



CITY CLERK DEPT.
2018 JAN 11 PM4:32

Economic and International Development Department

Tax Increment Reinvestment Zone Number 5 (TIRZ No. 5)

Board of Directors

Notice of Meeting

DATE: Thursday, January 18th, 2018
TIME: 3:00 p.m.
PLACE: Main Conference Room (City Hall, 2nd Floor)
300 N. Campbell - El Paso, Texas 79901

AGENDA

1. **Call To Order, Roll Call, And Establishment Of A Quorum** David Stout
2. **Administrative Items:**
 - (a) Approval Of Meeting Minutes For September 11th, 2017 David Stout
3. **Discussion:**
 - (a) FY2017 Budget Overview Christine Cobos
4. **Discussion and action:**
 - (a) Paseo de las Luces Funding Request Capital Improvements Department
 - (b) Propose that the Executive Committee Review the TIRZ 5 Board of Director's Agenda by Email Rafael Arellano/Paola Gallegos
5. **Identification of Items for Future Agenda** David Stout
6. **Adjournment** David Stout

The Tax Increment Reinvestment Zone 5 Board of the City of El Paso may retire into CLOSED SESSION pursuant to Section 3.5A of the El Paso City Charter and the Texas Government Code, Chapter 551, Subchapter D, to discuss any of the items on this agenda, consistent with the terms of the Open Meetings Act. The Tax Increment Reinvestment Zone 5 Board will return to open session to take any final action.

SECTION 551.071	CONSULTATION WITH ATTORNEY
SECTION 551.072	DELIBERATION REGARDING REAL PROPERTY
SECTION 551.074	PERSONNEL MATTERS
SECTION 551.076	DELIBERATION REGARDING SECURITY DEVICES
SECTION 551.087	DELIBERATION REGARDING ECONOMIC DEVELOPMENT NEGOTIATIONS

POSTED: January 11th, 2018 City Hall 4:00 pm. By: Paola Gallegos, Economic & International Development Department

PUBLIC NOTICE: Sign Language Interpreters will be provided for this hearing upon request. Request must be made to the Economic Development Department a minimum of 24 hours prior to the date and time of this hearing. Copies of this agenda will be provided in braille, large print or audio tape upon request. Requests must be made a minimum of 48 hours prior to the date and time of this meeting at the following number 915-212-1623.

Public comment on any item posted on the agenda may be taken at the discretion of the Chair in accordance to the Board's adopted by-laws so that any citizen of the City of El Paso shall have a reasonable opportunity to be heard.

Jessica L. Herrera – Director
City 3 | 801 Texas Ave. | El Paso, Texas 79901 | (915) 212-1624

"Delivering Outstanding Services"

Mayor
Dee Margo

City Council

District 1
Peter Svarzbein

District 2
Alexsandra Annello

District 3
Cassandra H. Brown

District 4
Sam Morgan

District 5
Dr. Michiel R. Noe

District 6
Claudia Ordaz Perez

District 7
Henry Rivera

District 8
Cissy Lizarraga

City Manager
Tommy Gonzalez



Paseo de las Luces

City of El Paso

January 2018

"Delivering Outstanding Services"



Paseo de las Luces

South El Paso Street

Project Objective

- **Provide a welcoming experience for pedestrians, motorist and bicyclists between El Paso and Cd Juarez**
- **Enhance safety and provide accessibility**
- **Affirm the visual image of a landmark and historic street**
- **Create an engaging City amenity – connecting San Jacinto Plaza to the International Bridge**
- **Renew and enhance the Downtown economy**



Paseo de las Luces

History – Design Elements





Paseo de las Luces

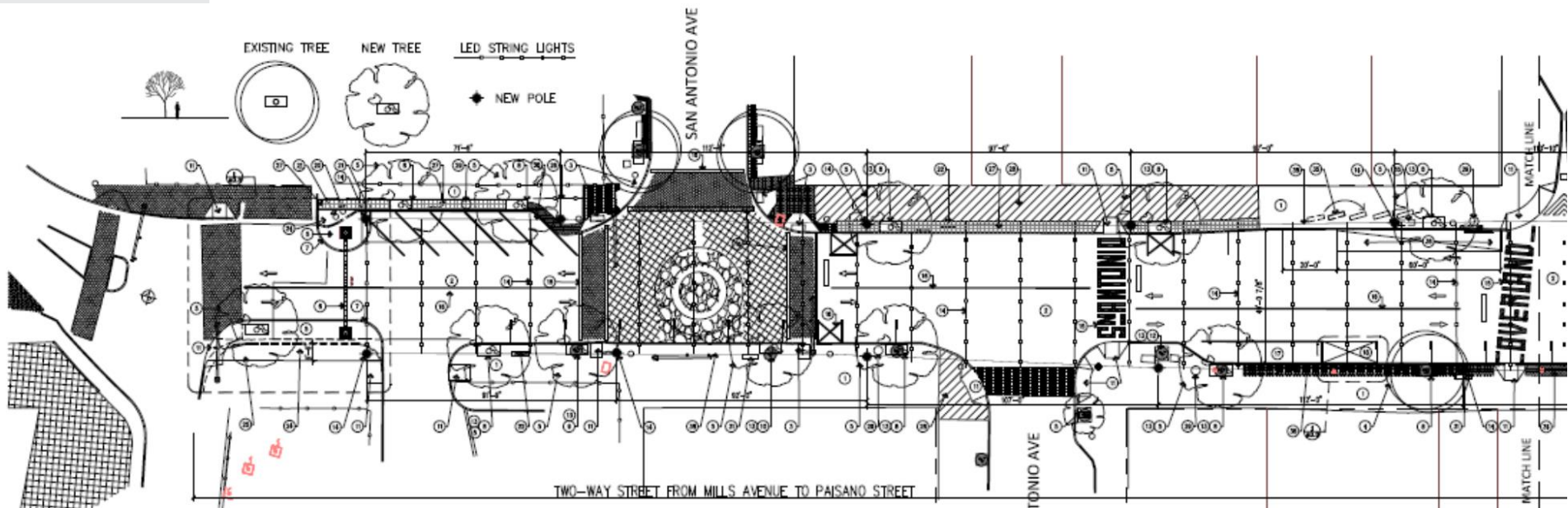
History – Design Elements





Paseo de las Luces

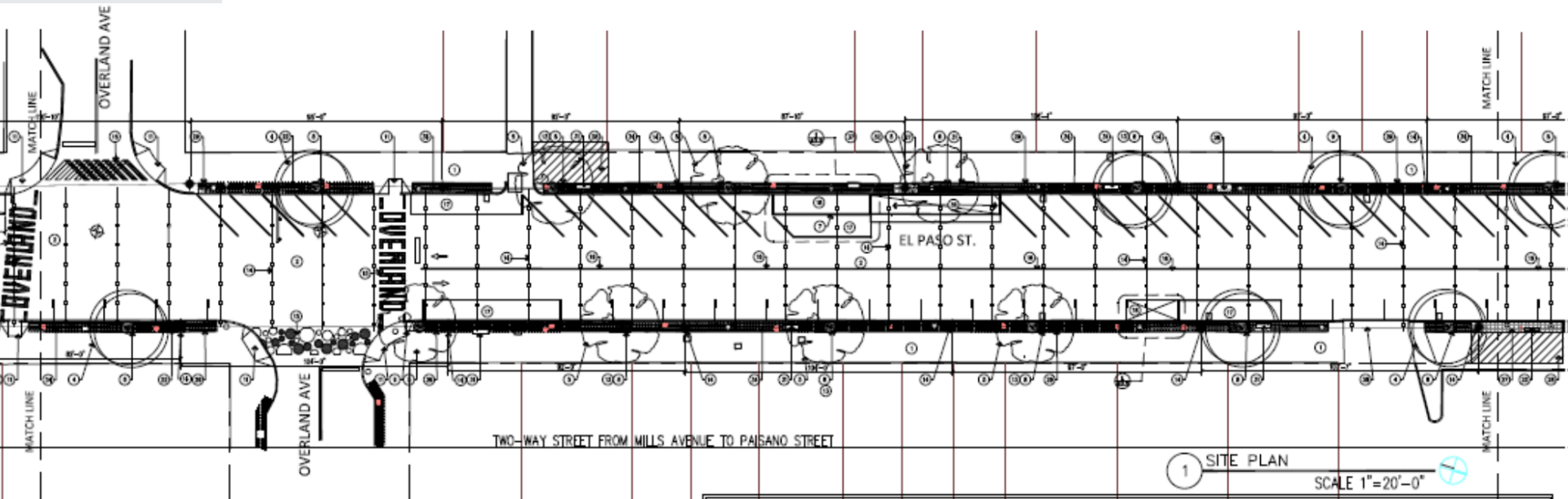
History – Design Elements





Paseo de las Luces

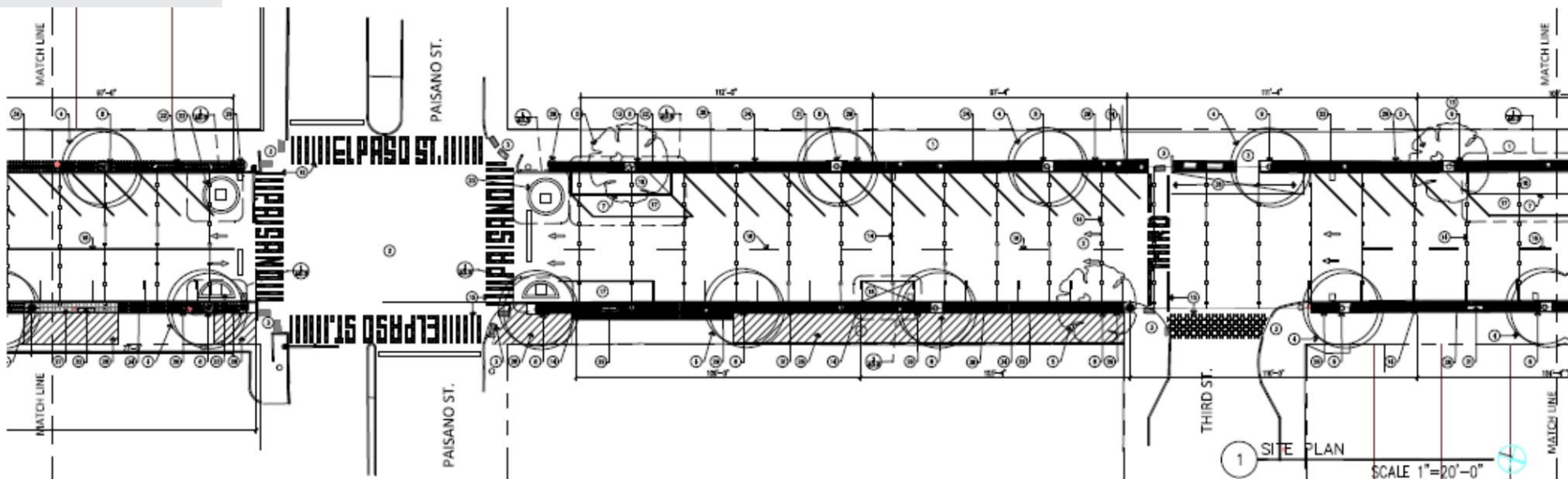
History – Design Elements





Paseo de las Luces

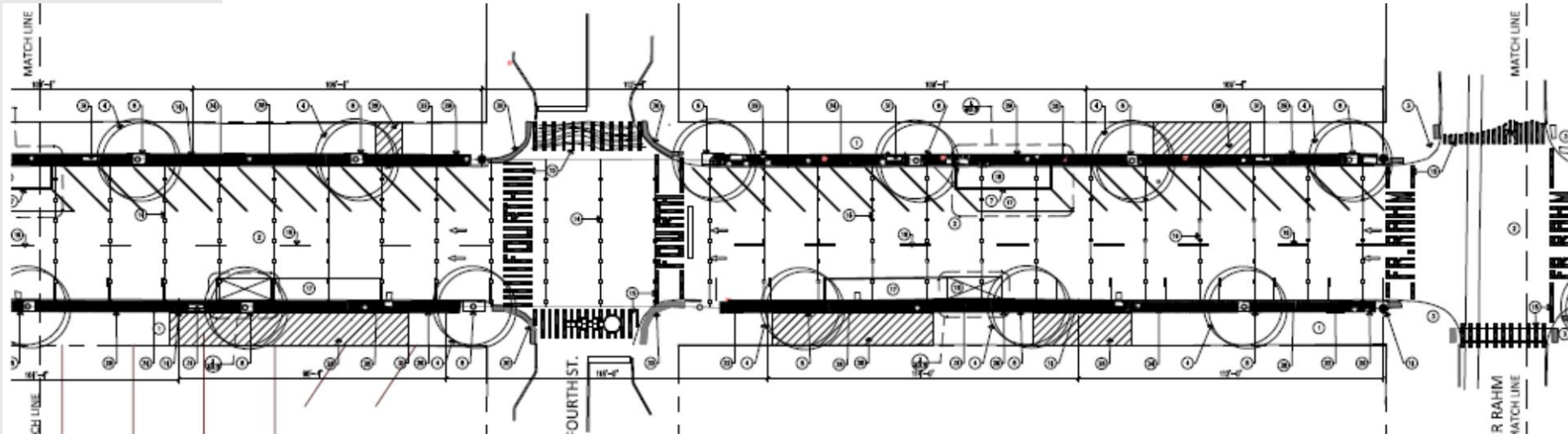
History – Design Elements





Paseo de las Luces

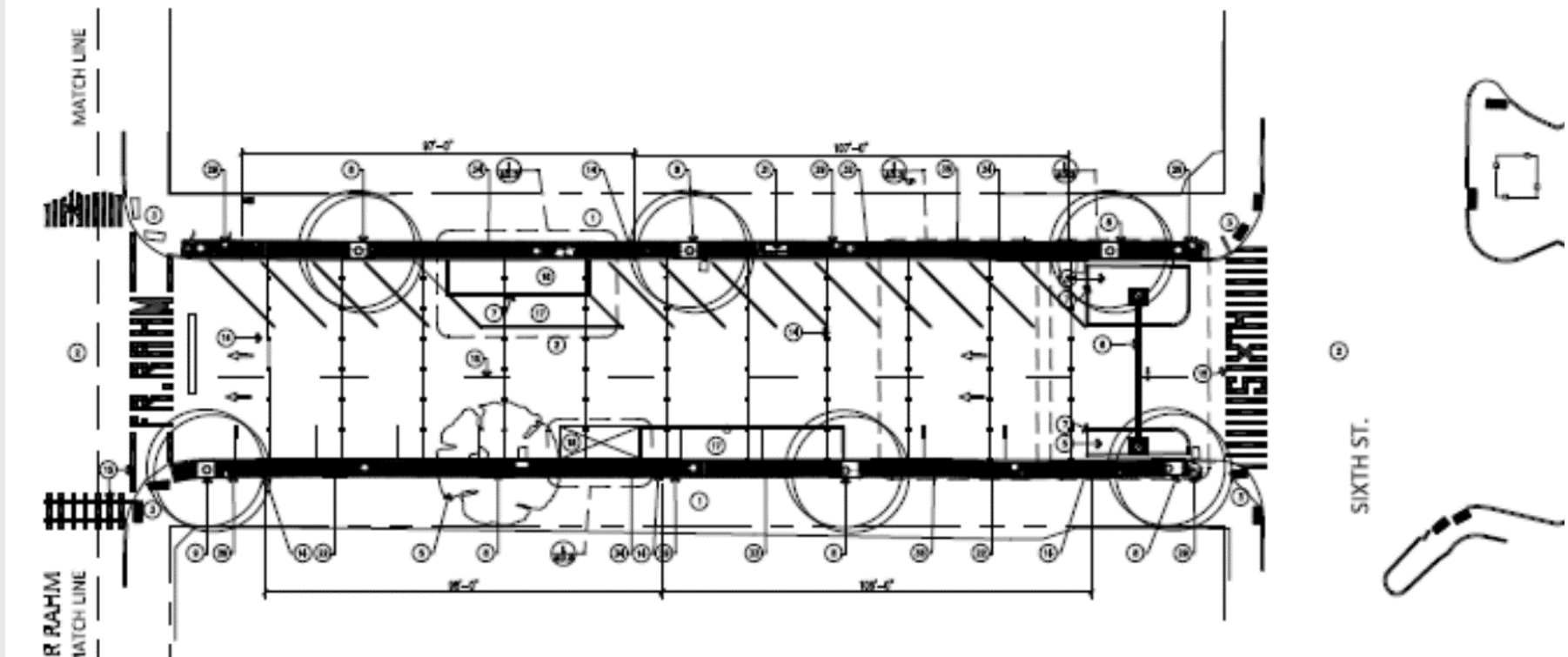
History – Design Elements





Paseo de las Luces

History – Design Elements





Paseo de las Luces

History – Design Elements





Paseo de las Luces

Project History

- **August 2016 - City Council approved Saturday Parking Revenue to fund Sun City Lights**
- **August 2017 - Project approved by City Council - \$4.8 million in certificates of obligation for the Sun City Lights Paseo de Luces project to be paid back with Saturday parking meter revenue and other identified funding sources.**
- **Construction Start: January 29**
- **Construction Completion: October 31**



Paseo de las Luces

Highlights

Project Costs: **\$4.1M to be paid by COEP ***
 \$2.5M Debt to be financed by TIRZ

***Proposed Funding includes:**

- **\$4.1M sourced from**
 - **\$2.54M - Saturday parking**
 - **\$1.56M - Bridges**
- **TIRZ Action:**
 - **Project and Finance Subcommittee (Jan 11 or Jan 15)**
 - **TIRZ Board: Jan 18, 3:00pm**
- **City Council Action: January 23rd**
 - **Approval of Additional Funds for the project**



Paseo de las Luces

PROJECT BUDGET *

ITEM	QUANTITY	UNIT	UNIT COST	COST
Archways	2	EA	\$ 346,000	\$ 692,000
Electrical - Misc.	1	LS	\$ 253,181	\$ 253,181
Street Furniture/Bike Rack - 16 benches, 34 trash can, 16 benches	1	LS	\$ 76,850	\$ 76,850
Tree Lights	1	LS	\$ 245,000	\$ 245,000
Street Lights w/Poles- Across Street	1	LS	\$ 1,378,400	\$ 1,378,400
Paint Existing Light Poles				\$ -
Mobilization	0.65	LS	\$ 250,000	\$ 162,500
General Costs misc concrete repair	0.65	LS	\$ 24,600	\$ 15,990
Signage	1	LS	\$ 10,630	\$ 10,630
Tree Grates	60	EA	\$ 890	\$ 53,400
El Paso Blades, Sacred Heart Signs	10	EA	\$ 8,000	\$ 80,000
Traffic Control	0.65	LS	\$ 145,000	\$ 94,250
4 Spires	1	LS	\$ 140,000	\$ 140,000
3 Parklets	1	LS	\$ 165,750	\$ 165,750
Planters	10	EA	\$ 3,500	\$ 35,000
				\$ 3,402,951.00

Contingency 10%	\$ 340,295.10
Design	\$ 45,500.00
PM	\$ 17,550.00
CM	\$ 64,350.00
Admin	\$ 19,500.00
Inspection	\$ 193,050.00
Testing	\$ 19,500.00
GRAND TOTAL	\$ 4,102,696.10

*** Items covered by Saturday Parking and International Bridges**



Paseo de las Luces

TIRZ FUNDED ITEMS

ITEM	QUANTITY	UNIT	UNIT COST	COST
Full Sidewalk Replacement	2301	sy	\$ 51	\$ 116,891
Basements	12	EA	\$ 25,000	\$ 300,000
Two Way conversion -				\$ -
Striping	1	LS	\$ 12,970	\$ 12,970
Traffic Signals	1	LS	\$ 540,000	\$ 540,000
Trees	30	EA	\$ 508	\$ 15,240
Irrigation-landscape	1	LS	\$ 82,147	\$ 82,147
Mill and Overlay	10800	SY	\$ 25	\$ 270,000
Electrical - for optional items	1	LS	\$ 32,000	\$ 32,000
Bulb Outs-ADA Ramps	1	LS	\$ 64,520	\$ 64,520
Sidewalks- Repair Only	1,780.00	sy	\$ 51	\$ 90,424
Bollards	20	EA	\$ 2,500	\$ 50,000
Angled Parking	1	LS	\$ 1,179	\$ 1,179
Striping/Crosswalks	1	LS	\$ 19,416	\$ 19,416
Mobilization	0.35	LS	\$ 250,000	\$ 87,500
Demolition/Relocation	1	LS	\$ 63,338	\$ 63,338
Traffic Control	0.35	LS	\$ 145,000	\$ 50,750
General Costs misc concrete repair	0.35	LS	\$ 24,600	\$ 8,610
Electrical - Misc.	1	LS	\$ 84,501	\$ 76,819
				\$ 1,881,803.80

Contingency 10%	\$ 188,180.38
Design	\$ 24,500.00
PM	\$ 9,450.00
CM	\$ 34,650.00
Admin	\$ 10,500.00
Inspection	\$ 103,950.00
Testing	\$ 10,500.00
GRAND TOTAL	\$ 2,263,534.18

**Total covered by TIRZ,
Principal and Interest: \$3.7M
Capital Replacement: \$0.3M
Total \$4M**



Paseo de las Luces

\$4.8M Financing

Total Payback amount

Principal	\$4.8M
Interest, bond cost, 2% for the arts	\$3.1M
Total	\$7.9M

Saturday Parking Lot Revenue – through FY 2042: \$4.2M

TIRZ- Requested Funding \$3.7M

+ \$300,000 for Capital Replacement Fund

TOTAL REQUEST FROM TIRZ: \$4.0M- through FY 2036



Paseo de las Luces

TIRZ Funding Summary

TIRZ will cover amount needed to cover the debt payment through FY 2042

- **Collection will go through FY 2036**
- **Funding will also cover approximately \$288k for capital repairs to maintain the project**



Paseo de las Luces

Funding Analysis- TIRZ

Annual Revenue	\$725,000
Salaries	-\$ 15,000
DMD	-\$175,000
Paseo De Las Luces (P&I)	-\$210,526
Remaining Uncommitted:	\$325,000 +



Paseo de las Luces

Connecting Economic Development Projects

- **Lights will be added to the Bridge Inspection Area**
- **Federally Funded \$1.58M Traffic Roundabout at El Paso and 7th FY 2019**
- **Coordinated with sister project in Ciudad Juarez**





Thank you

