lake Worth. The land use changes in both APZ I areas showed a mix of decreasing and increasing in compatibility. No land use changes occurred in the CZs (see **Technical Appendix E** for the full Land Use Compatibility Memorandum).

Along with development, mission change could affect overall compatibility by altering the noise environment. NAS Fort Worth JRB is a candidate site for basing of the F-35. Though noise varies based on operational characteristics, the F-35 aircraft is in general louder than the current F-16. In addition, the engines of this 5th generation fighter operate at another frequency that could produce differing perceptions of nuisance in the community.

The only explosive safety quantity distance (ESQD) arcs that extend beyond the installation's property boundaries are those associated with the northern munitions storage facilities. These ESQD arcs extend approximately 1,000 feet out into Lake Worth, which is open to the public for recreational purposes, although a buoy line was recently refreshed in the area to prevent public access. This buoy line is enforced with the cooperation of the City of Fort Worth Police Lake Worth Marshal. NAS Fort Worth JRB has site approval from the DoD Explosive Safety Board for the ESQD arc, and the boundary of the arc is marked with buoys.

Other compatibility impacts relate to energy and transportation. Energy-related infrastructure, including utility-scale wind and solar, transmission lines, and gas wells can pose a collision threat and interfere with radar and navigational aids near the base and in MTRs to the southwest. The base has also had sightings of UAS in the area, which can create a flight hazard for low-flying aircraft and a security risk for military personnel. Special events at NAS Fort Worth JRB or other periods of high demand such as drill weekends can delay access at the gate and cause vehicular congestion on the local road network. NCTCOG, as the Metropolitan Planning Organization responsible for transportation planning in the region, has undertaken numerous projects to enhance access to NAS Fort Worth JRB and improve area roadway function.

Stormwater Management

NAS Fort Worth JRB is bounded by Lake Worth on the north, the West Fork of the Trinity River to the east, and the Farmers Branch Creek Watershed, which flows through two large culverts under the southern runways of the airfield. Thunderstorms bring significant rainfall to the region, producing localized flooding. The City of White Settlement, in particular, is prone to flooding given the high

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percentage of impervious surface in the area. NAS Fort Worth JRB previously experienced flooding on runways during rainfall events. Flooding on airfield runways can be highly disruptive to training and can jeopardize the safety of personnel and damage aircraft.

To address ongoing flooding and drainage issues, the *Joining Forces* study included a review of prior flooding studies and additional hydrologic and hydraulic analysis of the installation, surrounding communities, and the Farmers Branch Creek Watershed (see **Technical Appendix K** for the full Stormwater Memo). The USACE completed an update to the original FEMA Hydrology and Hydraulics for the Farmers Branch Watershed in November of 2005. The report concluded that the Farmers Branch Creek experienced costly, repetitive flooding even during minor storm events and identified several options to reduce impacts, including replacement of bridge and culvert structures along the floodplain, detention ponds near Interstate Highway 820, and widening of the existing channels. Previous NCTCOG corridor master plan efforts, specifically SH 183 (River Oaks Boulevard) and SH 199 (Jacksboro Highway) have also assessed flooding issues in areas surrounding NAS Fort Worth JRB. Inadequate drainage collection, minimal storm drain inlets, insufficient upstream and on-system capture areas, and wide swaths of impervious cover contribute to poor drainage along the corridors and subsequent flooding. NAS Fort Worth JRB confirms there are currently no significant, or recurring, flooding concerns within its fence line.

While the base and surrounding areas have made progress in addressing flooding, a regional emphasis on stormwater management is necessary to maintain manageable rates of stormwater flow as development in the watershed continues and ensure the effective function of current stormwater infrastructure. Substantial increases in future stormwater flow and any degrading of the capacity of the stormwater system could generate new flooding risks at the base or affect access and safety due to flooding in surrounding areas. **Section 5** and **Technical Appendix L** explore planning-, infrastructure-, and maintenance-related strategies.

NAS Fort Worth JRB Communication and Coordination

Communication and coordination refers to the existing processes and tools that an installation and surrounding communities can use to increase understanding of military missions and activities, identify potential encroachment issues, and promote compatibility through inter-jurisdictional and inter-agency cooperation on critical planning issues. The collaborative framework supporting NAS Fort Worth JRB is the strongest in the North Texas region due to long-standing compatibility efforts that date back to the 2008 JLUS and the 2013 PLMC. As noted earlier, study partners, along with the NCTCOG, formed the RCC to serve as a joint forum for ongoing military and community planning. NCTCOG also hosts the RCC Development Review Web Tool, a web-based clearinghouse to track and review community projects and initiatives. In this collaborative context, the base has maintained an active presence in local planning initiatives, and community stakeholders have expressed strong support for base personnel and operations.

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Given the mature partnership between NAS Fort Worth JRB and nearby local jurisdictions, the emphasis of the *Joining Forces* study in this area is on refining and enhancing available tools, such as the RCC Development Review Web Tool as described in **Section 5**.

MOA Compatibility

Training airspace in the Brady and Brownwood MOAs is prone to noise-, flight obstruction-, and energy infrastructure-related compatibility challenges. Participating aircraft can generate noise that affects nearby communities, particularly during low altitude exercises or supersonic flight operations. The Brady and Brownwood MOAs allow for supersonic flight, which produces a distinctive percussive boom as the aircraft travels in excess of the speed of sound. These outlying rural areas are also likelier to be the site of large-scale energy infrastructure. Aircraft can be vulnerable to physical intrusions, such as tall structures in low-level corridors or radar interference from wind turbines. These issues suggest opportunities for additional community outreach and consultation processes to coordinate on energy infrastructure development.

Fort Wolters Compatibility

Fort Wolters Compatibility Issues

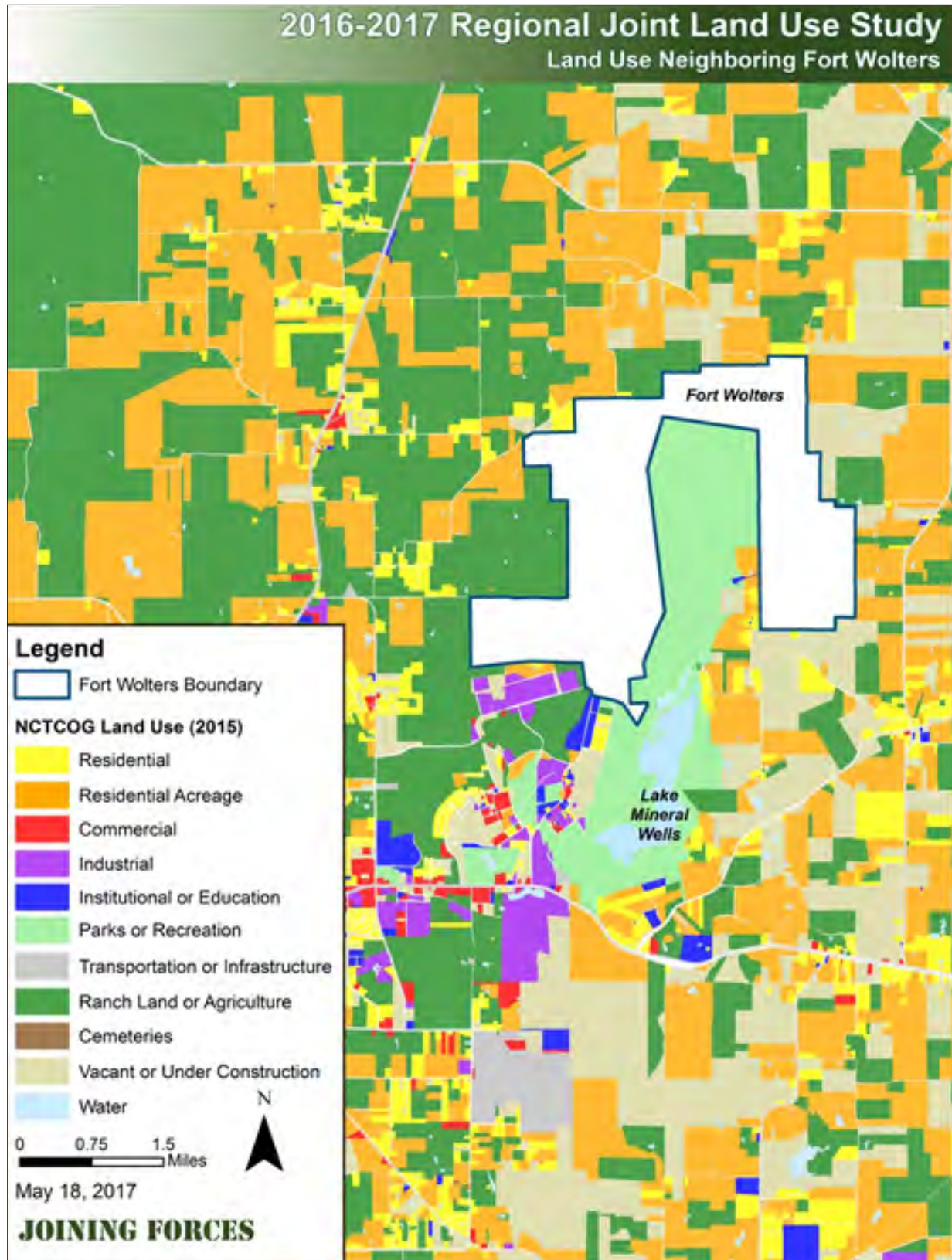
The almost 4,000-acre installation largely surrounds Lake Mineral Wells State Park and Trailway (see **Figure 7**). **Figure 14** shows surrounding land use. The installation's compatibility issues are:

- Airspace
- Cultural Resources
- Energy
- Munitions
- Wildfire

While the area is mostly rural, a small amount of residential development to the north requires aircraft flying to Fort Wolters along a north-south route to navigate between two houses. Housing to the west also brings residents close to the boundary of Surface Danger Zones (SDZs), which are the computer-modeled footprint for an impact area related to ammunition fired from the Fort Wolters firing ranges. These homes are within the east-west drop zone area. Future development north or west of the installation could affect C-130 drop zone run-ins. Wind energy development is also a growing compatibility concern for the area. Several wind turbines exist near the drop zone run-ins, and developers have announced additional wind farms. Stakeholders also cited the presence of scattered UXO in the area.

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Figure 14. Fort Wolters Surrounding Land Use, 2015



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Though the installation is next to a large park, trespassing has not been a major issue to date. However, this proximity raises the risk of illegal entry onto military lands by hunters or other recreational users and places emphasis on opportunities for coordination with the Texas Parks & Wildlife Department.

The area is rich in natural and cultural resources. Fort Wolters is home to 52 documented archaeological sites, including historic military sites, late 19th- to early 20th-century homesteads, and Native American burial grounds and camp sites. The area has plentiful deer hunting opportunities. Stakeholders have noted the increasing presence of an invasive and potentially destructive feral pig population. The installation is interested in exploring an ACUB initiative to identify priorities for establishing conservation-related buffers.

Fort Wolters Communication and Coordination

Fort Wolters enjoys a strong collaborative relationship with the City of Mineral Wells. For example, recent consultation between the military and the City on a communications tower proposal to the west of the installation resulted in denial of the request due to concerns over aviation safety. There are no current formal, standing channels of communication and coordination between the installation and surrounding communities though stakeholders have met once informally and have expressed interest in meeting more regularly. Interaction with the Counties of Palo Pinto and Parker is absent. The community of Mineral Wells is highly supportive of the nearby military mission and has emphasized interest in accommodating increased operations at the installation. Both military and civilian stakeholders have stated a desire for additional outreach and coordination to facilitate growth of the military mission and compatibility.

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Camp Maxey Compatibility

Camp Maxey Compatibility Issues

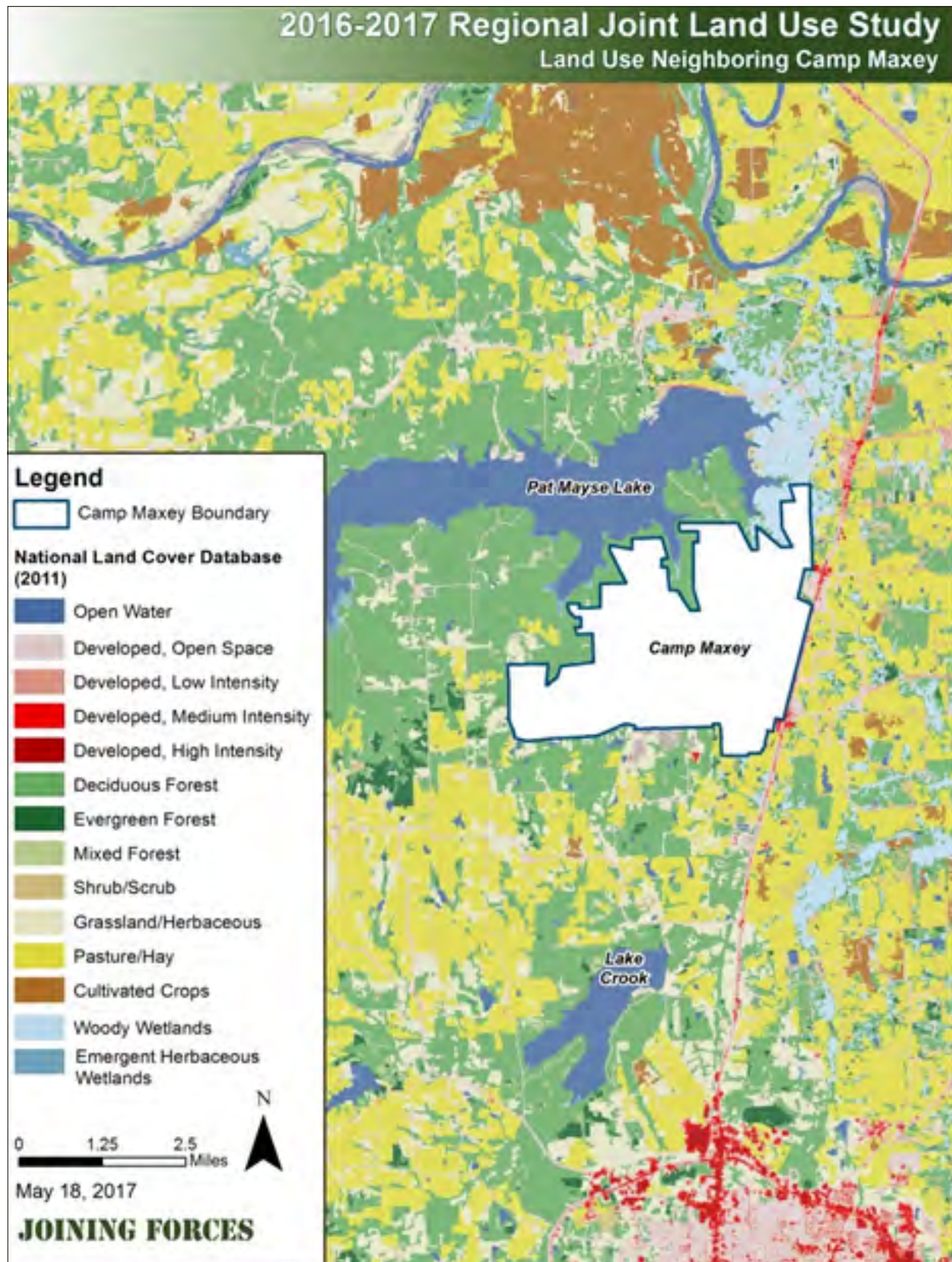
The 6,650-acre Camp Maxey is less than 10 miles north of the City of Paris, neighboring the unincorporated community of Powderly (see Figure 5). Figure 15 shows land use surrounding the installation. The installation's compatibility issues are:

- Airspace
- Energy
- Munitions
- Security
- Transportation
- Wildfire

Currently, there is minimal residential development surrounding the installation with a very low-density subdivision, Beaver Creek, close to the boundary, and manufactured houses in Powderly near range operations. Personnel are not aware of noise or other complaints from residents. Any northward shift of interest in residential development, however, would place new houses closer to Camp Maxey.

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Figure 15. Camp Maxey Surrounding Land Use, 2015



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The primary land use incompatibility facing Camp Maxey results from adjacency with Pat Mayse Lake. The installation boundary does not extend to the shores of the lake, preventing Camp Maxey from effectively securing its northern perimeter. Hunters entering from adjacent recreational lands regularly trespass onto Camp Maxey, posing a safety risk for themselves, as well as for soldiers in the training areas. Stakeholders have noted that hunting stands placed on USACE property are sometimes oriented toward the installation, creating an inward firing hazard.

Camp Maxey faces operational constraints due to size. The acreage at the installation is not sufficient to accommodate necessary training, requiring units to travel to other facilities around the state. Part of the SDZ, which predicts the area in which a projectile will land by direct fire or ricochet, falls partially outside of the installation boundary. The installation has an agreement with the USACE to lease the affected land outside of the boundary. The range fan is 5 meters too short to accommodate 50 caliber weapons training. Base stakeholders have noted that small aircraft, non-military periodically fly low over the eastern portion of the installation during range operations, halting firing activity due to safety risks for both the pilot and on-the-ground military personnel.

Camp Maxey faces several transportation-related issues both on and off the installation. The City of Paris holds an easement for use of an on-base road; however, entities other than the city often use the on-base road, creating potential conflicts with training activities. On the surrounding local roadways, increasing commercial and installation traffic, including military convoys, create safety risks and congestion at the main gate. The lack of signs and wayfinding contributes to a lack of visibility for the installation, which can make access more challenging for visiting units and increase safety issues.

As with Fort Wolters, range operations could increase the risk of wildfire spreading outward onto nearby lands. In previous years, the absence of firebreaks has enabled fires from surrounding community lands to cross onto the installation property.

Camp Maxey Communication and Coordination

Camp Maxey has held open house events in the past but has not conducted community outreach activities recently. The installation maintains a strong relationship with the USACE Southwestern Division, Fort Worth District. There are no formal, standing channels of communication and coordination between the installation and surrounding communities. The City of Paris, however, is highly supportive of the military mission and has expressed interest in accommodating increased activity at the base. The Ark-Tex COG, which includes Lamar County, has also recently joined the JLUS effort as new compatibility partner.

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RTAHP Compatibility

RTAHP Compatibility Issues

RTAHP is directly adjacent to residential areas in the Cities of Dallas and Grand Prairie (see **Figure 6**). **Figure 16** shows surrounding land uses. The installation's compatibility issues are:

- Airspace
- Energy
- Noise
- Security
- Transportation

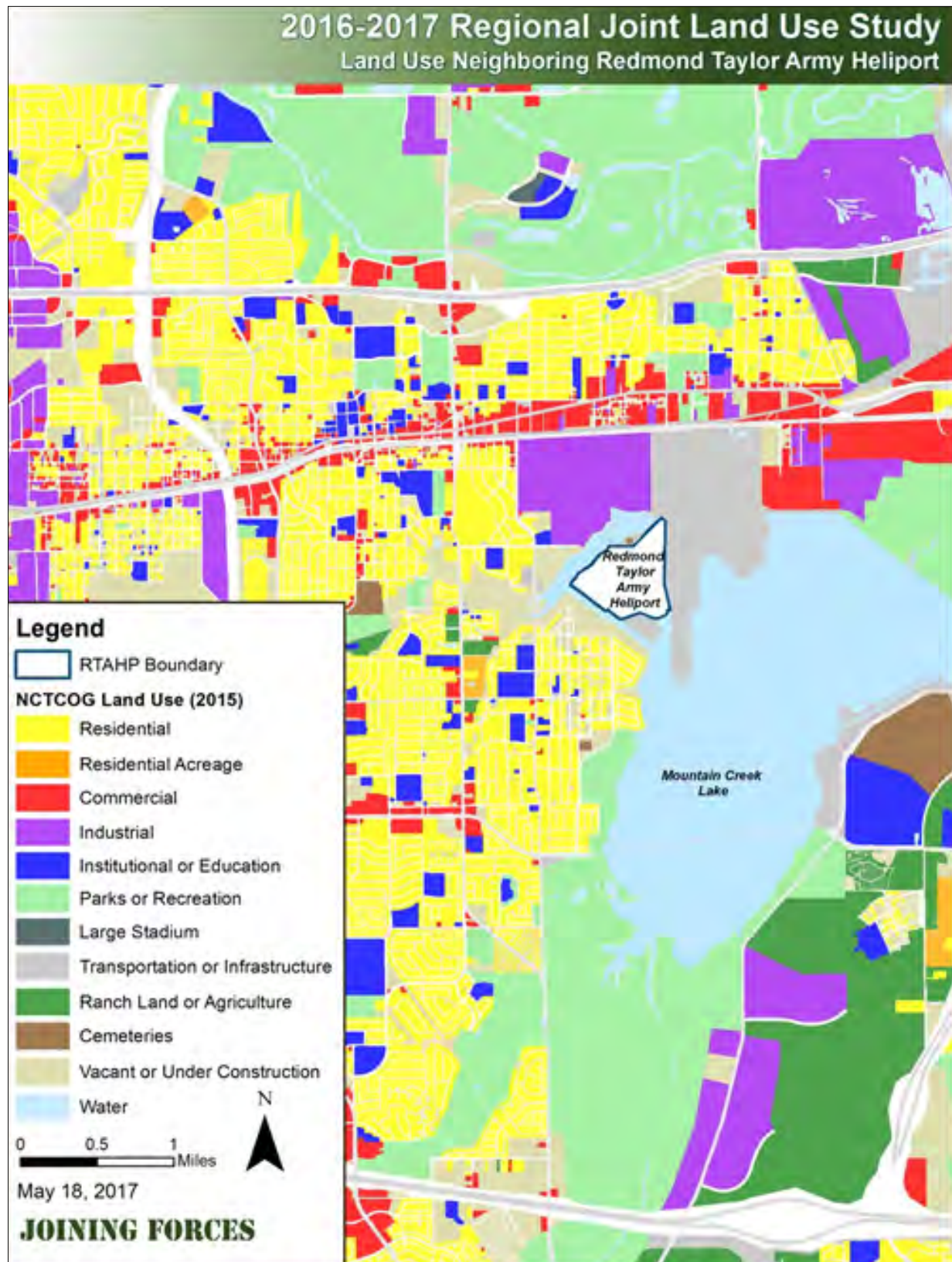
Close-in residential neighborhoods pose both noise- and security-related issues and constrict available training space at RTAHP. City officials have cited some noise complaints related to helicopter operations from residents in the Redbird community of Dallas. Most noise complaints are around airfields when units practice approaches.

To reduce noise exposure in the community, the aviation units use half of the local traffic pattern, avoiding incompatible areas, including development southwest of the base. Two significant recent routing adjustments in the remaining airspace further limit opportunities for realistic training and complex air maneuvers. Recent proposals could result in more land use conflicts due to increased noise sensitivity. Development pressure in the area includes proposed housing at the former Triumph Aerostructures site just to the north; commercial/potential mixed-use development south of Mountain Creek Lake; the continued growth of residential areas to the north, west, and south of the airfield; and the potential for the redevelopment of current warehouse uses to the east and south.

The direct adjacency of housing to the installation and the use of private security at the entry have raised ongoing security concerns. Though trespass is less significant than at Camp Maxey, community stakeholders have noted at least isolated examples of unauthorized access with people cutting fencing to gain illegal access to the facility. The surrounding residential context also generates transportation-related conflicts. All traffic, including heavy vehicles, heading to and from

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Figure 16. RTAHP Surrounding Land Use, 2015



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the installation must travel through a neighborhood of single-family homes, creating a nuisance and potential safety risk for residents.

Commercial and general aviation, flight obstructions, and UAS activity create airspace challenges for RTAHP operations. The proximity of the busy Class B airspace of the Dallas Fort Worth International Airport and Dallas Love Field imposes altitude restrictions on flights and reduces the ability of RTAHP units to vary routes. The City of Dallas recently rejected a proposal for a gas well to the southeast of the heliport due to concerns that it would be a flight hazard. Installation personnel have reinforced the concern that UAS activity is an increasing security and encroachment issue for air operations.

While the City of Dallas has explored re-use opportunities for the overall site, RTAHP is the long-term tenant with an expectation of continued tenancy. Joint site use produces some compatibility issues. The city and neighboring businesses use parts of the vacant runway for vehicle storage and police driver training, limiting operational use and causing liability concerns. According to stakeholder feedback, infrastructure is aging and inadequate, including a bridge just inside the installation gate that may require repair. The site is subject to a long-standing Settlement Agreement between the City of Dallas and the US Navy in which the Navy agreed to assume the cost of environmental cleanup. Despite prior cleanup activity, the Navy has indicated that there will be delays and additional costs in achieving full soil and water cleanup to residential standards by 2017. Resolution of ongoing remediation issues could affect future use of the site. Contamination also affects nearby Mountain Creek Lake.

RTAHP Communication and Coordination

To date, military and community stakeholders at RTAHP have not participated in a formal process to coordinate on compatibility issues. Continued challenges and the risk of more operational constraints, however, have heightened RTAHP's interest in building stronger relationships with surrounding communities. Community stakeholders have expressed interest in using existing communication channels, rather than the creation of new process, to increase awareness of issues and strengthen coordination.

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Ancillary Sites Compatibility

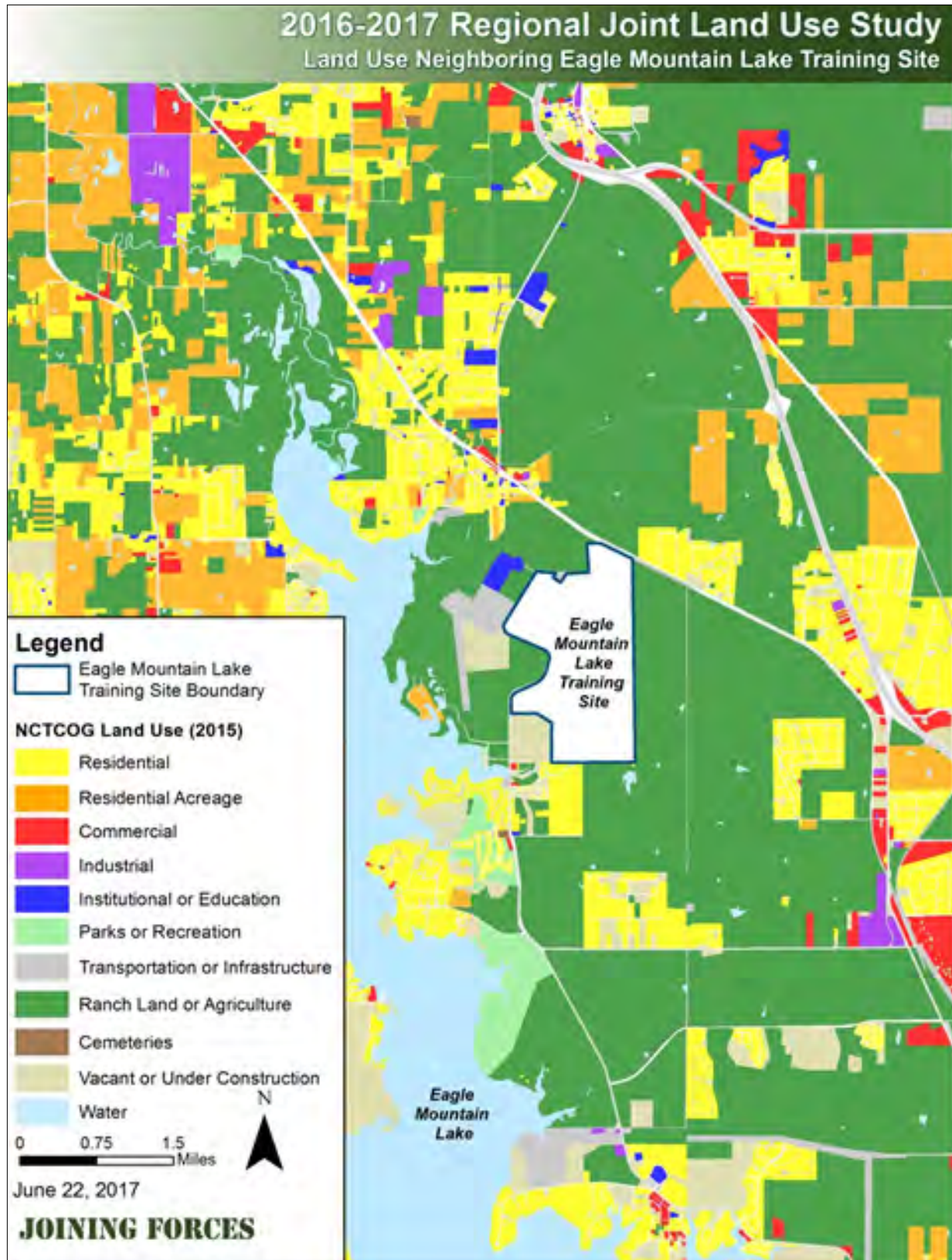
In addition to the four high-intensity installations, the *Joining Forces* study assessed compatibility at ancillary sites that provide training assets in support of higher intensity facilities.

Eagle Mountain Lake Facility

Fort Wolters manages the Eagle Mountain Lake Facility, which is east of the Kenneth Copeland Airfield in Tarrant County (see **Figure 8**). **Figure 17** shows surrounding land use. Energy infrastructure and development pose the most significant encroachment threats to the facility. Proposed wind turbines near the installation would create a potential flight hazard for operating aircraft. Continued strong growth pressure in Tarrant County could bring more housing and commercial activity closer to the site.

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Figure 17. Eagle Mountain Lake Surrounding Land Use, 2015



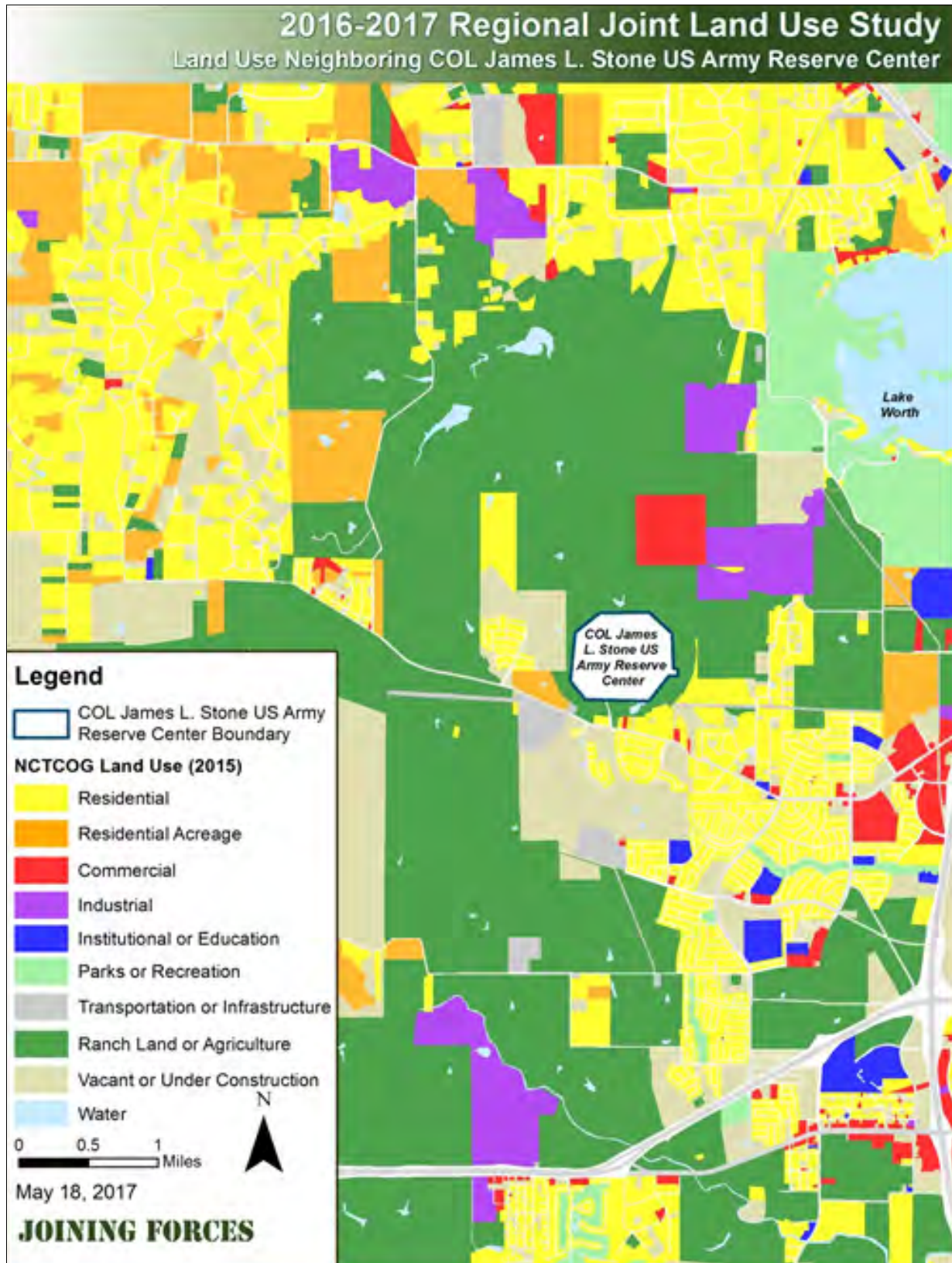
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Colonel Stone Army Reserve Center

The Colonel Stone Army Reserve Center is in unincorporated Tarrant County but is very close to the City of Fort Worth (see **Figure 9**). **Figure 18** shows surrounding land use. Development, energy infrastructure, and transportation are the primary compatibility factors affecting installation operations. Subdivisions built in the past decade surround the southern and western boundaries, increasing the risk of noise sensitivity. High levels of activity at the installation could produce traffic safety concerns around the entrance. Continued growth could hamper operational capacity by exacerbating traffic issues and increasing the risk of noise complaints.

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Figure 18. Colonel Stone Surrounding Land Use, 2015



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5

COMPATIBILITY STRATEGIES

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5 Compatibility Strategies

One of the unique aspects of the North Texas study area is its diversity—in terms of adjacent land use and growth patterns, the type and intensity of operations conducted at the installations, and differing mission encroachment threats and community impacts experienced. Stakeholders vary widely in the level and formality of current military-civilian communication and coordination processes.

To recognize this diversity, the *Joining Forces* JLUS has developed a series of compatibility menus organized around each installation and set of affected communities (see **Technical Appendix B** for the full tables). As noted earlier, the JLUS is strictly an advisory document that identifies tools and processes available to each study partner. The menus offer a wide range of strategies that partners can adapt to reflect the resources, needs, and interests of their local context. The menus include strategies grouped into the general categories (in alphabetical order) shown in **Table 6**.

Table 6. Compatibility Strategy Categories

CATEGORY	TYPE OF STRATEGIES	COMPATIBILITY ISSUES ADDRESSED
Air Quality	Regional environmental analysis of aircraft emissions	Air pollution and required air quality compliance
Aviation and Airspace Safety	Communication and outreach on regional and local airspace use; state and local regulations for small UAS operations	Airspace congestion; interference of small general aviation aircraft or UAS with training activities (Technical Appendix H)
Communication and Coordination	Information sharing and consultation to increase awareness	Multiple issues (Technical Appendix J)
Economic Development	Strategic investments and public-public, public-private (P4) partnerships	Multiple issues through potential shifting of operations to less intensively used facilities

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Table 6. Compatibility Strategy Categories (cont.)

CATEGORY	TYPE OF STRATEGIES	COMPATIBILITY ISSUES ADDRESSED
Energy Infrastructure	Outreach and consultation; formal permitting processes for siting	Vertical intrusions; radar and NAVAID interference (Technical Appendix G)
Environmental/Cultural Resources	Environmental analysis; conservation easements	Multiple issues through creation of natural buffers
Frequency and Spectrum Management	Outreach and consultation; formal permitting processes for siting; de-confliction of use	Frequency availability; frequency communication and interference; potential radar interference from wind turbines; integration of new technologies
Land Use/Urban Development	Zoning; design and siting guidelines; infrastructure planning	Multiple issues through compatible land use planning (Technical Appendix I)
Local Government Plans	Comprehensive and sub-area plans; joint consultation	Multiple issues
Military Plans/Operations	Feasible operational adjustments; environmental analysis; community outreach to raise awareness	Multiple issues
Noise Management/Avoidance	Structure attenuation; feasible operational adjustments	Noise exposure in communities
Outdoor Lighting/Signs	Sensitive (dark sky) lighting applications	Light pollution/glare
Physical Security	Perimeter reinforcement; signage	Trespass

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Table 6. Compatibility Strategy Categories (cont.)

CATEGORY	TYPE OF STRATEGIES	COMPATIBILITY ISSUES ADDRESSED
Statewide Policy/ Legislative Actions	Advocacy and support for statewide policy	County land use authority; energy infrastructure; strategic capacity investments; community development notification; dark sky lighting; military compatible annexation reform
Stormwater Management	Outreach; low impact development; infrastructure improvements	Flooding (Technical Appendix K)
Transportation	Roadway upgrades; gate improvements; access improvements	Roadway congestion; gate congestion; military/civilian traffic conflicts

No single strategy can reduce or eliminate all of the current or anticipated issues identified in the *Joining Forces* process. Instead, the tools work in concert to address as many compatibility factors as possible. The compatibility menus contain 152 action steps, some of which build on each other to establish longer-term tools or processes that promote partnerships and enhance communication and collaboration. The menus organize strategies with the highest priority and shorter-term actions at the top of each category followed by lower priority and longer-term measures.

Protection of the military mission requires collaboration beyond local governments to include state and regional agencies, agriculture, energy producers, recreational interests, utility and transportation entities, economic development agencies, environmental groups, and the private sector. The NCTCOG, and increasingly the State of Texas, plays a significant role in promoting military-civilian compatibility. State and regional support and resources are particularly critical for addressing complex or emerging encroachment issues (UAS, airspace management); coordinating action on large-scale projects with potential impacts that span multi-jurisdictional areas (energy infrastructure); and formalizing clear and consistent communication processes, such as real estate disclosure and installation/community consultation. The ability to articulate a coordinated regional vision for compatibility is of value in highlighting common interests and concerns among all

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installations in North Texas and attracting state and DoD resources in support of current and future military missions. To stress this comprehensive approach to encroachment management, the JLUS developed a regional menu of compatibility strategies focused on overarching issues.

In developing the menus, the *Joining Forces* Policy Committees, in collaboration with the planning team, confirmed a set of compatibility factors based on analysis of existing and foreseeable conditions and public input (see **Section 4**). The Committees then evaluated and refined a broad array of potential compatibility solutions appropriate for their local contexts.

Given the number of strategies and study partners, the complexity of some compatibility issues, and finite resources for implementation, *Joining Forces* emphasizes a phased approach that focuses first on foundational, near-term actions. To assist in organizing the region's implementation efforts, the planning team facilitated a dialogue with Committee members to identify the most critical of the high priority and short-term (1 to 2 years) action steps from among the longer list of available strategies. The Committees drew from the following criteria to identify those actions that:

- Represent an easy win and can be put into place quickly;
- Contribute to building an organizational framework for cooperation beyond the current study;
- Address another time sensitive action that could affect compatibility, such as an upcoming development project in the study area or a state legislative activity;
- Address an ongoing compatibility issue that has a major impact, especially related to safety on military operations or community; or
- Address an ongoing compatibility issue for which there are no existing tools or policies in place within the region or surrounding communities.

The selection of critical items is meant to assist all *Joining Forces* partners in prioritizing their implementation efforts. The list of priority actions varies across the region. The remainder of **Section 5** highlights the top actions selected for each area, as well as regional strategies. Strategies for installations and affected communities include actions appropriate both for the military and local governments. Some actions bundle related strategies to create a linked set of activities that work in concert to address issues. The full compatibility menus remain as a comprehensive toolkit that all partners can revisit and adapt as appropriate to meet changing conditions, needs, and goals (see **Technical Appendix B**).

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Regional Actions

While most compatibility strategies are geared toward a specific installation or set of local communities, other measures require broader implementation. These strategies typically address compatibility issues that are common across all of the region's installations. Management of their associated impacts tends to cross jurisdictional boundaries. Airsheds, watersheds, energy infrastructure systems, and airspace, for example, all stretch over larger geographies, encompassing numerous governments. As a result, these strategies must draw from the support of multiple federal, state, local, and private sector actors. Other tools, such as targeted land use authority in unincorporated areas, involve changes in the current policy environment. *Joining Forces* identifies these actions as part of a regional compatibility menu to encourage a comprehensive, coordinated approach to encroachment management in North Texas.

The regional compatibility menu identifies 17 strategies (see **Technical Appendix B**). Five of the strategies are high priority and short-term actions:

- Address the security and safety risks associated with increasing hobbyist UAS activity near airfields or other secure facilities;
- Create a region-wide forum for communication and advocacy for compatible development in communities surrounding military installations;
- Promote an early notification and consultation process regarding siting of tall structures (e.g. energy and communications infrastructure);
- Promote early outreach with energy developers and regulators during the project planning phase to shape compatible siting decisions; and
- Actively pursue state legislation that enables local governments to implement targeted land use controls on unincorporated land.

Of the five strategies, stakeholders identified three critical actions related to UAS outreach, creation of a region-wide forum, and advocacy for a statewide policy/legislative initiative enabling local governments to use targeted land use controls near military operations. Given its ongoing function as a facilitator, convener of diverse interests, and technical resource, NCTCOG will play an essential role in advancing these regional strategies. **Table 7** expands on these key regional compatibility actions.

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Table 7. High Priority Regional Implementation Plan

Action - UAS Outreach: Conduct educational outreach with communities to increase awareness of the security and safety risks associated with UAS operations near airfields and military facilities and offer technical assistance to local law enforcement agencies to identify and prevent unauthorized or unsafe drone use in the community

Purpose: Military stakeholders have noted a rise in UAS activity near installations. Small UAS create a risk of mid-air collision with low-flying aircraft or can intrude on training or other secured areas, posing a threat to military personnel and sensitive operations. Despite the increasing popularity of drones, many hobbyist operators may be unaware of these risks. Increased outreach in the community would improve awareness of UAS impacts, deter unsafe operations, and empower local law enforcement officials to recognize and stop unauthorized activity.

Milestone Implementation Actions:

- Collaborate with military installations and regional airports to determine appropriate “no-fly” zones for UAS
- Coordinate with the FAA to align local actions with federal policy and identify appropriate roles for local officials
- Publish a brochure that identifies UAS risks to military operations and highlights FAA guidelines on small UAS operations
- Post UAS-related technical resources and policy/regulatory updates on the NCTCOG Aviation Planning and Education web site
- Conduct specific outreach with city and county law enforcement to assist them in identifying UAS threats and establishing penalties (e.g. fines)
- Collaborate with FAA and DoD to define Temporary Flight Restrictions over military facilities

Lead Partner: NCTCOG

Supporting Partners: Military Installations, Regional Airports, City and County Governments, FAA

Geographic Area: Clear zones and accident potential zones; airfield clearance zones and portions of Part 77 imaginary airspace; drop zones; low-level approach and departure paths; and/or other specified distances from airfields, range training areas, or installation perimeters

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Table 7. High Priority Regional Implementation Plan (cont.)

Action – Regional Forum: Build on existing coordination bodies, such as NAS Fort Worth JRB’s RCC and the state TCC, to create a region-wide forum for communication and advocacy of the military missions, installations, and training assets across North Texas

Purpose: The RCC and TCC both function effectively as coordinating bodies for NAS Fort Worth JRB and statewide issues respectively. However, no comparable umbrella body exists to articulate common interests among the four major installations of North Texas. Creation of a region-wide advisory group would enable all *Joining Forces* partners to identify overarching issues, advocate in a coordinated fashion for federal and state resources, highlight market attractiveness to defense-related private sector businesses, and continue dialogue on the sharing of training assets or the potential shifting of operations and training activity within the region.

Milestone Implementation Actions:

- Identify participating representatives of the region-wide body
- Define basic organizational roles and responsibilities, and areas of focus through bylaws and operating procedures
- Identify an existing organizational structure to house regional activities (e.g. RCC or TCC)
- Convene a yearly forum of *Joining Forces* military and community stakeholders to communicate updates in missions and operational activities, identify common interests and available resources, track progress on compatibility actions, and jointly pursue legislative and funding opportunities
- Participate in statewide coordination among communities undergoing Joint Land Use Studies or implementing recommendations from a JLUS report

Lead Partner: NCTCOG

Supporting Partners: Military Installations, City and County Governments, Texas Military Department, TCC, Texas Military Preparedness Commission

Geographic Area: *Joining Forces* region and statewide

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Table 7. High Priority Regional Implementation Plan (cont.)

Action - Targeted Local Government Land Use Controls: Actively pursue state legislation that enables local governments to implement targeted land use controls on unincorporated land in specified proximity to military installations and training areas

Purpose: The State of Texas does not explicitly grant counties the authority to zone unincorporated land. Since much of the rural land surrounding *Joining Forces* installations is unincorporated, this lack of zoning authority creates a significant implementation gap for jurisdictions near Camp Maxey and Fort Wolters, as well as areas around ancillary facilities. The state legislature has granted some counties the authority to enact targeted zoning powers near military installations.

Milestone Implementation Actions:

- Continue to identify targeted zoning around military installations as a legislative priority for the TCC, RCC, and *Joining Forces* region-wide body
- Highlight best practice examples from counties that currently enact land use controls near installations
- Meet with administrative staff of area legislators and discuss the sponsorship and drafting of proposed legislation to mitigate the impact of incompatible development and practices on military operations
- Prepare to provide expert testimony during Legislative Session in support of bill passage

Lead Partners: Military Installations, TCC, NCTCOG

Supporting Partners: City and County Governments

Geographic Area: Unincorporated counties

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NAS Fort Worth JRB and Communities Actions

NAS Fort Worth JRB and surrounding communities have been engaged in ongoing compatibility planning since the 2008 JLUS. The base actively participates in ongoing community planning initiatives. Similarly, two surrounding communities have adopted regulatory overlays to address noise and air safety impacts. As a result, the emphasis of *Joining Forces* in the area is on refining established communication processes and filling gaps in the regulatory and policy tools available to local communities.

The NAS Fort Worth JRB compatibility menu identifies 39 strategies (see **Technical Appendix B**). Twelve of these strategies are high priority and short-term actions:

- Identify specific off-base areas vulnerable to security and safety threats from unauthorized UAS activity for purposes of designating drone “no fly zones” and coordinate with regional and local government efforts to create appropriate UAS ordinance adhering to relevant federal and state regulations;
- Incorporate stakeholder feedback to identify improvements to the RCC Development Review Web Tool to ensure continuity in use and enhance its effectiveness as a coordination and communication platform;



NAS Fort Worth JRB
Source: NAS Fort Worth JRB

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- Create a Technical Subcommittee of the RCC to share best practices and assist in the implementation of changes to the RCC Development Review Tool;
- Support implementation of HB 890 (85th Texas Legislature, Regular Session) by ensuring the ready availability of compatibility-related studies, such as the most recent NAS Fort Worth JRB AICUZ and *Joining Forces* JLUS;
- Prepare and distribute a “welcome packet” with information on base background, mission, and operations for incoming residents to promote an understanding of operations and potential impacts as neighborhoods transition and redevelop;
- Coordinate on the siting of energy infrastructure to reduce safety threats to aviation activity through updated mapping of the location of energy infrastructure and use of the RCC tool to facilitate consultation on siting decisions;
- Explore REPI Program projects within areas around the main base or/and near off base training areas;
- Explore adoption of a land use/development regulatory overlay in additional communities to promote compatibility within clearly defined planning zones, including noise contours, and airfield APZ;
- Continue to support area development/in-fill plans and designs that are consistent with the US Navy’s AICUZ land use compatibility guidelines and maintain safety with aircraft operations along the extended centerline of the assault landing strip on NAS Fort Worth JRB;
- Adopt sound attenuation building standards and/or energy efficiency practices to achieve indoor noise reduction in the construction of sensitive receptors, such as housing, schools, or medical facilities within noise zones associated with airfield operations;
- Strengthen awareness and promote the implementation of integrated Stormwater Management (iSWM™) strategies and Low Impact Development (LID) techniques to reduce flooding risks across the watershed;
- Increase the capacity and function of existing stormwater infrastructure through the re-grading of ditches and cleaning out culverts along highway corridors and the implementation of engineering improvements in storm drain inlets and in upstream and on-system capture areas; and
- Continue implementing priority transportation and mobility projects to enhance access around NAS Fort Worth JRB and surrounding communities, including planned improvements to Meandering Road and the SH 183 and 199 corridors.

Of the 13 strategies, stakeholders identified three critical actions related to improvement of the RCC Development Review Web Tool (see **Technical Appendix F**), pursuit of potential REPI conservation partnerships, and advocacy for statewide compatibility initiatives. **Table 8** expands on these key compatibility actions.

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Table 8. High Priority NAS Fort Worth JRB and Communities Implementation Plan

Action - RCC Development Review Web Tool: Incorporate stakeholder feedback to identify improvements to the RCC Development Review Web Tool to ensure continuity in use and enhance its effectiveness as a coordination and communication platform

Purpose: As an outgrowth of the prior JLUS, NCTCOG hosts the RCC Development Review Tool, a web-based clearinghouse to track and review proposed community projects and initiatives. While the tool functions as an effective platform for facilitating consultation on potential compatibility impacts, turnover of personnel and site access issues have contributed to a lack of continuity in use. Consistent and expanded use of the tool would further strengthen compatibility dialogue.

Milestone Implementation Actions:

- Create a Technical Subcommittee of the RCC to share best practices and assist in the implementation of changes to the RCC Development Review Tool
- Provide training, particularly to new RCC members and planning and technical staff
- Align the tool with municipalities' existing workflows to facilitate incorporation into daily activities
- Update the web design and mapping component of the tool, including use of an interface such as ArcGIS Online to enable better data collection and spatial data management
- Incorporate additional categories and mapping layers, such as zoning overlays, to make the tool more robust and relevant for the end user
- Provide submittal criteria for items of interest that impact military operations, such as land use plan amendments, major thoroughfare plan amendments, requests for zoning and rezoning of properties, Master Development Plans and Planned Unit Developments, Extraterritorial Jurisdiction boundary adjustments, etc.

Lead Partner: NCTCOG

Supporting Partners: NAS Fort Worth JRB, Municipalities, Tarrant County

Geographic Area: Tarrant County and Municipalities

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Table 8. High Priority NAS Fort Worth JRB and Communities Implementation Plan (cont.)

Action – REPI Partnerships: Explore REPI Program opportunities for military- and conservation-based projects within areas around the main base or/and near off-base training areas

Purpose: REPI provides funding on a competitive basis for the purchase of development interests in the properties of voluntary sellers. The resulting agreements limit the use of land for compatibility with military missions, while preserving, or introducing, habitat and other sensitive environmental resources and creating a natural buffer that protects areas surrounding installations and training areas from incompatible development.

Milestone Implementation Actions:

- Meet with state and regional stakeholders to introduce conservation objectives, partnerships, and benefits to the community and base
- Identify potential areas for land preservation and conservation programs through partnerships with land conservation organizations and land trust agencies
- Explore potential statewide partnerships with Texas A&M University, the Texas A&M AgriLife Extension Service, and the TCC to prepare a strategic plan for identifying place-based conservation pilots, and preparing nomination documentation to establish Texas REPI and Sentinel Landscapes projects
- Align possible REPI areas around the main base of NAS Fort Worth JRB with regional and local conservation priorities or opportunities for the voluntary acquisition of land in airfield AICUZ areas

Lead Partner: NAS Fort Worth JRB

Supporting Partners: Natural Resources Conservation Service, Texas A&M University, Texas A&M AgriLife Extension Service; US Fish & Wildlife Service, DoD, City and County Governments, NCTCOG, Trust for Public Land

Geographic Area: Conservation lands as identified near NAS Fort Worth JRB, Fort Wolters, or other off base training areas

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Table 8. High Priority NAS Fort Worth JRB and Communities Implementation Plan (cont.)

Action – Statewide Compatibility Initiatives: The *Joining Forces* regional compatibility menu identifies a series of statewide legislative actions to mandate, formalize, standardize, or enable coordination processes and regulatory tools for land use control in unincorporated areas; energy siting; UAS operations; and civilian-military consultation on proposed ordinances, rules, plans or structures. This action bundles support for these initiatives into a coordinated advocacy effort for increased statewide compatibility planning.

Purpose: As noted earlier, the lack of county zoning authority creates a significant implementation challenge for *Joining Forces* installations. Without formalized consultation procedures in place, the region also has localized communication gaps that could hamper encroachment management. Statewide provisions for real estate disclosure (passed in 2017), targeted county zoning authority (granted to select county jurisdictions outside of North Texas), energy siting, and general civilian-military consultation on designated actions of interest would create a clear, consistent regulatory and policy framework for all defense communities engaged in compatibility planning.

Milestone Implementation Actions:

- Monitor proposed legislation that encourages military-community compatibility
- Continue to identify statewide compatibility initiatives as legislative priorities for the TCC, RCC, and region-wide body
- Meet with administrative staff of area legislators and discuss the sponsorship and drafting of proposed legislation to mitigate the impact of incompatible development and practices on military operations
- Meet with representatives of state-level agencies, such as ERCOT to facilitate statewide coordination and data sharing
- Prepare to provide expert testimony during Legislative Session in support of bill passage

Lead Partners: Military Installations, NCTCOG, TCC, *Joining Forces* region-wide body

Supporting Partners: City and County Governments

Geographic Area: *Joining Forces* region

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Fort Wolters and Communities Actions

Fort Wolters enjoys a strong collaborative relationship with the City of Mineral Wells, and the surrounding community has expressed a strong interest in accommodating increased operations at the installation. However, there are no formal, standing channels of communication and coordination between the installation and surrounding communities. Interaction with the Counties of Palo Pinto and Parker is absent. Much of the area surrounding the installation is in unincorporated Parker County, creating an implementation challenge due to a lack of land use control authority. The focus of the *Joining Forces* study for this area is on building the basic structure for continued communication and coordination between military and civilian stakeholders and in addressing current gaps in the ability to shape compatible land use patterns in the future.

The Fort Wolters and Communities compatibility menu identifies 33 strategies (see **Technical Appendix B**). Eleven of these strategies are high priority and short-term actions with a primary emphasis on developing strong communication mechanisms:

- Identify specific off-installation areas vulnerable to security and safety threats from unauthorized UAS activity for purposes of designating drone “no fly zones”;
- Continue briefings with regional partners to build support and strengthen engagement in ongoing *Joining Forces* compatibility implementation activities, particularly at the county level;
- Create formal, ongoing channels of communication and coordination between Fort Wolters and local communities to exchange information on major community actions and military operations that have potential compatibility impacts;
- Develop outreach materials to include information on mission, economic impact, and clear points of contact at Fort Wolters, as well as a map highlighting general operational impacts, such as noise in surrounding communities;
- Establish a formal coordination process with the entities that manage Lake Mineral Wells State Park to ensure that ongoing operations, management actions, and plans consider environmental and security impacts on Fort Wolters operations;
- Support implementation of HB 890 (85th Texas Legislature, Regular Session) by ensuring the ready availability of compatibility-related studies, such as the *Joining Forces* JLUS;
- Explore use of State of Texas authority to establish a JAZ Board to prevent aviation-related hazards around the Fort Wolters airfield;
- Coordinate on the siting of energy infrastructure to reduce safety threats to aviation activity, including updated mapping of the location of energy infrastructure;

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Lake Mineral Wells State Park
Source: Texas Parks and Wildlife

- Collaborate with local communities to reinforce existing safety and reporting guidelines in the event of discovery of UXO on off-installation land;
- Coordinate with Lake Mineral Wells State Park on security issues and enhance outreach to recreational users on the safety risks associated with trespass onto Fort Wolters; and
- Identify strategic investments, such as improvements in infrastructure to support a potential increase in installation capabilities at Fort Wolters and/or compatible re-use of the Fort Wolters Industrial Park.

Of the 10 strategies, stakeholders identified two critical actions related to establishing an ongoing military-civilian communication structure and pursuing a JAZ Board. **Table 9** expands on these key compatibility actions.

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Table 9. High Priority Fort Wolters and Communities Implementation Plan

Action – Communication/Coordination Structure: Create formal, ongoing channels of communication and coordination between Fort Wolters, local jurisdictions, and Lake Mineral Wells State Park to facilitate consistent dialogue on major community actions, park plans, and military operations that have potential compatibility impacts.

Purpose: The absence of standing channels of coordination between the installation and surrounding communities, particularly at the county level may lead to gaps in communication that result in incompatibilities. The adjacency of Lake Mineral Wells State Park also introduces another jurisdictional authority whose actions can affect Fort Wolters operations. Establishing consistent processes through structured meetings, clear points of contact, and defined expectations for information sharing will strengthen dialogue and ongoing compatibility efforts.

Milestone Implementation Actions:

- Collaborate with NCTCOG, as necessary, on the organizational structure of the coordination body and potential technical support
- Conduct outreach to county officials to build support for participation in compatibility efforts
- Identify participating representatives of the coordination body to include a representative from Lake Mineral Wells State Park
- Define basic organizational roles and responsibilities, and areas of focus through bylaws and operating procedures
- Convene at least a yearly session of the coordinating body and develop an email database for more frequent, informal communication

Lead Partners: Fort Wolters, City of Mineral Wells

Supporting Partners: NCTCOG, Texas Military Department, Parker County, Palo Pinto County, Texas Parks & Wildlife Department

Geographic Area: Palo Pinto and Parker Counties and Municipalities

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Table 9. High Priority Fort Wolters and Communities Implementation Plan (cont.)

Action – Explore JAZ Board: Explore use of State of Texas authority to establish a JAZ Board to prevent aviation-related hazards around the Fort Wolters airfield.

Purpose: Surrounding unincorporated areas limit the ability to shape compatible land use patterns around much of Fort Wolters. State law grants a JAZ board the same power to adopt, administer, and enforce airport hazard area zoning regulations or airport compatible land use zoning regulations as a municipality. These regulations are intended to protect the safety of adjacent lands exposed to noise or safety risks associated with airport operations, including the taking off and landing of aircraft. The code specifically includes airports operated by defense agencies. Permissible land use authority must fall within a rectangular area bounded by lines that are 1.5 miles from the centerline of a runway and 5 miles from each end of the paved surface of a runway.

Milestone Implementation Actions:

- Conduct mapping to determine the area of JAZ Board land use authority around Fort Wolters
- Based on feasibility of a JAZ Board, identify appointees for an airport zoning commission
- Conduct more detailed compatible land use mapping in the area of authority
- Develop airport zoning regulations

Lead Partners: City of Mineral Wells, Palo Pinto County, Parker County

Supporting Partners: Fort Wolters, Texas Military Department, NAS Forth Worth JRB

Geographic Area: Statutorily defined JAZ area around runway surface

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Camp Maxey and Communities Actions

Camp Maxey enjoys a supportive relationship with the City of Paris, and the surrounding community has expressed a desire to accommodate increased operations at the installation. However, there are no formal, standing channels of communication and coordination between the installation and surrounding communities. While Paris is to the south, the nearby census-designated community of Powderly and other parts of unincorporated Lamar County surround the installation. The adjacency of county land creates the common challenge of a lack of land use control.

The Camp Maxey and Communities compatibility menu identifies 30 strategies (see **Technical Appendix B**). Ten of these strategies are high priority and short-term actions with a primary emphasis on developing strong communication mechanisms and addressing trespass risks:

- Identify specific off-installation areas vulnerable to security and safety threats from unauthorized UAS activity for purposes of designating drone “no fly zones”;
- Work with local airports and conduct outreach to the general aviation community to communicate safety risks to low-flying aircraft during active range operations and prevent unauthorized overflight near Camp Maxey;
- Create formal, ongoing channels of communication and coordination between Camp Maxey and local communities to exchange information on major community actions and military operations that have potential compatibility impacts;
- Establish a formal coordination process with the entities that manage Pat Mayse Lake reservoir and Wildlife Management Area to ensure that ongoing operations, management actions, and plans consider environmental and security impacts on Camp Maxey operations;
- Support implementation of HB 890 (85th Texas Legislature, Regular Session) by ensuring the ready availability of compatibility-related studies, such as the *Joining Forces* JLUS;
- Coordinate on the siting of energy infrastructure to reduce safety threats to aviation activity, including updated mapping of the location of energy infrastructure;
- Coordinate with the State Legislature and Lamar County representatives to establish the legal authority to implement land use controls that promote compatibility on unincorporated lands near critical Camp Maxey operations;
- Coordinate with Pat Mayse Lake reservoir and Wildlife Management Area on security issues, and enhance outreach to recreational users on the safety risks associated with trespass onto Camp Maxey;
- Work with the USACE to explore strategies to reduce the risk of trespass; and

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- Coordinate maintenance of easement road on Camp Maxey and regulate use to reduce potential trespass and safety conflicts with training operations.

Of the 10 strategies, stakeholders identified four critical actions related to establishing an ongoing military-civilian communication structure, reducing instances of trespass onto military lands, and a suite of strategies to protect the mission capabilities of Camp Maxey. The Committee supported advocacy for statewide legislation to enable targeted county zoning near military installations.

Section 5.1 addresses this action as a regional strategy. **Table 10** expands on key compatibility actions for Camp Maxey and its environs.

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Table 10. High Priority Camp Maxey and Communities Implementation Plan

Action – Communication/Coordination Structure: Create formal, ongoing channels of communication and coordination between Camp Maxey, local jurisdictions, and Pat Mayse Lake reservoir and Wildlife Management Area to facilitate consistent dialogue on major community actions, park use, and military operations that have potential compatibility impacts.

Purpose: The absence of standing channels of coordination between the installation and surrounding communities may lead to gaps in communication that result in incompatibilities. The adjacency of Pat Mayse Lake reservoir and Wildlife Management Area also introduces another jurisdictional authority whose actions can affect Camp Maxey operations. Establishing consistent collaboration processes through structured meetings, clear points of contact, and defined expectations for information sharing will strengthen dialogue and ongoing compatibility planning.

Milestone Implementation Actions:

- Collaborate with Ark-Tex COG on the organizational structure of the coordination body and potential technical support
- Conduct outreach to county officials to build support for participation in compatibility efforts
- Identify participating representatives of the coordination body to include a representative from Pat Mayse Lake reservoir and Wildlife Management Area
- Define basic organizational roles and responsibilities, and areas of focus through bylaws and operating procedures
- Convene at least a yearly session of the coordinating body and develop an email database for more frequent, informal communication

Lead Partners: Camp Maxey, City of Paris, Lamar County

Supporting Partners: Texas Military Department, Red River Veterans Authority, Ark-Tex COG

Geographic Area: Lamar County and Municipalities

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Table 10. High Priority Camp Maxey and Communities Implementation Plan (cont.)

Action – Trespass Reduction: Coordinate with the Texas Parks & Wildlife Department and the USACE to reduce the risk of trespass onto military lands

Purpose: The boundary of Camp Maxey does not extend to the shores of the lake, preventing the installation from effectively securing its northern perimeter. Hunters entering from adjacent recreational lands regularly trespass onto Camp Maxey, posing a safety risk for themselves, as well as for soldiers in the training areas. There is also some risk of hunting on adjacent lands creating a firing hazard onto military lands.

Milestone Implementation Actions:

- Explore moving the Camp Maxey boundary north to the lake, thus eliminating hunting at the northern installation boundary and helping to improve anti-trespass enforcement
- Explore banning hunting (and restricting other access) to the area between Camp Maxey and the lake
- Install signage to indicate safety risks associated with unauthorized entry onto training lands
- Jointly develop outreach materials in printed and digital formats to raise safety awareness among recreational users and hunters and deter trespass

Lead Partners: Camp Maxey, Texas Military Department

Supporting Partners: Texas Parks & Wildlife Department, USACE

Geographic Area: Areas of Camp Maxey with adjacency to public lands on the north

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Table 10. High Priority Camp Maxey and Communities Implementation Plan (cont.)

Action – Protect Mission Capabilities: Protect Camp Maxey operations and mission capabilities from threats associated with UAS and small aircraft, energy infrastructure siting, and BASH. This action bundles strategies that reduce aviation, vertical intrusion, and mid-air collision risks to installation operations.

Purpose: Small, non-military aircraft periodically fly low over the eastern portion of the installation during range operations, requiring a halt of firing activity due to safety risks for both the pilot and on-the-ground military personnel. Birds and the nearby siting of energy infrastructure can similarly pose a safety risk due to mid-air collision or intrusions into protected airspace. These strategies are designed to protect mission capabilities by maintaining the safe and efficient use of range and airspace assets.

Milestone Implementation Actions:

- Identify specific off-installation areas vulnerable to security and safety threats from unauthorized UAS activity for purposes of designating drone “no fly zones”
- Jointly develop informational materials with local airports, and conduct outreach to the general aviation community to communicate safety risks to low-flying aircraft over Camp Maxey
- Develop a consistent consultation process with Camp Maxey on the potential siting of energy infrastructure and provide any updated mapping of the location of tall structures
- Establish siting and design standards for uses, such as detention ponds, sanitary landfills, and crops in areas subject to low-level flights
- Coordinate on BASH measures with resource management entities, particularly at Pat Mayse Lake

Lead Partners: Camp Maxey, City of Paris, Lamar County

Supporting Partners: Texas Military Department, USACE, Texas Parks & Wildlife Department

Geographic Area: Airfield clearance zones; drop zones; low-level approach and departure paths; and/or specified distance from airfield or installation boundary

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RTAHP and Communities Actions

RTAHP faces a series of complex compatibility challenges, including the long-term lease of the training site from the City of Dallas and a physically constrained training environment both in terms of airspace and the surrounding residential land use pattern. To date, military and community stakeholders at RTAHP have not participated in a formal process to coordinate on these compatibility issues. Continued challenges and the risk of more operational constraints, however, have heightened interest in building stronger relationships. The focus of the *Joining Forces* study in this area is to build a solid foundation for further dialogue by leveraging existing communication channels.

The RTAHP and Communities compatibility menu identifies 32 strategies (see **Technical Appendix B**). Eleven of these strategies are high priority and short-term actions with a primary emphasis on developing stronger communication mechanisms and addressing noise issues:

- Identify specific off-installation areas vulnerable to security and safety threats from unauthorized UAS activity for purposes of designating drone “no fly zones”;
- Continue briefings with regional partners to build support and strengthen engagement in ongoing *Joining Forces* compatibility implementation activities;
- Enhance RTAHP participation in established channels of communication for major community actions, such as proposed zoning changes, that have potential compatibility impacts;
- Leverage existing relevant public meetings and communication methods to improve coordination;
- Post compatibility-related studies, such as the *Joining Forces* JLUS, on NCTCOG website to comply with HB 890 (85th Texas Legislature, Regular Session);
- Develop outreach materials to include information on mission, economic impact, and clear points of contact at RTAHP, as well as a map highlighting general operational impacts such as noise in surrounding communities;
- Continue to support a framework for on-site maintenance, infrastructure, and tenant activity that promotes compatible community and military uses at RTAHP through the existing lease agreement, as applicable;
- Coordinate on the siting of energy infrastructure to reduce safety threats to aviation activity and ensure updated mapping of the location of energy infrastructure;
- Use aircraft noise attenuation requirements in the existing building code to promote compatible development within noise contours established for the former Hensley Field;

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- Consider sound attenuation building standards and/or energy efficiency practices to achieve indoor noise reduction in the construction of sensitive receptors, such as housing, schools, or medical facilities within noise zones; and
- Initiate outreach to neighborhoods experiencing noise impacts from RTAHP operations, including areas in proximity to RTAHP and Dallas Executive Airport.

Of the 11 strategies, stakeholders identified two critical actions related to improving military-civilian communication. **Table 11** expands on key compatibility actions for RTAHP and the surrounding area.

Table 11. High Priority RTAHP and Communities Implementation Plan

Action – Communication/Coordination Structure: Leverage existing City meetings and communication methods to improve military-civilian coordination

Purpose: The absence of ongoing coordination, particularly in light of complex encroachment threats can heighten the risk of incompatibilities at RTAHP. The use of existing meetings and communication networks within the Cities of Dallas and Grand Prairie enables the quick improvement of information sharing and coordination capabilities, while stakeholders consider longer-term opportunities to develop a more formal organizational structure.

Milestone Implementation Actions:

- Establish clear points of contact in departments, such as the City of Dallas Real Estate Division of the Sustainable Development and Construction Department, the City of Dallas Aviation Department, the City of Grand Prairie City Council Development Committee, and Real Property at the Texas Military Department
- Consider inviting *Joining Forces* partners, as relevant, to participate as a stakeholder in major plan updates and amendments, including Comprehensive Plans, and area, neighborhood, or corridor plans, which could affect RTAHP operations

Lead Partners: RTAHP, City of Dallas, City of Grand Prairie

Supporting Partners: NCTCOG, Texas Military Department, Dallas County

Geographic Area: City of Dallas, City of Grand Prairie, Dallas County

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Table 11. High Priority RTAHP and Communities Implementation Plan (cont.)

Action – Enhance Coordination: Encourage communication between RTAHP and local governments related to changes in military operations and proposed local ordinances, rules, plans, or structures that could create compatibility issues nearby military operations, with NCTCOG assisting RTAHP to monitor local government actions

Purpose: As a step beyond the leveraging of existing meetings and communication methods, increased communication would bring additional structure, predictability, and clarity in roles to ongoing military-civilian coordination. In addition to RTAHP and local governments, the participation of other stakeholders, including the USACE, Texas Parks & Wildlife Department, and private utility providers would enhance compatibility. In the longer term, a structured process could also facilitate broader interaction on more complex issues, such as on-site maintenance, infrastructure, and future tenant activity.

Milestone Implementation Actions:

- Identify interested parties and develop a contact list for various coordination efforts
- Develop information sharing protocols, including items of interest, notification procedures, and methods of communication
- NCTCOG should identify resources to assist RTAHP in monitoring development and planning activities in surrounding communities

Lead Partners: RTAHP, City of Dallas, City of Grand Prairie, NCTCOG

Supporting Partners: Texas Military Department, Dallas County

Geographic Area: City of Dallas, City of Grand Prairie, Dallas County

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Ancillary Site and MOA Actions

The less intensively used facilities of Eagle Mountain Lake and the Colonel Stone Army Reserve Center face compatibility challenges common to the region's rural installations. Surrounding unincorporated land limits the ability of local partners to regulate development and promote compatible land use patterns. Both facilities, however, are in rapidly growing Tarrant County rather than an outlying metropolitan county, making the areas more susceptible to development pressure and the conversion of agricultural or ranch lands. Given their location, the facilities are more vulnerable to incompatibilities associated with energy infrastructure. Strategies for these areas should focus primarily on improving coordination on land use and development and protecting operations from interference by gas wells or other energy structures.

Priority compatibility strategies for Eagle Mountain Lake Facility are:

- Review Eagle Mountain compatibility issues as part of routine communications by the Fort Wolters/Communities coordination body; and
- Continue outreach that engages stakeholders, including Fort Wolters, Eagle Mountain Lake Facility, Texas Military Department, Tarrant County, the unincorporated Pecan Acres community, and Wise County to build an awareness of compatibility issues, understand growth trends in the area, and coordinate on the siting of energy infrastructure or other potential aviation-related hazards near facility operations

Priority compatibility strategies for Colonel Stone Army Reserve Center are:

- Continue outreach that engages stakeholders, including Colonel Stone Army Reserve Center, Tarrant County, and the City of Fort Worth to build an awareness of compatibility issues, understand growth trends in the area, and coordinate on the siting of energy infrastructure or other potential aviation-related hazards near facility operations; and
- Develop an access and circulation plan for the facility entry to address traffic safety concerns

The Brady and Brownwood MOAs cover the far southwestern part of the study area, overlying portions of 13 counties - Brown, Callahan, Coleman, Comanche, Concho, Eastland, Erath, Hamilton, Llano, McCulloch, Mills, Runnels, and San Saba. Training airspace in the MOAs and MTRs is prone to noise, flight obstruction, and energy infrastructure-related encroachment threats. The expansive geographic area and rural development patterns produce significant challenges for outreach and coordinated planning.

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Priority compatibility strategies for counties underlying MOAs are:

- Continue to pursue statewide coordination on the mapping and future siting of energy infrastructure to reduce threats associated with radar interference or aviation hazards;
- Coordinate to develop updated mapping of the location of energy infrastructure in areas underlying airspace;
- Draw from technical analysis of airspace and corridor use, and conduct additional targeted outreach with county officials and stakeholder groups to identify specific areas affected by aviation noise, particularly supersonic booms; and
- Develop a set of outreach techniques, including radio, print, County Extension Offices, social media, or events that allow for effective communication with rural communities. Focus on educational outreach that increases community understanding of the purpose, nature, and type of military training conducted in the region.

6

CONCLUSION



JOINING FORCES

Given the size and diversity of the North Texas region, no single stakeholder can take all of the steps necessary to balance community growth with military mission compatibility. This *Joining Forces* process embodies a continuing partnership among residents, communities, agencies, and the military.

Initial follow-up implementation efforts are likely to focus on preparation of more detailed small area plans, such as a study of compatible re-use options for the City of Mineral Wells facilities on Wolters Industrial Park adjacent to Fort Wolters, development of a regional spatial database to support planning and infrastructure siting decisions, outreach to promote weatherization/sound attenuation practices, and the building of local and regional organizational capacity to maintain collaboration among *Joining Forces* partners.

As the JLUS effort transitions from planning to implementation, all stakeholders are encouraged to revisit their applicable compatibility menus and adapt or add tools as appropriate to meet changing conditions, mission needs, and priorities.

The ability to monitor outcomes is a critical component of sustaining momentum beyond the life of the study. Existing coordination bodies, such as the RCC or a newly formed region-wide committee should carefully track the implementation of recommended actions. In addition to noting the number of measures put into place, stakeholders should measure substantive progress by:

- Collaboratively developing a set of compatibility metrics and organizing results into a report on the state of the North Texas region and its defense communities;
- Conducting periodic surveys of local, regional, state, and DoD stakeholders to gauge the level and effectiveness of coordination activity and identify emerging issues; and
- Developing regional mapping products, such as existing land use around installations or the location of energy infrastructure or other aviation hazards, to inform decision-making and serve as a benchmark of compatibility conditions.

All of these steps encourage a more coordinated, comprehensive approach to compatibility planning and contribute to building a stronger, healthier, and more prosperous region.

Lake Worth City Council Meeting – April 10, 2018

Agenda Item No. F.4

From: Corry Blount, Chief of Police

Item: Discuss and consider Resolution No. 2018-17, participation in the Criminal Justice Division Texas Conversion to the National Incident-Based Reporting System (NIBRS) program and to authorize the City Manager to accept, reject, alter or terminate the grant on behalf of the City of Lake Worth.

Summary:

Staff recommends participation in the grant funded Texas Conversion to the National Incident-Based Reporting System (NIBRS) offered by the Criminal Justice Division. The grant will provide a new RMS/CAD system to facilitate the conversion of our UCR reporting system to NIBRS. The grant shows to have a minimum spending amount of 5,000.00 with no cap and no matching funds required.

The City of Lake Worth Police Department currently relies on the CRIMES record management system for computer aided dispatch (CAD), collection of officer statistics and reporting of uniform crime reporting statistics (UCR) to the Department of Public Safety.

There is a mandate that all agencies switch to NIBRS reporting in 2019. CRIMES is not currently formatted for the NIBRS system and has been lacking in all areas of operations of the City of Lake Worth Police Department.

Fiscal Impact:

Total cost of new RMS/CAD System:	\$181,903.00
Total amount of grant:	\$181,903.00
City of Lake Worth cost:	\$0

Attachments:

1. Resolution No. 2018-17 - NIBRS grant

Recommended Motion or Action:

Move to approve Resolution No. 2018-17, the participation in the Criminal Justice Division Texas Conversion to the National Incident Based Reporting System Program and to authorize the City Manager to accept, reject, alter or terminate the grant on behalf of the City of Lake Worth.

RESOLUTION NO. 2018-17

WHEREAS, The City of Lake Worth, Texas finds it in the best interest of the citizens of Lake Worth, Texas, that the Texas Conversion to the National Incident-Based Reporting System (NIBRS) Project be operated for the FY2018; and

WHEREAS, The City of Lake Worth agrees that in the event of loss or misuse of the Office of the Governor funds, The City of Lake Worth assures that the funds will be returned to the Office of the Governor in full.

WHEREAS, The City of Lake Worth designates Stacey Almond/City Manager as the grantee's authorized official. The authorized official is given the power to apply for, accept, reject, alter or terminate the grant on behalf of the applicant agency.

NOW THEREFORE BE IT RESOLVED, that the City Council of Lake Worth, Texas approves submission of the grant application for the Texas Conversion to the National Incident-Based System (NIBRS) Project to the Office of the Governor.

PASSED AND APPROVED this the 10th day of April 2018.

CITY OF LAKE WORTH

By: _____
Walter Bowen, Mayor

ATTEST:

Monica Solko, City Secretary

APPROVED AS TO CONTENT:

Corry Blount, Chief of Police

Grant Number: 3678301