



District 4

January 22, 2019

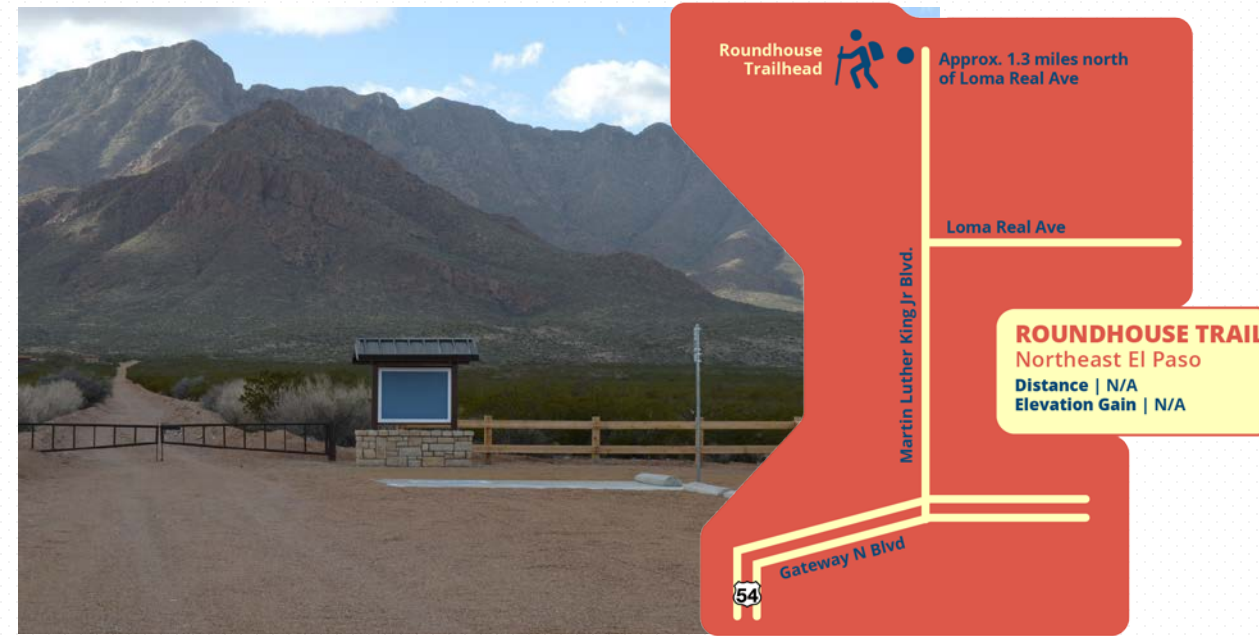




Parks & Libraries

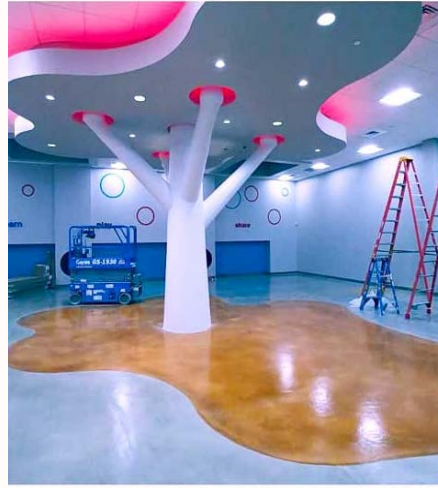
Trailhead Amenities

- New Parking Area
- Information Kiosk
- Solar Table
- Additional Amenities



Richard Burges Library

- Rehabilitation of existing library
- New children's area
- To re-open early 2019



Joey Barraza and Vino Memorial Park

- Development of vacant lot includes:
 - New Flat Fields
 - New Dog Park
 - Landscaping
 - Security Cameras
 - Expansion of parking area
 - Extension of existing Pathway



Veterans Recreation Center Expansion

- Expansion includes:
 - Additional gym for basketball, volleyball, and pickle ball
 - Centralized restrooms
 - New game room
 - Interior renovations
 - Expansion of free Wi-Fi



Museum of Archaeology Improvements

- New Gazebo with seating area
- Modify existing restrooms to comply with ADA requirements
- Installation of two emergency doors (North and South Gallery)
- Provide accessible path from the new emergency exits to the parking lot and/or the open area

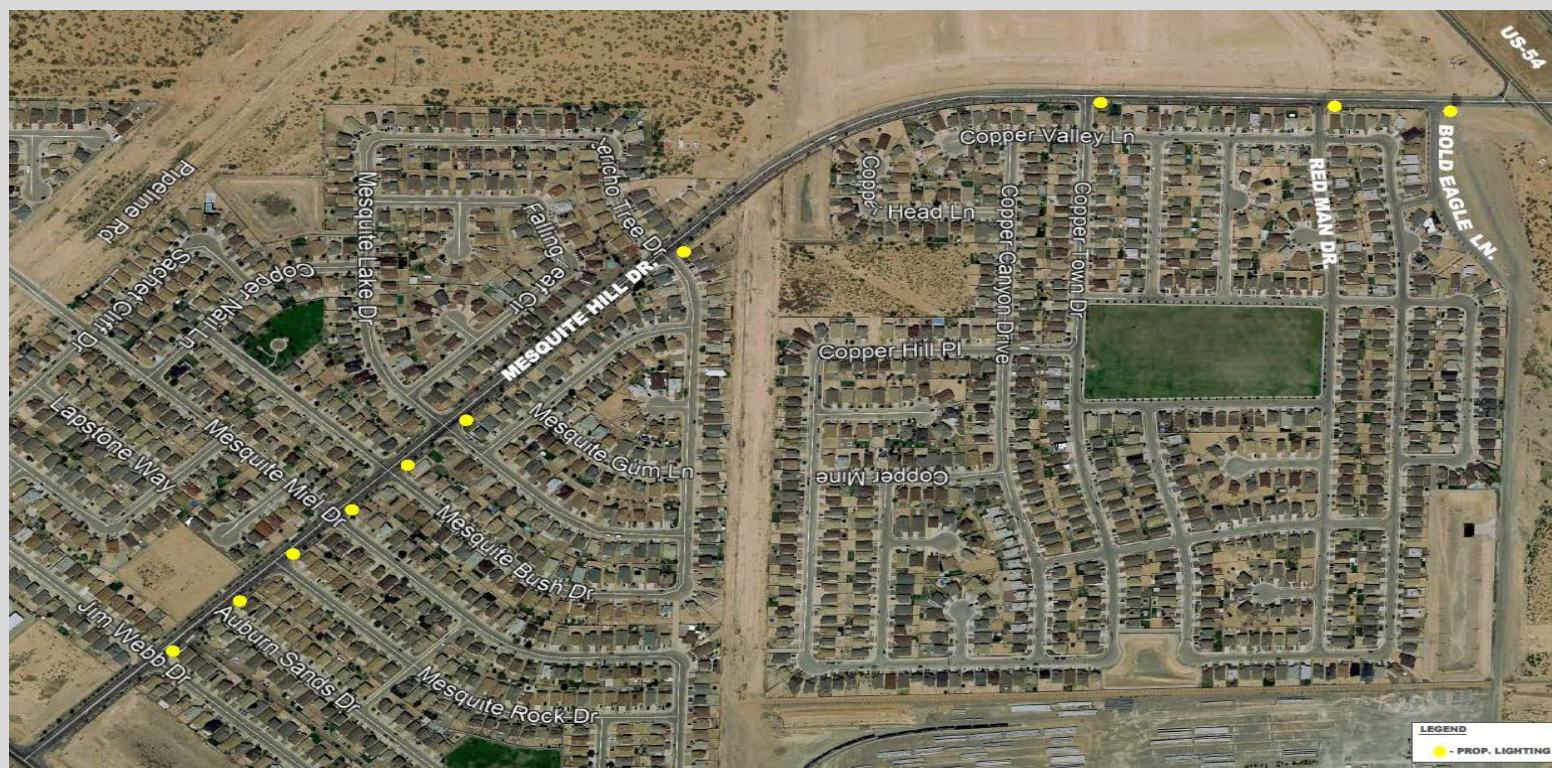




Streets

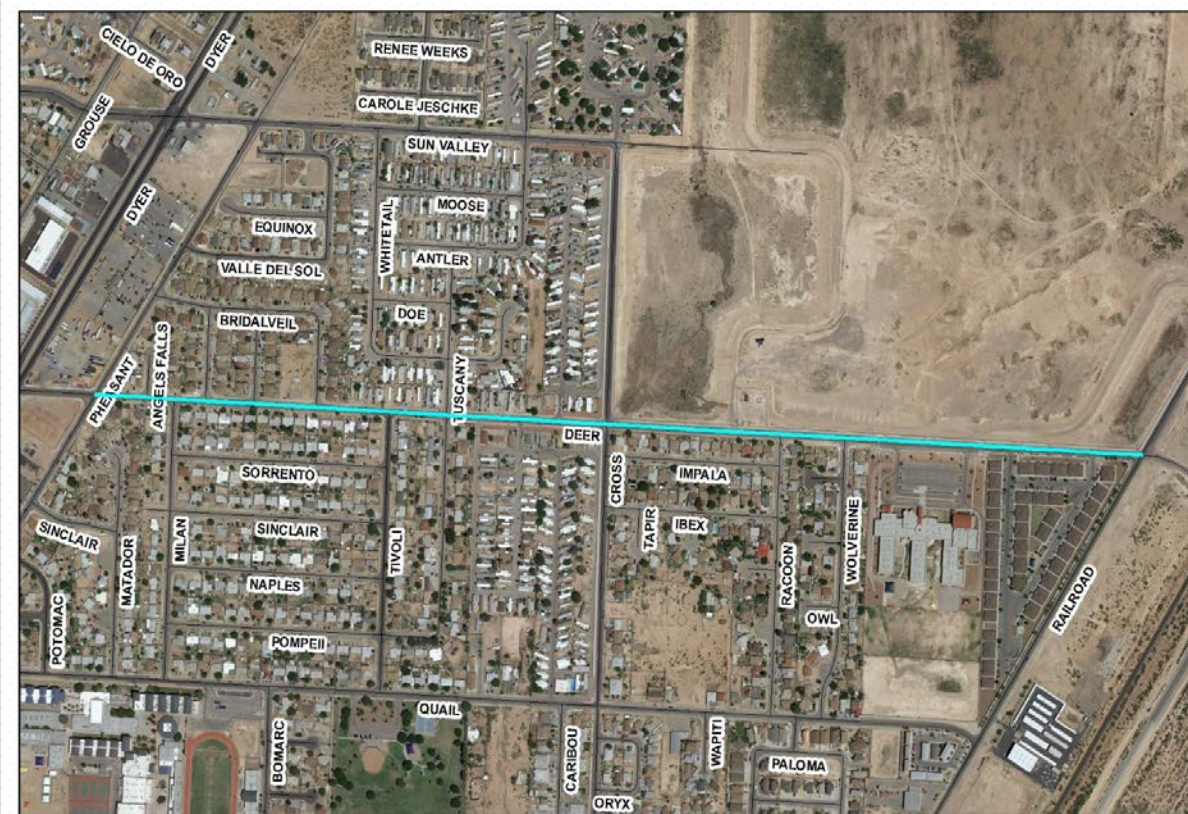
Mesquite Hills Street Lighting

- This project is from Dyer to US 54 and will provide **dark-sky compliant lighting** needed to provide a safer roadway for all users



NTMP - Deer Avenue

- Curb extension on various cross streets
- Installation of appropriate signage and traffic markings
- Landscape and irrigation
- Parkway structures



Landscape and Lighting

- Enhance economic opportunities with lighting and landscaping on major arterials
- Improve the visual image of the community along the City's most heavily traveled corridors maximizing the impact of the City's dollars within the community
- Sean Haggerty Drive: McCombs to Aaron Street



Anticipated to be complete
Early 2019

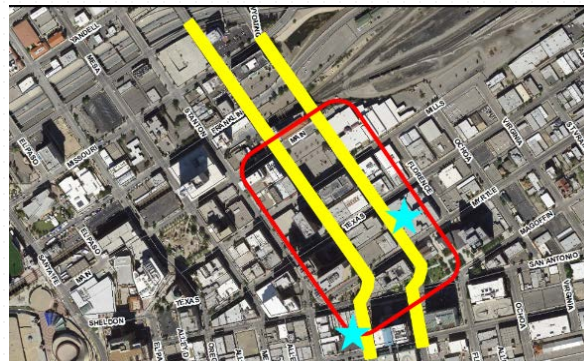
Dyer RTS

- New shaded bus stops
- Sidewalk and ramp upgrades
- Trash cans, bike racks, landscaping, pedestrian lighting
- Message signs to signal bus arrival
- Ticket vending machines for quicker service



Dyer RTS Pedestrian Enhancements

- Sidewalk and landscaping improvements will be constructed at:
 - Kansas and Campbell between San Antonio and Missouri
 - Pershing to Trowbridge to Alta
 - Dyer from Fred Wilson to McConnell
 - Intersection of Dyer and Hercules (Median refuge)



Railroad Drive Reconstruction

- New roadway pavement structure
- New street signage
- Street striping
- Dark sky compliant street lighting (where necessary)
- ADA compliant sidewalks and driveways (where necessary)



Northgate Transfer Center

- The new transfer center and parking garage provide accessible and linked bus routes and terminals connecting to each section of the city
 - Retail lease spaces
 - Community room
 - Small café outlet
 - Drivers lounge
 - Shaded and open plaza for riders and visitors



Entertainment



Cohen District

Demolition work is anticipated to begin late spring with an estimated completion of summer 2019

- Urban plaza
- Restaurants
- Athletic facilities
- Family entertainment
- Water park
- Green space
- Retail
- Hotel
- Parking facilities



Summer 2020

Cohen Water Park – Sporty Arroyo

- Lap Pool
- Water Slides
- Lazy River
- Toddler Pool Area
- Shaded Area
- Concession Area
- Rentable Area
- Bathhouse
- Landscaping



Public Safety

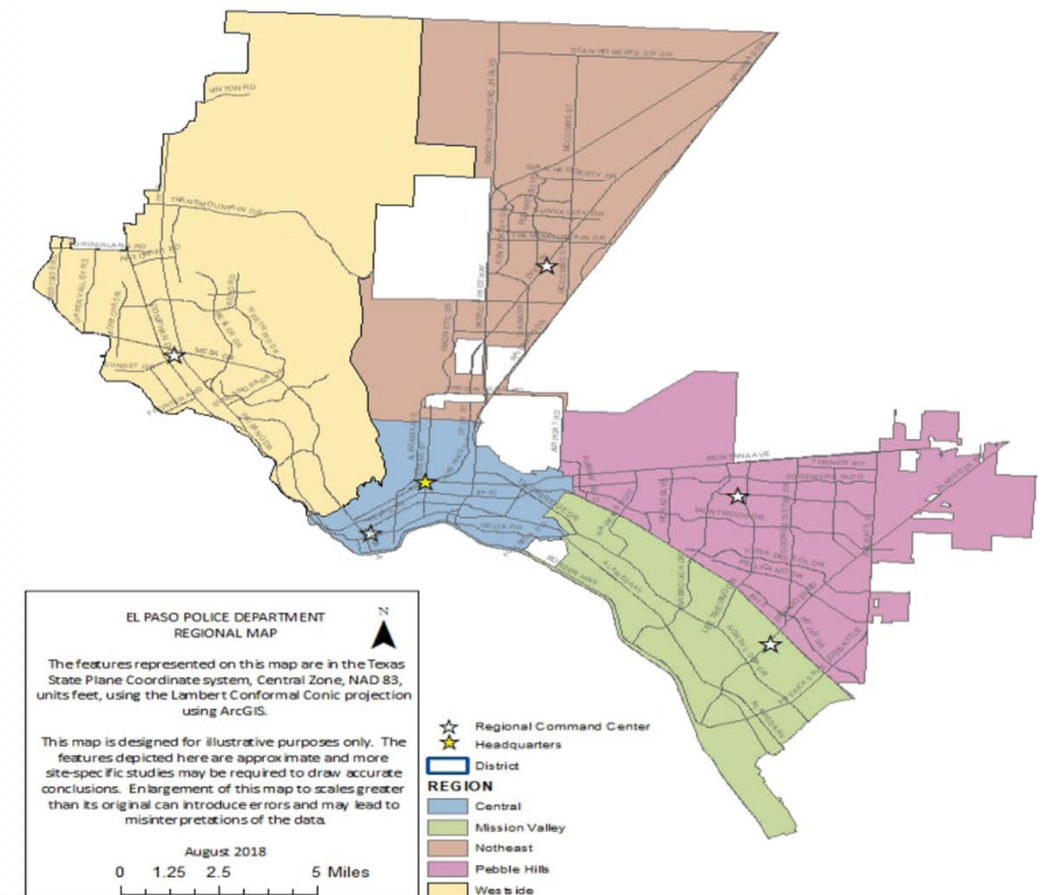


EPPD Master Plan

- Twenty year protection of personnel resources
- Deployment operation strategy
- Organization structure and management
- Facilities plan (existing and future)

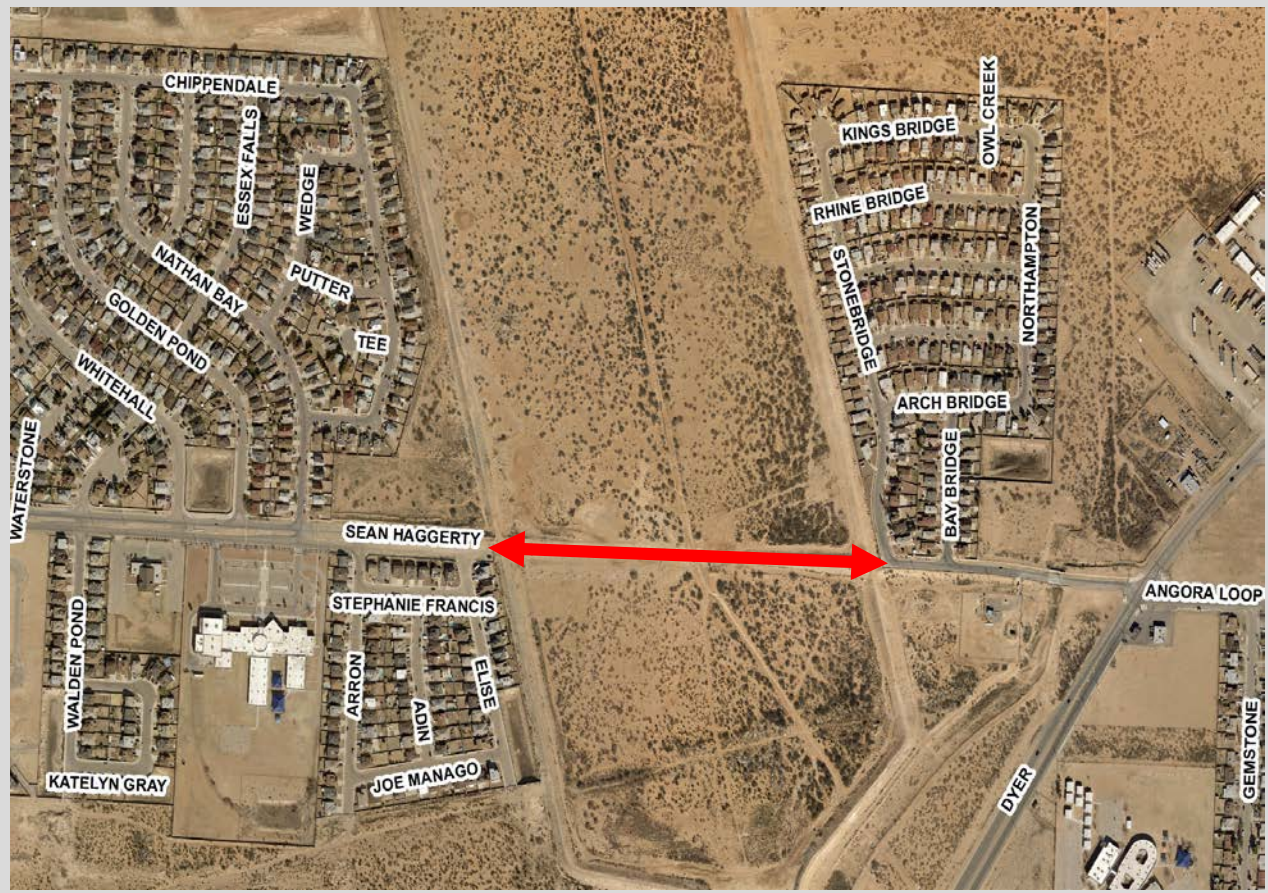


El Paso Police Department Region Map



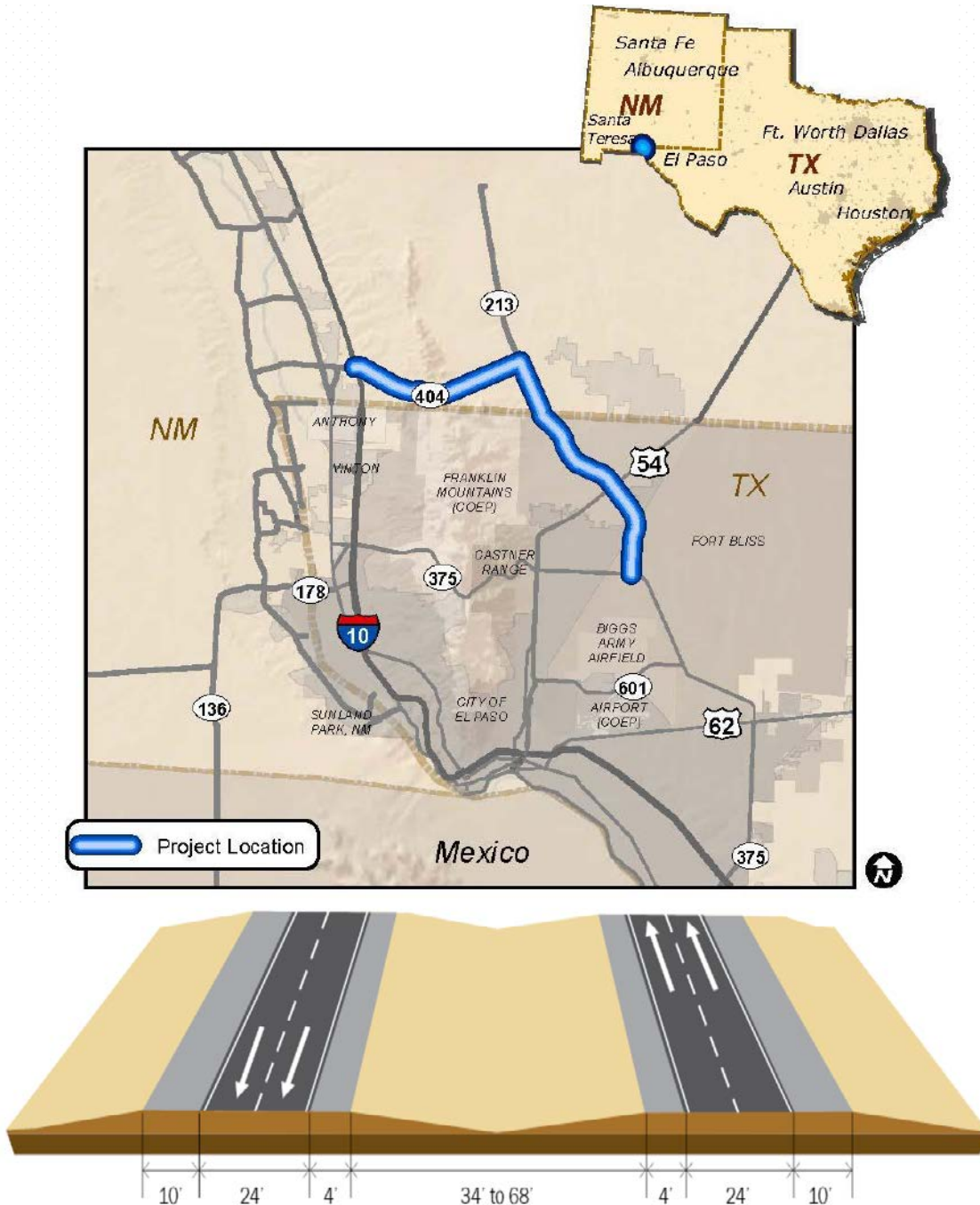
Sean Haggerty Extension

- Roadway connection with a Bridge Structure
- Section of Existing Roadway Completion
- Intersection Improvements
- TIRZ 13 Funding
 - Working on timeline and funding for execution



Borderland Expressway

- Collaboration with NMDOT to improve reliability of the network by providing an alternate route
- Provide strategic regional connectivity
- Four 12-Foot lanes
- Divided, depressed median
- Limited Access (“Freeway”)



A landscape photograph featuring a dense field of bright yellow wildflowers in the foreground. In the background, there are dark, rugged mountains under a sky filled with large, white, fluffy clouds. The text "Thank You" is overlaid in the center of the image.

Thank You

C I T Y O F E L P A S O

NORTHEAST



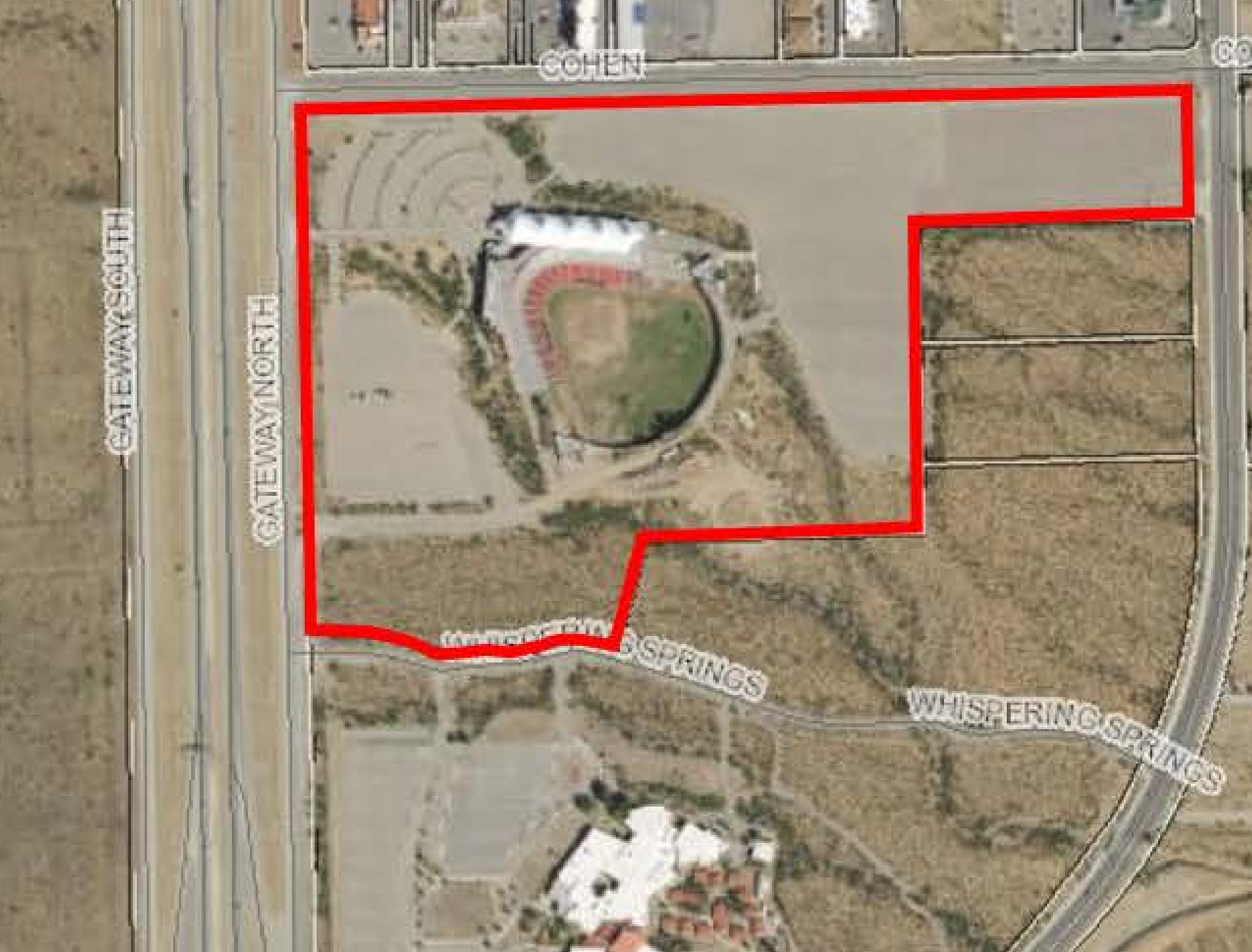


NORTHEAST INCENTIVES

- Five incentive agreements since 2015
- \$114,475,708 in investment
- 11 new jobs
- 231 existing jobs retained

N O R T H E A S T INCENTIVES

Recipient	Incentive	FY	Executed	Project Name	District	Industry Sector	Project Location	Actual Investment	Jobs Created	Jobs Retained
Integra El Paso LLC	Infill	2015	3/9/2015	Integra El Paso LLC	2	Life Sciences & Healthcare	3359 Fred Wilson- 5312 Alabama	\$2,317,840		
James Millender	Infill	2015	4/28/2015	James Millender	2	Residential	8747 Neptune St.	\$370,508		
Bella Estancias LLC (Painted Dunes)	Multifamily	2015	8/31/2015	Bella Estancias Apartment Complex	4	Residential	10800 McCombs	\$487,360		
Hunt Metro 31, LLC	Strategic Agreement	2015	12/2/2014	Metro 31	4	Residential / Retail	Wren at Diana and Dyer	\$106,000,000		
The Toro Company	Strategic Agreement	2017	10/18/2016	The Toro Company	4	Advanced Manufacturing	9455 Railroad Dr.	\$5,300,000	11	231
								\$114,475,708	11	231



REGIONAL TIRZ

TIRZ #11
COHEN

PURPOSE & GOALS

- Created May 29, 2018 by Ordinance No. 018792
- Fund the construction of needed public infrastructure and to encourage private development
- Yield additional tax revenue to all local taxing jurisdictions.
- Promote the creation of mixed-use development consisting of destination retail.
- The project and financing plan outlines the funding of \$26,318,091 in public improvements related to streets, water and sewer improvements, parks and open spaces, and economic development grants.
- Opportunity for expansion and participation by other taxing entities.





PUBLIC PRIVATE
PARTNERSHIPS

REIMAGINING COHEN STADIUM



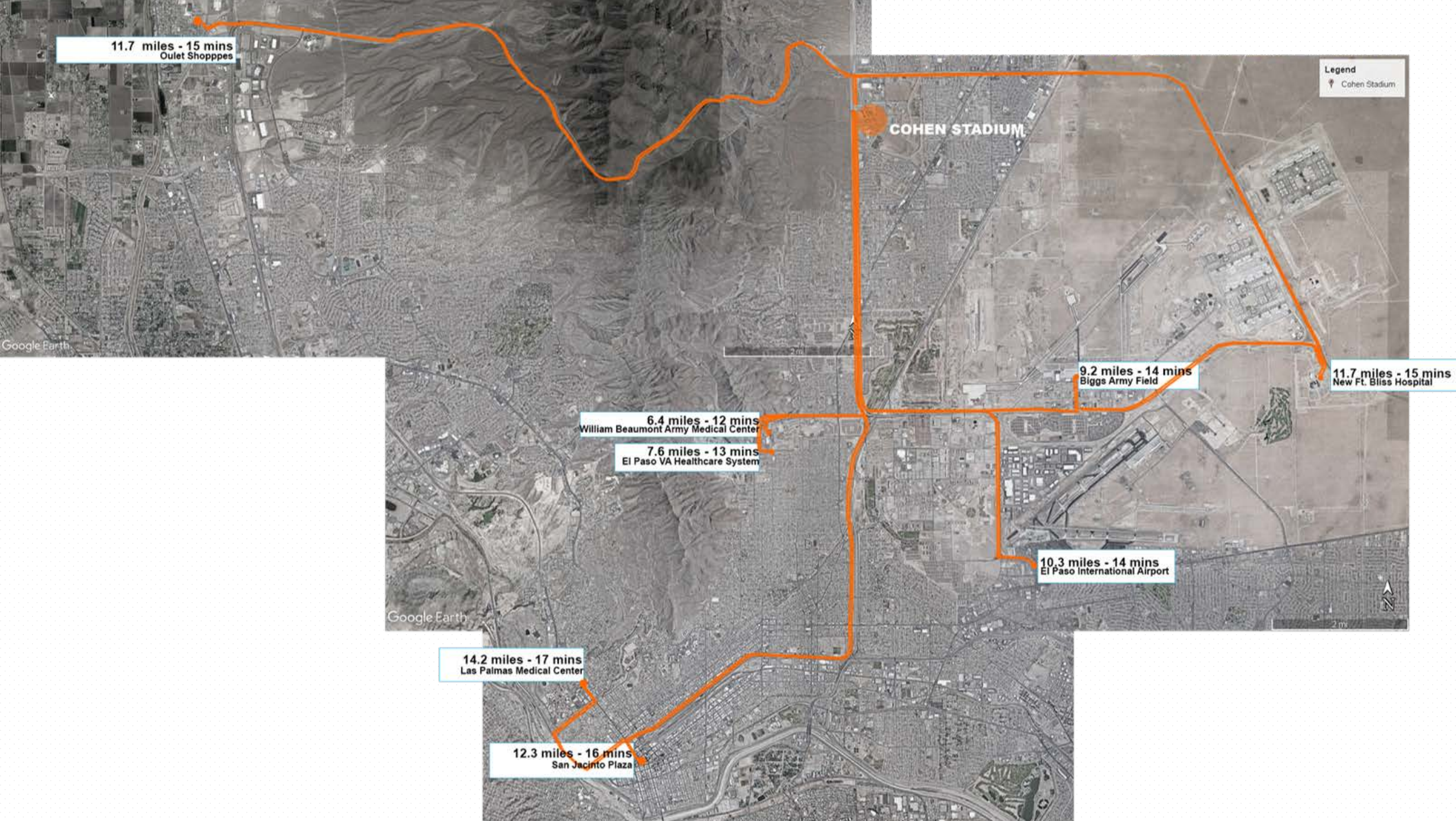
T I R Z # 1 1

REIMAGINING COHEN

- TIRZ #11 development is predominantly a large scale mixed-use development totaling more than 1,000,000 square feet of new construction.

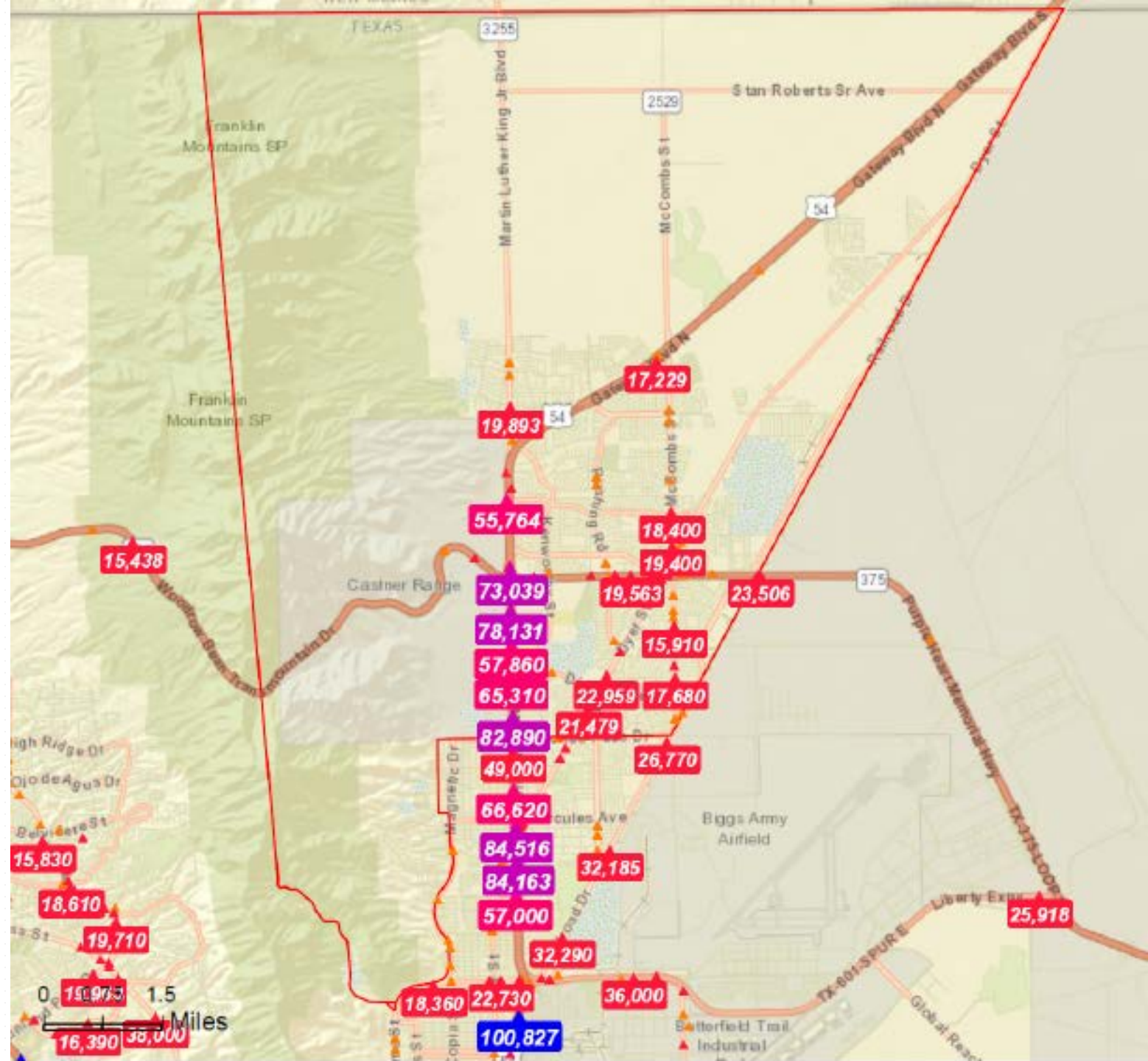
TIRZ #11 is expected to facilitate the construction of:

- Hotel
- Entertainment venue
- Office
- Retail
- Restaurant developments
- Mixed-use development



AVERAGE DAILY
TRAFFIC VOLUME

REIMAGINE
COHEN



DEMOGRAPHICS

REIMAGINE COHEN

- 36% of the El Paso Population – 250,074 (10-mile Radius)
- 32 Years Median Age
- Median Household Income \$47,726
- 100,000+ Housing Units (10-Mile Radius)
- Median House Value \$129,231
- Ft. Bliss has 20,856 Children on Base (0-18) Years of Age





1 Entry Promenade / Main Street



2 Central Plaza



3 Biofiltration Rainwater Garden



4 Acequia Garden Trails & Urban Arroyos



5 Open Space / Parks



6 Pocket Parks / Water Harvesting Gardens



7 Community / Civic Space



8 Parking Gardens



9 Transit Stop



PUBLIC PRIVATE PARTNERSHIPS

METRO 31



HUNT METRO 31, LLC

Background

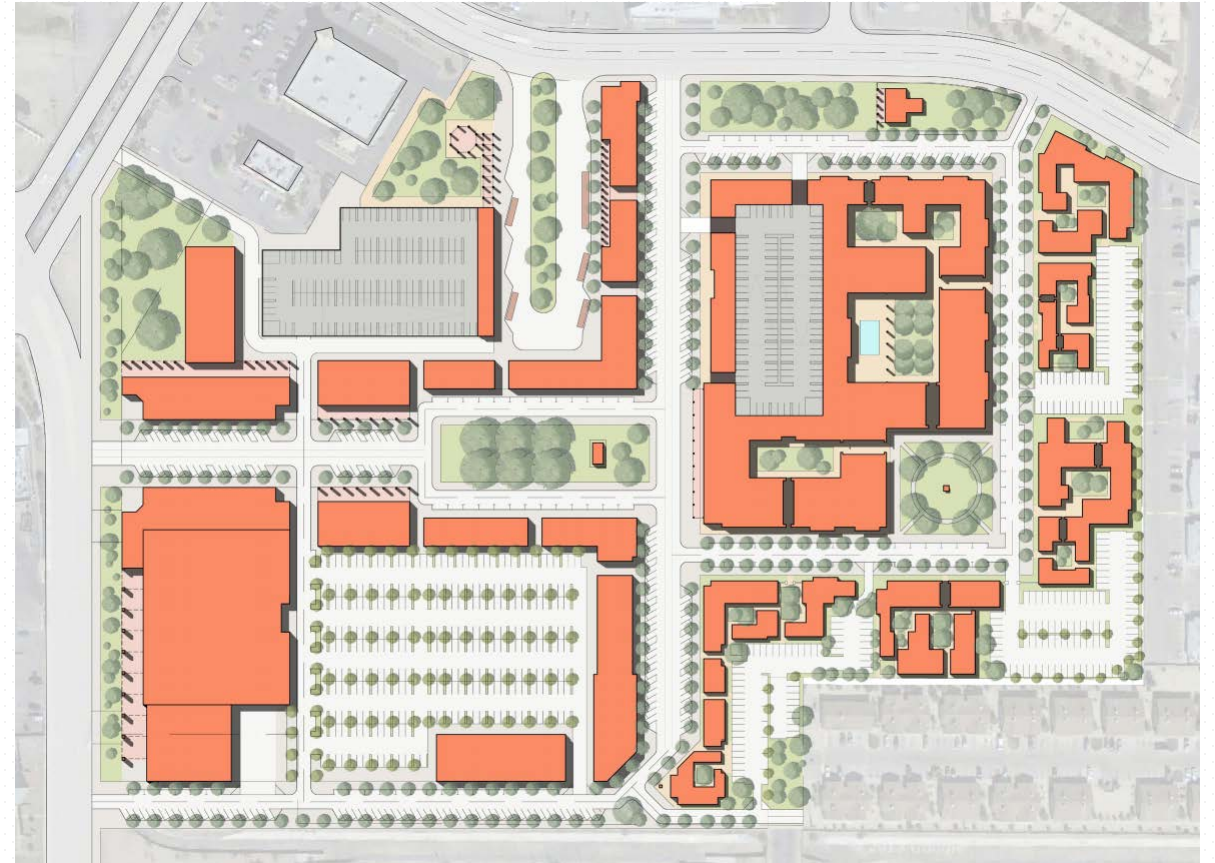
- December 2, 2014: The City of El Paso and Hunt Metro 31, LLC entered into a Chapter 380 Agreement and a Development agreement for a property located in Northeast El Paso.
- February 4, 2015: City Council approved a first amendment adjusting the Effective Date to *February 6, 2015*.
- April 18, 2017: City Council approved a second amendment revising the timeline obligations of the development.



3RD AMENDMENT TO DEVELOPMENT AGREEMENT HUNT METRO 31, LLC

The 3rd amendment adjusts the Affordable Residential Housing Lease Agreement to revise:

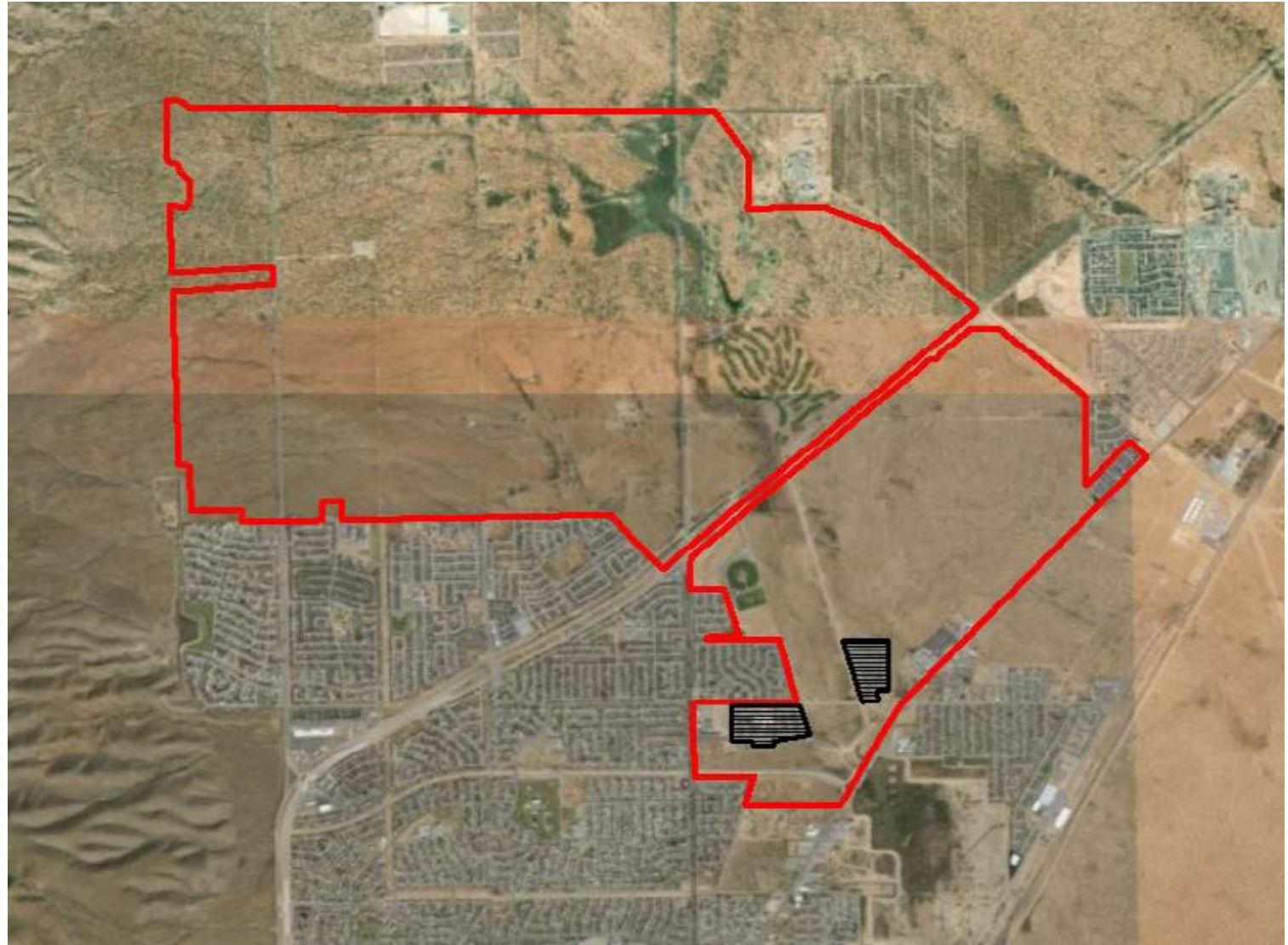
- The actual acreage that may be purchased pursuant to such option, from 1.278 acres to 2.441 acres
- The Option Purchase Price, from \$287,760 to \$549,832





NORTHEAST
RETAIL

NORTHEAST
TIRZ 13



T I R Z 1 3

BACKGROUND

- On October 2, 2018, City Council approved the creation of TIRZ No. 13 by Ordinance No. 018849.
- The ordinance established the following:
 1. Boundary (Northeast El Paso)
 2. Board (City Council representatives)
 3. Term (36 years through 2054)
- Created to promote safety, access and development.



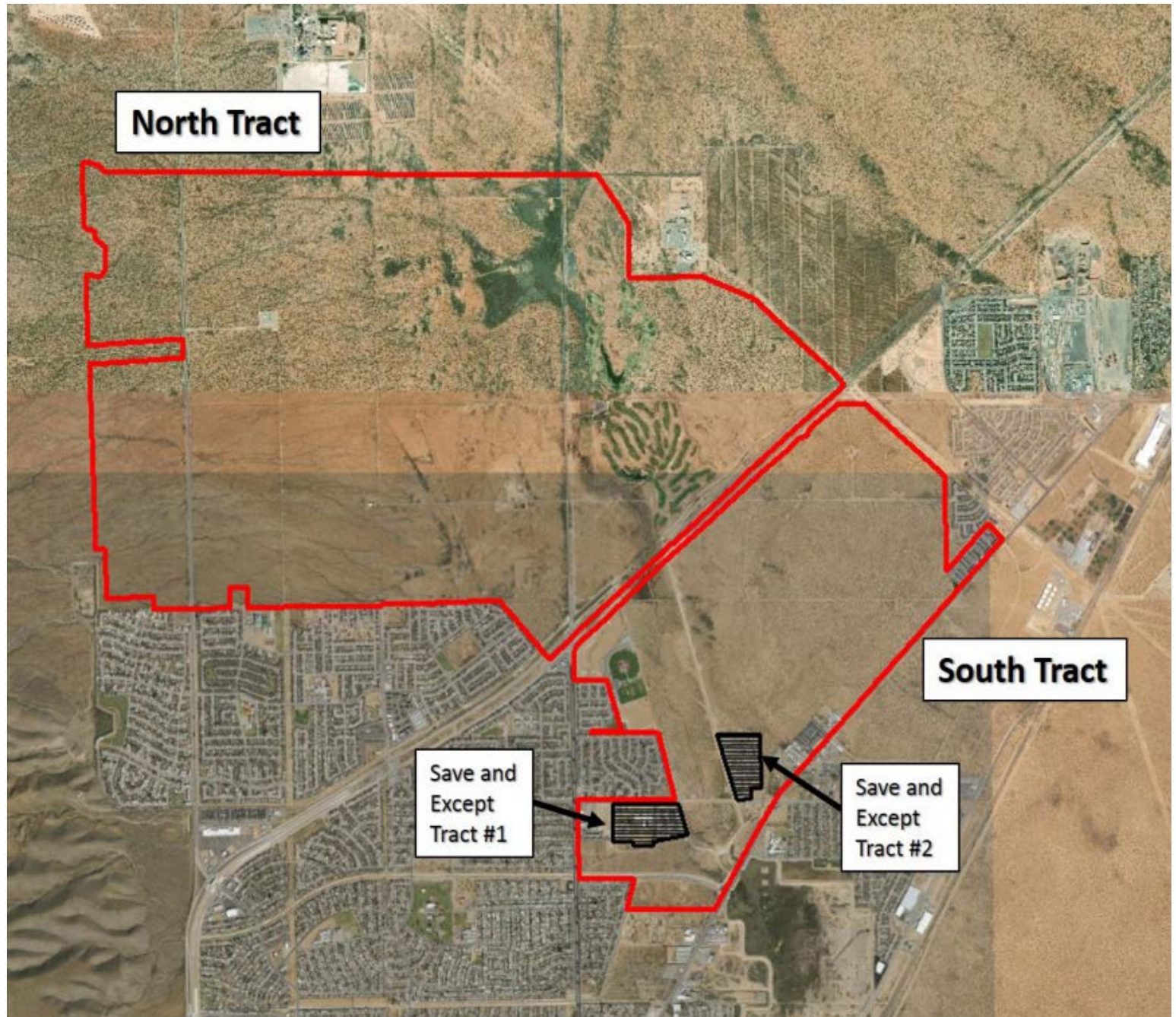
BOUNDARY

North Tract

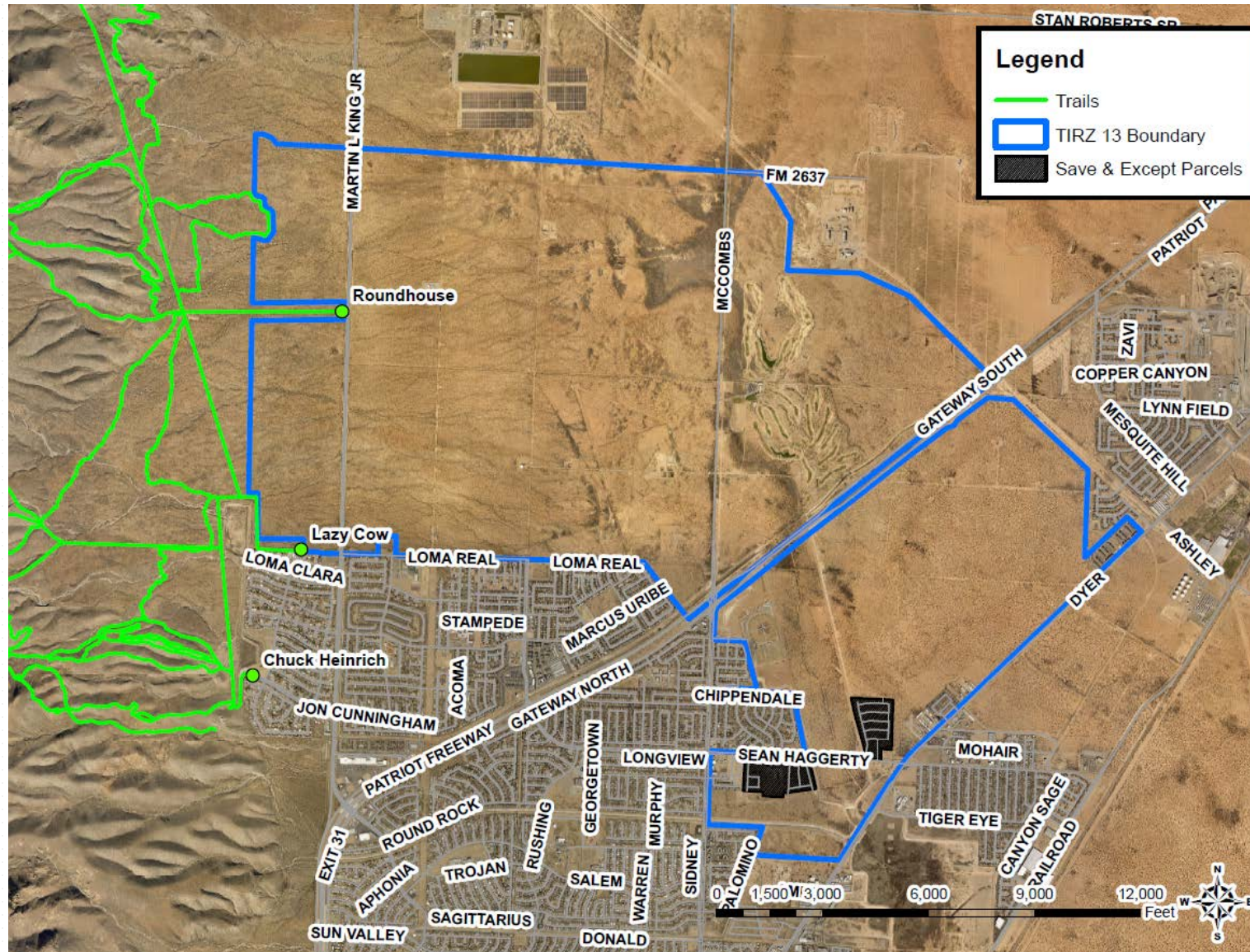
- General Mixed Use (GMU) site for Mixed Use Development and Retirement Community
- City-Owned, PSB-Managed land
- Western boundary pulled eastward to match existing development boundary and limit encroachment on existing trails

South Tract

- Majority City-owned, PSB-managed land
- Smart Code Zoning (SCZ) site adjacent to US-54 for Mixed Use Development
- Location of Future Sean Haggerty Connection



TIRZ #13



- TIRZ 13 will assist in spurring additional development in Northeast El Paso.
- Borderland Expressway
- TIRZ 13 will expand and diversify the local economy by creating opportunities for new commercial development to occur in the Northeast.



REGIONAL TIRZ

ANGORA LOOP

- TIRZ 13 will provide a financial mechanism to fund the proposed Angora loop.
- There is strong community support within District 4 for the Angora loop.
- Connect Sean Haggerty near Stonebridge and Aaron Street

THANK YOU

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ECONOMIC-DEVELOPMENT