



Legislation Text

File #: 21-981, Version: 1

STRATEGIC PRIORITY: Quality of Life
AGENDA DATE: June 23, 2021
COUNCIL DISTRICT(S): 14
DEPARTMENT: Park & Recreation Department
EXECUTIVE: John D. Jenkins

SUBJECT

Authorize **(1)** two Advanced Funding Agreements with Texas Department of Transportation (TxDOT) as follows: (i) on-system and; (ii) on-system maintenance and Amendment No. 1 (TxDOT Agreement No. CSJ 0916-07-034) for the Woodall Rodgers Park Deck Plaza Extension Structure On-System from west of Akard Street to St. Paul Street; ~~and (iii) to provide~~ funding for project costs in the amount of \$7,900,000.00 from Park and Recreation Facilities (B) Fund and assign TxDOT as the project lead ~~to~~ for the entire project; and **(2)** execution of the Advanced Funding Agreements including all terms, conditions, and documents required by the agreements - Total amount of \$7,900,000.00 - Financing: Park and Recreation Facilities (B) Fund (2017 General Obligation Bond Fund)

BACKGROUND

The City of Dallas and Woodall Rodgers Park Foundation (WRPF) have partnered on the design of the extension of the deck plaza to the west of the existing Klyde Warren Park with WRPF funding the design of the "Klyde Warren Park Phase 2" (KWP2) Project. These two Advanced Funding Agreements (AFAs) are for construction of the deck bridge structure and appurtenances only-the green space, i.e. building and park improvements, will be undertaken and solely funded by WRPF after TxDOT has completed construction of the deck bridge structure. Construction of KWP2 will be funded by a \$30,000,000.00 Surface Transportation Block Grant contribution from the North Central Texas Council of Governments (NCTCOG)/Regional Transportation Council (RTC). Of the \$30,000,000.00 in funding \$10,000,000.00 is to be repaid to NCTCOG/RTC. \$3,000,000.00 of the \$10,000,000.00 is anticipated to be paid back by the City Center TIF District and the remaining \$7,000,000.00 from private donations raised by WRPF. TxDOT will contribute \$8,708,810.00 towards construction. The City will contribute \$7,900,000.00 from 2017 Bond Funds. The remaining estimated \$10,240,000.00 for design is being funded by WRPF.

TxDOT's estimated total cost for the project (design and construction) is \$56,848,810.00.

This action will encumber \$7,900,000.00 of the City's obligation under the AFA.

At completion of the project the City (Transportation Department) will be responsible for maintenance of the tunnel created by the deck bridge structure. In partnership with TxDOT, the tunnel inspection expenses (estimated \$500,000.00 every two years) will be funded by TxDOT until completion of the tunnel structure. Once completed, those costs will be reimbursed to TxDOT by the City (Transportation Department). The future park improvements will be operated and maintained through the City's agreement with WRPF at no cost to the City.

ESTIMATED SCHEDULE OF PROJECT

Began Design July 2012
Completed Design November 2020
Begin Construction December 2021
Complete Construction August 2024

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On October 24, 2019, the Park and Recreation Board authorized Supplemental Agreement No. 3 to the Development Agreement with WRPF.

On December 11, 2019, City Council authorized Supplemental Agreement No. 3 to the Development Agreement with the Woodall Rodgers Park Foundation, a Texas non-profit foundation, for the design, construction and financing of the Phase 2 expansion of Klyde Warren Park ("Park") located at 2012 Woodall Rodgers Freeway to (a) include the Klyde Warren Park Phase 2 Extension, as described below and to (b) include a nearby portion of unused City right-of-way encompassed by the eastbound side of Woodall Rodgers Freeway service road, the southbound side of North Pearl Street, the southbound Olive Street on ramp to the Woodall Rodgers Freeway and adjacent parking lot to relocate the existing dog park component of the Park, which (a) and (b) collectively hereafter referred to as KWP2, by Resolution No. 19-1931.

On June 17, 2021, the Park and Recreation Board will consider an Interlocal Agreement with RTC, NCTCOG, and the City of Dallas, and joined and consented to by WRPF to secure \$30,000,00.00 in federal Surface Transportation Block Grant Funds for the expansion of KWP2.

City Council was briefed by memorandum regarding this matter on June 18, 2021.

FISCAL INFORMATION

Fund	FY 2021	FY 2022	Future Years
Park and Recreation Facilities (B) Fund (2017 General Obligation Bond Fund)	\$7,900,000.00	\$0.00	\$0.00

MAP

Attached