

ACTION ITEMS

(3) **ACTION ITEMS.**

- (D) **CONSIDERATION AND APPROVAL OF ORDER ESTABLISHING TRANSPORTATION REINVESTMENT ZONE NUMBER SIX AND A TAX INCREMENT ACCOUNT FOR SUCH ZONE, AND APPROVING AN AGREEMENT WITH THE CAMERON COUNTY REGIONAL MOBILITY AUTHORITY FOR THE TRANSFER, ASSIGNMENT, PLEDGE AND/OR PAYMENT OF A PORTION OF THE TAX INCREMENT ACCOUNT FUNDS TO SUCH AUTHORITY FOR THE DEVELOPMENT OF TRANSPORTATION PROJECTS (RESOLUTION NO. 2015R12077). (DAG-COUNTY ADMINISTRATOR)**

Judge Pro-Tem Dominguez announced that County Judge Pete Sepulveda was not present during the discussions of this item and the related Executive Session Item.

Commissioner Garza motioned to approve the Order establishing Transportation Reinvestment Zone Number Six and a Tax Increment Account for Such Zone, and approving an Agreement with the Cameron County Regional Mobility Authority for the transfer, assignment, pledge and/or payment of a portion of the Tax Increment Account Funds to such Authority for the development of transportation projects subject to changes.

The motion was seconded by Commissioner Sanchez and carried as follows:

AYE: Commissioner Benavides, Commissioner Garza, Commissioner Sanchez and Judge Pro-Tem Dominguez

NAY: None

ABSENT: Judge Sepulveda

STATE OF TEXAS §
 §
COUNTY OF CAMERON §

Order No. 2015012061

ORDER ESTABLISHING TRANSPORTATION REINVESTMENT ZONE NUMBER SIX, COUNTY OF CAMERON AND DEDICATING A PORTION OF THE TAX INCREMENT TO DEVELOPMENT OF TRANSPORTATION PROJECTS AND APPROVING AN INTERLOCAL AGREEMENT WITH THE CAMERON COUNTY REGIONAL MOBILITY AUTHORITY

WHEREAS, Section 222.107 of the Texas Transportation Code (the “Code”) allows for the creation of a county transportation reinvestment zone (“TRZ”) for the purpose of supporting transportation projects which will promote public safety; facilitate the improvement, development, or redevelopment of property; and facilitate the movement of traffic; and

WHEREAS, Cameron County (the “County”) formed the Cameron County Regional Mobility Authority (the “CCRMA”) which is currently pursuing the development of transportation projects within the County, as shown on the list attached hereto as Attachment “B” (the list of projects in Attachment “B” collectively referred to as the “Projects”); and

WHEREAS, the Cameron County Commissioners Court (the “Commissioners Court”) finds that the area depicted generally on the map attached hereto as Attachment “A” is, as a whole, unproductive and underdeveloped; and

WHEREAS, in order to facilitate the development of transportation projects in Cameron County as permitted by Section 222.107, the Commissioners Court proposes to establish “Transportation Reinvestment Zone Number Six, County of Cameron” (the “Zone”), in the area depicted generally on the map attached hereto as Attachment “A”, the boundary of which follows the jurisdictional boundary of the County making it a countywide TRZ; and

WHEREAS, the Commissioners Court finds that the residents of the County will benefit from the designation of the Zone which will promote public safety, cultivate the improvement, development, or redevelopment of the Zone, facilitate the safe and efficient movement of traffic, and promote the development of Projects within the Zone; and

WHEREAS, the Commissioners Court finds that the designation of the Zone will help to address the significant existing and expected future needs for the improvement and development of transportation infrastructure within the County and will benefit residents by delivering transportation system improvements throughout the entire County; and

WHEREAS, in order to provide the necessary funding through direct and leveraged matching fund financial support for the Projects, the County desires to dedicate a portion of the tax increment on property in the Zone to be used to fund the development of some or all of the Projects and further desires to enter into an interlocal agreement (the “Interlocal Agreement”)

with the CCRMA, substantially in the form attached hereto as Attachment "C", pursuant to which the County will remit a portion of the tax increment on property in the Zone to the CCRMA to be used in connection with the funding of the development of some or all of the Projects; and

WHEREAS, after providing the notice required by Section 222.107(e) of the Code, the Commissioners Court held a public hearing on November 17, 2015 on the creation of the Zone and its benefits to the County and to the property in the Zone; and

WHEREAS, the Commissioners Court provided an opportunity for interested persons to speak for and against the designation of the Zone and its boundaries and has considered the comments received in relation to the Zone.

THEREFORE, BE IT NOW ORDERED BY THE CAMERON COUNTY COMMISSIONERS COURT, that:

1. The area depicted on the map attached hereto as Attachment "A" shall be and is hereby designated as "Transportation Reinvestment Zone Number Six, County of Cameron"; and

2. An ad valorem tax increment account for the Zone shall be and is hereby established. The County shall pay into the tax increment account an amount equal to the tax increment, defined as the amount of ad valorem taxes levied and collected by the County for the year on the captured appraised value of real property taxable by the County and located in the Zone. The captured appraised value of real property taxable by the County for a year is the total appraised value of all real property taxable by the County and located in the Zone for that year less the tax increment base of the County for all real property taxable by the County and located in the Zone for the base year as established herein; and

3. The designation of the Zone takes effect immediately upon passage of this Resolution, and the base year for purposes of computing the tax increment shall be 2015.

4. The portion of the tax increment generated on property within the Zone calculated in accordance with the Interlocal Agreement shall be remitted to the CCRMA to be used to fund development of some or all of the Projects pursuant to, and subject to the terms of, the Interlocal Agreement. The remainder of the tax increment not remitted to the CCRMA pursuant to the Interlocal Agreement will be available for use by the County.

5. The Interlocal Agreement with the CCRMA providing for transfer of a portion of the tax increment and use of a portion of the tax increment in the development of some or all of the Projects, substantially in the form attached hereto as Attachment "C", is hereby authorized and approved, and the County Judge or his designee is hereby authorized to execute and deliver the Interlocal Agreement, with such nonsubstantive changes therein as he shall approve, such approval to be conclusively evidenced by his execution of the Interlocal Agreement.

Approved and signed this 29th day of December, 2015.

Absent

Pete Sepulveda, Jr.
Cameron County Judge

Sofia C. Benavides
Sofia C. Benavides
Commissioner, Pct. 1

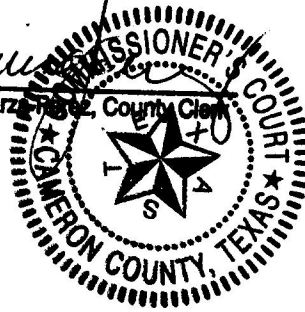
Alex Dominguez
Alex Dominguez, County Judge
Pro Tem and Commissioner, Pct. 2

David A. Garza
David A. Garza
Commissioner, Pct. 3

Dan A. Sanchez
Dan A. Sanchez
Commissioner, Pct. 4

Attested by:

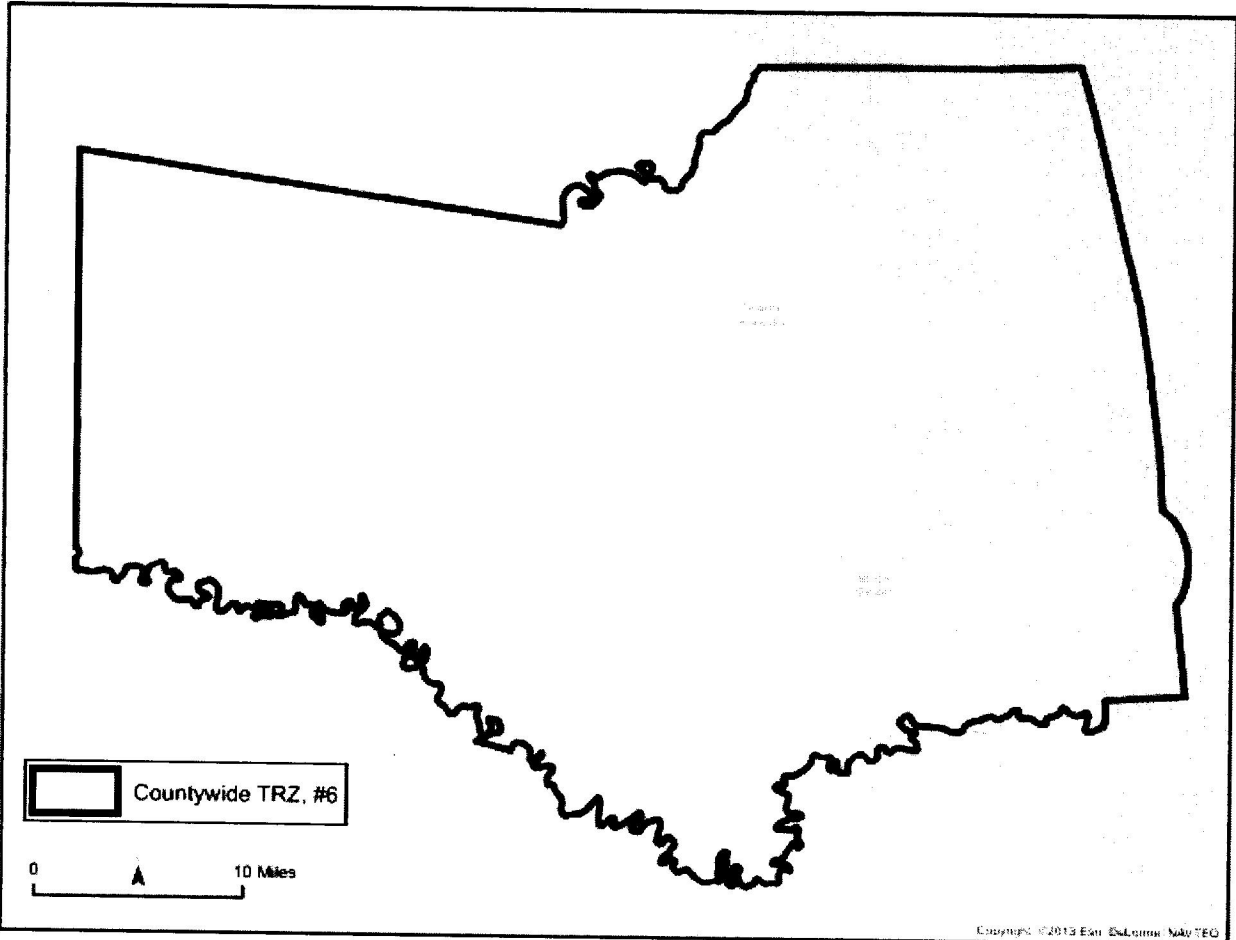
Syma Garza-Rios
Syma Garza-Rios, County Clerk



ATTACHMENT "A"

Map Depicting Transportation Reinvestment Zone Number Six, County of Cameron

The Zone is depicted by the shaded area on the map below:



ATTACHMENT "B"
Cameron County Projects List

Project Area	Project
BROWNSVILLE	Flor de Mayo Bridge
BROWNSVILLE	U.S. 281 Connector – I69E to U.S. 281
BROWNSVILLE	SH 32 East Loop – I69E to Port of Brownsville
BROWNSVILLE	SH 550 Direct Connectors to Brownsville
BROWNSVILLE	West Parkway – I69E to B&M Bridge
BROWNSVILLE	SH 550 (2 Gaps) – I69E to FM 3248
BROWNSVILLE	West Rail Relocation
BROWNSVILLE	Brownsville/South Padre Island Airport Improvements
BROWNSVILLE	FM 511 – SH 4 to SH 48
BROWNSVILLE	Old Port Isabel Road – SH 550 to SH 100
BROWNSVILLE	FM 1732 – I69E to U.S. 281
BROWNSVILLE	Dockberry Road – FM 3068 to FM 1419
BROWNSVILLE	B&M Bridge
BROWNSVILLE	FM 1421 – I69E to U.S. 281
BROWNSVILLE	Overpass at I69E and Veterans Bridge
BROWNSVILLE	Deepening of BND Port Channel
BROWNSVILLE	Port Road – SH 4 to Port of Brownsville
BROWNSVILLE	Florida Road – FM 511 to FM 1419
HARLINGEN	FM 509 – I69E to U.S. 281
HARLINGEN	FM 509 – I69E to FM 106
HARLINGEN	FM 507 – Loop 499 to FM 508
HARLINGEN	Grimes Road – FM 106 to SH 345 (to SPI 2 nd Access)
HARLINGEN	FM 1479 – I69E to U.S. 281
HARLINGEN	Overpass at Highway 281 and FM 509 (Free Trade Bridge)
HARLINGEN	FM 1925 – I69E to FM 491
HARLINGEN	Outer Parkway – SPI 2 nd Access to I69E
HARLINGEN	FM 509 Extension – FM 106 to FM 1579
HARLINGEN	Rail/Commerce Street/North Rail Relocation
HARLINGEN	Valley International Airport Improvements
LA FERIA	FM 506 – Interstate 2 to SH 107
LA FERIA	FM 506 – Interstate 2 to U.S. 281
LOS FRESNOS	Cameron County Airport Improvements
LOS FRESNOS	Old Alice Road – Sports Park Boulevard to SH 100
LOS FRESNOS	FM 1847 – FM 510 to Arroyo City
LOS FRESNOS	Whipple Road – Highway 100 to FM 1847
LOS FRESNOS	Henderson Road – FM 803 to ½ Mile East of FM 1847
OLMITO	UPRR Rail Line – Olmito to Harlingen
OLMITO	Naranjo Road – I69E to Old Alice Road
PORT ISABEL	Port Isabel/SBND Road – SH 48 to SBND
PORT ISABEL	SH 48 – I69E to SH 100
SAN BENITO	U.S. 281 – FM 1577 to County Line
SAN BENITO	FM 1577 – I69E to U.S. 281
SAN BENITO	FM 510 – FM 509 to SH 100
SAN BENITO	SH 345 – I69E to Arroyo Colorado past FM 106
SAN BENITO	U.S. 77 South Parallel Corridor – FM 1479 to FM 732
SAN BENITO	SH 345 – I69E to U.S. 281
SAN BENITO	San Jose Ranch Road – SH 345 to FM 509
SANTA ROSA	SH 107 – County Line to I69E
SOUTH PADRE	SPI 2 nd Access
SOUTH PADRE	SH 100 Improvements at SPI
SOUTH PADRE	SPI Queen Isabella Memorial Causeway Bike Lane

EXHIBIT "B"

Projected Values from Previously Formed TRZs*

		TRZ 1	TRZ 2	TRZ 3	TRZ 4	TRZ 5	Maximum Annual Tax Increment Transfer
2015	0	\$0	\$0	\$0	\$0	\$0	\$0
2016	1	\$719,900	\$254,952	\$31,877	\$153,703	\$1,708,264	\$2,868,696
2017	2	\$1,073,996	\$458,301	\$33,151	\$163,852	\$1,794,456	\$3,523,756
2018	3	\$1,444,800	\$670,097	\$34,480	\$174,662	\$1,884,588	\$4,208,627
2019	4	\$1,833,090	\$890,705	\$35,865	\$186,176	\$1,978,832	\$4,924,668
2020	5	\$2,239,680	\$1,120,503	\$37,311	\$198,441	\$2,077,367	\$5,673,302
2021	6	\$2,664,910	\$1,366,358	\$38,789	\$211,176	\$2,177,439	\$6,458,672
2022	7	\$3,110,137	\$1,622,780	\$40,329	\$224,721	\$2,281,956	\$7,279,923
2023	8	\$3,576,291	\$1,890,238	\$41,935	\$239,128	\$2,391,107	\$8,138,699
2024	9	\$4,064,345	\$2,169,225	\$43,609	\$254,450	\$2,505,091	\$9,036,720
2025	10	\$4,575,316	\$2,460,251	\$45,354	\$270,747	\$2,624,112	\$9,975,780
2026	11	\$5,110,266	\$2,763,855	\$47,174	\$288,080	\$2,748,386	\$10,957,761
2027	12	\$5,670,311	\$3,080,596	\$49,072	\$306,514	\$2,878,135	\$11,984,628
2028	13	\$6,256,614	\$3,411,062	\$51,051	\$326,120	\$3,013,592	\$13,058,439
2029	14	\$6,870,392	\$3,755,864	\$53,115	\$346,971	\$3,154,998	\$14,181,340
2030	15	\$7,512,922	\$4,115,643	\$55,267	\$369,147	\$3,302,607	\$15,355,586
2031	16	\$8,170,307	\$4,483,515	\$57,441	\$391,561	\$3,451,521	\$16,554,345
2032	17	\$8,857,851	\$4,867,071	\$59,706	\$415,333	\$3,606,783	\$17,806,744
2033	18	\$9,576,925	\$5,266,999	\$62,064	\$440,544	\$3,768,655	\$19,115,187
2034	19	\$10,328,964	\$5,684,016	\$64,522	\$467,283	\$3,937,410	\$20,482,195
2035	20	\$11,115,467	\$6,118,874	\$67,082	\$495,641	\$4,113,333	\$21,910,397
2036	21	\$11,938,001	\$6,572,357	\$69,749	\$525,716	\$4,296,719	\$23,402,542
2037	22	\$12,798,203	\$7,045,283	\$72,528	\$557,613	\$4,487,877	\$24,961,504
2038	23	\$13,697,787	\$7,538,508	\$75,424	\$591,442	\$4,687,127	\$26,590,288
2039	24	\$14,638,542	\$8,052,927	\$78,441	\$627,320	\$4,894,802	\$28,292,032

