

Memorandum



CITY OF DALLAS

DATE October 6, 2025

TO Honorable Chair Stewart and Members of the Parks, Trails, and the Environment Committee

SUBJECT HUD Community Project Funding (CPF) Grant – Hensley Field Shoreline Modification Project

BACKGROUND

In March 2023, the U.S. Department of Housing and Urban Development (HUD) awarded the City of Dallas a \$1 million Community Project Funding (CPF) grant under the Economic Development Initiative (EDI) program to support the Hensley Field Shoreline Modification Project. This grant represents a key opportunity to advance both environmental restoration and economic development goals for the Hensley Field site.

The grant application was originally developed in 2021 by the Department of Planning and Development, with technical support from the Office of Environmental Quality and Sustainability (OEQS), as part of the Hensley Field master planning process. Federal representative support has been instrumental throughout the redevelopment planning efforts, particularly in securing external funding.

The project scope focuses on collaboration with stakeholders and the Texas Commission on Environmental Quality (TCEQ) to prepare and implement a sampling plan, assess the area identified for creek channel restoration and shoreline improvements, develop a remedial action plan, and provide initial seed funding for environmental remediation. These efforts are essential to enabling future redevelopment of the property.

Progress on the grant was delayed due to legal constraints associated with the City's filing against the U.S. Navy, which has impacted the timeline for onboarding a master developer. However, recent coordination with the City Attorney's Office and the Office of Economic Development has resulted in a unified decision to move forward with accepting the grant. To be clear, this grant pertains to shoreline improvements only, and is separate from and not part of the U.S. Navy's ongoing environmental remediation at Hensley Field.

NEXT STEPS

A coordination meeting was held on September 9, 2025, with Budget & Management Services (BMS), Economic Development (ECO), Planning and Development (PDD), and OEQS to discuss implementation. It was agreed that OEQS will lead the project as the Project Manager. BMS will provide administrative processing support. A City Council agenda item to formally accept the grant is planned for December 10, 2025.

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If you have questions or need additional information, please contact Paul White II, Interim Director of OEQS, at 214-671-8979 or paul.white@dallas.gov.



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Dominique Artis, Chief of Public Safety
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Alina Ciocan, Assistant City Manager
Donzell Gipson, Assistant City Manager
Robin Bentley, Assistant City Manager
Jack Ireland, Chief Financial Officer
Ahmad Goree, Chief of Staff to the City Manager
Directors and Assistant Directors