City Council Agenda

SAGINAW CITY COUNCIL
NOTICE OF MEETING

Meeting and/or Executive Session Agenda
6:00 PM - Tuesday, March 1, 2022
Saginaw City Hall Council Chambers
333 West McLeroy Blvd.

In accordance with Section 551.043 of the Texas Government Code, this agenda has been posted at Saginaw City Hall, and distributed to the appropriate news media within the required time frame. All meetings of the Saginaw City Council are open to the public. Public participation and written comments are invited on all open session business items.

The Mayor and City Council request that all cell phones and pagers be turned off or set to vibrate. Members of the audience are requested to step outside to respond to a page or to conduct a phone conversation.

The City Hall is wheelchair accessible and special parking is available on the east side of the building. If special accommodations are required please contact the City Secretary a minimum of 72 hours in advance at 817-232-4640.

(1) Call to Order--Todd Flippo, Mayor

Pledge of Allegiance to the United States

Pledge of Allegiance to the State of Texas

"Honor the Texas Flag; I pledge allegiance to thee, Texas, one State under God, one and indivisible"

(2) Invocation--Pastor Michael Orr, Saginaw Church of Christ

(3) Audience Participation--On the Video Screen

(4) Consent Agenda--All items listed with lower case letters are part of the Consent Agenda. Public hearing and review are held collectively unless opposition is presented, in which case the contested item will be heard separately.

(a) Action regarding Minutes, February 1, 2022--Janice England, City Secretary

(b) Action regarding the Resurfacing of the Highland Station Tennis Court--Rick Trice, P.E., Director of Public Works

(c) Action regarding Approval of a Developer Escrow Agreement for Future

Sidewalks located at the Northeast Corner of West McLeroy Boulevard and North Knowles--Rick Trice, P.E., Director of Public Works

(d) Action regarding Interlocal Agreement with Tarrant County for Reconstruction and Asphalt Overlay of Saddle Trail, Indian Crest Drive, Delmar Court, and Industrial Blvd.--Rick Trice, P.E., Director of Public Works

(e) Action regarding Agreement between City of Saginaw and Tarrant County to participate in Reinvestment Zone No. 1--Gabe Reaume, City Manager

(f) Action regarding Resolution No. 2022-03, amending Authorized Representatives for TexPool--Kim Quin, Finance Director

(g) Action regarding Award of Bid for City's Depository Bank Contract--Kim Quin, Finance Director

(h) Action regarding Resolution No. 2022-04, Authorized Bank Signatures--Kim Quin, Finance Director

(i) Action regarding Resolution No. 2022-05, Authorizing the City Manager to Execute Global Opioid Settlement Documents relating to the Teva Pharmaceutical Companies and the Endo Pharmaceutical Companies--Gabe Reaume, City Manager

(j) Action regarding Resolution No. 2022-06, Approval of Purchasing Policy--Jennifer Garrett, Finance Manager

(5) Presentation of 2021 Texas Achievement in Library Excellence Award from the Texas Municipal Library Directors Association --Todd Flippo, Mayor

(6) Consideration and Action regarding Award of Construction Contract for Knowles Drive, Phase 1--Rick Trice, P.E., Director of Public Works

(7) Consideration and Action regarding Approval of Change Order No. 2 to Bailey Boswell Road Overpass--Rick Trice, P.E., Director of Public Works

(8) Consideration and Action regarding Recommendation for Adoption of the 2022 Saginaw Comprehensive Plan (Ordinance No. 2022-02)--Rick Trice, P.E., Director of Public Works

(9) Presentation and Discussion of City of Saginaw's American Rescue Plan Act Funding Award--Kim Quin, Finance Director

(10) Board and Commission Workshop Discussion

(11) FY2022 Work Plan Discussion--Gabe Reaume, City Manager

(12) Executive Session--The City Council may take action on any Executive Session item posted.

551.071. Texas Government Code.

Consultation with Attorney. The City Council may convene in executive session to conduct a private consultation with its attorney on any legally posted agenda item, when the City Council seeks the advice of its attorney about pending or contemplated litigation, a settlement offer, or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the provisions of Chapter 551, including the following items:

(a) Any Posted Item

551.087 Texas Government Code.

Deliberation regarding Economic Development Negotiations. The City Council may convene in executive session to discuss or deliberate regarding commercial or financial information that the City has received from a business prospect that the City seeks to have locate, stay, or expand in or near the City and with which the City is conducting economic development negotiations; or to deliberate the offer of a financial or other incentive to a business prospect described above, including:

(a) Building Improvement Grant Application--124 W. McLeroy Blvd.

551.074 Texas Government Code.

Personnel Matters The City Council may convene in executive session to deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee; or to hear a complaint or charge against an officer or employee, including deliberation regarding the following officers or employees:

(a) City Manager

(13) Adjournment--Todd Flippo, Mayor

City of Saginaw

Meeting Date: 3/1/2022

Agenda Items: (4)(a)

Staff Contact: Janice England
City Secretary

E-mail: jengland@saginawtx.org

Phone: 817-230-0327

SUBJECT:
Action regarding Minutes, February 1, 2022

BACKGROUND/DISCUSSION:
The minutes of the City Council Meeting held on February 1st are presented for consideration.

FINANCIAL IMPACT:
N/A

RECOMMENDATION:
Staff recommends approval.

ATTACHMENTS:

Description

Minutes, 2-1-2022

CITY OF SAGINAW
MINUTES OF CITY COUNCIL MEETING
HELD AT THE SAGINAW CITY HALL
333 WEST MCLEROY BLVD.
FEBRUARY 1, 2022

Present at the meeting:

Mayor	Todd Flippo
Mayor Pro-Tem	Valerie Junkersfeld
Councilmember	Charles Beasley
Councilmember	Nicky Lawson
Councilmember	Charles Tucker
Councilmember	Cindy Bighorse
Councilmember	Mary Copeland
City Attorney	Bryn Meredith
City Attorney	Larry Collister
City Engineer	Dana Shumard, P.E.
City Engineer	Brad Rusk, P.E.
City Manager	Gabe Reaume
Asst. City Manager	Dolph Johnson
Finance Director	Kim Quin
City Secretary	Janice England
Police Chief	Lee Howell
Fire Chief	Doug Spears
Director of Public Works	Rick Trice, P.E.
Dir. of Comm. & Eco. Dev.	Keith Rinehart
Director of Human Resources	Melanie McManus
Library Director	Ellen Ritchie
Recreation Services Manager	Vickie Weldon
Director of Communications	Pedro Zambrano
Management Analyst	Ayoub Kahondogoro
Planning Manager	Susy Victor-Trevino

Absent from the meeting:

Ellen Ritchie	Library Director

Visitors at the meeting:

Brack St. Clair	Dennis Hudson
Paul Felegy	Kathryn Johnson
Kelly Stewart	John Peet
Madison Graham	Abra Nusser

(1) Call to Order

Mayor Flippo called the meeting to order at 6:00 p.m. with a quorum present.

Pledge of Allegiance to the United States

Pledge of Allegiance to the State of Texas

(2) Invocation

Pastor Dennis Hudson of the Saginaw Park Baptist Church gave the invocation.

(3) Audience Participation

This item was covered on the video screen.

(4) Consent Agenda

(a) Action regarding Minutes, January 18, 2022

(b) Action regarding Resolution No. 2022-01, Calling for a General Election to elect the Offices of City Council Place 1, City Council Place 3, and City Council Place 5 to be held on May 7, 2022

Summary: Resolution No. 2022-01 calls the General Election to elect the offices of City Council Place 1, City Council Place 3, and City Council Place 5 to be held on Saturday, May 7, 2022. Those places are currently held by Charles Beasley (Place 1) and Valerie Junkersfeld (Place 3) and Cindy Bighorse (Place 5). All positions have three year terms. The deadline for candidate applications is Friday, February 18, 2022 at 5:00 p.m.

Motion was made by Mayor Pro-Tem Junkersfeld with a second by Councilmember Tucker to approve the Consent Agenda as presented. Motion carried unanimously. 7-0-0-0

For: Mayor Flippo, Mayor Pro-Tem Junkersfeld, Councilmembers Beasley, Lawson, Tucker, Bighorse, and Copeland

Against: None

Abstain: None

Absent: None

(5) Aquatic Center Update

Recreation Services Manager Weldon gave an update on the Aquatic Center and the remaining repairs to be made. She also informed the Council about an upcoming Job Fair for employees for the Aquatic Center and Recreation Center Summer Camp. She emphasized the importance of a full staff to ensure the safety of patrons. The issue of competitive pay for the Aquatic Center Lifeguards and staff as well as the Recreation Center Summer Camp staff was discussed. The consensus of the Council was for staff to review the current fees related to the Aquatic Center and Recreation Center, and present a recommendation for fee increases at a future Council Meeting.

(6) PUBLIC HEARING – Consideration and Action regarding Recommendation for Adoption of the 2022 Saginaw Comprehensive Plan (Ordinance No. 2022-02)

Mayor Flippo declared the public hearing for this item opened at 6:20 p.m. Director of Public Works Trice explained that the Planning and Zoning Commission considered the proposed 2022 Saginaw Comprehensive Plan at their meeting on January 11, 2022 and voted unanimously to recommend approval to the City Council. Ms. Abra Nusser of Peloton Land Solutions (in partnership with Kimley-Horn and Associates) gave a brief overview of the proposed 2022 Saginaw Comprehensive Plan.

Mayor Flippo called for public input. Mr. John Peet addressed the Council and encouraged them to take time to study the proposed plan. He stated that Saginaw is a nice, unique town and he wants it to stay that way. Mayor Flippo called for any additional input. There was none. Mayor Flippo declared the public hearing closed at 7:29 p.m.

Motion was made by Mayor Pro-Tem Junkersfeld with a second by Councilmember Bighorse to table this item until the next meeting. Motion carried unanimously. 7-0-0-0

For: Mayor Flippo, Mayor Pro-Tem Junkersfeld, Councilmembers Beasley, Lawson, Tucker, Bighorse, and Copeland

Against: None

Abstain: None

Absent: None

(7) Board and Commission Form Workshop Discussion

Councilmember Lawson stated that the Subcommittee for Board and Committee Appointments met recently to review the application and appointment process. He explained the committee reviewed the current application and included in the Council Packet is a revised application. He stated the committee recommends the current electronic and paper form be replaced with the new form immediately. The members of the Council concurred. Further discussion of this item will be held at the next City Council Meeting.

(8) FY2022 Work Plan Discussion

City Manager Reaume briefly explained the projects proposed for inclusion in the 2022 Work Plan. Projects were suggested by various Councilmembers for consideration to be included in the 2020 Work Plan. City Manager Reaume stated that a Resolution adopting the 2022 Work Plan will be presented for Council consideration and action at a future meeting.

(9) Bailey Boswell Overpass Update

City Engineer Rusk gave an update on the Bailey Boswell Overpass. He explained the project is nearing completion and a final project walk thru inspection will be scheduled in the next week or so. In regard to the traffic signal at Knowles, he stated that it should be operational in two to three weeks. He added that the overall project is ahead of schedule.

(Councilmember Beasley left the meeting prior to the beginning of Item 10.)

(10) Executive Session

1 § 551.071. Texas Government Code. Consultation with Attorney. The City Council may convene in executive session to conduct a private consultation with its attorney on any legally posted agenda item, when the City Council seeks the advice of its attorney about pending or contemplated litigation, a settlement offer, or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the provisions of Chapter 551, including the following items:

a. Any Posted Item
b. Natatorium

1 § 551.074. Texas Government Code. Personnel Matters. The City Council may convene in executive session to deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee; or to hear a complaint or charge against an officer or employee, including deliberation regarding the following officers or employees.

a. City Manager

Mayor Flippo declared the meeting recessed into Executive Session at 8:10 p.m.

Mayor Flippo declared the meeting back in Regular Session at 9:52 p.m.

(11) Adjournment

Motion was made by Mayor Pro-Tem Junkersfeld with a second by Councilmember Tucker to adjourn the meeting. Motion carried unanimously. 6-0-0-1

For: Mayor Flippo, Mayor Pro-Tem Junkersfeld, Councilmembers Lawson, Tucker, Bighorse, and Copeland

Against: None

Abstain: None

Absent: Councilmember Beasley

Mayor Flippo declared the City Council Meeting of February 1, 2022 adjourned at 9:52 p.m.

ATTEST: APPROVED:

_____ _____

City Secretary Janice England Mayor Todd Flippo

City of Saginaw

Meeting Date: 3/1/2022

Agenda Items: (4)(b)

Staff Contact: Rick Trice, P.E.
Director of Public Works

E-mail: rtrice@saginawtx.org

Phone: (817) 230-0449

SUBJECT:
Action regarding the Resurfacing of the Highland Station Tennis Court

BACKGROUND/DISCUSSION:
The Highland Station Tennis Court has experienced increased use in recent years. The surface is currently plain concrete. Staff solicited bids to install new surfacing, net, striping and the installation of pickleball lines.

The low bid is Master System Courts which submitted a bid of $17,258.91. Master System Courts is a vendor listed on Buy Board.

On February 7, 2022, the item was presented to the Park and Recreation Advisory Board who approved a recommendation to City Council to enter into an agreement with Master System Courts to install the improvements.

FINANCIAL IMPACT:
The Fiscal Impact is $17,258.91. Funds are available in the Parks Donation Fund that currently has a balance of $140,845.48.

RECOMMENDATION:
It is recommended that the City Council authorize an agreement with Master System Courts to install the improvements at a cost of $17,258.91.

ATTACHMENTS:

Description

Newsom Recommendation Memo

Memorandum

February 8, 2022

To: Rick Trice, DPW
From: Randy Newsom, Assist. PW Director
Subject: Recommendation to Surface the Tennis Court @ Highland Station Park

At the Park Board meeting on February 7, 2022 the surfacing of the Tennis Court at Highland Station Park was discussed. This court has never had a surface applied since it was installed. This new surface will give the court a professional look similar to the surface at Willow Creek Park. With the growth we have experienced in the Highland Station area we are seeing more use of Park facilities which has resulted in requests for a playing surface to be installed.

I contacted Master System Courts, who we have used in the past, for a quote to do the work. They are a member of Buy Board and will utilize their contract with them for pricing. They sent us over a quote in the amount of $17,258.91 which will include the new surface, new net, striping, and pickleball lines.

The Park Board voted to recommend to Council for their consideration and approval of the surfacing of the Highland Station Park Tennis Court to Master System Courts in the amount of $17258.91. The funding of this will come from the Parks Donation Fund which currently has a balance of $140,845.48. I would like to request this item be added to the agenda for the February 15, 2022 City Council Meeting. Let me know if you have any questions.

MASTER SYSTEMS
COURTS
Construction · Resurfacing · Equipment
972.620.9540
MasterSystemsCourts.com

February 1, 2022

Corey Smith
City of Saginaw
333 W. McLeroy Blvd.,
Saginaw, TX 76179
Mobile: 817-818-8263
Email: csmith@saginawtx.org

Dear Corey:

Thank you for the opportunity to resurface your tennis court located at Highland Station Park 1131 Trinity Trail Saginaw, TX 76131. Master Systems is known for its tradition of integrity, craftsmanship and unparalleled service before and after the sale. Master Systems proposes to provide material, labor and insurance to complete the project in a professional and timely manner. Contractor will paint pickleball lines in the center of the court per attached drawing.

The price for the following court services are as follows:

Resurface one (1) tennis court per specification ..... $17,258.91 ..... Decline _____ Accept _____
Proposed Colors: Returning to "Green" outside court colors "Blue" inside with "White" playing lines.

Paint "Light Blue" pickleball lines ..... $1,750.00 ..... Decline _____ Accept _____
Install tennis net and strap ..... $650.00 ..... Decline _____ Accept _____
Re-paint tennis "White" lines ..... $3,950.00 ..... Decline _____ Accept _____

This proposal is valid until March 1, 2022 whereupon a review of costs will be made. Scheduling can begin immediately upon approval. The property owner is responsible for onsite power and water.

Terms: 50% due upon order • 50% upon completion. Tax not included. Tax will be added to final invoice.

Please call if you have any questions. It will be a pleasure working with you.

Sincerely,

Blair Descourouez
Master Systems Courts
Buy Board # 641-21

PROPOSAL ACCEPTED

By: _____

Representing: _____

Date: _____

Descourouez LLC Dba Master Systems

By: _____

Date: _____

MASTER SYSTEMS
COURTS

"MASTER COURT SPECIFICATION"

ONE COURT

STANDARD IN STOCK COLORS WITH OFFICIAL PLAYING LINES

- **CLEAN COURT TO REMOVE DIRT, LOOSE SURFACE, AND WATER STAINS.**
- **FILL CRACKS WITH ACRYLIC CRACK FILLER.**
- **PRIME ALL PATCHES WITH BONDING COAT.**
- **APPLY ACRYLIC RESURFACER TO COURT AS NEEDED TO PROVIDE A UNIFORM SURFACE.**
- **APPLY TWO (2) COATS FORTIFIED 100% ACRYLIC FINISH SYSTEM FOR THE IDEAL COLOR AND PLAYING SURFACE.**
- **ADD 2" TEXTURED WHITE PLAYING LINES PER SPECIFICATIONS.**
- **PAINT TENNIS NET POSTS, REINSTALL NET AND ADJUST TO PROPER HEIGHT.**

THIS "MASTER" SYSTEM IS VIRTUALLY MAINTENANCE FREE, RICH IN COLOR AND REQUIRES NO PROLONGED CURING TIME. THE RESURFACING LIFE IS APPROXIMATELY 5 YEARS DEPENDING ON THE FORCES OF NATURE, PROPER MAINTENANCE AND DRAINAGE. CRACKS AND LOW SPOTS "BIRD BATHS" WILL REAPPEAR. ALLOWING PLAY ON THE COURTS CONSTITUTES ACCEPTANCE OF WORK. SAW CUTS & EXPANSION JOINTS WILL REMAIN VISIBLE AFTER APPLICATIOIN. NO WARRANTY ON SAW CUTS AND EXPANSION JOINTS. NO WARRANTY ON ASPHALT COURTS.

The work will be warranted for a period of one year from the date of completion. Our guarantee will protect against the inadequate adhesion of the acrylic coating due to workmanship or product reliability. Warranty does not cover courts built without post tension cables or vapor barrier. Warranty does not cover cracks, low spots, drainage issues & improper slope, water seepage, leaching, slick concrete, inadequate adhesion and surface bubbling. We are not liable for blisters or delamination of coatings caused by low spots, coating build-up and lack of vapor transmission. Warranty does not cover foundation cracking, separation of pavement structure, depressions in slab or in the sub-base of the court. Irrigation left on around court leading to damaged paint during installation will lead to extra costs. It is not possible to warrant against vandalism, surface chips from improper use of court including but not limited to bicycles or skateboards.

Terms: 50% upon order · 50% upon completion
Failure to make timely payments to the Contractor will immediately void all warranties.
Scheduling of work can begin immediately upon approval.
Certificate of insurance available upon request

Construction · Resurfacing · Equipment

972.620.9540

MasterSystemsCourts.com

City of Saginaw

Meeting Date: 3/1/2022

Staff Contact: Rick Trice, P.E.
Director of Public Works

Agenda Items: (4)(c)

E-mail: rtrice@saginawtx.org

Phone: (817) 230-0449

SUBJECT:
Action Regarding Approval of a Developer Escrow Agreement for Future Sidewalks Located At The Northeast Corner Of West McLeroy Boulevard And North Knowles

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BACKGROUND/DISCUSSION:
On September 3, 2019, the City Council approved a Specific Use Permit to allow a Skilled Nursing Facility on the northeast corner of W. McLeroy Blvd. and Knowles Dr. The development is under construction and nearing completion.

The construction of sidewalks along the frontage of the facility was deferred pending the upcoming reconstruction of Knowles Dr. and W. McLeroy Blvd. Knowles Dr. and W. McLeroy Blvd. are both projects approved for reconstruction in the City's 2020 Bond Election.

The Developer Escrow Agreement will escrow $43,933.95 for sidewalks to be constructed along the frontage. The developer will have no further obligations for sidewalk construction upon approval of this agreement.

FINANCIAL IMPACT:
The Financial Impact will be the acceptance and escrow of $43,933.95 for sidewalks to be constructed along Knowles Dr. and W. McLeroy Blvd.

RECOMMENDATION:
Staff recommends approval of the Developer Escrow Agreement.

ATTACHMENTS:

Description

Developer Escrow Agreement

DEVELOPER ESCROW AGREEMENT

This Developer Escrow Agreement ("Agreement") is between the City of Saginaw, Texas, a Texas home-rule municipal corporation ("City"), 333 West McLeroy Blvd., Saginaw, Texas 79070 and Texas Opportunity Fund SNF Investment LP, a Texas limited partnership company ("Developer"), with its principal offices at 21726 Hardy Oak, San Antonio, Texas 78258. The City and Developer are each a "Party" and collectively "Parties" and are each acting through their authorized representatives. The Agreement shall be effective as of the date of the last signature below.

Recitals

WHEREAS, the Developer has submitted applications for development of Lot 1, Block 1, Saginaw Skilled Nursing Addition to the City ("Property") which is known locally as 848 West McLeroy Blvd., Saginaw, Texas; and

WHEREAS, Developer seeks approval from the City of Saginaw for the construction of a Skilled Nursing Facility on the Property ("Project"); and

WHEREAS, the City's Subdivision Ordinance requires the installation of sidewalks with the development of the Project; and

WHEREAS, West McLeroy Blvd. and Knowles Drive are not currently constructed in accordance with the City's Subdivision Ordinance; and

WHEREAS, the City and Developer agree that the construction of the sidewalks along West McLeroy Blvd. and Knowles Drive should be deferred until the roadway is constructed in accordance with the City's Subdivision Ordinance.

Agreement

NOW, THEREFORE, in consideration of the foregoing recitals and for other good and valuable consideration, the receipt and adequacy are acknowledged, the Parties agree as follows:

1. The Project, or any portion thereof, at all times shall be developed and constructed in accordance with all applicable City ordinances and agreements related to the Project and shall be subject to said ordinances and agreements, as such now exist or may hereafter be amended and/or approved by the City. Unless otherwise expressly stipulated in this Agreement, nothing herein shall relieve Developer from its responsibilities for the construction of public improvements under applicable development ordinances of the City.

2. The Developer, in lieu of the construction of the sidewalks along West McLeroy Blvd. and Knowles Drive and adjacent to the Project as shown in Exhibit "A", agrees to place in escrow the amount of $43,933.95 ("Escrow Funds"). This amount is based upon the cost estimate attached as Exhibit "B".

3. The Escrow Funds will be held in sole name of the City.

4. The Developer relinquishes any claims now or at any future date to the Escrow Funds and the City agrees not to impose any additional costs to the Developer of the Project for now or at any future date for the construction of the sidewalks along West McLeroy Blvd. and Knowles Drive adjacent to the Project.

5. The City will issue a building permit for the Project without the requirement of the sidewalks along West McLeroy Blvd. and Knowles Drive adjacent to the Project upon deposit of the Escrow Funds with the City.

6. Developer has been represented by legal counsel in the negotiation of this Agreement and been advised, or has had the opportunity to have legal counsel review this Agreement and advise Developer, regarding Developer's rights under Texas and federal law. Developer hereby waives any requirement that the City retain a professional engineer, licensed pursuant to Chapter 1001 of the Texas Occupations Code, to review and determine that the exactions required by the City in this Agreement, if any, as a condition of Project approval, including the terms of this Agreement, are roughly proportional or roughly proportionate to the Project's anticipated impact. Developer specifically reserves its right to appeal the apportionment of sidewalk costs in accordance with § 212.904 of the Texas Local Government Code; however, notwithstanding the foregoing, Developer hereby waives and releases the City from any and all liability under§ 212.904 of the Texas Local Government Code, as amended, regarding or related to the cost of the sidewalk improvements required by this Agreement.

7. Developer waives any federal constitutional claims and any statutory or state constitutional takings claims under the Texas Constitution and Chapter 395 of the Texas Local Government Code in regard to this Agreement. Both Developer and the City further agree to waive and release all claims one may have against the other related to any and all rough proportionality and individual determination requirements in this Agreement, if any, mandated by the United States Supreme Court in Dolan v. City of Tigard, 512 U.S. 374 (1994}, and its progeny, as well as any other requirements of a nexus between development conditions and the projected impact of the terms of this Agreement. Developer further acknowledges that the benefits of zoning and platting have been accepted with full knowledge of potential claims and causes of action which may be raised now and in the future, and Developer acknowledges the receipt of good and valuable consideration for the release and waiver of such claims.

IN WITNESS WHEREOF, the parties hereto have caused this document to be executed as set forth below.

THE CITY OF SAGINAW, TEXAS,
a Texas home-rule municipal corporation

_____
Todd Flippo, Mayor

Signed on the_____day of_____, 2021.

Acknowledgment

State of Texas §
Tarrant County §

This instrument was acknowledged before me on this the ____ day of _____, 2021 by Todd Flippo, Mayor of the City of Saginaw, Texas, a Texas home-rule municipal corporation, on behalf of said corporation.

_____
Notary Public, State of Texas

DEVELOPER:
Texas Opportunity Fund SNF Investment LP,
a Texas limited partnership company

Jeffrey Smithers, Manager

21726 Hardy Oak
SanAntonio, Texas 78258

Signed on the 31 day of MARCH, 2021.

Acknowledgment

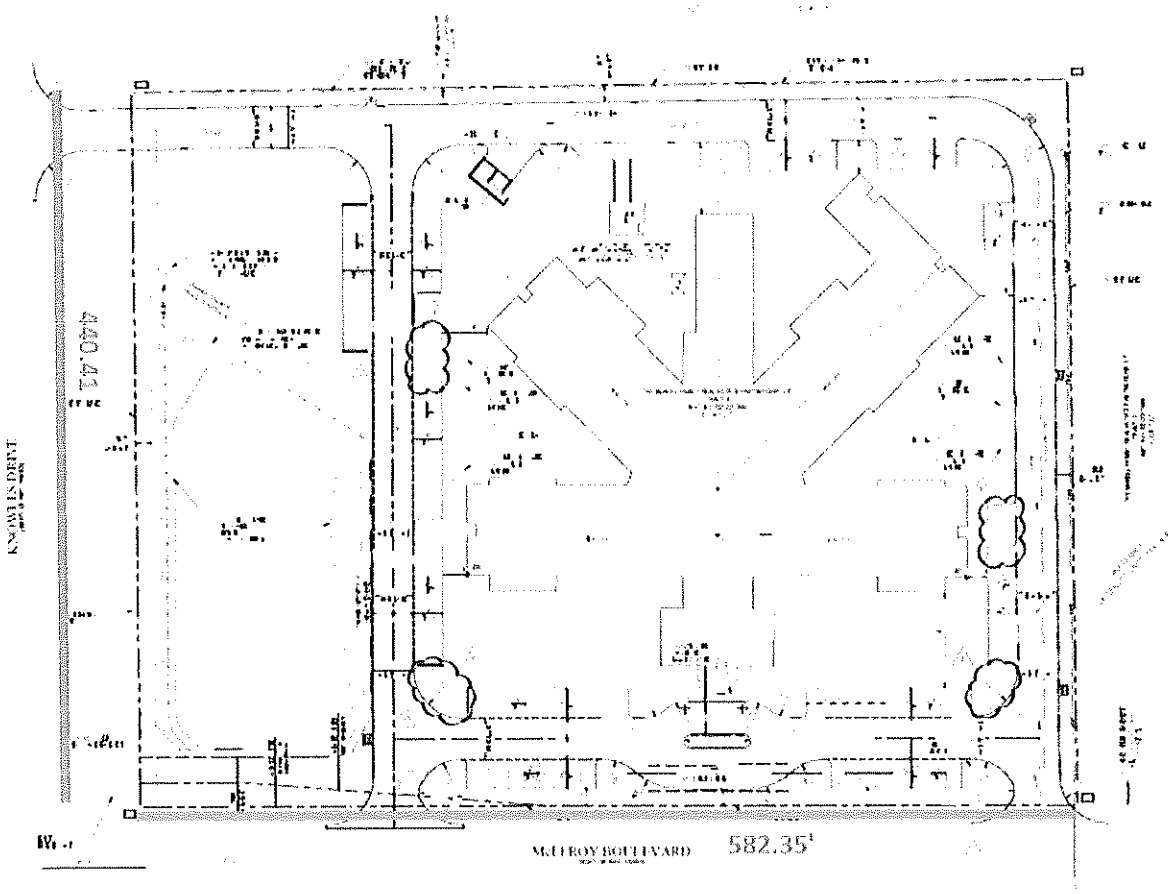
State of Texas §
Bexar County §

This instrument was acknowledged before me on this the 31st day of March, 2021, Jeffery Smithers, Manager, Texas Opportunity Fund SNF Investment LP, a Texas limited partnership company,

LAURA A. BOHMAN
Notary Public, State of Texas
Comm. Expires 01-19-2025
Notary ID 126949301

Laura A. Bohman
Notary Public, State of Texas

Exhibit A



Future 5 foot wide sidewalk

N.T.S.

Exhibit B

Sidewalk Estimate for Saginaw Skilled Nursing Facility

Item	Quantity	Unit	Unit Price	Item Price
5' Wide, 4" 3,000 psi Concrete Sidewalk	5114	S.F.	$ 5.80	$ 29,661.20
ADA Sidewalk Ramp	6	Ea.	$ 1,500.00	$ 9,000.00
Excavation	1023	L.F.	$ 1.25	$ 1,278.75
Sub-Total				$ 39,939.95
10% Contingency				$ 3,994.00
Total				$ 43,933.95

City of Saginaw

Meeting Date: 3/1/2022

Agenda Items: (4)(d)

Staff Contact: Rick Trice, P.E.
Director of Public Works

E-mail: rtrice@saginawtx.org

Phone: 817-230-0449

SUBJECT:
Action regarding Interlocal Agreement with Tarrant County for Reconstruction and Asphalt Overlay of Saddle Trail, Indian Crest Drive, Delmar Court, and Industrial Blvd.

BACKGROUND/DISCUSSION:
The proposed Interlocal Agreement with Tarrant County includes the reconstruction and asphalt overlay of Saddle Trail, Indian Crest Drive, and Delmar Court. It also includes the reconstruction and asphalt overlay of Industrial Blvd. As in previous agreements, Tarrant County will furnish the labor and equipment. The responsibilities of both parties are specified in the proposed agreement. Projects are scheduled as Tarrant County's workload permits. Funds to cover these expenditures are budgeted in multiple accounts in the 2021-2022 Street Maintenance Fund Budget. Tarrant County approved the proposed agreement on February 1st.

FINANCIAL IMPACT:
The financial impact will be the costs of the materials for the projects stated.

RECOMMENDATION:
Staff recommends approval.

ATTACHMENTS:

Description

Proposed Interlocal Agreement

137425

THE STATE OF TEXAS

INTERLOCAL AGREEMENT

COUNTY OF TARRANT

This Interlocal Agreement is between **Tarrant County, Texas** ("COUNTY"), and the **City of Saginaw** ("CITY").

WHEREAS, the CITY is requesting the COUNTY'S assistance in the reconstruct and asphalt overlay of Saddle Trail, Indian Crest Drive, Delmar Court, and Industrial Blvd; all being located within the CITY (collectively referred to as the "**Project**").

WHEREAS, the Interlocal Cooperation Act contained in Chapter 791 of the Texas Government Code provides legal authority for the parties to enter into this Agreement; and

WHEREAS, during the performance of the governmental functions and the payment for the performance of those governmental functions under this Agreement, the parties will make the performance and payment from current revenues legally available to that party; and

WHEREAS, the Commissioners Court of the COUNTY and the City Council of the CITY each make the following findings:

a. This Agreement serves the common interests of both parties;
b. This Agreement will benefit the public;
c. The division of costs fairly compensates both parties to this Agreement; and
d. The CITY and the COUNTY have authorized their representative to sign this Agreement; and
e. Both parties acknowledge that they are each a "governmental entity" and not a "business entity" as those terms are defined in Tex. Gov't Code § 2252.908, and therefore, no disclosure of interested parties pursuant to Tex. Gov't Code Section 2252.908 is required.

NOW, THEREFORE, the COUNTY and the CITY agree as follows:

TERMS AND CONDITIONS

1. COUNTY RESPONSIBILITY

1.1 The COUNTY will furnish the labor and equipment to assist the CITY in completing the Project.

1.2 The project consists of the reconstruct and asphalt overlay of Saddle Trail, Indian Crest Drive, and Delmar Court; being approximately 47,358 square feet. Pulverize the existing asphalt pavement and reclaim, cement stabilize, apply 2" Type B hot mix asphaltic concrete pavement binder, apply 2" Type D hot mix asphaltic concrete pavement surface.

1.3 In addition the COUNTY agrees to reconstruct, and asphalt overlay Industrial Blvd; being approximately 9600 square feet. Remove and haul-off the existing cement pavement, remix subbase, cement stabilize, apply 10" Type B hot mix asphaltic concrete pavement binder, apply 2" Type D hot mix asphaltic concrete pavement surface.

2. CITY RESPONSIBILITY

2.1 CITY will furnish all materials for the Project and pay trucking charges.
2.2 CITY will furnish a site for dumping waste in close proximity to job site for materials generated during this project.
2.3 CITY will provide a porta toilet.
2.4 CITY will furnish water and water meter if required, for construction or reconstruction projects.
2.5 CITY will furnish all rights of way, plan specifications and engineering drawings.
2.6 CITY will furnish and maintain necessary traffic controls including Type A barricades to redirect traffic flow to alternate lanes during the construction phase of the project: and
2.7 The CITY will furnish labor and equipment to do locates in the project work zone and assist COUNTY equipment operators during the excavation to ensure obstacles such as utilities, valve boxes, manhole covers, and curbs are not damaged.
2.8 CITY will provide the labor and equipment if hand excavation is required.
2.9 CITY will provide temporary driving lane markings.
2.10 If a Storm Water Pollution Prevention Plan is required, the CITY will be responsible for the design and development of the Plan. CITY will pay for all cost (including subcontractor materials, labor, and equipment) associated with the implementation and maintenance of the Plan.
2.11 CITY will provide a Hammer Breaker and Hydraulic Track Mounted Excavator for cement removal.

3. PROCEDURES DURING PROJECT

COUNTY retains the right to inspect and reject all materials provided for this Project.

If the CITY has a complaint regarding the construction of the project, the CITY must complain in writing to the COUNTY no later than 30 days of the date of project completion. Upon expiration of 30 days after project completion, the CITY will be solely responsible for maintenance and repairs of the entire Project.

4. NO WAIVER OF IMMUNITY

This Agreement does not waive COUNTY rights under a legal theory of sovereign immunity. This Agreement does not waive CITY rights under a legal theory of sovereign immunity.

5. OPTIONAL SERVICES

5.1 If requested by the CITY, the COUNTY will apply permanent striping coordinated through the Transportation Department to that part of the Project described in 1.2 and 1.3 above. Application of striping by the COUNTY is limited to those Projects. If the CITY desires permanent striping applied to any roadways or

portions of roadways not covered by this Agreement, the CITY will need to enter into a separate agreement with the COUNTY for the provision of those services or contact a private vendor.

5.2 If necessary, the CITY will furnish flag persons.

5.3 If required, the CITY will pay for engineering services, storm water run-off plans, and continuation of services and plan.

5.4 If a Storm Water Prevention Plan is provided by the CITY, the COUNTY will be responsible for the implementation and maintenance of the Plan during the duration of the Project.

6. TIME PERIOD FOR COMPLETION

The CITY will give the COUNTY notice to proceed at the appropriate time. However, the COUNTY is under no duty to commence construction at any particular time.

7. THIRD PARTY

This contract shall not be interpreted to inure to the benefit of a third party not a party to this contract. This contract may not be interpreted to waive any statutory or common law defense, immunity, including governmental and sovereign immunity, or any limitation of liability, responsibility, or damage of any party to this contract, party's agent, or party's employee, otherwise provided by law.

8. JOINT VENTURE & AGENCY

The relationship between the parties to this Agreement does not create a partnership or joint venture between the parties. This Agreement does not appoint any party as agent for the other party.

9. EFFECTIVE DATE

This Agreement becomes effective when signed by the last party whose signing makes the Agreement fully executed.

10. TERMINATION OF AGREEMENT

The initial term of this Agreement is until September 30, 2022 and will automatically renew for one year thereafter unless terminated by either party in writing. Either party may terminate this Agreement at any time—either before the expiration of the initial term or after the renewal of any term thereafter—by providing the other party with 30-days written notice of termination. In the event of termination by either party, neither party shall have any obligations to the other party under this Agreement, except that the CITY is still liable for payment to the COUNTY for any outstanding invoice for the Project.

TARRANT COUNTY, TEXAS

COUNTY JUDGE

Date: February 1, 2022

COMMISSIONER, PRECINCT FOUR
J.D. JOHNSON

Attest:

CITY OF SAGINAW

Authorized City Official

Date: _____

Attest:

_____

APPROVED AS TO FORM*

Criminal District Attorney's Office*

APPROVED AS TO FORM AND LEGALITY

Assistant City Attorney

* By law, the Criminal District Attorney's Office may only approve contracts for its clients. We reviewed this document as to form from our client's legal perspective. Other parties may not rely on this approval. Instead those parties should seek contract review from independent counsel.


COMMISSIONER'S COURT
TARRANT COUNTY, TEXAS

City of Saginaw

Meeting Date: 3/1/2022

Agenda Items: (4)(e)

Staff Contact: Gabe Reaume
City Manager

E-mail: greaume@saginawtx.org

Phone: 817-230-0324

SUBJECT:
Action regarding Agreement between City of Saginaw and Tarrant County to participate in Reinvestment Zone No. 1

BACKGROUND/DISCUSSION:
This agreement addresses the City's and Tarrant County's participation in Reinvestment Zone Number One. Following approval by the City Council, the agreement will be presented to Tarrant County for action.

FINANCIAL IMPACT:
N/A This item only addresses the participation in the agreement.

RECOMMENDATION:
Staff recommends approval.

ATTACHMENTS:

Description

Participation Agreement--Reinvestment Zone Number One
Exhibit 1
Exhibit 2
Exhibit 3

CITY OF SAGINAW AND TARRANT COUNTY, TEXAS
AGREEMENT TO PARTICIPATE IN REINVESMENT ZONE NUMBER ONE, CITY OF SAGINAW, TEXAS

This **AGREEMENT TO PARTICIPATE IN REINVESTMENT ZONE NUMBER ONE, CITY OF SAGINAW** (the "Agreement") is entered into between the City of SAGINAW, Texas (the "City") and Tarrant County, Texas (the "County").

The City and the County hereby agree that the following statements are true and correct and constitute the basis upon which the City and the County have entered into this Agreement:

WHEREAS, on November 2, 2021, the City Council of the City (the "City Council"), in accordance with Chapter 311 of the Texas Tax Code (the "Act"), adopted Ordinance No. 2021-24 (the "Creation Ordinance") designating certain real property within the corporate limits of the City and establishing *Reinvestment Zone Number One, City of Saginaw* (the "Zone"). The Creation Ordinance, with all its accompanying exhibits, is hereby incorporated for reference for all purposes and is attached hereto as **"Exhibit 1"**; and

WHEREAS, designation of the Zone will enable development of property in and around the Zone to occur that would not occur otherwise in the foreseeable future. As a result of designation of the Zone, it is intended that public infrastructure will be funded to support the development of the area in and around the Zone and this overall development will result in increased tax revenues and other benefits for both the City and the County; and

WHEREAS, on November 16, 2021 the City Council, adopted Ordinance No. 2021-27, approving the final project and finance plan (the "Final Plan") as recommended by the board of directors of the Zone (the "Board"); and

WHEREAS, pursuant to Section 311.013(f) of the Act, the County is not required to pay any tax increment into the tax increment fund of the Zone unless it enters into an agreement with the City to do so. The County wishes to enter into such an agreement with the City.

NOW, THEREFORE, for and in consideration of the conditions set forth herein. The sufficiency of which is hereby acknowledged, the City and the County do hereby contract, covenant and agree as follows:

1. INCORPORATION OF RECITALS.

The parties hereby agree that the recitals set forth above are true and correct and form the basis upon which they have entered into this Agreement.

2. DEFINTIONS.

In addition to any terms defined in the body of this Agreement, the following terms shall have the definitions ascribed to them as follows:

"Act" means the Tax Increment Financing Act, as amended and codified as Chapter 311 of the Texas Tax Code.

"Board" means the governing board of directors of the Zone appointed in accordance with Section 311.009 of the Act and Section 3 of the Creation Ordinance. The County shall appoint and maintain at least one (1) member on the Board, and may appoint non-voting ex-officio members or staff members who shall also be notified of all Board meetings and actions.

"Captured Appraised Value" in a given year means 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.

"Creation Ordinance" means Ordinance No. 2021-24 with all its exhibits, attached hereto as **"Exhibit 1."**

"Final Plan" means the project and finance plan for the development and/or redevelopment of the Zone as adopted by the Board and approved by the City Council of the City on November 16, 2021 attached hereto as "**Exhibit 2**".

"Tax Increment" in a given year means the amount of property taxes levied and collected by the County for that year on the Captured Appraised Value of real property taxable by the County and located in the Zone.

"Tax Increment Base" means the total appraised value as of January 1, 2021 of all real property taxable by the County and located in the Zone.

"Tax Increment Fund" means the fund created by the City pursuant to Section 311.014 of the Act and Section 7 of Creation Ordinance, which will be maintained by the City, into which all revenues of the Zone will be deposited, including: (i) deposits of Tax Increment by the City and by other participating taxing units with jurisdiction over real property in the Zone, including the County, and (ii) all accrued interest earned on the cash balance of the fund.

"Tier 1 Projects" means those projects to be funded exclusively from the City Tax Increment, as identified in the Final Plan.

"Tier 2 Projects" means those projects eligible to receive funding from any participating taxing entity in the Zone, as identified in the Final Plan.

"Zone" means the certain real properties and boundaries as described in the Creation Ordinance, attached hereto as "**Exhibit 1**".

3. DEPOSIT OF TAX INCREMENT.

Pursuant to a Resolution duly adopted by the governing body of the County, which Resolution is attached hereto as "**Exhibit 3**" and is hereby made a part of this Agreement for all purposes, and specifically subject to Section 4 of this Agreement, the County hereby agrees to deposit each year during the remaining term of the Zone, beginning with the 2022 tax year, fifty percent (50%) of

the County's Tax Increment into the Tax Increment Fund up to a maximum cumulative contribution of Eleven Million, Nine Hundred and Eighty-Six Thousand, Three Hundred and Eighty-Three dollars ($11,986,383) (the "Maximum County Contribution").

The calculation to determine the dollar amount of the County's Tax Increment to be deposited shall be made in accordance with the County's Tax Increment Financing Policy and such deposits shall be made in accordance with the City's standard administrative procedures, but only following receipt of a bill from the City that outlines the City's calculation of the amount of the deposit that is required for that year. The County is not obligated to pay the County Tax Increment from any source other than taxes collected on the Captured Appraised Value. Furthermore, the County has no duty or obligation to pay the County Tax Increment from any other County taxes or revenues, or until the County Tax Increment in the Zone is actually collected. Any portion of the taxes representing the County Tax Increment that are paid to the County and subsequently refunded pursuant to the provision of the Texas Tax Code shall be offset against future payments to the Tax Increment Fund.

4. LIMITATIONS ON TAX INCREMENT DEPOSITS AND USE OF FUNDS.

This Agreement is based on the following conditions, and the City agrees and acknowledges the County's right to enforce the conditions contained herein by in junction or any other lawful means in the event one or more of such conditions are not satisfied.

4.1 Amendment to Creation Ordinance.

The Creation Ordinance designates the boundaries, the eligible real properties for the calculation of Tax Increment for the Zone, and the specific participation level by the City. All amendments to the Creation Ordinance shall be approved by the Board prior to approval by the City Council. If the City Council approves an amendment to the Creation Ordinance different from the amendment approved by the Board, the County may suspend payment into the Tax Increment Fund as described in Section 3 until the amendment is approved by the County governing body.

4.2 Certain Project Costs Excluded.

The Tax Increment deposited into the Tax Increment Fund by the County shall be used to pay for Tier 2 Projects, as defined in the Final Plan, for purposes as set forth and identified in the Final Plan. All Tax Increment Fund allocations, including but not limited to any management and administrative costs, must be approved by the Board in accordance with the Final Plan. If the Final Plan, as included herein, is amended to substantially change the scope and nature of the projects included in the Final Plan or to include additional projects and associated costs that will increase the total costs of the Final Plan, the County may suspend payment into the Tax Increment Fund as described in Section 3 until the amended Final Plan is approved by the governing body of the County as an amendment to this Agreement.

4.3 Zone Expansion.

As defined, the Zone shall include real properties located within the boundaries as depicted in the Creation Ordinance. If the Zone is expanded, the County is not required to deposit into the Tax Increment Fund any Tax Increment generated from properties in the expanded area unless participation in the expanded boundary area is approved by the County governing body as an amendment to this Agreement. Additionally, the Tax Increment deposited into the Tax Increment Fund by the County may not be used for any permissible project costs in any portion of the expanded area of the Zone unless approved by the County governing body as an amendment to this Agreement.

5. TERM.

This Agreement shall take effect on the date as of which both parties have executed it and shall expire upon expiration or termination of the Zone, which currently is the earlier of: (i) December 31, 2051 (with final year's tax to be collected by September 1, 2052), or (ii) the date on which all Project Costs of the Zone have been paid in full, or (iii) the date on which the Maximum County Contribution is reached.

Nothing in this agreement limits the authority of the Tarrant County Commissioner's Court to extend the term of the Agreement. Upon termination of the Agreement, the obligation of the County to contribute to the Tax Increment Fund for the Zone shall end; however, any refund obligations of the City or the Zone shall survive such termination.

6. TAX INCREMENT FUND AND FINAL ACCOUNTING OF FUNDS.

No later than July 1 of each year following execution of this Agreement, the City shall provide the County with an annual accounting of the funds deposited to and disbursed from the Tax Increment Fund, including accrued interest. After all Project Costs of the Zone have been paid or at the time of the expiration of this Agreement, any funds remaining in the Tax Increment Fund following the final annual accounting by the City shall be paid to each taxing unit participating in the Zone in proportion to each taxing unit's share of the total amount of the Tax Increment deposited into the Tax Increment Fund.

Furthermore, if the projects to be undertaken pursuant to the Final Plan are not undertaken, are discontinued, or are terminated, all monies remaining in the Tax Increment Fund after satisfaction of lawful claims, shall be paid to the participating taxing entities in proportion to their respective share of the total amount of Tax Increment deposited into the Tax Increment Fund derived from taxable real property in the Zone that were deposited in the Tax Increment.

7. RESPONSIBILITY FOR ACTS.

The City and the County shall each be responsible for the sole negligent acts of their officers, agents, or employees or separate contractors. In the event of joint and concurrent negligence of both the City and the County, responsibility, if any, shall be apportioned comparatively with the laws of the State of Texas, with the understanding that neither party waives any governmental powers or immunities or any other defenses available to each individually.

8. ADMINISTRATION OF AGREEMENT.

This Agreement shall be administered on behalf of the City by the City Manager's Office of the City, or his designee.

9. NOTICES.

All written notices called for or required by this Agreement shall be addressed to the following, or such other party or address as either party may subsequently designate in writing, by certified mail, postage prepaid, or by hand delivery:

CITY:

City of Saginaw
Attn: City Manager
Gabriel Reaume
333 West McLeroy Boulevard
Saginaw, TX 76179

COUNTY

Tarrant County
Attn: County Administrator
100 E Weatherford St.
Suite 404
Fort Worth, TX 76196

With copies to:

Bryn Meredith
City Attorney
333 West McLeroy Boulevard
Saginaw, TX 76179

or to such other address as either party may request, in writing, from time to time.

10. NO WAIVER.

The failure of either party to insist upon the performance of any term or provision of this Agreement or to exercise any right granted hereunder shall not constitute a waiver of that party's right to insist upon appropriate performance or to assert any such right on any future occasion.

11. VENUE AND JUSISDICTION.

If any action, whether real or asserted, at law or in equity, arises on the basis of any provision of this Agreement, venue for such action shall lie in state courts located in Tarrant County, Texas or the United States District Court for the Northern District of Texas – Fort Worth Division. This Agreement shall be construed in accordance with the laws of the State of Texas.

12. NO THIRD PARTY RIGHTS.

The provisions and conditions of this Agreement are solely for the benefit of the City and the County and are not intended to create any rights, contractual or otherwise, to any person or entity.

13. FORCE MAJEURE.

The parties shall exercise every reasonable effort to meet their respective obligations as set forth in this Agreement, but shall not be held liable for any delay in or omission of performance due to force majeure or other causes beyond their reasonable control, including but not limited to, compliance with any government law, ordinance or regulation, acts of God, acts of omission, acts of terrorism, fires, strikes, lockouts, national disasters, wars, riots, material or labor restrictions, transportation problems and/or any other cause beyond reasonable control of either party.

14. INTERPRETATIONS.

In the event of any dispute over the meaning or application of any provision of this Agreement, this Agreement shall be interpreted fairly and reasonably, and neither more strongly for or against any party, regardless of the actual drafter of this Agreement.

15. CAPTIONS

Captions and headings used in this Agreement are for reference purposes only and shall not be deemed a part of this Agreement.

16. ENTIRETY OF AGREEMENT/AMENDMENTS

This Agreement, including any exhibits attached hereto and any documents incorporated herein by reference, contains the entire understanding and agreement between the City and the County as to matters contained herein. Any prior or contemporaneous oral or written agreement is hereby declared null and void to the extent in conflict with any provision of this Agreement. Notwithstanding anything to the contrary herein, this Agreement shall not be amended, modified, or supplemented unless executed in writing by both parties and approved by the County and the City Council of the City in an open meeting held in accordance with Chapter 551 of the Texas Government Code, as amended.

17. COUNTERPARTS

This Agreement may be executed in multiple counterparts, each of which shall be considered an original, but all of which shall constitute one instrument.

[Remainder of this page intentionally left blank.]

EXECUTED as of the later date below:

CITY OF SAGINAW, TEXAS

By: _____

Todd Flippo, Mayor

Date: _____

APPROVED AS TO FORM/LEGALITY:

By: _____

Bryn Meredith, City Attorney

ATTEST:

By: _____

Janice England, City Secretary

TARRANT COUNTY, TEXAS

By: _____

B. Glen Whitley, County Judge

Date: _____

APPROVED AS TO FORM

By: _____

Asst. Criminal District Attorney

ATTEST:

By: _____

Deputy County Clerk

COURT ORDER # _____

**By law, the Criminal District Attorney's Office may only advise or approve contracts or legal documents on behalf of its clients. It may not advise or approve a contract or legal document on behalf of other parties. Our view of this document was conducted solely from the legal perspective of our client. Our approval of this document was offered solely for the benefit of our client. Other parties should not rely on this approval and should seek review and approval by their own respective attorney(s).*

EXHIBIT 1

ORDINANCE NO. 2021-24 OF THE CITY OF SAGINAW
ESTABLISHING REINVESTMENT ZONE NUMBER ONE, CITY OF SAGINAW, AND
ALL ASSOCIATED EXHIBITS

[Remainder of this page intentionally left blank.]

CITY OF SAGINAW, TEXAS
ORDINANCE NO. 2021-24

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SAGINAW, TEXAS, DESIGNATING A GEOGRAPHIC AREA WITHIN THE CITY AS A TAX INCREMENT REINVESTMENT ZONE PURSUANT TO CHAPTER 311 OF THE TEXAS TAX CODE, TO BE KNOWN AS REINVESTMENT ZONE NUMBER ONE, CITY OF SAGINAW, TEXAS; DESCRIBING THE BOUNDARIES OF THE ZONE; CREATING A BOARD OF DIRECTORS FOR THE ZONE AND APPOINTING MEMBERS OF THE BOARD; ESTABLISHING A TAX INCREMENT FUND (TIRZ FUND) FOR THE ZONE; CONTAINING FINDINGS RELATED TO THE CREATION OF THE ZONE; PROVIDING A DATE FOR THE TERMINATION OF THE ZONE; PROVIDING THAT THE ZONE TAKE EFFECT IMMEDIATELY UPON PASSAGE OF THE ORDINANCE; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Saginaw, Texas (the "City"), pursuant to Chapter 311 of the Texas Tax Code, as amended (the "Act"), may designate a geographic area within the City as a tax increment reinvestment zone if the area satisfies the requirements of the Act; and

WHEREAS, pursuant to and as required by the Act, the City Council prepared a *Reinvestment Zone Number One, City of Saginaw, Texas, Preliminary Project and Finance Plan* (the "Preliminary Project and Finance Plan") for a proposed tax increment reinvestment zone containing the approximately 295.44 acres described and depicted on **Exhibit A** attached hereto and incorporated herein for all purposes (the "Property"); and

WHEREAS, notice of the public hearing on the creation of the proposed zone was published in the Fort Worth Star-Telegram, a newspaper of general circulation within the City, on October 22, 2021, which date is not later than the seventh (7^{th}) day before the public hearing held on November 2, 2021; and

WHEREAS, at the public hearing on November 2, 2021, interested persons were allowed to speak for or against the creation of the zone, the boundaries of the zone, and the concept of tax increment financing, and owners of property in the proposed zone were given a reasonable opportunity to protest the inclusion of their property in the zone; and

WHEREAS, evidence was received and presented at the public hearing in favor of the creation of the zone; and

WHEREAS, the City has taken all actions required to create the zone including, but not

limited to, all actions required by the Act, the Texas Open Meetings Act, and all other laws applicable to the creation of the zone; and

WHEREAS, the City desires to appoint initial members to the board of directors of the zone; and

WHEREAS, terms used in this Ordinance that have their initial letters capitalized shall have the meanings given to them in this Ordinance; however, terms that are **CAPITALIZED IN BOLD** shall have the meanings given to them in the Preliminary Project and Finance Plan.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAGINAW, TEXAS:

SECTION 1. FINDINGS.

(a) The recitals, findings, and determinations contained in the preamble to this Ordinance are incorporated into the body of this Ordinance as if fully set forth in this Section and are hereby found and declared to be true and correct legislative findings and are adopted as part of this Ordinance for all purposes.

(b) The City Council finds that the **PUBLIC IMPROVEMENTS** will significantly enhance the value of all the taxable real property in the zone and will be of general benefit to the City.

(c) The City Council finds that the proposed zone meets the requirements of Section 311.005(a)(1) of the Act in that:

(i) there is a need for essential public infrastructure and economic development programs to attract new business and commercial activity to the proposed zone for the purposes of increasing the real property tax base for all taxing units within the zone, increasing sales and use taxes for the City and the State of Texas, and increasing job opportunities for residents of the City and the region; and

(ii) the proposed zone, as shown within **Exhibit A**, meets the criteria for the creation of a reinvestment zone set forth in Section 311.005 of the Act in that the area is predominantly open or undeveloped and, because of obsolete platting, deterioration of structures or site improvements, or other factors, substantially impairs and arrests the sound growth of the municipality.

(iii) these factors substantially impair and arrest the sound growth of the City.

(d) The City Council finds that the proposed zone is a geographic area 100% within the City's corporate limits.

(e) The City Council finds that not more than thirty percent (30%) of the property in the proposed zone, excluding property that is publicly owned, is used for residential purposes, and

the total appraised value of taxable real property in the proposed zone does not exceed fifty percent (50%) of the total appraised value of taxable real property in the City and in the industrial districts created by the City.

(f) The City Council finds that the development or redevelopment of the property in the proposed zone will not occur solely through private investment in the reasonably foreseeable future.

(g) The City Council finds that the Preliminary Project and Finance Plan is feasible.

(h) The City Council finds that the implementation of the Project and Finance Plan (as defined below) will alleviate the conditions described in Section 1(c) above and will serve a public purpose.

SECTION 2. DESIGNATION AND NAME OF THE ZONE. Pursuant to the authority of, and in accordance with the requirements of the Act, the City Council hereby designates the Property as a tax increment reinvestment zone. The name assigned to the zone for identification is Reinvestment Zone Number One, City of Saginaw, Texas (the "Zone"). The Zone is designated pursuant to Section 311.005(a)(2) of the Act.

SECTION 3. BOARD OF DIRECTORS.

3.1 The City Council hereby creates a board of directors for the Zone (the "Board") consisting of nine members. Seven members shall be appointed by the City Council to Places 1,2,3,4, 5, 6, and 7. Place 8 shall be appointed by the Commissioners Court of Tarrant County, Texas (the "County"), if the County participates in the Zone. If the County does not participate in the Zone, the Commissioners Court shall be deemed to have waived its right to appoint such members and the Place goes away. Place 9 shall be appointed by the Board of Trustees for Tarrant County College District (the "College District"), if the College District participates in the Zone. If the College District does not participate in the Zone, the Board of Trustees shall be deemed to have waived its right to appoint such member and the Place goes away.

3.2 The City Council hereby appoints the following individuals to serve as the initial members of the Board for the terms indicated:

Place 1	Mayor	(term expires December 31, 2024)
Place 2	Council Place 1	(term expires December 31, 2022)
Place 3	Council Place 2	(term expires December 31, 2024)
Place 4	Council Place 3	(term expires December 31, 2022)
Place 5	Council Place 4	(term expires December 31, 2023)
Place 6	Council Place 5	(term expires December 31, 2022)
Place 7	Council Place 6	(term expires December 31, 2023)

Place 8 shall be appointed by the County for a term that expires December 31, 2023.

Place 9 shall be appointed by the College District for a term that expires December 31, 2023.

Upon expiration of the indicated terms or upon City Council action to reconstitute the initial Board by appointing replacement members, subsequent appointments to fill vacancies shall be for terms of two years. The member appointed to Place 1 shall serve as the chairman of the Board. The Board is authorized to elect a vice-chairman and other officers as determined by the Board.

3.3 The Board shall make recommendations to the City Council concerning the administration, management, and operation of the Zone. The Board shall prepare or cause to be prepared and adopted a project plan and a reinvestment zone financing plan for the Zone (the "Project and Finance Plan") as required by the Act, and shall submit the Project and Finance Plan to the City Council for approval. The City Council hereby delegates to the Board all powers necessary to implement any Project and Finance Plan approved by the City Council, including the power to employ consultants and enter into agreements that the Board considers necessary or convenient to implement the Project and Finance Plan and to administer, operate, and manage the Zone including, but not limited to, the power to enter into reimbursement agreements and other obligations secured by the **TIRZ FUND** established pursuant to Section 7 of this Ordinance.

3.4 Directors shall not receive any salary or other compensation for their services as directors.

3.5. Pursuant to Section 311.010(h) of the Act and Article III, Section 52-a of the Texas Constitution, the City Council hereby authorizes the Board, as necessary or convenient to implement the Project and Finance Plan and achieve its purposes, to establish and provide for the administration of one or more programs for the public purposes of developing and diversifying the economy of the Zone, eliminating unemployment and underemployment in the Zone, and developing or expanding transportation, business, and commercial activity in the Zone, including programs to make grants of land and buildings and make grants from the TIRZ Fund for activities that benefit the Zone and stimulate business and commercial activity in the Zone. In addition, the City Council hereby authorizes the Board to exercise all of the powers of the City under Chapter 380, Texas Local Government Code, as amended.

SECTION 4. DURATION OF THE ZONE. The Zone shall take effect immediately upon the passage and approval of this Ordinance. The Zone shall terminate on December 31, 2051 (with final year's tax due by January 31, 2052), unless otherwise terminated in accordance with this section. The City shall have the right to terminate the Zone prior to the expiration of its stated term if all of the **PROJECT COSTS** have been paid in full. If upon expiration of the stated term of the Zone, **PROJECT COSTS** have not been paid, the City, the County, and the College District, shall have no obligation to pay the shortfall.

SECTION 5. TAX INCREMENT BASE. The "tax increment base" for purposes of calculating the **CITY TAX INCREMENT,** and if the County participates in the Zone the **COUNTY TAX INCREMENT,** and if the College District participates in the Zone the **COLLEGE DISTRICT TAX INCREMENT,** and means the total appraised value of all real property in the Zone that is taxable by the City and the County, respectively, as of January 1, 2021.

SECTION 6. CAPTURED APPRAISED VALUE. The "captured appraised value" for purposes of calculating the annual **CITY TAX INCREMENT,** and if the County participates in the Zone the **COUNTY TAX INCREMENT,** and if the College District participates in the Zone the **COLLEGE DISTRCIT TAX INCREMENT,** means the total real property value taxable (including increase tax values attributable to changes in use) by a taxing unit for a year and located in the Zone for that year less the tax increment base of the unit.

SECTION 7. TAX INCREMENT FUND. There is hereby created and established a **TIRZ FUND** for the Zone. Within the **TIRZ FUND**, there may be maintained subaccounts as necessary and convenient to carry out the purposes of the Act. The **CITY TAX INCREMENT** and **COUNTY TAX INCREMENT,** and the **COLLEGE DISTRICT TAX INCREMENT** shall be deposited into the **TIRZ FUND** as of the effective date of the Zone. The **TIRZ FUND** and all subaccounts shall be maintained at the depository bank of the City and shall be secured in the manner prescribed by law for funds of Texas cities. Prior to termination of the Zone, funds shall be disbursed from the **TIRZ FUND** only to pay **PROJECT COSTS**.

SECTION 8. SEVERABILITY. If any provision, section, subsection, sentence, clause or phrase of this Ordinance, or the application of same to any person or set of circumstances, is for any reason held to be invalid, the validity of the remaining provisions of this Ordinance or their application to other persons or sets of circumstances shall not be affected thereby, it being the intent of the City Council in adopting this Ordinance that no provision of this Ordinance shall become inoperative because of the invalidity of another provision; and, therefore, all provisions of this Ordinance are declared severable for that purpose.

SECTION 9. OPEN MEETINGS. It is hereby found, determined, and declared that sufficient written notice of the date, hour, place and subject of the meeting of the City Council at which this Ordinance was adopted was posted at a place convenient and readily accessible at all times to the general public at the City Hall of the City for the time required by law preceding its meeting, as required by the Texas Open Meetings Act, Chapter 551 of the Texas Government Code, as amended, and that this meeting has been open to the public as required by law at all times during which this Ordinance and the subject matter hereof has been discussed, considered and formally acted upon. The City Council further ratifies, approves and confirms such written notice and the contents and posting thereof.

SECTION 10. EFFECTIVE DATE. This Ordinance shall take effect immediately upon its passage as provided by law.

PASSED, APPROVED, AND ADOPTED November 2, 2021.

Todd Flippo, Mayor

ATTEST:

Janice England, City Secretary

Effective: 11-2-2021



APPROVED AS TO FORM AND LEGALITY:

Bryn Meredith, City Attorney

EXHIBIT A

PRELIMINARY PROJECT AND FINANCE PLAN

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REINVESTMENT ZONE NUMBER ONE, CITY OF SAGINAW, TEXAS
PRELIMINARY PROJECT AND FINANCE PLAN

NOVEMBER 2, 2021

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SECTION 1: INTRODUCTION

1.1 Authority and Purpose

The City of Saginaw, Texas, a Texas home-rule municipality (the "City") has the authority under Chapter 311, Texas Tax Code, Tax Increment Financing Act, as amended (the "Act") to designate a contiguous or noncontiguous geographic area within the corporate limits or extraterritorial jurisdiction of the City as a tax increment reinvestment zone to promote development or redevelopment of the area because the governing body of the City (the "City Council") has determined that development or redevelopment would not occur solely through private investment in the reasonably foreseeable future, that the Zone is feasible, and that creation of the Zone is in the best interest of the City and the property in the Zone. The purpose of the Zone is to facilitate such development or redevelopment by financing the costs of public works, public improvements, programs, and other projects benefiting the Zone, plus other costs incidental to those expenditures, all of which costs are authorized by the Act.

1.2 Eligibility Requirements

An area is eligible under the Act to be designated as a tax increment reinvestment zone if it is predominantly open or undeveloped and, because of obsolete platting, deterioration of structures or site improvements, or other factors, substantially impairs or arrests the sound growth of the City. The City cannot, however, designate a zone if more than thirty percent (30%) of the property in the proposed zone, excluding property that is publicly owned, is used for residential purposes, or if the total appraised value of taxable real property in the proposed zone and in existing reinvestment zones exceeds fifty percent (50%) of the total appraised value of taxable real property in the City and in industrial districts created by the City.

1.3 Proposed Zone

The City Council intends to create a tax increment reinvestment zone to be known as *"Reinvestment Zone Number One, City of Saginaw, Texas"* (the "Zone") that includes approximately 128.8 acres of land which parcels are identified on **Exhibit H** and depicted on **Exhibit A** (the "Property"). The Property is currently zoned agriculture, community commercial, planned development, light industrial, community facilities, multifamily and single-family. The Property is undeveloped, and due to its size, location, and physical characteristics, development will not occur solely through private investment in the foreseeable future. The Property substantially impairs and arrests the sound growth of the City because it is predominately open and undeveloped due to factors such as the lack of public infrastructure and the need for economic incentive to attract development to the Zone for the purpose of providing long-term economic benefits including, but not limited to, increased real property tax base for all taxing units in the Zone. If the public improvements, and other projects are financed as contemplated

by this Preliminary Plan (hereinafter defined), the City envisions that the Property will be developed to take full advantage of the opportunity to bring to the City, Tarrant County, (the "County"), and Tarrant County College District (the "College District"), quality master planned residential and commercial development.

1.4 Preliminary Plan and Hearing

Before the City Council adopts the ordinance designating the Zone, the City Council must prepare a preliminary reinvestment zone financing plan in accordance with the Act and hold a public hearing on the creation of the proposed Zone and its benefits to the City and to the Property, at which public hearing interested persons are given the opportunity to speak for and against the creation of the proposed Zone, the boundaries of the proposed Zone and the concept of tax increment financing, and at which hearing the owners of the Property will be given a reasonable opportunity to protest the inclusion of their Property in the proposed Zone. The requirement of the Act for a preliminary reinvestment zone financing plan is satisfied by this Preliminary Plan dated November 2, 2021 (the "Preliminary Plan"), the purpose of which is to describe, in general terms, the public improvements that will be undertaken and financed by the Zone. A description of how such public improvements and projects will be undertaken and financed will be determined by the Final Plan and by the TIRZ Agreement (both hereinafter defined), which require approval by the Board (hereinafter defined) and by the City Council.

1.5 Creation of the Zone

Upon the closing of the above referenced public hearing, the City Council may adopt an ordinance in accordance with the Act creating the Zone if (1) the City Council finds that development or redevelopment of the Property would not occur solely through private investment in the reasonably foreseeable future, (2) that the Zone is feasible, and (3) that improvements in the Zone will significantly enhance the value of all the taxable real property in the Zone and will be of general benefit to the City. Among other provisions required by the Act, the ordinance creating the Zone will appoint a Board of Directors for the Zone (the "Board").

1.6 Board Recommendations

After the creation of the Zone, the Board will review this Preliminary Plan and approve and recommend to the City Council a *"Reinvestment Zone Number One, City of Saginaw, Texas, Final Project and Finance Plan"* (the "Final Plan"), pursuant to which the City will contribute a portion of its ad valorem tax increment attributable to new development in the Zone (the "Tax Increment") into a tax increment fund created by the City and segregated from all other funds of the City (the "TIRZ Fund") to fund the costs of public improvements and other projects benefiting the Zone.

1.7 Council Action

The City Council will take into consideration the recommendations of the Board and will consider approval of the Final Plan, and, if applicable the County Participation Agreement, and, if applicable, the College District Participation Agreement. If the County Participation Agreement is approved by the County, the City Council will authorize and direct its execution. If the College District Participation Agreement is approved by the College District, the City Council will authorize and direct its execution.

SECTION 2: DESCRIPTION AND MAPS

2.1 Existing Uses and Conditions

The Property is currently located within the corporate limits of the City and is zoned agriculture, community commercial, planned development, light industrial, community facilities, multifamily and single-family, in accordance with the City's zoning ordinance. The Property is undeveloped and underdeveloped, and there is limited or no public infrastructure to support development. Development will require extensive public infrastructure that: (1) the City cannot provide, and (2) will not be provided solely through private investment in the foreseeable future. A map of the Property and the proposed Zone is shown on **Exhibit A**.

2.2 Proposed Uses

The proposed land uses of the Property are expected to be single-family residential, multi-family residential, commercial retail, and medical office or storage.

2.3 Parcel Identification

The parcels identified on **Exhibit H** provide sufficient detail to identify with ordinary and reasonable certainty the territory included in the Zone.

SECTION 3: PROPOSED CHANGES TO ORDINANCES, PLANS, CODES, RULES, AND REGULATIONS

The Property is wholly located in the corporate limits of the City and is subject to the City's zoning regulation. The City has exclusive jurisdiction over the subdivision and platting of the property within the Property and the design, construction, installation, and inspection of water, sewer, drainage, roadway, and other public infrastructure. No proposed changes to zoning ordinances, comprehensive plan, building codes, subdivision rules, or other municipal ordinances are planned.

SECTION 4: RELOCATION OF DISPLACED PERSONS

No persons will be displaced and in need of relocation due to the creation of the Zone or implementation of the Final Plan.

SECTION 5: ESTIMATED NON-PROJECT COSTS

Non-project costs are private funds that will be spent to develop in the Zone but will not be financed by the Zone. The list of non-project costs is shown on **Exhibit B**, and are estimated to be approximately $267 million.

SECTION 6: PROPOSED PUBLIC IMPROVEMENTS

6.1 Categories of Public Improvements

The proposed public improvements to be financed by the Zone include streets, water, sanitary sewer, sidewalks, detention ponds, storm drainage, landscaping & parks, principal and interest on debt service issued for public facilities, and professional services (the "Public Improvements"), as depicted in **Exhibit C**. All Public Improvements shall be designed and constructed in accordance with all applicable City standards and shall otherwise be inspected, approved, and accepted by the City. At the City's option, the Public Improvements may be expanded to include any other category of improvements authorized by the Act.

6.2 Locations of Public Improvements

The estimated locations of the proposed Public Improvements are depicted on **Exhibit G**. These locations may be revised, with the approval of the City, from time to time without amending the Final Plan.

SECTION 7: ESTIMATED PROJECT COSTS

7.1 Project Costs

The total costs for projects in the Zone, which includes the Public Improvements costs and the cost of administering the Zone, are estimated to be $32.2 million (the "Project Costs"), as shown on **Exhibit C.**

7.2 Estimated Costs of Public Improvements

The estimated costs of the Public Improvements (the "Public Improvement Costs") within the Zone are $31.9 million, as shown on **Exhibit C**.

7.3 Estimated Administrative Costs

The estimated costs for administration of the Zone shall be the actual, direct costs paid or incurred by or on behalf of the City to administer the Zone (the "Administrative Costs"). The Administrative Costs include the costs of professional services, including those for planning, engineering, and legal services paid by or on behalf of the City. The Administrative Costs also include organizational costs, the cost of publicizing the creation of the Zone, and the cost of implementing the project plan for the Zone paid by or on behalf of the City that are directly related to the administration of the Zone. The Administrative Costs shall be paid each year from the TIRZ Fund before any other Project Costs are paid. The Administrative Costs are estimated to begin in 2022 and escalate at two percent (2%) thereafter.

7.4 Estimated Timeline of Incurred Costs

The Administrative Costs will be incurred annually beginning at the time the Zone is created and through the duration of the Zone. It is estimated the Project Costs will be incurred during calendar years 2022 through 2027, and disbursed over the term of the Zone, as shown on **Exhibit D**.

SECTION 8: ECONOMIC FEASIBILITY

8.1 Feasibility Study

For purposes of this Preliminary Plan, economic feasibility has been evaluated over the term of the Zone, as shown on **Exhibit E** (the "Feasibility Study"). This evaluation focuses on only direct financial benefits (i.e. ad valorem tax revenues from the development of Public Improvements in the Zone). Based on **Table 1** below, during the term of the Zone, new development (which would not have occurred but for the Zone) will generate approximately $90 million in total new real property tax revenue, and the contributing taxing entities will retain $45 million. The remaining additional revenue will be deposited in the TIRZ Fund to pay Project Costs.

Table 1

Entity	Gross New AV Revenue	TIRZ Contribution	Net New AV Revenue
City	$ 50,479,996	$ 25,239,998	$ 25,239,998
County	$ 25,591,110	$ 12,795,555	$ 12,795,555
College District	$ 14,235,875	$ 7,117,938	$ 7,117,938
Total	$ 90,306,982	$ 45,153,491	$ 45,153,491

The Feasibility Study shows a portion of the new real property tax revenue generated by the Zone will be retained by the City. The remainder of the new real property tax revenue generated within the Zone will be available to pay Project Costs, until the term expires or is otherwise terminated. Upon expiration or termination of the Zone, one hundred percent (100%) of all tax revenue

generated within the Zone will be retained by the respective taxing entities. Based on the foregoing, the feasibility of the Zone has been demonstrated.

SECTION 9: ESTIMATED BONDED INDEBTEDNESS

No Tax Increment Reinvestment Zone bonds, issued by the City pursuant to the Act, are contemplated at this time.

SECTION 10: APPRAISED VALUE

10.1 Current Appraised Value

The current total appraised value of taxable real property in the Zone is $7,011,635, which represents the Tax Increment Base, (the "Tax Increment Base") of the Property and shall be confirmed by the Tarrant Appraisal District in accordance with Section 311.012(c) of the Act.

10.2 Estimated Captured Appraised Value

The amount of the Tax Increment for a year during the term of the Zone is the amount of property taxes levied and collected by the City for that year on the captured appraised value of the Property less the Tax Increment Base of the Property, (the "Captured Appraised Value"). The Tax Increment Base of the Property is the total taxable value of the Property for the year in which the Zone was designated, as described in **Section 10.1** above. It is estimated that upon expiration of the term of the Zone, the total Captured Appraised Value of taxable real property in the Zone will be approximately $510 million, as shown on **Exhibit E**. The actual Captured Appraised Value, as certified by the Tarrant Appraisal District will, for each year, will be used to calculate annual payment by the City into the TIRZ Fund pursuant to the Final Plan.

SECTION 11: METHOD OF FINANCING

The Final Plan shall obligate the City to deposit into the TIRZ Fund each year for the duration of the Zone an amount equal to fifty percent (50%) of the Captured Appraised Value in the Zone levied and collected that constitutes the Tax Increment for that year. The County Participation Agreement, if approved, shall obligate the County to deposit into the TIRZ Fund each year for the duration of the Zone an amount equal to fifty percent (50%) of the Captured Appraised Value in the Zone levied and collected that constitutes the Tax Increment for that year. The College District Participation Agreement, if approved, shall obligate the College District to deposit into the TIRZ Fund each year for the duration of the Zone an amount equal to fifty percent (50%) of the Captured Appraised Value in the Zone levied and collected that constitutes the Tax Increment for that year.

Funds deposited into the TIRZ Fund shall always first be applied to pay the Administrative Costs. After the Administrative Costs have been paid, funds in the TIRZ Fund shall next be used to fund the Public Improvements. All payments of Project Costs shall be made solely from the TIRZ Fund and from no other funds of the City unless otherwise approved by the governing body, and the TIRZ Fund shall only be used to pay the Project Costs in accordance with the Final Plan and the TIRZ Agreement. The City may amend the Final Plan including but not limited to what is considered a Project Cost.

SECTION 12: DURATION OF THE ZONE, TERMINATION

12.1 Duration

The stated term of the Zone shall commence on the creation of the Zone, and shall continue for thirty (30) years, with the last payment due by January 31, 2052, unless otherwise terminated in accordance with the Creation Ordinance.

12.2 Termination

The Zone will terminate prior to the expiration of its stated term if the Project Costs have been fully funded. If upon the expiration of the stated term of the Zone, the Project Costs have not been fully funded, the City, County and College District shall have no obligation to pay the shortfall, and the term of the Zone shall not be extended. The provisions of this section shall be included in the County Participation Agreement, and College District Participation Agreement, if applicable. Nothing in this section is intended to prevent the City from extending the term of the Zone in accordance with the Act.

LIST OF EXHIBITS

Unless otherwise stated, all references to "Exhibits" contained in this Preliminary Plan shall mean and refer to the following exhibits, all of which are attached to and made a part of this Preliminary Plan for all purposes.

Exhibit A	Map of the Zone
Exhibit B	Non-Project Costs
Exhibit C	Project Costs
Exhibit D	Estimated Timeline of Incurred Costs
Exhibit E	Feasibility Study
Exhibit F	Proposed Uses of the Zone
Exhibit G	Map of the Public Improvements
Exhibit H	Parcel Identification

EXHIBIT A – MAP OF THE ZONE

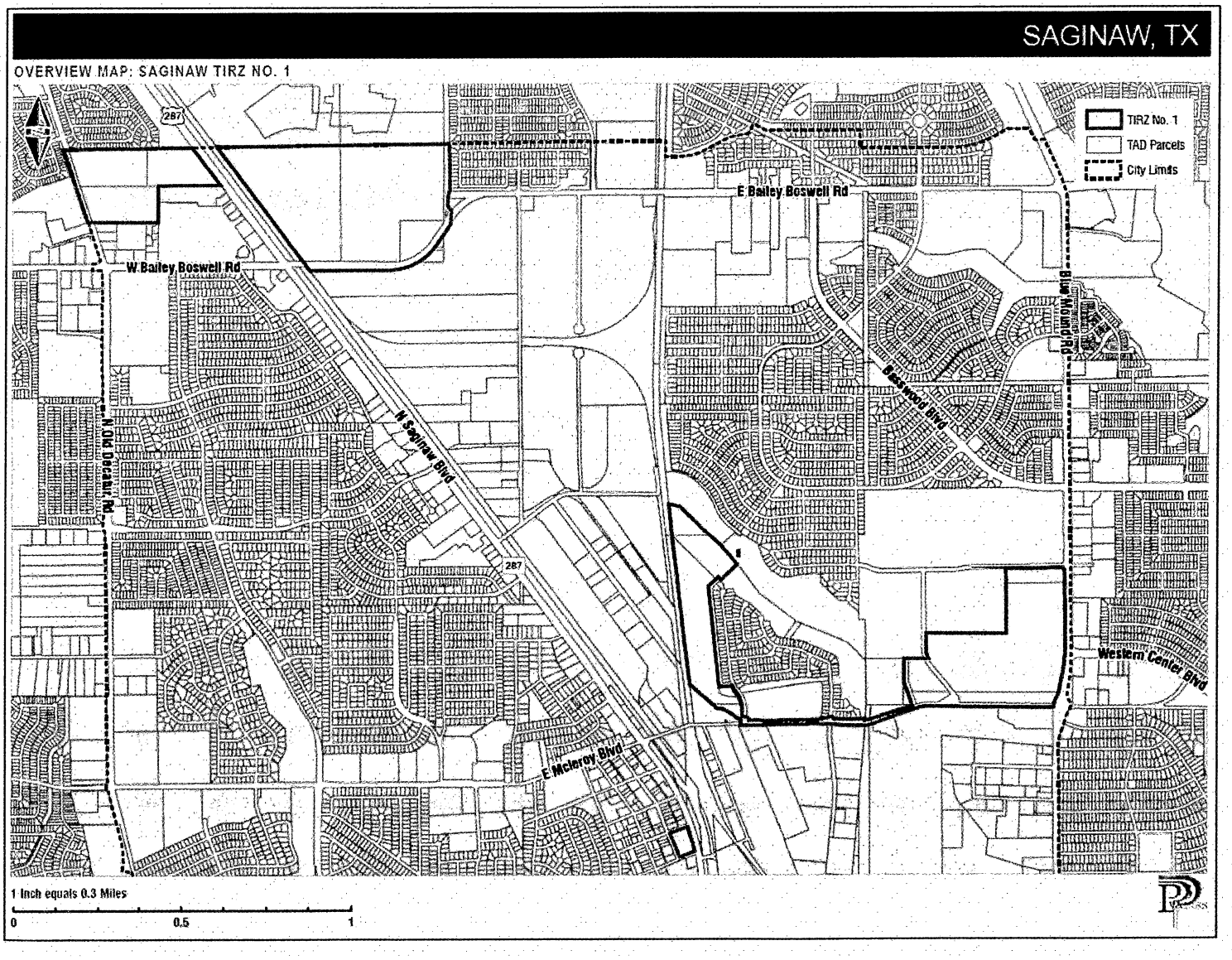


EXHIBIT B – NON-PROJECT COSTS

Reinvestment Zone Number One, City of Saginaw
Non-Project Costs

Land Use[1]	Units/SF[2]	Finished Lot Value Per Unit/SF[2]	Finished Lot Value Total	Buildout Value Per Unit/SF[2]	Buildout Value Total	Estimated Non Project Costs
Single-Family	196	$ 55,000	$ 10,780,000	$ 315,000	$ 61,740,000	$ 50,960,000
Multifamily	630	$ 28,000	$ 17,640,000	$ 140,000	$ 88,200,000	$ 70,560,000
Retail I	45,000	$ 70	$ 3,150,000	$ 350	$ 15,750,000	$ 12,600,000
Retail II	37,000	$ 90	$ 3,330,000	$ 450	$ 16,650,000	$ 13,320,000
Medical Office/Storage	52,635	$ 19	$ 1,000,065	$ 95	$ 5,000,325	$ 4,000,260
Multifamily - BTR	250	$ 42,000	$ 10,500,000	$ 210,000	$ 52,500,000	$ 42,000,000
Multifamily	340	$ 40,000	$ 13,600,000	$ 200,000	$ 68,000,000	$ 54,400,000
Retail III	192,308	$ 26	$ 5,000,008	$ 130	$ 25,000,040	$ 20,000,032
Total			**$ 65,000,073**		**$ 332,840,365**	**$ 267,840,292**

(1) Based on data provided by the Western Center Developer and Beltmill Developer.
(2) Shown per unit for residential, and per square foot for retail and medical office/storage.

EXHIBIT C – PROJECT COSTS

Reinvestment Zone Number One, City of Saginaw, TX
Project Costs

Project Costs		
Public Improvements		
Natatorium Debt Service[1]	$	20,994,383
Street	$	3,709,683
Water	$	449,863
Sanitary Sewer	$	756,112
Sidewalks	$	75,000
Detention Ponds	$	994,914
Storm Drainage	$	1,140,834
Soft Costs	$	3,822,427
Public Improvements Subtotal	**$**	**31,943,215**
Administrative Costs	**$**	**304,261**
Total Project Costs	**$**	**32,247,476**

(1) Includes estimate of principal and interest on debt service for a public natatorium, subject to change.

EXHIBIT D – ESTIMATED TIMELINE OF INCURRED COSTS

Reinvestment Zone Number One, City of Saginaw, TX
Timeline to Incur Project Costs

Zone Year	Calendar Year	Project Costs: City TIRZ Revenue	Admin Fees	Natatorium Payment	County/College District TIRZ Revenue	Additional Project Costs	TIRZ Fund Remainder[1]: Annual	Cumulative
Base	2021							
1	2022	$ -	$ 7,500	$ -	$ -	$ -	$ (7,500)	$ (7,500)
2	2023	$ 336	$ 7,650	$ -	$ 252	$ -	$ (7,062)	$ (14,562)
3	2024	$ 118,760	$ 7,803	$ 110,957	$ 88,954	$ 74,392	$ 14,562	$ -
4	2025	$ 469,144	$ 7,959	$ 461,185	$ 351,401	$ 351,401	$ -	$ -
5	2026	$ 642,930	$ 8,118	$ 634,812	$ 481,571	$ 481,571	$ -	$ -
6	2027	$ 761,235	$ 8,281	$ 752,954	$ 570,185	$ 570,185	$ -	$ -
7	2028	$ 820,396	$ 8,446	$ 811,949	$ 614,498	$ 614,498	$ -	$ -
8	2029	$ 856,621	$ 8,615	$ 848,006	$ 641,631	$ 641,631	$ -	$ -
9	2030	$ 874,090	$ 8,787	$ 865,302	$ 654,716	$ 654,716	$ -	$ -
10	2031	$ 874,090	$ 8,963	$ 865,126	$ 654,716	$ 654,716	$ -	$ -
11	2032	$ 874,090	$ 9,142	$ 864,947	$ 654,716	$ 654,716	$ -	$ -
12	2033	$ 891,908	$ 9,325	$ 882,582	$ 668,062	$ 668,062	$ -	$ -
13	2034	$ 910,082	$ 9,512	$ 900,570	$ 681,675	$ 681,675	$ -	$ -
14	2035	$ 928,620	$ 9,702	$ 918,918	$ 695,560	$ 695,560	$ -	$ -
15	2036	$ 947,528	$ 9,896	$ 937,632	$ 709,724	$ 709,724	$ -	$ -
16	2037	$ 966,815	$ 10,094	$ 956,721	$ 724,170	$ 724,170	$ -	$ -
17	2038	$ 986,488	$ 10,296	$ 976,192	$ 738,905	$ 738,905	$ -	$ -
18	2039	$ 1,006,554	$ 10,502	$ 996,052	$ 753,935	$ 753,935	$ -	$ -
19	2040	$ 1,027,021	$ 10,712	$ 1,016,309	$ 769,266	$ 769,266	$ -	$ -
20	2041	$ 1,027,021	$ 10,926	$ 1,016,095	$ 769,266	$ 509,708	$ 259,557	$ 259,557
21	2042	$ 1,027,021	$ 11,145	$ 1,015,876	$ 769,266	$ -	$ 769,266	$ 1,028,823
22	2043	$ 1,047,898	$ 11,367	$ 1,036,530	$ 784,903	$ -	$ 784,903	$ 1,813,725
23	2044	$ 1,069,192	$ 11,595	$ 1,057,597	$ 800,853	$ -	$ 800,853	$ 2,614,578
24	2045	$ 1,090,912	$ 11,827	$ 1,079,085	$ 817,121	$ -	$ 817,121	$ 3,431,700
25	2046	$ 1,113,066	$ 12,063	$ 1,101,003	$ 833,716	$ -	$ 833,716	$ 4,265,415
26	2047	$ 1,135,664	$ 12,305	$ 887,980	$ 850,642	$ -	$ 1,086,021	$ 5,351,436
27	2048	$ 1,158,713	$ 12,551	$ -	$ 867,907	$ -	$ 2,014,069	$ 7,365,506
28	2049	$ 1,182,224	$ 12,802	$ -	$ 885,517	$ -	$ 2,054,939	$ 9,420,444
29	2050	$ 1,206,205	$ 13,058	$ -	$ 903,479	$ -	$ 2,096,626	$ 11,517,070
30	2051	$ 1,206,205	$ 13,319	$ -	$ 903,479	$ -	$ 2,096,364	$ 13,613,434
		$ 26,220,827	**$ 304,261**	**$ 20,994,383**	**$ 19,640,083**	**$ 10,948,832**	**$ 13,613,434**	

(1) TIRZ Fund Remainder to be spent in accordance with the Final Plan, at the discretion of the City Council.

EXHIBIT E – FEASIBILITY STUDY

Reinvestment Zone Number One, City of Saginaw
Feasibility Study

Zone Year	Calendar Year	Collection Year	Growth/ Year[1]	New Assessed Value	Net Taxable Value	Incremental Value	City AV Rate	City TIRZ Contribution %	City TIRZ Contribution Annual	City TIRZ Contribution Cumulative	County AV Rate	County TIRZ Contribution %	County TIRZ Contribution Annual	County TIRZ Contribution Cumulative	College District AV Rate	College District TIRZ Contribution %	College District TIRZ Contribution Annual	College District TIRZ Contribution Cumulative	TIRZ Fund Annual	TIRZ Fund Cumulative
Base	2021	2022			$ 7,011,635		0.479516	50%	$ -	$ -	0.229	50%	$ -	$ -	0.13017	50%	$ -	$ -		
1	2022	2023	2%	$ -	$ 7,151,868	$ 140,233	0.479516	50%	$ -	$ -	0.229	50%	$ -	$ -	0.13017	50%	$ -	$ -	$ -	$ -
2	2023	2024	2%	$ 49,250,000	$ 56,544,905	$ 49,533,270	0.479516	50%	$ 336	$ 336	0.229	50%	$ 161	$ 161	0.13017	50%	$ 91	$ 91	$ 588	$ 588
3	2024	2025	2%	$ 145,010,000	$ 202,685,803	$ 195,674,168	0.479516	50%	$ 118,760	$ 119,096	0.229	50%	$ 56,716	$ 56,876	0.13017	50%	$ 32,239	$ 32,330	$ 207,714	$ 208,302
4	2025	2026	2%	$ 68,430,000	$ 275,169,519	$ 268,157,884	0.479516	50%	$ 469,144	$ 588,241	0.229	50%	$ 224,047	$ 280,923	0.13017	50%	$ 127,355	$ 159,685	$ 820,546	$ 1,028,848
5	2026	2027	2%	$ 43,840,000	$ 324,512,910	$ 317,501,275	0.479516	50%	$ 642,930	$ 1,231,171	0.229	50%	$ 307,041	$ 587,964	0.13017	50%	$ 174,531	$ 334,215	$ 1,124,501	$ 2,153,350
6	2027	2028	2%	$ 18,185,000	$ 349,188,168	$ 342,176,533	0.479516	50%	$ 761,235	$ 1,992,405	0.229	50%	$ 363,539	$ 951,503	0.13017	50%	$ 206,646	$ 540,861	$ 1,331,419	$ 3,484,769
7	2028	2029	2%	$ 8,125,365	$ 364,297,296	$ 357,285,661	0.479516	50%	$ 820,396	$ 2,812,801	0.229	50%	$ 391,792	$ 1,343,295	0.13017	50%	$ 222,706	$ 763,566	$ 1,434,893	$ 4,919,662
8	2029	2030	2%	$ -	$ 371,583,242	$ 364,571,607	0.479516	50%	$ 856,621	$ 3,669,422	0.229	50%	$ 409,092	$ 1,752,387	0.13017	50%	$ 232,539	$ 996,106	$ 1,498,252	$ 6,417,915
9	2030	2031	0.0%	$ -	$ 371,583,242	$ 364,571,607	0.479516	50%	$ 874,090	$ 4,543,512	0.229	50%	$ 417,434	$ 2,169,822	0.13017	50%	$ 237,281	$ 1,233,387	$ 1,528,806	$ 7,946,720
10	2031	2032	0.0%	$ -	$ 371,583,242	$ 364,571,607	0.479516	50%	$ 874,090	$ 5,417,601	0.229	50%	$ 417,434	$ 2,587,256	0.13017	50%	$ 237,281	$ 1,470,669	$ 1,528,806	$ 9,475,526
11	2032	2033	2%	$ -	$ 379,014,907	$ 372,003,272	0.479516	50%	$ 874,090	$ 6,291,691	0.229	50%	$ 417,434	$ 3,004,691	0.13017	50%	$ 237,281	$ 1,707,950	$ 1,528,806	$ 11,004,331
12	2033	2034	2%	$ -	$ 386,595,205	$ 379,583,570	0.479516	50%	$ 891,908	$ 7,183,598	0.229	50%	$ 425,944	$ 3,430,634	0.13017	50%	$ 242,118	$ 1,950,068	$ 1,559,970	$ 12,564,301
13	2034	2035	2%	$ -	$ 394,327,109	$ 387,315,474	0.479516	50%	$ 910,082	$ 8,093,680	0.229	50%	$ 434,623	$ 3,865,257	0.13017	50%	$ 247,052	$ 2,197,120	$ 1,591,757	$ 14,156,058
14	2035	2036	2%	$ -	$ 402,213,651	$ 395,202,016	0.479516	50%	$ 928,620	$ 9,022,300	0.229	50%	$ 443,476	$ 4,308,734	0.13017	50%	$ 252,084	$ 2,449,205	$ 1,624,180	$ 15,780,238
15	2036	2037	2%	$ -	$ 410,257,924	$ 403,246,289	0.479516	50%	$ 947,528	$ 9,969,829	0.229	50%	$ 452,506	$ 4,761,240	0.13017	50%	$ 257,217	$ 2,706,422	$ 1,657,252	$ 17,437,490
16	2037	2038	2%	$ -	$ 418,463,083	$ 411,451,448	0.479516	50%	$ 966,815	$ 10,936,644	0.229	50%	$ 461,717	$ 5,222,957	0.13017	50%	$ 262,453	$ 2,968,875	$ 1,690,985	$ 19,128,475
17	2038	2039	2%	$ -	$ 426,832,345	$ 419,820,710	0.479516	50%	$ 986,488	$ 11,923,132	0.229	50%	$ 471,112	$ 5,694,069	0.13017	50%	$ 267,793	$ 3,236,668	$ 1,725,393	$ 20,853,868
18	2039	2040	2%	$ -	$ 435,368,991	$ 428,357,356	0.479516	50%	$ 1,006,554	$ 12,929,685	0.229	50%	$ 480,695	$ 6,174,764	0.13017	50%	$ 273,240	$ 3,509,908	$ 1,760,489	$ 22,614,357
19	2040	2041	0.0%	$ -	$ 435,368,991	$ 428,357,356	0.479516	50%	$ 1,027,021	$ 13,956,706	0.229	50%	$ 490,469	$ 6,665,233	0.13017	50%	$ 278,796	$ 3,788,705	$ 1,796,287	$ 24,410,644
20	2041	2042	0.0%	$ -	$ 435,368,991	$ 428,357,356	0.479516	50%	$ 1,027,021	$ 14,983,727	0.229	50%	$ 490,469	$ 7,155,702	0.13017	50%	$ 278,796	$ 4,067,501	$ 1,796,287	$ 26,206,930
21	2042	2043	2%	$ -	$ 444,076,371	$ 437,064,736	0.479516	50%	$ 1,027,021	$ 16,010,748	0.229	50%	$ 490,469	$ 7,646,171	0.13017	50%	$ 278,796	$ 4,346,297	$ 1,796,287	$ 28,003,217
22	2043	2044	2%	$ -	$ 452,957,899	$ 445,946,264	0.479516	50%	$ 1,047,898	$ 17,058,646	0.229	50%	$ 500,439	$ 8,146,610	0.13017	50%	$ 284,464	$ 4,630,761	$ 1,832,800	$ 29,836,017
23	2044	2045	2%	$ -	$ 462,017,057	$ 455,005,422	0.479516	50%	$ 1,069,192	$ 18,127,838	0.229	50%	$ 510,608	$ 8,657,219	0.13017	50%	$ 290,244	$ 4,921,005	$ 1,870,044	$ 31,706,062
24	2045	2046	2%	$ -	$ 471,257,398	$ 464,245,763	0.479516	50%	$ 1,090,912	$ 19,218,750	0.229	50%	$ 520,981	$ 9,178,200	0.13017	50%	$ 296,140	$ 5,217,145	$ 1,908,033	$ 33,614,095
25	2046	2047	2%	$ -	$ 480,682,546	$ 473,670,911	0.479516	50%	$ 1,113,066	$ 20,331,816	0.229	50%	$ 531,561	$ 9,709,761	0.13017	50%	$ 302,154	$ 5,519,300	$ 1,946,782	$ 35,560,877
26	2047	2048	2%	$ -	$ 490,296,197	$ 483,284,562	0.479516	50%	$ 1,135,664	$ 21,467,480	0.229	50%	$ 542,353	$ 10,252,114	0.13017	50%	$ 308,289	$ 5,827,588	$ 1,986,306	$ 37,547,183
27	2048	2049	2%	$ -	$ 500,102,121	$ 493,090,486	0.479516	50%	$ 1,158,713	$ 22,626,193	0.229	50%	$ 553,361	$ 10,805,475	0.13017	50%	$ 314,546	$ 6,142,134	$ 2,026,620	$ 39,573,803
28	2049	2050	2%	$ -	$ 510,104,163	$ 503,092,528	0.479516	50%	$ 1,182,224	$ 23,808,417	0.229	50%	$ 564,589	$ 11,370,064	0.13017	50%	$ 320,928	$ 6,463,062	$ 2,067,740	$ 41,641,543
29	2050	2051	0.0%	$ -	$ 510,104,163	$ 503,092,528	0.479516	50%	$ 1,206,205	$ 25,014,622	0.229	50%	$ 576,041	$ 11,946,105	0.13017	50%	$ 327,438	$ 6,790,500	$ 2,109,683	$ 43,751,227
30	2051	2052	0.0%	$ -	$ 510,104,163	$ 503,092,528	0.479516	50%	$ 1,206,205	$ 26,220,827	0.229	50%	$ 576,041	$ 12,522,146	0.13017	50%	$ 327,438	$ 7,117,938	$ 2,109,683	$ 45,860,910
				$ 332,840,365					$ 26,220,827				$ 12,522,146				$ 7,117,938		$ 45,860,910	

Assumptions		
Base Taxable Value[2]	$	7,011,635

Footnotes

1) Values increased at 2% annually with two years of no growth each decade to simulate an economic downturn.
2) Base Taxable Value is an estimate subject to confirmation by TAD.
3) County and College District have not yet agreed to participate and are shown for illustrative purposes only.

EXHIBIT F – PROPOSED USES OF THE ZONE

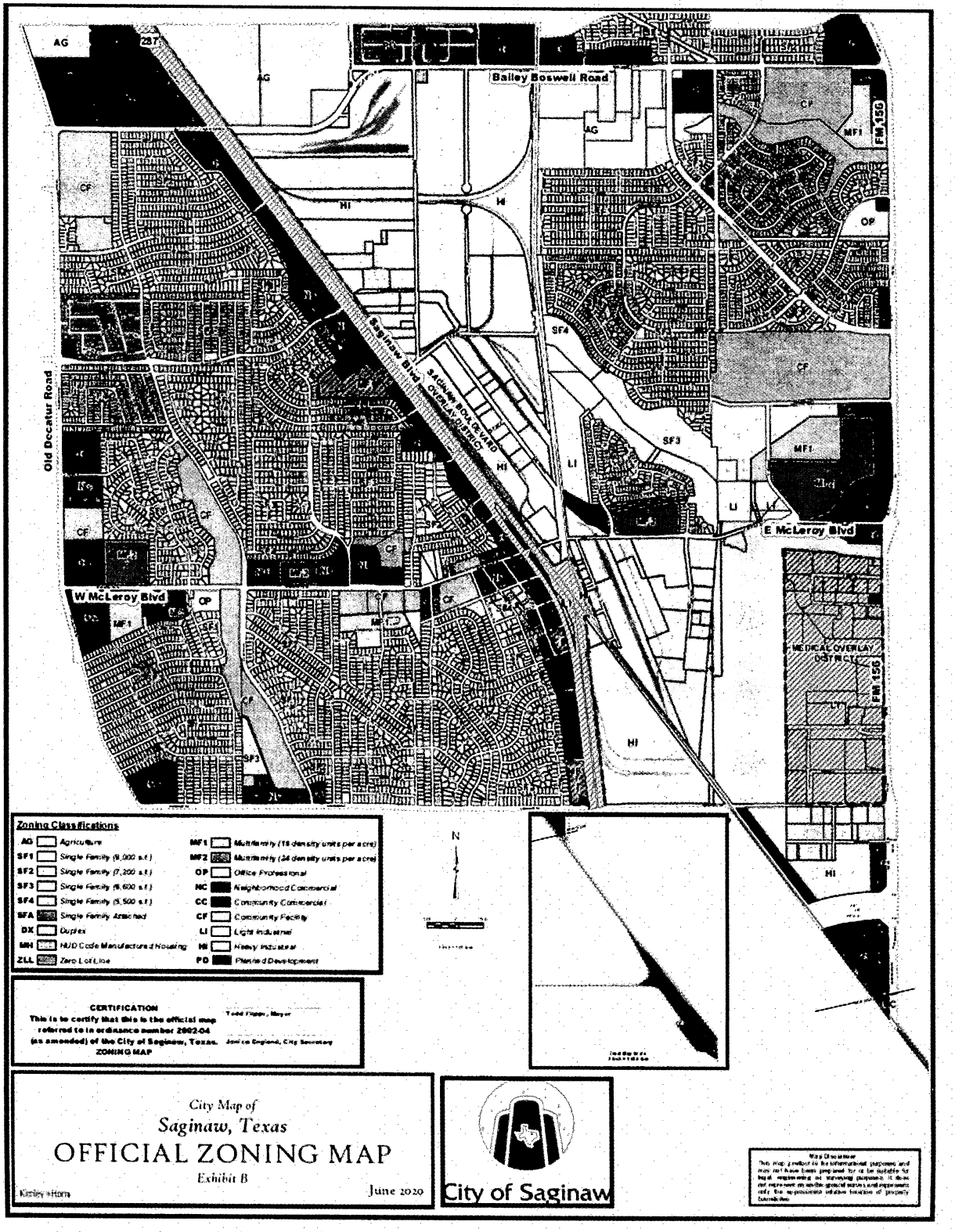


EXHIBIT G – MAP OF THE PUBLIC IMPROVEMENTS

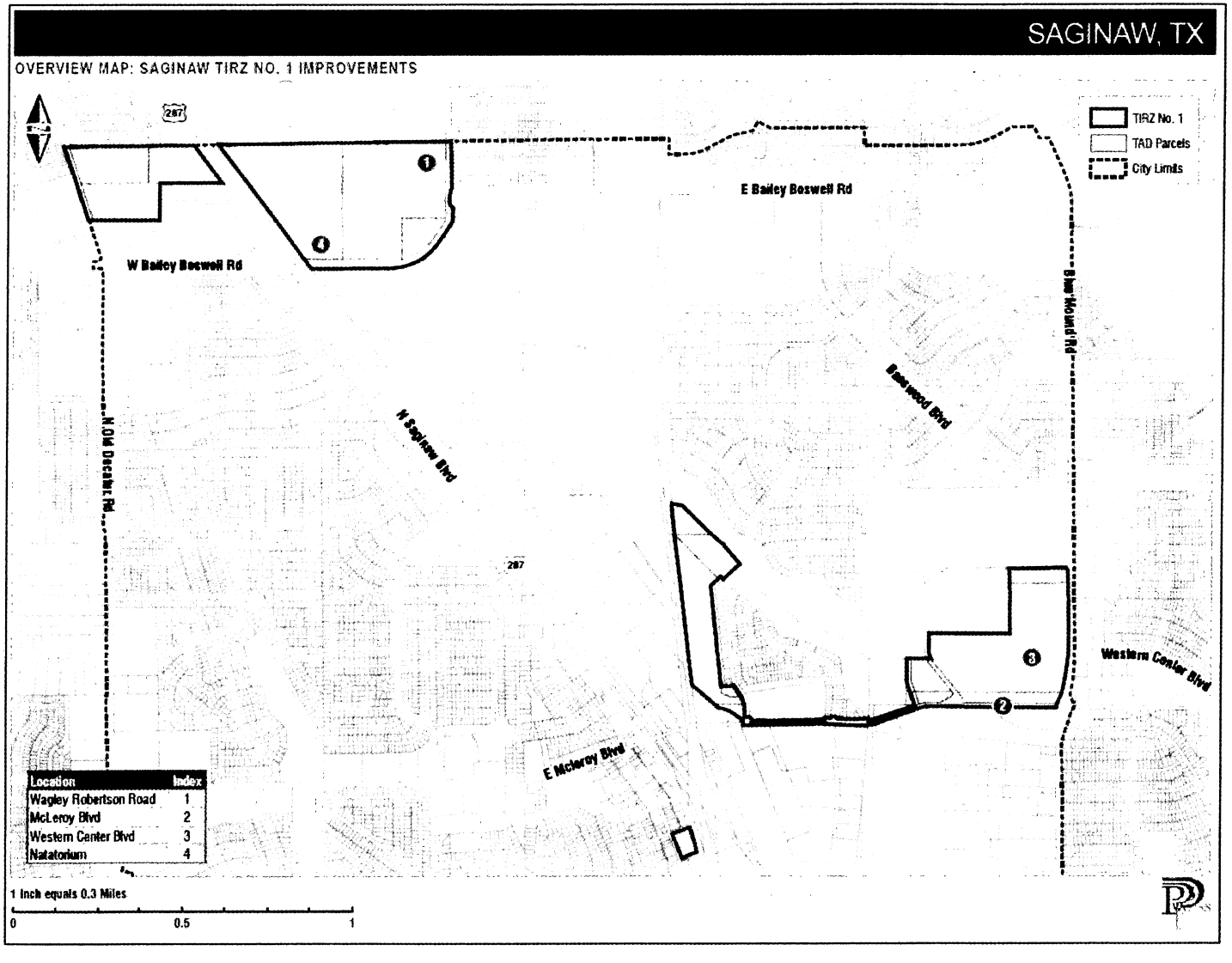


EXHIBIT H – PARCEL IDENTIFICATION

Account Number	Legal Description
4324064	THOMAS, BENJAMIN SURVEY Abstract 1497 Tract 3G3
4600061	THOMAS, BENJAMIN SURVEY Abstract 1497 Tract 3D
6342841	THOMAS, BENJAMIN SURVEY Abstract 1497 Tract 3A
1502174	KERR'S, EDGAR SUBDIVISION Lot 16A
2643871	SAGINAW Block 4 PT BLK 4
2643898	SAGINAW Block 4 ALL LESS E25'
3749363	BILES, JAMES H SURVEY Abstract 119 Tract 1
4769236	THOMAS, BENJAMIN SURVEY Abstract 1497 Tract 3B04 IMPROVEMENTS
6819451	OLD DECATUR ADDITION Block 1 Lot 1 LESS PORTION WITH EXEMPTION (33% OF LAND VALUE)
41179196	BILES, JAMES H SURVEY Abstract 119 Tract 1F02
41179218	BILES, JAMES H SURVEY Abstract 119 Tract 1F03
40997235	ARMENDARIS, JUAN SURVEY Abstract 58 Tract 1E
6624278	OLD DECATUR ADDITION Block 1 Lot 1 PORTION WITH EXEMPTION (67% OF LAND VALUE)
4600029	THOMAS, BENJAMIN SURVEY Abstract 1497 Tract 3B03
6685730	THOMAS, BENJAMIN SURVEY Abstract 1497 Tract 3B04 LESS IMPROVEMENTS
3771849	BRADFORD, JAMES A SURVEY Abstract 183 Tract 1A
4232925	WALKER, JOSIAH SURVEY Abstract 1602 Tract 3C01
3771830	BRADFORD, JAMES A SURVEY Abstract 183 Tract 1
4601238	WALKER, JOSIAH SURVEY Abstract 1602 Tract 3E
4601203	WALKER, JOSIAH SURVEY Abstract 1602 Tract 3C
41483030	BRADFORD, JAMES A SURVEY Abstract 183 Tract 1K

EXHIBIT 2

ORDINANCE NO. 2021-27 OF THE CITY OF SAGINAW
APPROVING THE REINVESTMENT ZONE NUMBER ONE,
CITY OF SAGINAW, TEXAS
FINAL PROJECT AND FINANCE PLAN AND ALL ASSOCIATED EXHIBITS

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CITY OF SAGINAW, TEXAS
ORDINANCE NO. 2021-27

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SAGINAW, TEXAS, APPROVING A FINAL TAX INCREMENT REINVESTMENT ZONE PROJECT AND FINANCE PLAN FOR REINVESTMENT ZONE NUMBER ONE, CITY OF SAGINAW, TEXAS; MAKING CERTAIN FINDINGS; PROVIDING A CUMULATIVE CLAUSE; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING FOR AN IMMEDIATE EFFECTIVE DATE.

WHEREAS, on November 2, 2021, the City Council of the City of Saginaw, Texas (the "City Council"), by the adoption of Ordinance No. 2021-24, created Reinvestment Zone Number One, City of Saginaw, Texas; and

WHEREAS, Section 311.011(d), Texas Tax Code, provides that the City Council must approve a project plan and reinvestment zone finance plan after its adoption by the board of the reinvestment zone; and

WHEREAS, on November 16, 2021, the Board of Reinvestment Zone Number One, City of Saginaw, Texas approved the *Final Project and Finance Plan for Reinvestment Zone Number One, City of Saginaw, Texas* (the "Final Project and Finance Plan"), a copy of which is attached hereto as **Exhibit A**; and

WHEREAS, pursuant to Section 311.011(d), Texas Tax Code, the City Council finds that the Final Project and Finance Plan is feasible.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAGINAW, TEXAS:

SECTION 1. RECITALS. That the recitals, findings, and determinations contained in the preamble to this Ordinance are incorporated into the body of this Ordinance as if fully set forth in this Section and are hereby found and declared to be true and correct legislative findings and are adopted as part of this Ordinance for all purposes.

SECTION 2. PROJECT AND FINANCE PLAN APPROVAL. That the City Council does hereby approve the Final Project and Finance Plan, a copy of which is attached hereto as **Exhibit A** and incorporated herein for all purposes.

SECTION 3. PROVISIONS CUMULATIVE. That this Ordinance shall be cumulative of all provisions of ordinances of the City of Saginaw and the Saginaw City Code, except when the provisions of this Ordinance are in direct conflict with the provisions of such ordinances and such code, in which event the conflicting provisions of such ordinances and such code are hereby repealed.

SECTION 4. SEVERABILITY. That if any provision, section, subsection, sentence, clause or phrase of this Ordinance, or the application of same to any person or set of circumstances, is for any reason held to be invalid, the validity of the remaining provisions of this Ordinance or their application to other persons or sets of circumstances shall not be affected thereby, it being the intent of the City Council in adopting this Ordinance that no provision of this Ordinance shall become inoperative because of the invalidity of another provision; and, therefore, all provisions of this Ordinance are declared severable for that purpose.

SECTION 5. EFFECTIVE DATE. This Ordinance shall take effect immediately upon its passage as provided by law.

PASSED AND APPROVED on this the 16th day of November, 2021.

Mayor

ATTEST:

City Secretary

CITY OF SAGINAW TEXAS CORPORATE SEAL

APPROVED AS TO FORM AND LEGALITY:

City Attorney

Exhibit A

Reinvestment Zone Number One, City of Saginaw, Texas
Final Project and Finance Plan

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REINVESTMENT ZONE NUMBER ONE, CITY OF SAGINAW, TEXAS FINAL PROJECT AND FINANCE PLAN

NOVEMBER 16, 2021

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SECTION 1: INTRODUCTION

1.1 Authority and Purpose

The City of Saginaw, Texas, a Texas home-rule municipality (the "City") has the authority under Chapter 311, Texas Tax Code, Tax Increment Financing Act, as amended (the "Act") to designate a contiguous or noncontiguous geographic area within the corporate limits or extraterritorial jurisdiction of the City as a tax increment reinvestment zone to promote development or redevelopment of the area because the governing body of the City (the "City Council") has determined that development or redevelopment would not occur solely through private investment in the reasonably foreseeable future, that the Zone is feasible, and that creation of the Zone is in the best interest of the City and the property in the Zone. The purpose of the Zone is to facilitate such development or redevelopment by financing the costs of public works, public improvements, programs, and other projects benefiting the Zone, plus other costs incidental to those expenditures, all of which costs are authorized by the Act.

1.2 Eligibility Requirements

An area is eligible under the Act to be designated as a tax increment reinvestment zone if it is predominantly open or undeveloped and, because of obsolete platting, deterioration of structures or site improvements, or other factors, substantially impairs or arrests the sound growth of the City. The City cannot, however, designate a zone if more than thirty percent (30%) of the property in the proposed zone, excluding property that is publicly owned, is used for residential purposes, or if the total appraised value of taxable real property in the proposed zone and in existing reinvestment zones exceeds fifty percent (50%) of the total appraised value of taxable real property in the City and in industrial districts created by the City.

1.3 The Zone

The City Council created a tax increment reinvestment zone known as *"Reinvestment Zone Number One, City of Saginaw, Texas"* (the "Zone") that includes approximately 128.8 acres of land which parcels are identified on **Exhibit H** and depicted on **Exhibit A** (the "Property"). The Property is currently zoned agriculture, community commercial, planned development, light industrial, community facilities, multifamily and single-family. The Property is undeveloped, and due to its size, location, and physical characteristics, development will not occur solely through private investment in the foreseeable future. The Property substantially impairs and arrests the sound growth of the City because it is predominately open and undeveloped due to factors such as the lack of public infrastructure and the need for economic incentive to attract development to the Zone for the purpose of providing long-term economic benefits including, but not limited to, increased real property tax base for all taxing units in the Zone. If the public improvements, and other projects are financed as contemplated by this Final Plan (hereinafter defined), the City

envisions that the Property will be developed to take full advantage of the opportunity to bring to the City, Tarrant County, (the "County"), and Tarrant County College District (the "College District"), quality master planned residential and commercial development.

1.4 Preliminary Plan and Hearing

Before the City Council adopted the ordinance designating the Zone (the "Creation Ordinance"), the City Council prepared a preliminary reinvestment zone financing plan in accordance with the Act and held a public hearing on the creation of the Zone and its benefits to the City and to the Property, at which public hearing interested persons were given the opportunity to speak for and against the creation of the Zone, the boundaries of the Zone and the concept of tax increment financing, and at which hearing the owners of the Property will be given a reasonable opportunity to protest the inclusion of their Property in the Zone. The requirement of the Act for a preliminary reinvestment zone financing plan was satisfied by the Preliminary Plan dated November 2, 2021 (the "Preliminary Plan"), the purpose of which was to describe, in general terms, the public improvements that will be undertaken and financed by the Zone. A description of how such public improvements and projects will be undertaken and financed is provided within this Final Plan, which requires approval by the Board (hereinafter defined) and by the City Council.

1.5 Creation of the Zone

Upon the closing of the above referenced public hearing, the City Council adopted the Creation Ordinance in accordance with the Act creating the Zone finding that (1) development or redevelopment of the Property would not occur solely through private investment in the reasonably foreseeable future, (2) the Zone is feasible, and (3) improvements in the Zone will significantly enhance the value of all the taxable real property in the Zone and will be of general benefit to the City. Among other provisions required by the Act, the Creation Ordinance appointed a Board of Directors for the Zone (the "Board").

1.6 Board Recommendations

After the creation of the Zone, the Board reviewed the Preliminary Plan and approved and recommended to the City Council this *"Reinvestment Zone Number One, City of Saginaw, Texas, Final Project and Finance Plan"* (this "Final Plan"), pursuant to which the City will contribute a portion of its ad valorem tax increment attributable to new development in the Zone (the "Tax Increment") into a tax increment fund created by the City and segregated from all other funds of the City (the "TIRZ Fund") to fund the costs of public improvements and other projects benefiting the Zone.

1.7 Council Action

The City Council will take into consideration the recommendations of the Board and will consider approval of this Final Plan, and, if applicable the County Participation Agreement, and, if

applicable, the College District Participation Agreement. If the County Participation Agreement is approved by the County, the City Council will authorize and direct its execution. If the College District Participation Agreement is approved by the College District, the City Council will authorize and direct its execution.

SECTION 2: DESCRIPTION AND MAPS

2.1 Existing Uses and Conditions

The Property is currently located within the corporate limits of the City and is zoned agriculture, community commercial, planned development, light industrial, community facilities, multifamily and single-family, in accordance with the City's zoning ordinance. The Property is undeveloped and underdeveloped, and there is limited or no public infrastructure to support development. Development will require extensive public infrastructure that: (1) the City cannot provide, and (2) will not be provided solely through private investment in the foreseeable future. A map of the Property and the proposed Zone is shown on **Exhibit A**.

2.2 Proposed Uses

The proposed land uses of the Property are expected to be single-family residential, multi-family residential, commercial retail, and medical office or storage.

2.3 Parcel Identification

The parcels identified on **Exhibit H** provide sufficient detail to identify with ordinary and reasonable certainty the territory included in the Zone.

SECTION 3: PROPOSED CHANGES TO ORDINANCES, PLANS, CODES, RULES, AND REGULATIONS

The Property is wholly located in the corporate limits of the City and is subject to the City's zoning regulation. The City has exclusive jurisdiction over the subdivision and platting of the property within the Property and the design, construction, installation, and inspection of water, sewer, drainage, roadway, and other public infrastructure. No proposed changes to zoning ordinances, comprehensive plan, building codes, subdivision rules, or other municipal ordinances are planned.

SECTION 4: RELOCATION OF DISPLACED PERSONS

No persons were displaced and in need of relocation due to the creation of the Zone or will be due to the implementation of this Final Plan.

SECTION 5: ESTIMATED NON-PROJECT COSTS

Non-project costs are private funds that will be spent to develop in the Zone but will not be financed by the Zone. The list of non-project costs is shown on **Exhibit B**, and are estimated to be approximately $267 million.

SECTION 6: PROPOSED PUBLIC IMPROVEMENTS

6.1 Categories of Public Improvements

The proposed public improvements to be financed by the Zone include streets, water, sanitary sewer, sidewalks, detention ponds, storm drainage, remediation, landscaping & parks, principal and interest on debt service issued for public facilities, and professional services (the "Public Improvements"), as depicted in **Exhibit C**. All Public Improvements shall be designed and constructed in accordance with all applicable City standards and shall otherwise be inspected, approved, and accepted by the City. At the City's option, the Public Improvements may be expanded to include any other category of improvements authorized by the Act.

6.2 Locations of Public Improvements

The estimated locations of the proposed Public Improvements are depicted on **Exhibit G**. These locations may be revised, with the approval of the City, from time to time without amending this Final Plan.

SECTION 7: ESTIMATED PROJECT COSTS

7.1 Project Costs

The total costs for projects in the Zone, which includes the Public Improvements costs and the cost of administering the Zone, are estimated to be $49.3 million (the "Project Costs"), as shown on **Exhibit C.**

7.2 Project Tiers

The Public Improvements are split between two categories: (1) debt service payments for public facilities anticipated to be funded from the City Tax Increment, (the "Tier 1 Projects"), and (2) priority infrastructure projects that are anticipated to be funded from all participating tax entities (the "Tier 2 Projects"). The Tier 1 Projects are estimated at $20.9 million, while Tier 2 Projects are estimated at $27.9 million.

7.3 Estimated Administrative Costs

The estimated costs for administration of the Zone shall be the actual, direct costs paid or incurred by or on behalf of the City to administer the Zone (the "Administrative Costs"). The Administrative Costs include the costs of professional services, including those for planning, engineering, and legal services paid by or on behalf of the City. The Administrative Costs also include organizational costs, the cost of publicizing the creation of the Zone, and the cost of implementing the project plan for the Zone paid by or on behalf of the City that are directly related to the administration of the Zone. The Administrative Costs shall be paid each year from the TIRZ Fund before any other Project Costs are paid. The Administrative Costs are estimated to begin in 2022 and escalate at two percent (2%) thereafter.

7.4 Estimated Timeline of Incurred Costs

The Administrative Costs will be incurred annually beginning with the creation of the Zone, and throughout the duration of the Zone. It is estimated the Project Costs will be incurred during calendar years 2022 through 2028, as shown on **Exhibit D**.

SECTION 8: ECONOMIC FEASIBILITY

8.1 Feasibility Study

For purposes of this Final Plan, economic feasibility has been evaluated over the term of the Zone, as shown on **Exhibit E** (the "Feasibility Study"). This evaluation focuses on only direct financial benefits (i.e. ad valorem tax revenues from the development of Public Improvements in the Zone). Based on **Table 1** below, during the term of the Zone, new development (which would not have occurred but for the Zone) will generate approximately $87.7 million in total new real property tax revenue, and the contributing taxing entities will retain $43.8 million. The remaining additional revenue will be deposited in the TIRZ Fund to pay Project Costs.

Table 1

Entity	Gross New AV Revenue	TIRZ Contribution	Net New AV Revenue
City	$ 50,197,925	$ 25,098,963	$ 25,098,963
County	$ 23,972,766	$ 11,986,383	$ 11,986,383
College District	$ 13,626,790	$ 6,813,395	$ 6,813,395
Total	$ 87,797,481	$ 43,898,741	$ 43,898,741

The Feasibility Study shows a portion of the new real property tax revenue generated by the Zone will be retained by the City. The remainder of the new real property tax revenue generated within the Zone will be available to pay Project Costs, until the term expires or is otherwise terminated. Upon expiration or termination of the Zone, one hundred percent (100%) of all tax revenue

generated within the Zone will be retained by the respective taxing entities. Based on the foregoing, the feasibility of the Zone has been demonstrated.

SECTION 9: ESTIMATED BONDED INDEBTEDNESS

No Tax Increment Reinvestment Zone bonds, issued by the City pursuant to the Act, are contemplated at this time.

SECTION 10: APPRAISED VALUE

10.1 Current Appraised Value

The current total appraised value of taxable real property in the Zone is $7,011,635, which represents the Tax Increment Base, (the "Tax Increment Base") of the Property and shall be confirmed by the Tarrant Appraisal District in accordance with Section 311.012(c) of the Act.

10.2 Estimated Captured Appraised Value

The amount of the Tax Increment for a year during the term of the Zone is the amount of property taxes levied and collected by the City for that year on the captured appraised value of the Property less the Tax Increment Base of the Property, (the "Captured Appraised Value"). The Tax Increment Base of the Property is the total taxable value of the Property for the year in which the Zone was designated, as described in **Section 10.1** above. It is estimated that upon expiration of the term of the Zone, the total Captured Appraised Value of taxable real property in the Zone will be approximately $501 million, as shown on **Exhibit E**. The actual Captured Appraised Value, as certified by the Tarrant Appraisal District will, for each year, will be used to calculate annual payment by the City into the TIRZ Fund pursuant to this Final Plan.

SECTION 11: METHOD OF FINANCING

This Final Plan shall obligate the City to deposit into the TIRZ Fund each year for the duration of the Zone an amount equal to fifty percent (50%) of the Captured Appraised Value in the Zone levied and collected that constitutes the Tax Increment for that year. The County Participation Agreement, if approved, shall obligate the County to deposit into the TIRZ Fund each year for the duration of the Zone an amount equal to fifty percent (50%) of the Captured Appraised Value in the Zone levied and collected that constitutes the Tax Increment for that year. The College District Participation Agreement, if approved, shall obligate the College District to deposit into the TIRZ Fund each year for the duration of the Zone an amount equal to fifty percent (50%) of the Captured Appraised Value in the Zone levied and collected that constitutes the Tax Increment for that year.

Funds deposited into the TIRZ Fund shall always first be applied to pay the Administrative Costs. After the Administrative Costs have been paid, funds in the TIRZ Fund shall next be used to fund the Public Improvements. All payments of Project Costs shall be made solely from the TIRZ Fund and from no other funds of the City unless otherwise approved by the governing body, and the TIRZ Fund shall only be used to pay the Project Costs in accordance with this Final Plan and the TIRZ Agreement. The City may amend this Final Plan including but not limited to what is considered a Project Cost.

SECTION 12: DURATION OF THE ZONE, TERMINATION

12.1 Duration

The stated term of the Zone shall commence on the creation of the Zone, and shall continue for thirty (30) years, with the last payment due by January 31, 2052, unless otherwise terminated in accordance with the Creation Ordinance.

12.2 Termination

The Zone will terminate prior to the expiration of its stated term if the Project Costs have been fully funded. If upon the expiration of the stated term of the Zone, the Project Costs have not been fully funded, the City, County and College District shall have no obligation to pay the shortfall, and the term of the Zone shall not be extended. The provisions of this section shall be included in the County Participation Agreement, and College District Participation Agreement, if applicable. Nothing in this section is intended to prevent the City from extending the term of the Zone in accordance with the Act.

LIST OF EXHIBITS

Unless otherwise stated, all references to "Exhibits" contained in this Final Plan shall mean and refer to the following exhibits, all of which are attached to and made a part of this Final Plan for all purposes.

Exhibit A	Map of the Zone
Exhibit B	Non-Project Costs
Exhibit C	Project Costs
Exhibit D	Estimated Timeline of Incurred Costs
Exhibit E	Feasibility Study
Exhibit F	Proposed Uses of the Zone
Exhibit G	Map of the Public Improvements
Exhibit H	Parcel Identification

EXHIBIT A – MAP OF THE ZONE

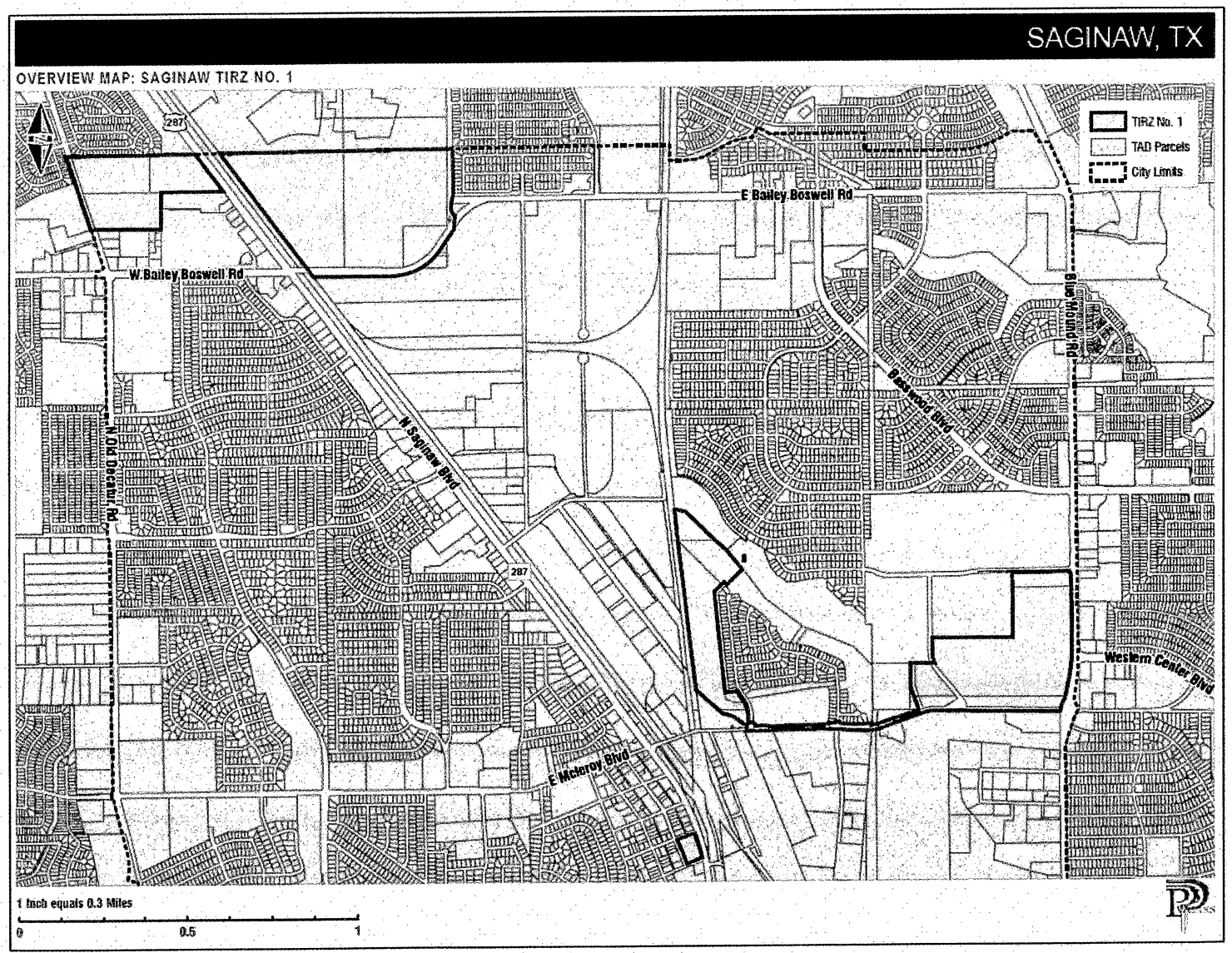


EXHIBIT B – NON-PROJECT COSTS

Reinvestment Zone Number One, City of Saginaw
Non-Project Costs

Land Use[1]	Units/SF[2]	Finished Lot Value Per Unit/SF[2]	Finished Lot Value Total	Buildout Value Per Unit/SF[2]	Buildout Value Total	Estimated Non Project Costs
Single-Family	196	$ 55,000	$ 10,780,000	$ 315,000	$ 61,740,000	$ 50,960,000
Multifamily	630	$ 28,000	$ 17,640,000	$ 140,000	$ 88,200,000	$ 70,560,000
Retail I	45,000	$ 70	$ 3,150,000	$ 350	$ 15,750,000	$ 12,600,000
Retail II	37,000	$ 90	$ 3,330,000	$ 450	$ 16,650,000	$ 13,320,000
Medical Office/Storage	52,635	$ 19	$ 1,000,065	$ 95	$ 5,000,325	$ 4,000,260
Multifamily - BTR	250	$ 42,000	$ 10,500,000	$ 210,000	$ 52,500,000	$ 42,000,000
Multifamily	340	$ 40,000	$ 13,600,000	$ 200,000	$ 68,000,000	$ 54,400,000
Retail III	192,308	$ 26	$ 5,000,008	$ 130	$ 25,000,040	$ 20,000,032
Total			**$ 65,000,073**		**$ 332,840,365**	**$ 267,840,292**

(1) Based on data provided by the Western Center Developer and Beltmill Developer.
(2) Shown per unit for residential, and per square foot for retail and medical office/storage.

EXHIBIT C – PROJECT COSTS

Reinvestment Zone Number One, City of Saginaw, TX
Project Costs

Project Costs		
Tier 1 Projects[1]		
Public Facility Debt Service[2]	$	20,994,383
Subtotal	$	*20,994,383*
Tier 2 Projects		
Street	$	15,720,112
Water	$	1,399,863
Sanitary Sewer	$	756,112
Sidewalks	$	75,000
Remediation	$	1,000,000
Detention Ponds	$	994,914
Storm Drainage	$	4,140,834
Soft Costs	$	3,822,427
Subtotal	$	*27,909,262*
Public Improvements Subtotal	$	**48,903,645**
Administrative Costs	$	405,681
Total Project Costs	$	**49,309,325**

(1) Tier 1 Projects to be funded from the City Tax Increment.
(2) Includes estimate of principal and interest on debt service for public facilities, subject to change.

EXHIBIT D – ESTIMATED TIMELINE OF INCURRED COSTS

Reinvestment Zone Number One, City of Saginaw, TX
Timeline to Incur Project Costs

Zone Year	Calendar Year	Soft Costs	Construction Costs	Total Project Costs[1,2] Annual	Cumulative
Base	2021	$ -	$ -	$ -	$ -
1	2022	$ 1,274,142	$ 12,970,114	$ 14,244,256	$ 14,244,256
2	2023	$ 1,274,142	$ 11,638,700	$ 12,912,842	$ 27,157,098
3	2024	$ 1,274,142	$ 12,168,286	$ 13,442,428	$ 40,599,526
4	2025	$ -	$ 5,883,008	$ 5,883,008	$ 46,482,534
5	2026	$ -	$ 795,777	$ 795,777	$ 47,278,312
6	2027	$ -	$ 880,386	$ 880,386	$ 48,158,697
7	2028	$ -	$ 744,947	$ 744,947	$ 48,903,645
8	2029	$ -	$ -	$ -	$ 48,903,645
9	2030	$ -	$ -	$ -	$ 48,903,645
		$ 3,822,427	**$ 45,081,218**	**$ 48,903,645**	

(1) This timeline is provided for illustration purposes only and is subject to change.
(2) Timeline does not include Administrative Costs, which shall be incurred annually throughout the duration of the Zone.

EXHIBIT E – FEASIBILITY STUDY

Reinvestment Zone Number One, City of Saginaw
Feasibility Study

Zone Year	Calendar Year	Collection Year	Growth/ Year[1]	New Assessed Value	Net Taxable Value	Incremental Value	City				County				College District				TIRZ Fund	
							AV Rate	TIRZ Contribution %	TIRZ Contribution Annual	TIRZ Contribution Cumulative	AV Rate	TIRZ Contribution %	TIRZ Contribution Annual	TIRZ Contribution Cumulative	AV Rate	TIRZ Contribution %	TIRZ Contribution Annual	TIRZ Contribution Cumulative	Annual	Cumulative
Base	2021	2022			$ 7,011,635		0.479516	50%	$ -	$ -	0.229	50%	$ -	$ -	0.13017	50%	$ -	$ -		
1	2022	2023	2%	$ -	$ 7,151,868	$ 140,233	0.479516	50%	$ -	$ -	0.229	50%	$ -	$ -	0.13017	50%	$ -	$ -	$ -	$ -
2	2023	2024	2%	$ -	$ 7,294,905	$ 283,270	0.479516	50%	$ 336	$ 336	0.229	50%	$ 161	$ 161	0.13017	50%	$ 91	$ 91	$ 588	$ 588
3	2024	2025	2%	$ 95,760,000	$ 103,200,803	$ 96,189,168	0.479516	50%	$ 679	$ 1,015	0.229	50%	$ 324	$ 485	0.13017	50%	$ 184	$ 276	$ 1,188	$ 1,776
4	2025	2026	2%	$ 85,930,000	$ 191,194,819	$ 184,183,184	0.479516	50%	$ 230,621	$ 231,637	0.229	50%	$ 110,137	$ 110,622	0.13017	50%	$ 62,605	$ 62,880	$ 403,363	$ 405,138
5	2026	2027	2%	$ 89,840,000	$ 284,858,716	$ 277,847,081	0.479516	50%	$ 441,594	$ 673,231	0.229	50%	$ 210,890	$ 321,511	0.13017	50%	$ 119,876	$ 182,756	$ 772,359	$ 1,177,498
6	2027	2028	2%	$ 43,435,000	$ 333,990,890	$ 326,979,255	0.479516	50%	$ 666,161	$ 1,339,391	0.229	50%	$ 318,135	$ 639,646	0.13017	50%	$ 180,837	$ 363,593	$ 1,165,132	$ 2,342,630
7	2028	2029	2%	$ 5,875,325	$ 346,546,033	$ 339,534,398	0.479516	50%	$ 783,959	$ 2,123,350	0.229	50%	$ 374,391	$ 1,014,037	0.13017	50%	$ 212,814	$ 576,407	$ 1,371,165	$ 3,713,795
8	2029	2030	2%	$ 6,500,000	$ 359,976,953	$ 352,965,318	0.479516	50%	$ 814,061	$ 2,937,411	0.229	50%	$ 388,767	$ 1,402,804	0.13017	50%	$ 220,986	$ 797,393	$ 1,423,814	$ 5,137,608
9	2030	2031	0.0%	$ 5,500,040	$ 365,476,993	$ 358,465,358	0.479516	50%	$ 846,263	$ 3,783,674	0.229	50%	$ 404,145	$ 1,806,950	0.13017	50%	$ 229,727	$ 1,027,121	$ 1,480,135	$ 6,617,744
10	2031	2032	0.0%	$ -	$ 365,476,993	$ 358,465,358	0.479516	50%	$ 859,449	$ 4,643,123	0.229	50%	$ 410,443	$ 2,217,392	0.13017	50%	$ 233,307	$ 1,260,428	$ 1,503,199	$ 8,120,943
11	2032	2033	2%	$ -	$ 372,786,533	$ 365,774,898	0.479516	50%	$ 859,449	$ 5,502,572	0.229	50%	$ 410,443	$ 2,627,835	0.13017	50%	$ 233,307	$ 1,493,735	$ 1,503,199	$ 9,624,143
12	2033	2034	2%	$ -	$ 380,242,264	$ 373,230,629	0.479516	50%	$ 876,975	$ 6,379,547	0.229	50%	$ 418,812	$ 3,046,648	0.13017	50%	$ 238,065	$ 1,731,800	$ 1,533,851	$ 11,157,994
13	2034	2035	2%	$ -	$ 387,847,109	$ 380,835,474	0.479516	50%	$ 894,850	$ 7,274,397	0.229	50%	$ 427,349	$ 3,473,997	0.13017	50%	$ 242,917	$ 1,974,717	$ 1,565,117	$ 12,723,110
14	2035	2036	2%	$ -	$ 395,604,051	$ 388,592,416	0.479516	50%	$ 913,084	$ 8,187,481	0.229	50%	$ 436,057	$ 3,910,053	0.13017	50%	$ 247,867	$ 2,222,584	$ 1,597,007	$ 14,320,117
15	2036	2037	2%	$ -	$ 403,516,132	$ 396,504,497	0.479516	50%	$ 931,681	$ 9,119,162	0.229	50%	$ 444,938	$ 4,354,992	0.13017	50%	$ 252,915	$ 2,475,499	$ 1,629,535	$ 15,949,652
16	2037	2038	2%	$ -	$ 411,586,455	$ 404,574,820	0.479516	50%	$ 950,651	$ 10,069,813	0.229	50%	$ 453,998	$ 4,808,989	0.13017	50%	$ 258,065	$ 2,733,564	$ 1,662,714	$ 17,612,366
17	2038	2039	2%	$ -	$ 419,818,184	$ 412,806,549	0.479516	50%	$ 970,000	$ 11,039,814	0.229	50%	$ 463,238	$ 5,272,227	0.13017	50%	$ 263,318	$ 2,996,881	$ 1,696,556	$ 19,308,923
18	2039	2040	2%	$ -	$ 428,214,548	$ 421,202,913	0.479516	50%	$ 989,737	$ 12,029,551	0.229	50%	$ 472,663	$ 5,744,891	0.13017	50%	$ 268,675	$ 3,265,557	$ 1,731,075	$ 21,039,998
19	2040	2041	0.0%	$ -	$ 428,214,548	$ 421,202,913	0.479516	50%	$ 1,009,868	$ 13,039,418	0.229	50%	$ 482,277	$ 6,227,168	0.13017	50%	$ 274,140	$ 3,539,696	$ 1,766,285	$ 22,806,283
20	2041	2042	0.0%	$ -	$ 428,214,548	$ 421,202,913	0.479516	50%	$ 1,009,868	$ 14,049,286	0.229	50%	$ 482,277	$ 6,709,446	0.13017	50%	$ 274,140	$ 3,813,836	$ 1,766,285	$ 24,572,568
21	2042	2043	2%	$ -	$ 436,778,839	$ 429,767,204	0.479516	50%	$ 1,009,868	$ 15,059,154	0.229	50%	$ 482,277	$ 7,191,723	0.13017	50%	$ 274,140	$ 4,087,976	$ 1,766,285	$ 26,338,853
22	2043	2044	2%	$ -	$ 445,514,416	$ 438,502,781	0.479516	50%	$ 1,030,401	$ 16,089,555	0.229	50%	$ 492,083	$ 7,683,806	0.13017	50%	$ 279,714	$ 4,367,690	$ 1,802,199	$ 28,141,051
23	2044	2045	2%	$ -	$ 454,424,704	$ 447,413,069	0.479516	50%	$ 1,051,345	$ 17,140,900	0.229	50%	$ 502,086	$ 8,185,892	0.13017	50%	$ 285,400	$ 4,653,090	$ 1,838,831	$ 29,979,882
24	2045	2046	2%	$ -	$ 463,513,198	$ 456,501,563	0.479516	50%	$ 1,072,709	$ 18,213,609	0.229	50%	$ 512,288	$ 8,698,180	0.13017	50%	$ 291,199	$ 4,944,289	$ 1,876,195	$ 31,856,077
25	2046	2047	2%	$ -	$ 472,783,462	$ 465,771,827	0.479516	50%	$ 1,094,499	$ 19,308,108	0.229	50%	$ 522,694	$ 9,220,874	0.13017	50%	$ 297,114	$ 5,241,403	$ 1,914,307	$ 33,770,385
26	2047	2048	2%	$ -	$ 482,239,131	$ 475,227,496	0.479516	50%	$ 1,116,725	$ 20,424,833	0.229	50%	$ 533,309	$ 9,754,183	0.13017	50%	$ 303,148	$ 5,544,550	$ 1,953,182	$ 35,723,566
27	2048	2049	2%	$ -	$ 491,883,914	$ 484,872,279	0.479516	50%	$ 1,139,396	$ 21,564,229	0.229	50%	$ 544,135	$ 10,298,318	0.13017	50%	$ 309,302	$ 5,853,852	$ 1,992,833	$ 37,716,400
28	2049	2050	2%	$ -	$ 501,721,592	$ 494,709,957	0.479516	50%	$ 1,162,520	$ 22,726,749	0.229	50%	$ 555,179	$ 10,853,497	0.13017	50%	$ 315,579	$ 6,169,431	$ 2,033,278	$ 39,749,678
29	2050	2051	0.0%	$ -	$ 501,721,592	$ 494,709,957	0.479516	50%	$ 1,186,107	$ 23,912,856	0.229	50%	$ 566,443	$ 11,419,940	0.13017	50%	$ 321,982	$ 6,491,413	$ 2,074,532	$ 41,824,209
30	2051	2052	0.0%	$ -	$ 501,721,592	$ 494,709,957	0.479516	50%	$ 1,186,107	$ 25,098,963	0.229	50%	$ 566,443	$ 11,986,383	0.13017	50%	$ 321,982	$ 6,813,395	$ 2,074,532	$ 43,898,741
				$ 332,840,365					$ 25,098,963				$ 11,986,383				$ 6,813,395		$ 43,898,741	

Assumptions	
Base Taxable Value[2]	$ 7,011,635

Footnotes

1) Values increased at 2% annually with two years of no growth each decade to simulate an economic downturn.
2) Base Taxable Value is an estimate subject to confirmation by TAD.
3) County and College District have not yet agreed to participate and are shown for illustrative purposes only.

EXHIBIT F – PROPOSED USES OF THE ZONE

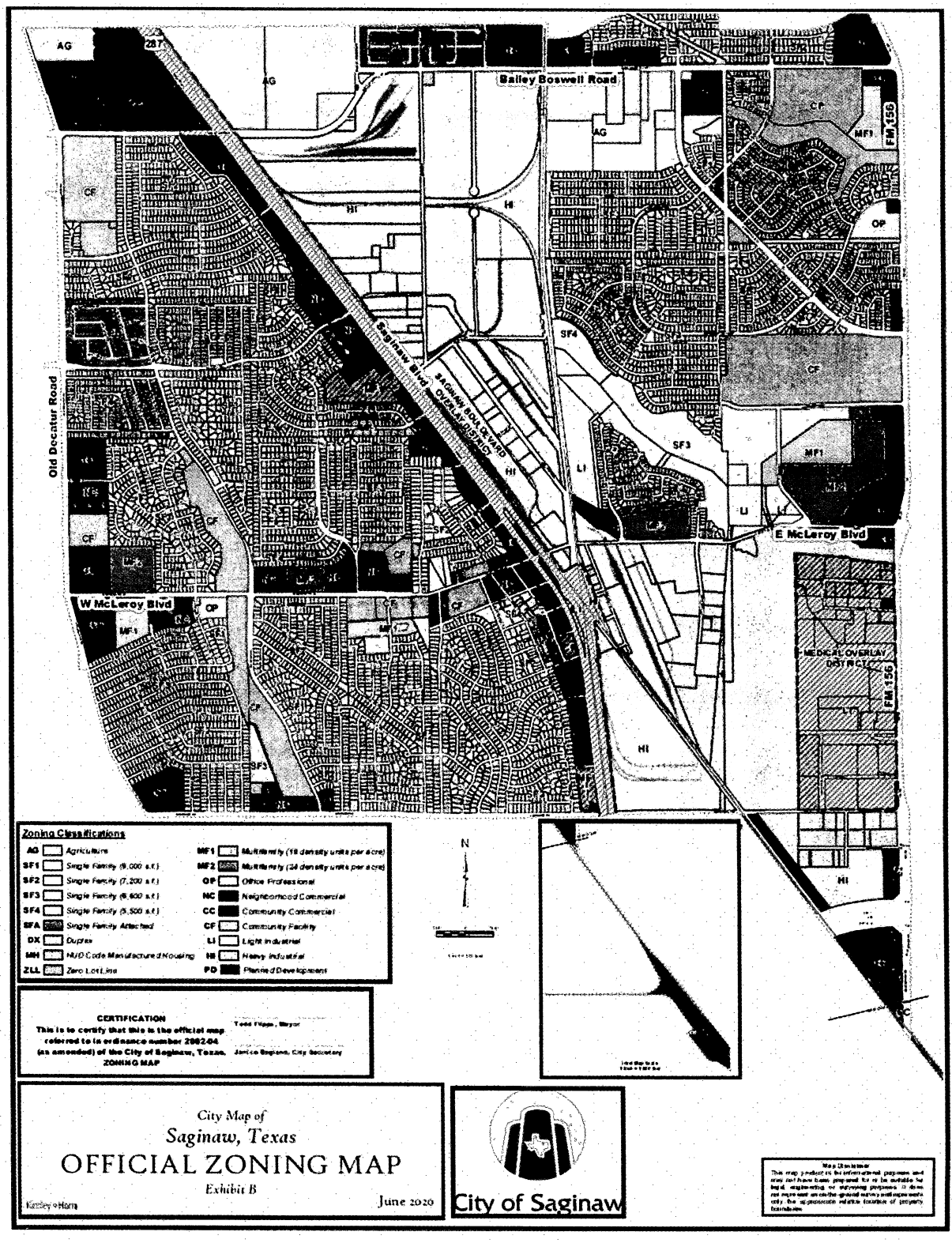


EXHIBIT G – MAP OF THE PUBLIC IMPROVEMENTS

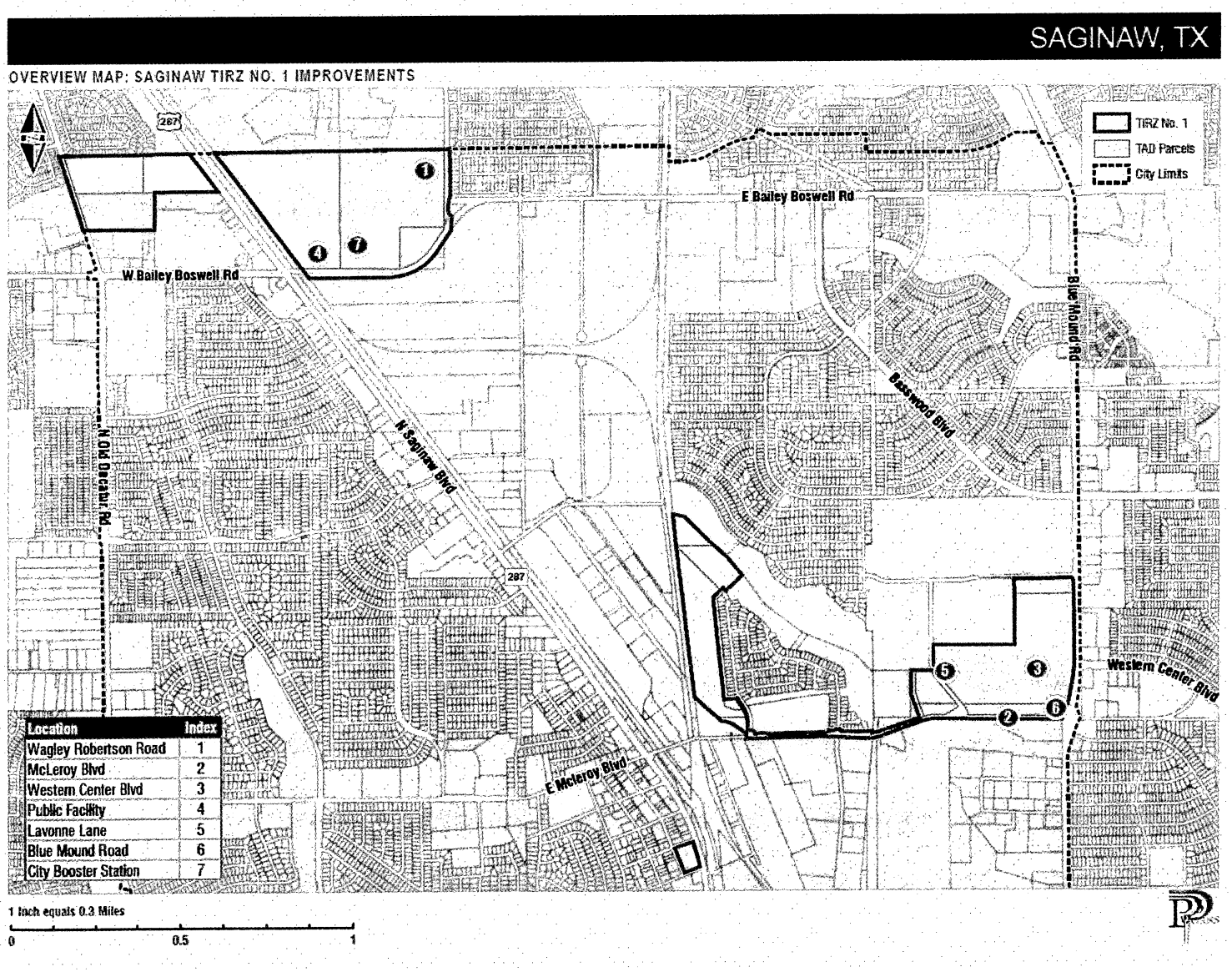


EXHIBIT H – PARCEL IDENTIFICATION

Account Number	Legal Description
4324064	THOMAS, BENJAMIN SURVEY Abstract 1497 Tract 3G3
4600061	THOMAS, BENJAMIN SURVEY Abstract 1497 Tract 3D
6342841	THOMAS, BENJAMIN SURVEY Abstract 1497 Tract 3A
1502174	KERR'S, EDGAR SUBDIVISION Lot 16A
2643871	SAGINAW Block 4 PT BLK 4
2643898	SAGINAW Block 4 ALL LESS E25'
3749363	BILES, JAMES H SURVEY Abstract 119 Tract 1
4769236	THOMAS, BENJAMIN SURVEY Abstract 1497 Tract 3B04 IMPROVEMENTS
6819451	OLD DECATUR ADDITION Block 1 Lot 1 LESS PORTION WITH EXEMPTION (33% OF LAND VALUE)
41179196	BILES, JAMES H SURVEY Abstract 119 Tract 1F02
41179218	BILES, JAMES H SURVEY Abstract 119 Tract 1F03
40997235	ARMENDARIS, JUAN SURVEY Abstract 58 Tract 1E
6624278	OLD DECATUR ADDITION Block 1 Lot 1 PORTION WITH EXEMPTION (67% OF LAND VALUE)
4600029	THOMAS, BENJAMIN SURVEY Abstract 1497 Tract 3B03
6685730	THOMAS, BENJAMIN SURVEY Abstract 1497 Tract 3B04 LESS IMPROVEMENTS
3771849	BRADFORD, JAMES A SURVEY Abstract 183 Tract 1A
4232925	WALKER, JOSIAH SURVEY Abstract 1602 Tract 3C01
3771830	BRADFORD, JAMES A SURVEY Abstract 183 Tract 1
4601238	WALKER, JOSIAH SURVEY Abstract 1602 Tract 3E
4601203	WALKER, JOSIAH SURVEY Abstract 1602 Tract 3C
41483030	BRADFORD, JAMES A SURVEY Abstract 183 Tract 1K

EXHIBIT 3

RESOLUTION OF TARRANT COUNTY APPROVING PARTICIPATION IN REINVESTMENT ZONE NUMBER ONE, CITY OF SAGINAW, TEXAS

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City of Saginaw

Meeting Date: 3/1/2022

Agenda Items: (4)(f)

Staff Contact: Kim Quin
Finance Director

E-mail: kquin@saginawtx.org

Phone: 817-230-0332

SUBJECT:
Action regarding Resolution No. 2022-03, amending Authorized Representatives for TexPool

BACKGROUND/DISCUSSION:
Resolution No. 2022-03 amends the authorized representatives for TexPool. TexPool is a pubic funds investment pool that the City participates in. The following staff members are currently designated as authorized: City Manager Reaume, Assistant City Manager Johnson, and Finance Director Quin. This resolution will remove Assistant City Manager Johnson and add Assistant City Manager Howell. The resolution will also add Finance Manager Garrett as a limited representative with inquiry rights only.

FINANCIAL IMPACT:
N/A

RECOMMENDATION:
Staff recommends approval of Resolution 2022-03, amending the authorized representatives to be City Manager Reaume, Assistant City Manager Howell, and Finance Director Quin. Finance Manager Garrett will be added as a limited representative.

ATTACHMENTS:

Description

Resolution 2022-03

City of Saginaw, Texas
Resolution No. 2022-03

Resolution Amending Authorized Representatives

Please complete this form to amend or designate Authorized Representatives. *This document supersedes all prior Authorized Representative forms.*

*** Required Fields**

1. Resolution

WHEREAS,

City of Saginaw, Texas — Participant Name*

7 8 2 1 4 — Location Number*

("**Participant**") is a local government of the State of Texas and is empowered to delegate to a public funds investment pool the authority to invest funds and to act as custodian of investments purchased with local investment funds; and

WHEREAS, it is in the best interest of the Participant to invest local funds in investments that provide for the preservation and safety of principal, liquidity, and yield consistent with the Public Funds Investment Act; and

WHEREAS, the Texas Local Government Investment Pool ("**TexPool / Texpool Prime**"), a public funds investment pool, were created on behalf of entities whose investment objective in order of priority are preservation and safety of principal, liquidity, and yield consistent with the Public Funds Investment Act.

NOW THEREFORE, be it resolved as follows:

A. That the individuals, whose signatures appear in this Resolution, are Authorized Representatives of the Participant and are each hereby authorized to transmit funds for investment in TexPool / TexPool Prime and are each further authorized to withdraw funds from time to time, to issue letters of instruction, and to take all other actions deemed necessary or appropriate for the investment of local funds.

B. That an Authorized Representative of the Participant may be deleted by a written instrument signed by two remaining Authorized Representatives provided that the deleted Authorized Representative (1) is assigned job duties that no longer require access to the Participant's TexPool / TexPool Prime account or (2) is no longer employed by the Participant; and

C. That the Participant may by Amending Resolution signed by the Participant add an Authorized Representative provided the additional Authorized Representative is an officer, employee, or agent of the Participant;

List the Authorized Representative(s) of the Participant. Any new individuals will be issued personal identification numbers to transact business with TexPool Participant Services.

1. Gabe Reaume — Name; City Manager — Title
   8 1 7 2 3 0 0 3 2 4 — Phone; 8 1 7 2 3 2 4 6 4 4 — Fax; greaume@saginawtx.org — Email
   Signature

2. Lee Howell — Name; Assistant City Manager — Title
   8 1 7 2 3 0 0 3 2 5 — Phone; 8 1 7 2 3 2 4 6 4 4 — Fax; lhowell@saginawtx.org — Email
   Signature

3. Kim Quin — Name; Finance Director — Title
   8 1 7 2 3 0 0 3 3 2 — Phone; 8 1 7 2 3 2 4 6 4 4 — Fax; kquin@saginawtx.org — Email
   Signature

Form Continues on Next Page

1. Resolution (continued)

4. Name | Title

Phone | Fax | Email

Signature

List the name of the Authorized Representative listed above that will have primary responsibility for performing transactions and receiving confirmations and monthly statements under the Participation Agreement.

Kim Quin
Name

In addition and at the option of the Participant, one additional Authorized Representative can be designated to perform only inquiry of selected information. *This limited representative cannot perform transactions.* If the Participant desires to designate a representative with inquiry rights only, complete the following information.

Jennifer Garrett
Name

Finance Manager
Title

8172300333
Phone

8172324644
Fax

jgarrett@saginawtx.org
Email

D. That this Resolution and its authorization shall continue in full force and effect until amended or revoked by the Participant, and until TexPool Participant Services receives a copy of any such amendment or revocation. This Resolution is hereby introduced and adopted by the Participant at its regular/special meeting held on the 01 day of March, 2022.

Note: Document is to be signed by your Board President, Mayor or County Judge and attested by your Board Secretary, City Secretary or County Clerk.

City of Saginaw, Texas
Name of Participant*

SIGNED

Signature*

Todd Flippo
Printed Name*

Mayor
Title*

ATTEST

Signature*

Janice England
Printed Name*

City Secretary
Title*

2. Mailing Instructions

The completed Resolution Amending Authorized Representatives can be faxed to TexPool Participant Services at 1-866-839-3291, and mailed to:

TexPool Participant Services
1001 Texas Avenue, Suite 1150
Houston, TX 77002

1-866-TEXPOOL (839-7665) • TexPool.com
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G45340-17 (3/20)

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City of Saginaw

Meeting Date: 3/1/2022

Staff Contact: Kim Quin
Finance Director

Agenda Items: (4)(g)

E-mail: kquin@saginawtx.org

Phone: 817-230-0332

SUBJECT:
Action regarding Award of Bid for City's Depository Bank Contract

---

BACKGROUND/DISCUSSION:
The City's current depository services agreement with Frost Bank expires on March 31, 2022. The City has used Frost for it's depository services since December 1, 2011. As required by the Local Government Code, we prepared a Request For Proposal and advertised the request.

The City received only one proposal. The proposal was from Frost Bank, our current depository. The fees proposed by Frost in the new agreement are very comparable to the fees the City has been paying these last five years. The City will continue to receive the 30% discount on all non-balance related bank fees. Frost will also waive analysis fees for the first three months of the contract. In addition to the competitive fees, Frost has provided excellent service and meets the banking needs of the City.

FINANCIAL IMPACT:
The fees included in the Frost proposal are very similar to the fees we currently pay to Frost. The estimated monthly increase in baking fees is $130.13.

RECOMMENDATION:
Staff recommends the bid for the City's Depository Bank Contract be awarded to Frost Bank.

ATTACHMENTS:

Description

RFP for Bank Depository Services

Fee comparison schedule

City of Saginaw

REQUEST FOR PROPOSAL
BANK DEPOSITORY SERVICES

The City of Saginaw, Texas is soliciting sealed proposals from qualified banking institutions to provide Bank Depository Services. The initial contract period will begin April 1, 2022 and end March 31, 2025. By mutual agreement, the contract may be renewed for one additional two year period.

The proposal must be submitted in a sealed envelope and shall be marked "BID PROPOSAL FOR CITY DEPOSITORY – DO NOT OPEN UNTIL 4:00 PM, JANUARY 27, 2022". The envelope shall be delivered to the office of Kim Quin, Finance Director, Saginaw City Hall, 333 W. McLeroy no later than 4:00 PM, January 27, 2022. Proposals received after this deadline cannot be considered.

Two complete copies of the proposal along with the bid bond check are required.

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INTRODUCTION

The City of Saginaw (the "City") pursuant to Chapter 105, Texas Local Government Code is requesting proposals from eligible and qualified financial institutions to provide the City the banking services as described below. The services provided will be in accordance with this Request for Proposal (the "RFP") and attachments. It is the City's intent that a Bank Depository Services Agreement detailing the services to be provided will be duly executed between the City of Saginaw and the selected financial institution.

Any and all charges and fees associated with the Bank Depository Services Agreement must be clearly and accurately included in the RFP response. The charges and fees represented in the RFP response shall overrule any and all previous bank service or other agreements between the City and the financial institution, as they relate to the accounts and services included herein. The City will not be obligated by any charges and fees not clearly and accurately presented in the RFP response. Services initiated after consummation of the Bank Depository Services Agreement shall carry charges and fees mutually agreed to, in writing, by the City and the financial institution.

The philosophy incorporated into this RFP is to solicit bids for banking services currently utilized or considered by the City. The City intends to manage its funds to minimize service charges and optimize investment income as authorized by policy and permitted by state law. The City anticipates that future collected funds balances will be reduced and/or invested in available investment alternatives.

The new agreement period will be for a three-year period of April 1, 2022 through March 31, 2025, with a provision for one two-year continuation under the same terms and conditions of the contract. The agreement will also provide for a transition period not to exceed ninety (90) days for migration to a new bank at the end of the term.

The City reserves the right to open or close any number or type of accounts, as it deems necessary throughout the term of the agreement. Any fee charged for services not listed but later requested by the City will be mutually agreed upon in writing.

The Bank Depository Services Agreement is an important component of the treasury and cash management system of the City. From this perspective, the City is seeking a financial institution that is:

- Capable of providing the services required by the City at the least possible cost,
- Meets the requirements of Chapter 105 of the Texas Local Government Code,
- Willing to be attentive and responsive to the City's financial matters, and
- Financially sound and meets the City's requirements.

REQUEST FOR PROPOSAL

This RFP is intended to serve as the bid form for the Bank Depository Services Agreement. There are multiple blanks to fill in and questions to be answered. The evaluation of the bidder's proposal will be based on the responses included herein.

Exceptions, conditions, or qualifications to the provisions of the City's specifications or requirements must be clearly identified as such, with the reasons therefore, and alternate language proposed by bidder, if any, clearly stated and inserted in the appropriate place in the bid submission.

Each of these exceptions, conditions, or qualifications to the City's specifications may be included, as appropriate, in the Contract documents. Items and matters not explicitly excepted in this manner shall be deemed to be in conformance with the City's specifications.

The RFP also requests certain information to be attached and specifically labeled. Responses must be complete, address all aspects of the RFP, and include all requested information to receive full consideration by the City in the selection process. The City may choose to waive any irregularities in any responses received and reserves the right to reject all proposals.

Please note the following calendar of events for the dates and times of key elements in the bid procedure.

CALENDAR OF EVENTS

TARGET DATE	DESCRIPTION OF EVENTS
January 6, 2022	RFP advertised and posted to the City website.
January 27, 2022	**Responses due 4:00 P.M. CDT at the City Hall.**
February 15, 2022	City Council consideration of contract award.
April 1, 2022	New Bank Depository Services Agreement period begins.

CRITERIA FOR EVALUATION

The City shall carefully review the submitted proposals. The staff recommendation to the City Council shall be based on the proposal determined to be "the best value" for the City. The evaluation of the proposals will be made based on, but not limited to, the following criteria, in no particular order of priority:

- Ability to perform and provide the required and requested services;
- Reputation of bidder and quality of services;
- Cost of services;
- Funds availability;
- Interest paid on interest bearing accounts and deposits;
- Earnings credit calculation on account balances;
- Completeness of bid and agreement to points outlined in the RFP;
- Convenience of locations;
- Previous service relationship with the City; and
- Financial strength and stability of institution.

ACCOUNT ACTIVITIES

The City anticipates establishing an account configuration that consists of the following bank accounts:

- Consolidated Cash Account (the City's pooled funds account)
- Payroll Account
- Accounts Payable Account
- Credit Card Depository Account
- Flexible Spending Account
- Benefits Trust Account

The Consolidated Cash Account serves as the City's master operating account. It is a demand deposit type account into which wires and ACH transfers are received, bank deposits are made including scanned checks, and receipts from direct account debits are deposited. From this account, wire and ACH transfers are initiated, and returned checks and deposit corrections are posted. It is the master funding account for the zero balance payroll account, accounts payable account, flexible spending account, and benefits trust account.

The Payroll Account is a zero balance account funded by the consolidated cash account. From this account the ACH files are prepared for employee's direct deposit. There are no checks written on this account. The City has approximately a 174 person payroll paid bi-weekly with an approximate amount of $564,000 per month. The ACH file is prepared and transmitted on Wednesday for employee payment receipt on Friday.

The Accounts Payable Account is a zero balance account that issues checks for the accounts payable of the City and is funded by the consolidated cash account. Checks are issued weekly, on Friday. The approximate number of checks per month is 200, totaling $3,100,000.

The Flexible Spending Account is a zero balance account funded from the consolidated cash account. No checks are issued from this account. There are two types of ACH debits processed for the card issuance and for reimbursements.

The Credit Card Account receives electronic deposits from our credit card processor. Credit card processing fees, chargebacks, and a monthly transfer to the Consolidated Cash account are debited from this account.

The Benefits Trust Account is a zero balance account funded from the consolidated cash account. No checks are issued from this account. There are two monthly ACH debits for employee insurance payments made from this account.

Estimated historic activity and balance information from each of these accounts is tabulated in Exhibit 1 and targeted on Schedule 1. Actual activity could vary significantly.

BANK DEPOSITORY SERVICES

The City requests information on the following services:

A. On-Line Banking Services – The City **requires** on-line banking services accessible through the internet that at a minimum include balance reporting, initiation of ACH debits and credits and wire transfers, submission of positive pay files, account transfers and placement of stop payments on checks. The minimum balance reporting information should be for intra-day and previous business day and include: ledger balance, total credits, total debits, and detail debits and credits. Historical information should be maintained on-line and accessible for three months.

☐ Yes, can provide as requested/required.

☐ No, cannot provide as requested/required.

Comment. _____

B. Zero Balance – The City **requires** the use of four zero balance accounts for its payroll, accounts payable, benefit trust, and flexible spending accounts.

☐ Yes, can provide as requested/required.

☐ No, cannot provide as requested/required.

Comment. _____

C. Positive Pay - The City **requires** positive pay services on the Accounts Payable Account. The Bank would only honor those checks issued by the City that are pre-authorized through the positive pay system. Payment verification criteria will be date, check number, amount, and payee name. Positive Pay files will be transmitted electronically.

☐ Yes, can provide as requested/required.

☐ No, cannot provide as requested/required.

Comment. _____

D. ACH Debit Blocking – The City **requires** ACH debit blocking capabilities on its accounts, with the ability to selectively permit specified ACH debits on certain accounts and restrict all ACH debits from certain accounts.

☐ Yes, can provide as requested/required.

☐ No, cannot provide as requested/required.

Comment. _____

E. "Post No Checks" – The City **requires** the fraud protection feature or service that prevents checks being presented for payment to be posted to the Consolidated Cash, Flexible Spending, Credit Card, Benefit Trust, and Payroll Accounts.

☐ Yes, can provide as requested/required.

☐ No, cannot provide as requested/required.

Comment. _____

F. Returned Check Reprocessing – The City **requires** deposited checks to be processed for collection at least twice before making non-paid checks available to the City within two business days of the final rejected presentment. The City **requires** same day notification of all returned items in excess of $5,000.00.

☐ Yes, can provide as requested/required.

☐ No, cannot provide as requested/required.

Comment. _____

G. The City **requires**, at a minimum, same day credit for all transactions submitted before 4:00 PM, subject to the bank's availability schedule.

☐ Yes, can provide as requested/required.

☐ No, cannot provide as requested/required.

Comment. _____

H. Account Analysis – The City **requires** account analysis statements delivered to the City on a monthly basis by individual account and at group level, which will reflect average ledger balance, average uncollected funds, average collected balance, reserve requirement, average available balance, rate and amount of earnings credit, detail of services provided with quantities and unit fees for each, and total service cost. Hard copy or electronic copy is acceptable.

☐ Yes, can provide as requested/required.

☐ No, cannot provide as requested/required.

Comment. _____

I. Bank Statements - Statements **shall** be rendered within five (5) working days after the close of the calendar month. The statement shall include debits and credits made on the last day of the period and the detail items. Bank statements should be received on a monthly basis, even if there is no activity for the account. Hard copy or electronic copy is acceptable.

☐ Yes, can provide as requested/required.

☐ No, cannot provide as requested/required.

Comment. _____

J. Collateralization – The balances maintained in all accounts must be collateralized in the same manner and under the same stipulations as outlined in the Collateral Requirements section. The maximum ledger balances could exceed $4,000,000. Historically the average balances are less than $3,000,000. Please clearly explain any collateral limitations or fees. The City reserves the right to maximize or minimize bank balances regardless of historical patterns. It is expected that the successful bank will monitor the collateral adequacy on a daily basis and provide additional collateral to secure balances.

☐ Yes, can provide as requested/required.

☐ No, cannot provide as requested/required.

Comment. _____

K. Payment for Services – The City intends to pay for all services provided by the earnings credit amount generated by account balances, by direct payment, or a combination of these.

☐ Yes, can provide as requested/required.

☐ No, cannot provide as requested/required.

Comment. _____

L. Account Settlement – Settlement of the excess/deficient condition as reflected by the group level account analysis is to occur on a quarterly basis.

☐ Yes, can provide as requested/required.

☐ No, cannot provide as requested/required.

Comment. _____

M. Research – The City requests that all research requests are responded to within three business days of the request.

☐ Yes, can provide as requested/required.

☐ No, cannot provide as requested/required.

Comment. _____

N. Bank Errors – Bank errors resulting in lost interest to the City will be reimbursed by the Bank to the City. The method of reimbursement will be agreed upon by the Bank and the City.

☐ Yes, can provide as requested/required.

☐ No, cannot provide as requested/required.

Comment. _____

COLLATERAL REQUIREMENTS

A. As security for the deposits of the City, the successful bank shall pledge securities equal to 102% of their market value, of the largest total balances the City maintains in the bank, less the amount provided by the Federal Deposit Insurance Corporation. The securities so pledged shall satisfy the requirements of the Public Funds Collateral Act, Chapter 2257, Texas Local Government Code, and the Investment Policy (Attached).

B. The securities pledged shall be held in safekeeping at an independent financial institution acceptable to both the City and the successful bank. The original copy of all security receipts shall be filed with the Finance Director.

C. The successful bank and the custodial bank shall provide the City a report of securities pledged at the end of each month or at any time requested by the City. Hard copy or electronic copy are acceptable. The report should reflect the total pledged securities itemized by:

Name
Type / Description
CUSIP
Par Value
Market Value
Maturity Date
Rating by Moody's or Standard & Poor's

D. Any substitutions of the securities or reductions in the total amount pledged shall be made only by and with the proper written authorization of an authorized City signatory. The City shall approve all securities pledged. In the case of reduction requests, the bank shall provide in writing that collateral shall be available when needed to meet normal balance increases throughout the year.

E. The Board of Directors or designated committee of the successful bank will be required to provide a resolution of certification approving the commitment and delivery of the collateral to the safekeeping institution not later than five days before the commencement of the contract period.

In response to the Collateral Requirements Section:

☐ Yes, can provide as requested/required.

☐ No, cannot provide as requested/required.

Comment. _____

INVESTMENT ACTIVITIES

A. Direct Investment Alternative – The City's direct investment activities may take place in City accounts. The City shall have the right, at its sole discretion, to direct investment of its funds. The successful bank will be required to provide clearing and safekeeping services for City investment activity. The attached Investment Policy outlines the City's options for investing any and all funds. The policies are subject to annual review and revision by the City Council.

B. Certificates of Deposit – Certificates of Deposit (CD's) purchased for the City shall be non-negotiable and shall be registered in the name of the City. The CDs must be fully insured by the F.D.I.C. or collateralized in accordance with the RFP requirements. Proof of collateral must be supplied to the City prior to CD purchase.

    1. Interest Calculations – Interest on all CDs shall be computed on an actual day basis, and the interest shall be paid to the City on the maturity date. Payment shall be made by crediting the account from which the CD was purchased.

    2. Extension of CDs – The successful bank agrees to honor and continue any CD made during the term of the Bank Depository Services Agreement that will mature after the expiration date of the Agreement at the same rate established before the expiration of the contract.

In response to the Investment Activities Section:

☐ Yes, can provide as requested/required.

☐ No, cannot provide as requested/required.

Comment. _____

OVERDRAFT PROVISIONS

The City does not intend to have a net overdraft position occur during the course of the contract period. In the event a check or checks shall be presented for payment where there is insufficient funds for the purpose of paying checks, the successful bank agrees to promptly notify the Finance Director or other signatory person, by telephone or other means, of the overdraft condition, and to provide the City a period not exceeding one business day to respond and rectify the condition.

☐ Yes, can provide as requested/required.

☐ No, cannot provide as requested/required.

Comment. _____

OTHER STIPULATIONS

A. The successful bidder shall notify the City in writing within ten (10) days of any changes in Federal or State regulations or laws that would affect the Bank Depository Services Agreement.

B. Notification of wire transfers shall be made by telephone, fax, or email to the Finance Director within one hour of the transaction and a written confirmation mailed to the City the same day of the transaction.

C. In the event it would be ruled illegal under the provisions of any Federal or State laws or regulations for the successful bank to comply with the requirements of the Bank Depository Services Agreement, then the City expressly reserves the right and privilege to cancel the Bank Depository Services Agreement and to re-bid.

D. The successful bank's records relating to the City's accounts shall be open for review during normal business hours by designated staff members or appointed independent auditors.

E. The City reserves the right to open and maintain one or more demand accounts at financial institutions not affiliated with the successful bank.

F. The City expressly reserves the right to terminate the depository agreement with or without cause at any time by providing thirty (30) days written notice to the depository to close its accounts.

G. All fees shall be fixed for the entire contract period, including any and all continuations in response to the Other Stipulations Section. Pricing for services requested after award of the contract will be mutually agreed upon:

☐ Yes, can provide as requested/required.

☐ No, cannot provide as requested/required.

Comment. _____

BIDDING REQUIREMENTS

A. Two complete copies of the proposal and the bid bond check, sealed and clearly marked "BID PROPOSAL FOR CITY DEPOSITORY – DO NOT OPEN UNTIL 4:00 PM, JANUARY 27, 2022" shall be delivered to the City by 4:00 P.M., January 27, 2022 and addressed to:

Ms. Kim Quin
Finance Director
City of Saginaw
333 W. McLeroy
Saginaw, TX 76179

817-230-0332

B. **NO PROPOSAL SHALL BE RECEIVED AFTER 4:00 P.M. ON THE DATE DUE.**

C. The proposing institution shall use this RFP as the Official Bid Form. Submitted prices, rates, conditions, and answers shall be included in final contract form. The signed, submitted response should include printed copies of all completed worksheets and will be deemed the respondent's official proposal. To reduce errors and increase the ease of both response and evaluation, the City will provide an electronic copy of the RFP in MS-Word format. The RFP is included as a Word document to enable the proposer to respond to the questions and incorporate comments into the RFP. It is important that any additions to, exceptions to, and changes of the RFP be highlighted or italicized. Schedule 1 – Fee Schedule is to provide unit prices for the bank service items listed and be extended for the activity volume indicated for each item, to arrive at a total service cost. This fee schedule must be returned as part of the response to the proposal.

D. The City reserves the right to request additional information or to meet with representatives from proposing organizations to discuss points in the proposal before and after submission, any and all of which may be used in forming a recommendation.

E. The City reserves the right to reject any and all proposals, and to accept the proposal it considers in its best interest based upon the requirements and descriptions outlined in this RFP.

F. Bidder must qualify under current Texas law as a state or national bank to serve as a municipal depository bank.

G. Bidder shall supply a bid bond of $5,000.00. The bid bond shall be in the form of a cashier's check made payable to the City, and shall be returned to each bidder upon final acceptance and execution of a contract with the successful bidder. Should the institution selected as the successful bank by the City fail to become a bank service provider, for whatever reason, the bid bond will be forfeited to the City as liquidated damages.

H. Transfer of funds will commence at such time the successful bank has provided the City with all required forms and supplies necessary to insure uninterrupted day-to-day operations. The successful bank commits its "best efforts" to complete the execution of documentation and transfer of funds by the April 1, 2022 contract period start date. Failure to complete by the start date, at the discretion of the City, could be considered grounds for bid bond forfeiture and alternative bank selection.

I. The successful bank shall, upon termination of contract, cooperate with the new bank for transfer of funds.

J. There will be no formal bid opening at the expiration of the response deadline. Upon written request, non-confidential information on the accepted proposal will be available after the City Council selects the successful bank.

K. Any questions concerning this RFP should be directed to:

Kim Quin
Finance Director
City of Saginaw
333 West McLeroy
Saginaw, TX 76179
817-230-0332
817-232-4644 fax
kquin@saginawtx.org

or

Jennifer Garrett
Finance Manager
City of Saginaw
333 West McLeroy
Saginaw, TX 76179
817-230-0333
817-232-4644 fax
jgarrett@saginawtx.org

MISCELLANEOUS

A. The City shall require a review meeting annually to evaluate the working relationship between the City and the successful bank. The objective shall be to address any problems and to seek solutions as well as keeping abreast of changes, new services, or new requirements.

B. The final appointment of the successful bank shall be made by contract award of the City of Saginaw City Council. The successful bank shall be required to enter into a contract that incorporates all of the requirements of their submitted RFP as the OFFICIAL BID FORM, along with the accompanying related schedules and materials as called for in this RFP. Additional contract attachments include: collateral custodial agreement, FIRREA bank certification, and PFIA investment provider certification.

C. This RFP has been duly advertised and is being offered for consideration to financial institutions as permitted by the City policy.

PROPOSAL SUBMITTED BY

This Proposal is being submitted to the City by the following person duly authorized to act on behalf of this financial institution.

_____
Name of Financial Institution

_____

_____
Address of Financial Institution

_____

_____
Address of Branch Office Nearest Saginaw

_____
Telephone Number

_____
Officer Name & Title (Printed)

_____
Officer Signature

_____
Date

ACCEPTANCE OF PROPOSAL

This proposal, having been approved by the City of Saginaw City Council, is being accepted for the City by the following person duly authorized to act on behalf of the City:

Todd Flippo
Name (print)

_____
Signature

Mayor
Title (print)

_____
Date

BANK TRANSACTIONS BY ACCOUNT								
FOR THE MONTH OF:								
NOVEMBER 2021								EXHIBIT 1
	CREDITS			DEBITS		ENDING	AVERAGE	
DESCRIPTION	NUMBER	AMOUNT		NUMBER	AMOUNT	BALANCE	BALANCE	TYPE
Consolidated Cash	106	3,119,750		47	2,832,855	2,630,940	2,537,648	
Credit Card	100	590,579		5	544,540	579,281	461,459	
Payroll	2	554,873		5	554,873	-		Zero Balance
Accounts Payable	20	1,533,754		168	1,533,754	-		Zero Balance
Flexible Spending	8	7,530		8	7,530	-		Zero Balance
Benefits Trust	2	149,136		2	149,136	-		Zero Balance

BANK ACCOUNT ANALYSIS SUMMARY				
FOR THE TWELVE MONTH PERIOD OF				
DECEMBER 2020 THROUGH NOVEMBER 2021				EXHIBIT 2
Period	**Avg Daily Balance**	**Avg Float**	**Avg Collected**	
Dec-20	3,233,719	144,251	3,089,468	
Jan-21	3,288,347	35,689	3,252,657	
Feb-21	3,838,196	26,051	3,812,145	
Mar-21	3,203,880	43,791	3,160,089	
Apr-21	2,518,004	46,777	2,471,227	
May-21	3,235,368	28,848	3,206,519	
Jun-21	2,778,261	31,861	2,746,400	
Jul-21	2,693,061	105,368	2,587,693	
Aug-21	2,556,748	25,407	2,531,341	
Sep-21	2,197,062	25,244	2,171,818	
Oct-21	2,782,530	125,105	2,657,425	
Nov-21	2,941,364	43,171	2,898,193	

REQUIRED SCHEDULES

NOTE: Please include UNIT PRICE on every available service, even if no ACTIVITY is listed. Also, highlight changes to item descriptions or measurement units in written responses.

Schedule 1 - Fee Schedule

City of Saginaw

Estimated primarily from November 2021

	# UNITS/ ACTIVITY	UNIT PRICE	ESTIMATED MONTHLY CHARGE
Account Services			
Account Maintenance	6		0.00
Statements Rendered	6		0.00
Credits Posted	99		0.00
ACH Incoming Credits	139		0.00
Debits Posted	207		0.00
ACH Incoming Debits	28		0.00
Deposited Items	1,215		0.00
Premium Deposited Items	1		0.00
Special Signature Requirement	5		0.00
Special Sign Requirement Items	165		0.00
Return Items	1		0.00
Reclear Items	1		0.00
Deposit Corrections	1		0.00
Incoming Wire Transfers	1		0.00
Wire Transfer Statement	1		0.00
			0.00
			0.00
			0.00
			0.00
			0.00
			0.00
Remote Payment and Presentment Services			
Remote Processing and Presentment	1		0.00
RPPS Transactions	1,056		0.00
			0.00
			0.00
			0.00
			0.00
Vault Services			
Currency Processing per 1000	28		0.00
			0.00
			0.00

Positive Pay Services

Positive Pay	175		0.00
Positive Pay Rejected Items	1		0.00
Positive Pay Paid Reject Items	1		0.00
Positive Pay with Payee Review	1		0.00
Payee Review Items	175		0.00

ZBA Services

Zero Balance Accounting	4		0.00
Zero Balance Accounting Transfers	32		0.00
			0.00
			0.00
			0.00
			0.00

Image Archive Services

Image Archive Disc	1		0.00
Image Archive Items	200		0.00
			0.00
			0.00
			0.00

Automated Clearing House

ACH Filtering - Fraud Services	3		0.00
ACH Filters - Fraud Services	25		0.00
ACH Origination Services	1		0.00
ACH Origination Items	1,544		0.00
ACH Block or Filter with Review	1		0.00
Return Items ACH	1		0.00
			0.00
			0.00

Online Services

Previous Day Reporting Services	1		0.00
Previous Day Reporting Accounts	6		0.00
Previous Day Reporting Detail Items	473		0.00
Return Item Images Access	1		0.00
Online Transfers	1		0.00
Online Stop Payments	1		0.00
			0.00
			0.00
			0.00
			0.00

Other Monthly Fees

Incoming Wire Transfers	1		0.00
Wire Transfer Payment	1		0.00
Wire Transfer Statement	1		0.00
			0.00
			0.00
			0.00
			0.00
			0.00
			0.00
			0.00
			0.00

Monthly Total Estimated Fees (ex. one time charges) **0.00**

Other

Depository Bags			0.00
Endorsement Stamps (one time charge)			0.00
Check Stock			0.00
Deposit Slips			0.00
ACH Software Charge			0.00
Incoming Wire Transfers	1		
Wire Transfer Payment	1		
Wire Transfer Statement	1		

Other Fees for Contract term (inc. one time charges) **0.00**

Collected Balances/Earnings Credit

Formula	
Current Rate	
Average Collected Balance	2,584,342
Less Reserve Requirement (%)	
Investable Balance	2,584,342
Estimated Monthly Earnings Credit	**0.00**

Estimated Collected Balance Required to Offset Service Charges

1) Certificates of Deposit $100,000 (or more): Please provide the basis or formula for determining the interest rate.

Term	Rate	Minimum $	Maximum $
7 to 29 days			
30 to 59 days			
60 to 89 days			
90 to 119 days			
120 to 149 days			
150 to 179 days			
180 to 269 days			
270 to 364 days			
1 to 2 years			
2 to 3 years			

2) Overdrafts:
Overdrafts are not anticipated to occur, however, should a net overdraft condition occur, the following stipulations shall apply:

Maximum number of banking days the overdraft shall be allowed: _____

Maximum amount of the overdraft: $ _____

Interest rate per annum computed on the overdraft: _____ %

3) The City requests **one** relationship manager to coordinate the financial institution's efforts in providing the requested services. This individual will be the City contact and will be directly responsible for facilitating all City/financial institution interaction:

Description	Name	Title	Phone
Relationship Officer			

RESPONSE ATTACHMENTS (Please attach in the order requested):

1. Sample monthly account analysis statement that will be provided to the City, and indicate any capability to provide the information electronically.

2. Explanation of the institutions' policy and methodology used in setting rates paid on interest bearing accounts and account analysis earnings credit. Indicate if they are based on a market rate such as T-Bill discount or yield rate, or the federal funds rate, etc., and when the rates are changed. Also, please provide a historical schedule of rates paid.

3. Collateral agreement clearly stating that the custodian is instructed to release the collateralized securities to the City if the City has determined that the bank has failed to pay on any accounts, including but not limited to matured investments in Certificates of Deposit, or the City has determined that the City's funds are in jeopardy for any reason, including but not limited to involuntary closure or change in ownership. The collateral agreement shall have signatories and be executed by the custodian, the successful bank, and the City.

4. Latest annual financial statements, the most recent quarterly F.D.I.C. call reports, and the Uniform Bank Performance Report for the latest fiscal year end.

5. Information describing the institution's security measures to prevent fraud and unauthorized electronic and non-electronic transfers, and protect the integrity of computer banking services and internal computer systems.

6. Technology specifications for use of all proposed electronic systems and services.

7. Sample safekeeping report of the information the City shall receive monthly from the Custodian.

8. Summary of the institution's business continuation plans as they pertain to the City's ability to perform normal banking functions during natural and un-natural bank operation disruptions, including a Statement of Commitment to provide the City continuous and ongoing bank depository services to the best of the financial institution's ability.

9. List of Comparable References and Current Texas Public Funds Clients.

CITY OF SAGINAW, TEXAS
INVESTMENT POLICY

City of Saginaw

Amended September 7, 2021 –Resolution 2021-21

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CITY OF SAGINAW RESOLUTION NO. 2021-21

A RESOLUTION BY THE CITY COUNCIL OF THE CITY OF SAGINAW, TEXAS, ADOPTING AND APPROVING A REVISED CITY OF SAGINAW, TEXAS, INVESTMENT POLICY

WHEREAS, the City Staff has prepared revisions to the City of Saginaw, Texas Investment Policy as adopted on January 26, 1988, and as heretofore revised on September 6, 1988, February 6, 1990, March 5, 1996, September 18, 2001, December 7, 2010, October 3, 2017, and September 3, 2019;

WHEREAS, the Investment Committee has heretofore studied and made its changes to such proposed revised policies, and there is attached to this Resolution a complete copy of the City of Saginaw, Texas Investment Policy, as revised on the date of adoption of this Resolution; NOW, THEREFORE;

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF SAGINAW, TEXAS:

1. That the City Council of the City of Saginaw, Texas, does hereby formally approve and adopt the REVISED CITY OF SAGINAW, TEXAS INVESTMENT POLICY, as a copy is attached to this Resolution and as revised and amended on the 7th day of September, 2021.

2. That henceforth the Revised Investment Policy hereby adopted shall be in full force and effect and shall supersede and amend any prior such policy and provisions thereof.

ADOPTED AND APPROVED this 7th day of September, 2021.

APPROVED:

[redacted]

Todd Flippo, Mayor
of the City of Saginaw, Texas

ATTEST:

[redacted]

Janice England, City Secretary

APPROVED AS TO FORM AND LEGALITY:

[redacted]

Bryn Meredith, City Attorney

CITY OF SAGINAW TEXAS CORPORATE SEAL

1

INTRODUCTION

The purpose of this document is to set forth specific investment policy and strategy guidelines for the City of Saginaw in order to achieve the goals of safety, liquidity, yield, and public trust for all investment activity. The policy and strategy shall be reviewed annually by the Investment Committee and any modifications must be approved by the Investment Committee and forwarded to the City Council for final approval. This Investment Policy, as approved, is in compliance with Chapter 2256 of the Government Code, also known as "The Public Funds Investment Act".

INVESTMENT STRATEGY

The City of Saginaw maintains portfolios which utilize four specific investment strategy considerations designed to address the unique characteristics of the fund groups represented in the portfolios:

A. Investment strategies for operating funds and commingled pools containing operating funds have as their primary objective to assure that anticipated cash flows are matched with adequate investment liquidity. The secondary objective is to create a portfolio structure, which will experience minimal volatility during economic cycles. This may be accomplished by purchasing high quality, short- to medium-term securities, which will complement each other in laddered or barbell maturity structure. The dollar weighted average maturity of these funds will remain within the six to nine month range.

B. Investment strategies for debt service funds shall have as the primary objective the assurance of investment liquidity adequate to cover the debt service obligation on the required payment date. Securities purchased shall not have a stated final maturity date that exceeds the debt service payment date.

C. Investment strategies for debt service reserve funds shall have as the primary objective the ability to generate a dependable revenue stream to the appropriate debt service fund from securities with a low degree of volatility. Securities should be of high quality and, except as may be required by the bond ordinance specific to an individual issue, of short to intermediate-term maturities. Such securities will tend to hold their value during economic cycles. The stated final maturity dates of securities held should not exceed two years.

D. Investment strategies for capital improvement projects or special purpose funds should allow for flexibility and unanticipated project outlays by having a portion of their investments in highly liquid securities. The stated final maturity dates of securities held should not exceed the estimated project completion date.

INVESTMENT POLICY

I. SCOPE

This investment policy applies to all financial assets of the City of Saginaw. These funds are accounted for in the City's Comprehensive Annual Financial Report (CAFR) and include:

* General Fund
* Special Revenue Funds
* Debt Service Funds
* Capital Projects Funds
* Enterprise Fund
* Trust and Agency Funds

These funds, as well as funds that may be created from time-to-time, shall be administered in accordance with the provisions of these policies. All funds will be pooled for investment purposes. The strategy developed for this pooled fund group will address the varying needs, goals, and objectives of each fund.

II. OBJECTIVES

The City of Saginaw shall manage and invest its cash with four objectives, listed in order of priority: safety, liquidity, yield, and public trust. The safety of the principal invested always remains the primary objective. All investments shall be designed and managed in a manner responsive to the public trust and consistent with State and Local law.

The city shall maintain a comprehensive cash management program, which includes collection of accounts receivable, vendor payment in accordance with invoice terms, and prudent investment of available cash. Cash management is defined as the process of managing monies in order to insure maximum cash availability and maximum yield on short-term investment of pooled idle cash.

Safety

The primary objective of the City's investment activity is the preservation of capital in the overall portfolio. Each investment transaction shall be conducted in a manner to avoid capital losses.

Liquidity

The City's investment portfolio will remain sufficiently liquid to enable the City to meet all obligations in a timely manner. This shall be achieved by matching investment maturities with forecasted cash flow requirements and by investing in securities with active secondary markets.

Yield

The City's cash management portfolio shall be designed with the objective of regularly exceeding the average rate of return on three-month U.S. Treasury Bills. The investment program shall seek to augment returns above this threshold consistent with risk limitations identified herein and prudent investment policies.

Public Trust

All participants in the City's investment process shall seek to act responsibly as custodians of the public trust. Investment officials shall avoid any transaction, which might impair public confidence in the City's ability to govern effectively.

III. RESPONSIBILITY AND CONTROL

Investment Committee

An Investment Committee, consisting of the Mayor, the City Manager, the Finance Director, and the Financial Analyst shall meet as needed to determine operational strategies and to monitor results. The Investment Committee shall include in its deliberation such topics as: performance reports, economic outlook, portfolio diversification, maturity structure, potential risk to the City's funds, authorized brokers and dealers, and the target rate of return on the investment portfolio. The Investment Committee shall be authorized to invite advisors to the meetings as needed including, but not limited to, the City Attorney, the City Council, or outside advisors. The Investment Committee shall, at least annually, review, revise, and adopt a list of qualified brokers that are authorized to engage in investment transactions with the City.

Delegation of Authority and Training

Authority to manage the City's investment program is derived from a resolution of the City Council. The Finance Director is designated as investment officer of the City and is responsible for investment decisions and activities. The Finance Director shall establish written procedures for the operation of the investment program, consistent with this investment policy. The investment officer shall attend at least one training session containing at least ten hours of instruction relating to the officer's responsibility under the Act within twelve months after assuming duties and attend an investment training session not less than once in a two year period and receive not less than ten hours of instruction relating to the investment responsibilities. Approved independent training sources include the Government Finance Officers Association of Texas, the Government Treasurers Organization of Texas, and the University of North Texas Center for Public Management.

Internal Controls

The Finance Director is responsible for establishing and maintaining an internal control structure designed to ensure that the assets of the entity are protected from loss, theft or misuse. The internal control structure shall be designed to provide reasonable assurance that these objectives are met. The concept of reasonable assurance recognizes that (1) the cost of a control should not exceed the benefits likely to be derived; and (2) the valuation of costs and benefits requires estimates and judgments by management. Accordingly, the Finance Director shall establish a process for annual independent review by an external auditor to assure compliance with policies and procedures.

Prudence

The standard of prudence to be applied by the investment officer shall be the "prudent investor" rule, which states: "Investments shall be made with judgment and care, under prevailing circumstances, which persons of prudence, discretion and intelligence would exercise in the management of their own affairs, not for speculation, but for investment, considering the probable safety of their capital as well as the probable income to be derived." In determining whether an investment officer has exercised prudence with respect to an investment decision, the determination shall be made taking into consideration:

A. The investment of all funds, or funds under the City's control, over which the officer has responsibility rather than a consideration as to the prudence of a single investment.

B. Whether the investment decision was consistent with the written investment policy of the City.

The investment officer, acting in accordance with written procedures and exercising due diligence, shall not be held personally responsible for a specific security's credit risk or market price changes, provided that these deviations are reported immediately and that appropriate action is taken to control adverse developments.

Ethics and Conflicts of Interest

Officers and employees involved in the investment process shall refrain from personal business activity that could conflict with proper execution of the investment program, or which could impair the ability to make impartial investment decisions. Officers and employees shall disclose to the City Manager any material financial interests in financial institutions that conduct business with the City and they shall further disclose positions that could be related to the performance of the City's portfolio. Officers and employees shall subordinate their personal financial transactions to those of the City, particularly with regard to timing of purchases and sales.

An investment officer of the City who has a personal business relationship with an organization seeking to sell an investment to the City shall file a statement disclosing that personal business interest. An investment officer who is related within the second degree by affinity or consanguinity, as determined under Chapter 573 of the Texas Government Code, to an individual seeking to sell an investment to the City shall file a statement disclosing that relationship. A statement required under this subsection must be filed with the Texas Ethics Commission and the governing body of the City.

An officer or employee involved in the investment process has a personal business relationship with a business organization if:

A. The officer or employee owns ten percent or more of the voting stock or shares of the business organization or owns $5,000 or more of the fair market value of the business organization.

B. Funds received by the officer or employee from the business organization exceed ten percent of his/her gross income for the previous year; or

C. The officer or employee has acquired from the business organization during the previous year investments with a book value of $2,500 or more for his/her personal account.

IV. REPORTING

Quarterly Reporting

The Finance Director shall submit not less than quarterly a signed investment report that summarizes current market conditions economic developments and anticipated investment conditions. The report shall summarize investment strategies employed in the most recent quarter, and describe the portfolio in terms of investment securities, maturities, risk characteristics, and shall explain the total investment return for the quarter. The report shall be in compliance with the Public Fund Investment Act.

V. AUTHORIZED AND SUITABLE INVESTMENT SECURITIES

Active Portfolio Management

The City intends to pursue an active versus a passive portfolio management philosophy. That is, securities may be sold before they mature if market conditions present an opportunity for the City to benefit from the trade.

Authorized Investments

Assets of the City of Saginaw may be invested in the following instruments; provided, however, that at no time shall assets of the City be invested in any instrument or security not authorized for investment under the Act, as the Act may from time to time be amended.

A. Obligations issued, guaranteed, or insured by the United Stated or its agencies and instrumentalities.

B. Deposits in financial institutions with a main office or branch in Texas, guaranteed or insured by the Federal Deposit Insurance or its successor or collateralized as defined in the Safekeeping and Custody section of this Policy. In addition, Certificates of Deposit obtained through a depository institution that has its main office or a branch office in Texas and that contractually agrees to place the funds in federally insured depository institutions in accordance with the conditions prescribed in Section 256.010(b) of the Act are authorized investments.

C. Fully collateralized direct repurchase agreements with a defined termination date secured by obligations of the United States or its Agencies and Instrumentalities, pledged to the City, held in the City's name, and deposited with a third party, selected by the Finance Director, other than an agency for the pledgor. Repurchase agreements must be purchased through a primary government securities dealer, as defined by the Federal Reserve, or a bank domiciled in Texas.

D. Local government investment pools organized in conformity with Chapter 2256 (Public Funds Investment Act) of the Government Code that:

1. Have a dollar-weighted average stated maturity of 90 days or fewer
2. Seek to maintain a stable net asset value of $1 per share
3. Are rated not less than AAA or AAA-m or at an equivalent rating by at least one nationally recognized rating service.
4. Have provided the City with an offering circular and other information required by the Public Funds Investment Act.

To become eligible, investment pools must meet all the requirements of state law as determined under Chapter 2256 of the Government Code, as amended; and be approved by a City Council action. Investments will be made in a local government pool only after a thorough investigation of the pool and approval by the Investment Committee which shall, at least annually, review, revise, and adopt a list of approved pools.

Holding Period

The City of Saginaw intends to match the holding periods of investment funds with liquidity needs of the City. In no case will the average maturity of investments of the City's operating funds exceed one year. The maximum final stated maturity of any investment shall not exceed two years.

Risk and Diversification

The City of Saginaw recognizes that investment risks can result from issuer defaults, market price changes or various technical complications leading to temporary illiquidity. Risk is controlled through portfolio diversification which shall be achieved by the following general guidelines:

A. Risk of issuer default is controlled by limited investments to those instruments allowed by the Act, which are described herein.

B. Risk of market price changes shall be controlled by avoiding over-concentration of assets in a specific maturity sector, limitation of average maturity of operating funds instruments to one year, and avoidance of over-concentration of assets in specific instruments other than U.S. Treasury Securities and Insured or Collateralized Certificates of Deposits.

C. Risk of illiquidity due to technical complications shall be controlled by the selection of securities as described herein.

VI. SELECTION OF BANKS AND DEALERS

Depository

Periodically, a Depository shall be selected through the City's banking services procurement process, which shall include a formal request for proposal (RFP). In selecting a depository, the credit worthiness of institutions shall be considered, and the Finance Director shall conduct a comprehensive review of prospective depositories credit characteristics and financial history.

Certificates of Deposit

Banks seeking to establish eligibility for the City's competitive certificate of deposit purchase program shall submit for review annual financial statements, evidence of federal insurance and other information as required by the Finance Director.

Securities Dealers

For brokers and dealers of government securities, the City shall select only those dealers reporting to the Market Reports Division of the Federal Reserve Board of New York, also known as the "Primary Government Security Dealer", unless a comprehensive credit and capitalization analysis reveals that other firms are adequately financed to conduct public business. Investment officials shall not knowingly conduct business with any firm with whom public entities have sustained losses on investments. All securities dealers shall provide the City with references from public entities that they are currently serving.

All financial institutions and broker/dealers who desire to become qualified bidders for investment transactions must supply the following as appropriate:

- audited financial statements
- proof of National Association of Securities Dealers (NASD) certification
- proof of state registration
- completed broker/dealer questionnaire
- certification of having read the City's investment policy signed by a registered principal of the organization
- acknowledgment that the organization has implemented reasonable procedures and controls in an effort to preclude imprudent investment activities arising out of investment transactions conducted between the City and the organization.

An annual review of the financial condition and registration of qualified bidders will be conducted by the Finance Director.

VII. SAFEKEEPING AND CUSTODY

Insurance of Collateral

All deposits and investments of City funds other than direct purchases of U.S. Treasuries or Agencies shall be secured by pledged collateral. In order to anticipate market changes and provide a level of security for all funds, the collateralization level will be 102% of market value of principal and accrued interest on the deposits or investments less an amount insured by the FDIC or FSLIC. Evidence of the pledged collateral shall be maintained by the Finance Director or a third party financial institution. Repurchase agreements shall be documented by a specific agreement noting the collateral pledge in each agreement. Collateral shall be reviewed monthly to assure that the market value of the pledged securities is adequate.

Safekeeping Agreement

Collateral pledged to secure deposits of the City shall be held by a safekeeping institution in accordance with a Safekeeping Agreement which clearly defines the procedural steps for gaining access to the collateral should the City of Saginaw determine that the City's funds are in

jeopardy. The safekeeping institution, or Trustee, shall be the Federal Reserve Bank or an institution not affiliated with the firm pledging the collateral. The safekeeping agreement shall include the signatures of authorized representatives of the City of Saginaw, the firm pledging the collateral, and the Trustee.

Collateral Defined

The City of Saginaw shall accept the following securities as collateral:

A. FDIC and FSLIC insurance coverage.

B. A bond, certificate of indebtedness, or Treasury Note of the United States, or other evidence of indebtedness of the United States that is guaranteed as to principal and interest by the United States.

C. Obligations, the principal and interest on which, are unconditionally guaranteed or insured by the State of Texas.

D. A bond of the State of Texas or of a county, city, or other political subdivision of the State of Texas having been rated as investment grade (investment rating no less than "A" or its equivalent) by a nationally recognized rating agency.

Subject to Audit

All collateral shall be subject to inspection and audit by the Finance Director or the City's independent auditors.

Delivery vs. Payment

Treasury Bills, Notes, Bonds and Government Agencies' securities shall be purchased using the delivery vs. payment method. That is, funds shall not be wired or paid until verification has been made that the correct security was received by the Trustee. The security shall be held in the name of the City or held on behalf of the City. The Trustee's records shall assure the notation of the City's ownership of or explicit claim on the securities. The original copy of all safekeeping receipts shall be delivered to the City.

VIII. INVESTMENT POLICY ADOPTION

The City of Saginaw investment policy shall be adopted by resolution of the City Council. The policy shall be reviewed for effectiveness on an annual basis by the Investment Committee and any modifications will be recommended for approval to the City Council.

INVESTMENT POLICY FOR THE
CITY OF SAGINAW, TEXAS

TEXAS PUBLIC FUNDS INVESTMENT ACT
DEALER CERTIFICATION

This certification is executed on behalf of the City of Saginaw (the Investor) and _____ (the Dealer) pursuant to the Public Funds Investment Act, Chapter 2256, Government Code, Texas Codes Annotated (the Act) in connection with investment transactions conducted between the Investor and Dealer.

The undersigned Qualified Representative of the Dealer hereby certifies on behalf of the Dealer that:

1. The Dealer Qualified Representative is duly authorized to execute this Certification on behalf of the Dealer, and

2. The Dealer Qualified Representative has received and reviewed the Investment Policy furnished by the Investor, and

3. The Dealer has implemented reasonable procedures and controls in an effort to preclude investment transactions conducted between the Dealer and the Investor that are not authorized by the entity's investment policy, except to the extent that this authorization is dependent on an analysis of the makeup of the entity's entire portfolio or requires an interpretation of subjective investment standards.

Dealer Qualified Representative

_____
Signature

_____
Name (Printed)

_____
Title

_____
Date

GLOSSARY

AGENCIES: Federal agency securities.

ASKED: The price at which securities are offered.

BANKERS' ACCEPTANCE (BA): A draft or bill or exchange accepted by a bank or trust company. The accepting institution guarantees payment of the bill, as well as the issuer.

BARBELL MATURITY STRATEGY: A maturity pattern within a portfolio in which maturities of the assets in the portfolio are concentrated in both the short and long ends of the maturity spectrum.

BID: The price offered by a buyer of securities. (When you are selling securities, you ask for a bid.) See Offer.

BROKER: A broker brings buyers and sellers together for a commission.

CERTIFICATE OF DEPOSIT (CD): A time deposit with a specific maturity evidenced by a certificate. Large-denomination (over $100,000) CD's are typically negotiable.

COLLATERAL: Securities, evidence of deposit or other property which a borrower pledges to secure repayment of a loan. Also refers to securities pledged by a bank to secure deposits of public monies.

COMPREHENSIVE ANNUAL FINANCIAL REPORT (CAFR): The official annual report for the City of Saginaw. It includes five combined statements for each individual fund and account group prepared in conformity with GAAP. It also includes supporting schedules necessary to demonstrate compliance with finance-related legal and contractual provisions, extensive introductory material, and a detailed Statistical Section.

COUPON: (a) The annual rate of interest that a bond's issuer promises to pay the bondholder on the bond's face value. (b) A certificate attached to a bond evidencing interest due on a payment date.

DEALER: A dealer, as opposed to broker, acts as a principal in all transactions, buying and selling for his own account.

DEBENTURE: A bond secured only by the general credit of the issuer.

DELIVERY VERSUS PAYMENT: There are two methods of delivery of securities: delivery versus payment and delivery versus receipt. Delivery versus payment is delivery of securities

with an exchange of money for the securities. Delivery versus receipt is delivery of securities with an exchange of a signed receipt for the securities.

DERIVATIVES: (1) Financial instruments whose return profile is linked to, or derived from, the movement of one or more underlying index or security, and may include a leveraging factor, or (2) financial contracts based upon notional amounts whose value is derived from an underlying index or security (interest rates, foreign exchange rates, equities or commodities).

DISCOUNT: The difference between the cost price of a security and its maturity when quoted at lower than face value. A security selling below original offering price shortly after sale also is considered to be at a discount.

DISCOUNT SECURITIES: Non-interest bearing money market instruments that are issued a discount and redeemed at maturity for full face value, e.g. U.S. Treasury Bills.

DIVERSIFICATION: Dividing investment funds among a variety of securities offering independent returns, to reduce risk inherent in particular securities.

FACE VALUE: The principal amount due and payable to a bondholder at maturity; par value. Also, the amount on which coupon interest is computed.

FEDERAL CREDIT AGENCIES: Agencies of the Federal government set up to supply credit to various classes of institutions and individuals, e.g. S&L's, small business firms, students, farmers, farm cooperatives, and exporters.

FEDERAL DEPOSIT INSURANCE CORPORATION (FDIC): A federal agency that insures bank deposits, currently up to $300,000 per depositor ($100,000 for non-interest bearing demand deposits, $100,000 for interest bearing demand, savings or time deposits and a separate $100,000 for interest and sinking funds)

FEDERAL FUNDS RATE: The rate of interest at which Fed funds are traded. This rate is currently pegged by the Federal Reserve through open-market operations.

FEDERAL HOME LOAN BANKS (FHLB): Government sponsored wholesale banks (currently 12 regional banks) which lend funds and provide correspondent banking service to member commercial banks, thrift institutions, credit unions and insurance companies. The mission of the FHLBs is to liquefy the housing related asset of its members who must purchase stock in their district Bank.

FEDERAL NATIONAL MORTGAGE ASSOCIATION (FNMA): FNMA, like GNMA was chartered under the Federal National Mortgage Association Act in 1938. FNMA is a federal corporation working under the auspices of the Department of Housing and Urban Development (HUD). It is the largest single provider of residential mortgage funds in the United States. Fannie Mae, as the corporation is called, is a private stockholder-owner corporation. The

corporation's purchases include a variety of adjustable mortgages and second loans, in addition to fixed-rate mortgages. FNMA's securities are also highly liquid and are widely accepted. FNMA assumes and guarantees that all security holders will receive timely payment of principal and interest.

FEDERAL OPEN MARKET COMMITTEE (FOMC): Consists of seven members of the Federal Reserve Board and five of the twelve Federal Reserve Bank Presidents. The President of the New York Federal Reserve Bank is a permanent member, while the other Presidents serve on a rotating basis. The Committee periodically meets to set Federal Reserve guidelines regarding purchases and sales of Government Securities in the open market and as means of influencing the volume of bank credit and money.

FEDERAL RESERVE SYSTEM: The central bank of the United States created by Congress and consisting of a seven member Board of Governors in Washington, D.C., 12 regional banks and about 5,700 commercial banks that are members of the system.

GOVERNMENT NATIONAL MORTGAGE ASSOCIATION (GNMA or Ginnie Mae): Securities influencing the volume of bank credit guaranteed by GNMA and issued by mortgage bankers, commercial banks, savings and loan associations, and other institutions. Security holder is protected by full faith and credit of the U.S. Government. Ginnie Mae securities are backed by the FHA, VA or FMHM mortgages. The term "pass-throughs" is often used to describe Ginnie Maes.

INVESTMENT POOL: An entity created under the Government Code to invest public funds jointly on behalf of the entities that participate in the pool and whose investment objectives in order of priority are preservation and safety of principal, liquidity, and yield.

LADDERED MATURITY STRATEGY: A maturity pattern within a portfolio in which maturities of the assets in the portfolio are equally spaced.

LIQUIDITY: A liquid asset is one that can be converted easily and rapidly into cash without a substantial loss of value. In the money market, a security is said to be liquid if the spread between bid and asked prices is narrow and reasonable size can be done at those quotes.

MARKET VALUE: The price at which a security is trading and could presumably be purchased or sold.

MASTER REPURCHASE AGREEMENT: A written contract covering all future transactions between the parties to repurchase agreements that establish each party's rights in the transactions. A master agreement will often specify, among other things, the right of the buyer-lender to liquidate the underlying securities in the event of default by the seller-borrower.

MATURITY: The date upon which the principal or stated value of an investment becomes due and payable.

MONEY MARKET: The market in which short-term debt instruments (bills, commercial paper, bankers' acceptances, etc.) are issued and traded.

OFFER: The price asked by a seller of securities. (When you are buying securities, you ask for an offer.) See Asked and Bid.

OPEN MARKET OPERATIONS: Purchases and sales of government and certain other securities in the open market by the New York Federal Reserve Bank as directed by the FOMC in order to influence the volume of money and credit in the economy. Purchases inject reserves into the bank system and stimulate growth of money and credit; sales have the opposite effect. Open market operations are the Federal Reserve's most important and most flexible monetary policy tool.

PORTFOLIO: Collection of securities held by an investor.

PREMIUM: The amount by which the price paid for a security exceeds its face value.

PRIMARY DEALER: A group of government securities dealers who submit daily reports of market activity and positions and monthly financial statements to the Federal Reserve Bank of New York and are subject to its informal oversight. Primary dealers include Securities and Exchange Commission (SEC)-registered securities broker-dealers, banks, and a few unregulated firms.

PRINCIPAL: The face or par value of an instrument, exclusive of the accrued interest.

PRUDENT PERSON RULE: An investment standard. In some states the law requires that a fiduciary, such as a trustee, may invest money only in a list of securities selected by the custody state—the so-called legal list. In other states the trustee may invest in a security if it is one which would be bought by a prudent person of discretion and intelligence who is seeking a reasonable income and preservation of capital.

QUALIFIED PUBLIC DEPOSITORIES: A financial institution which does not claim exemption from the payment of any sales or compensating use or ad valorem taxes under the laws of this state, which has segregated for the benefit of the commission eligible collateral having a value of not less than its maximum liability and which has been approved by the Public Deposit Protection Commission to hold public deposits.

QUALIFIED REPRESENTATIVE: A person who holds a position with and is authorized to act on behalf of a business organization (as defined by the Public Funds Investment Act)

RATE OF RETURN: The yield obtainable on a security based on its purchase price or its current market price. This may be amortized yield to maturity on a bond the current income return.

REPURCHASE AGREEMENT (RP OR REPO): A holder of securities sells these securities to an investor with an agreement to repurchase them at a fixed price on a fixed date. The security "buyer" in effect lends the "seller" money for the period of the agreement, and the terms of the agreement are structured to compensate him for this. Dealers use RP extensively to finance their positions. Exception: When the Fed is said to be doing RP, it is lending money, that is, increasing bank reserves.

SAFEKEEPING: A service to customers rendered by banks for a fee whereby securities and valuables of all types and descriptions are held in the bank's vaults for protection.

SECONDARY MARKET: A market made for the purchase and sale of outstanding issues following the initial distribution.

SECURITIES & EXCHANGE COMMISION: Agency created by Congress to protect investors in securities transactions by administering securities legislation.

SEC RULE 15C3-1: See Uniform Net Capital Rule.

STRUCTURED NOTES: Notes issued by government sponsored enterprises (FHLB, FNMA, SLMA, etc.) and corporations which have imbedded options (e.g., call features, step-up coupons, floating rate coupons, derivative-based returns) into their debt structure. Their market performance is impacted by the fluctuation of interest rates, the volatility of the imbedded options and shifts in the shape of the yield curve.

TREASURY BILLS: A non-interest bearing discount security issued by the U.S. Treasury to finance the national debt. Most bills are issued to mature in three months, six months, or one year.

TREASURY BONDS: Long-term coupon-bearing U.S. Treasury securities issued as direct obligations of the U.S. Government and having initial maturities of more than 10 years.

TREASURY NOTES: Medium-term coupon-bearing U.S. Treasury securities issued as direct obligations of the U.S. Government and having initial maturities from two to 10 years.

UNIFORM NET CAPITAL RULE: Securities and Exchange Commission requirement that member firms as well as nonmember broker-dealers in securities maintain a maximum ratio of indebtedness to liquid capital of 15 to 1; also called net capital rule and net capital ratio. Indebtedness covers all money owed to a firm, including margin loans and commitments to purchase securities, one reason new public issues are spread among members of underwriting syndicates. Liquid capital includes cash and assets easily converted into cash.

YIELD: The rate of annual income return on an investment, expressed as a percentage.

a) **INCOME YIELD** is obtained by dividing the current dollar income by the current market price for the security.
b) **NET YIELD** or **YIELD TO MATURITY** is the current income yield minus any premium above par or plus any discount from par in purchase price, with the adjustment spread over the period from the date of purchase to the date of maturity of the bond.

Schedule 1 - Fee Schedule

City of Saginaw

Estimated primarily from November 2021

	# UNITS/ ACTIVITY	CURRENT UNIT PRICE	CURRENT ESTIMATED MONTHLY CHARGE	FROST UNIT PRICE	FROST ESTIMATED MONTHLY CHARGE	Inc/(Dec)
Account Services						
Account Maintenance	6	20.00	120.00	23.00	138.00	18.00
Statements Rendered	6	0.00	0.00	0.00	0.00	0.00
Credits Posted	99	1.00	99.00	1.00	99.00	0.00
ACH Incoming Credits	139	0.25	34.75	0.20	27.80	(6.95)
Debits Posted	207	0.18	37.26	0.20	41.40	4.14
ACH Incoming Debits	28	0.20	5.60	0.20	5.60	0.00
Deposited Items	1,213	0.12	145.56	0.15	181.95	36.39
Special Signature Requirement	5	3.00	15.00	15.00	75.00	60.00
Special Sign Requirement Items	168	0.10	16.80	0.50	84.00	67.20
Return Items	1	10.00	10.00	10.00	10.00	0.00
Reclear Items	1	0.00	0.00	5.00	5.00	5.00
Deposit Corrections	1	0.00	0.00	10.00	10.00	10.00
Incoming Wire Transfers	1	0.00	0.00	15.00	15.00	15.00
Wire Transfer Statement	1	0.00	0.00	5.00	5.00	5.00
Remote Payment and Presentment Services						
Remote Processing and Presentment	1	35.00	35.00	35.00	35.00	0.00
RPPS Transactions	1,056	0.08	84.48	0.08	84.48	0.00
Vault Services						
Currency Processing per 1000	28	1.00	28.00	1.00	28.00	0.00
Positive Pay Services						
Positive Pay Paid Reject Items	1	5.00	5.00	5.00	5.00	0.00
Positive Pay with Payee Review	1	65.00	65.00	65.00	65.00	0.00
Payee Review Items	175	0.00	0.00		0.00	0.00
ZBA Services						
Zero Balance Accounting	4	30.00	120.00	30.00	120.00	0.00
Zero Balance Accounting Transfers	32	0.00	0.00	0.00	0.00	0.00
Image Archive Services						
Image Archive Disc	1	25.00	25.00	25.00	25.00	0.00
Image Archive Items	200	0.05	10.00	0.05	10.00	0.00
Automated Clearing House						
ACH Filtering - Fraud Services	3	20.00	60.00	20.00	60.00	0.00
ACH Filters - Fraud Services	25	1.00	25.00	1.00	25.00	0.00
ACH Origination Services	1	15.00	15.00	15.00	15.00	0.00
ACH Origination Items	1,544	0.15	231.60	0.13	200.72	(30.88)
ACH block or filter with review	1	20.00	20.00	20.00	20.00	0.00
Return Items ACH	1	5.00	5.00	5.00	5.00	0.00
Online Services						
Previous Day Reporting Services	1	35.00	35.00	35.00	35.00	0.00
Previous Day Reporting Accounts	6	20.00	120.00	20.00	120.00	0.00
Previous Day Reporting Detail Items	473	0.10	47.30	0.10	47.30	0.00
Return Item Images Access	1	15.00	15.00	15.00	15.00	0.00
Online Transfers	1	0.00	0.00	0.00	0.00	0.00
Online Stop Payments	1	20.00	20.00	20.00	20.00	0.00
Other Monthly Fees						
Incoming Wire Transfers	1	12.00	12.00	15.00	15.00	3.00

		CURRENT		FROST		
Schedule 1 - Fee Schedule **City of Saginaw** **Estimated primarily from November 2021**	**# UNITS/ ACTIVITY**	**UNIT PRICE**	**ESTIMATED MONTHLY CHARGE**	**UNIT PRICE**	**ESTIMATED MONTHLY CHARGE**	**Inc/(Dec)**
Wire Transfer Payment	1	15.00	15.00	15.00	15.00	0.00
Wire Transfer Statement	1	5.00	5.00	5.00	5.00	0.00
Monthly Total Estimated Fees			**1,482.35**		**1,668.25**	185.90
Other						
Depository Bags			0.00		0.00	
Endorsement Stamps (one time charge)			0.00		0.00	
Check Stock			0.00		0.00	
Deposit Slips			0.00		0.00	
ACH Software Charge			0.00		0.00	
payroll card/card						
remote deosit item storage per item						
Frost 30% discount rate			(444.71)		(500.48)	
Frost Regulatory Balance Fee(.000125)			323.04		323.04	
Total Monthly Estimated Fees Before ECR			**1,360.69**		**1,490.82**	130.13
ECR					**0.30**	
Average Collected Balance					2,584,342	
Less Reserve Requirement (%)					0%	
Investable Balance						
Estimated Monthly Earnings Credit					**637.24**	
Total Monthly Estimated Fees less Earnings Credit					**853.58**	
Estimated Collected Balance Required to Offset Service Charges					4,594,055	

City of Saginaw

Meeting Date: 3/1/2022

Agenda Items: (4)(h)

Staff Contact: Kim Quin
Finance Director

E-mail: kquin@saginawtx.org

Phone: 817-230-0332

SUBJECT:
Action regarding Resolution No. 2022-04, Authorized Bank Signatures

BACKGROUND/DISCUSSION:
Resolution No. 2022-04 designates the officials authorized to sign checks and documents with the City's depository bank. The following are currently designated: Mayor Flippo, Mayor Pro-Tem Junkersfeld, City Manager Reaume, Assistant City Manager Johnson, and Finance Director Quin. The purpose of this resolution will remove Assistant City Manager Johnson and add Assistant City Manager Howell to the list of authorized officials.

FINANCIAL IMPACT:
N/A

RECOMMENDATION:
Staff recommends approval of Resolution No. 2022-04 designating the following officials to sign checks and documents with the City's depository bank: Mayor Flippo, Mayor Pro-Tem Junkersfeld, City Manager Reaume, Assistant City Manager Howell, and Finance Director Quin.

ATTACHMENTS:

Description

Resolution No. 2022-04

RESOLUTION NO. 2022-04

A RESOLUTION BY THE CITY COUNCIL OF THE CITY OF SAGINAW, TEXAS, DESIGNATING OFFICERS AUTHORIZED TO SIGN FOR WITHDRAWAL OF CITY FUNDS AND TO EXECUTE NOTES FOR LOANS TO THE CITY WITH ANY AUTHORIZED DEPOSITORY BANK OF THE CITY OF SAGINAW, TEXAS, IDENTIFYING THE SIGNATURES OF SUCH AUTHORIZED OFFICIALS; AND PROVIDING AN EFFECTIVE DATE.

Whereas, the City of Saginaw is a home rule city acting under its charter adopted by the electorate pursuant to Article XI, Section 5, of the Texas Constitution and Chapter 9 of the Local Government Code; and

Whereas, the City of Saginaw has previously designated officers of the City to serve as designated signatories for all authorized depositories of the City; and

Whereas, the City Council of the City of Saginaw now desires to designate new officers of the City to serve as designated signatories for all authorized depositories of the City.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF SAGINAW, TEXAS THAT:

1. This resolution shall supersede and take the place of any prior resolution of the City Council of the City of Saginaw, Texas, authorizing and designating officials who can sign for withdrawal of City funds, and execute notes for short term loans to the City, with any depository bank, and any such prior resolutions are hereby rescinded and revoked.

2. Only the officials, designated in this resolution shall henceforth be and they are hereby authorized to execute checks, drafts or other instruments for withdrawal of municipal funds, and to execute notes in the name of the City for short term loans to the City.

3. Such authorized officials of the City of Saginaw, Texas, any two of whom shall be authorized to jointly sign such drafts, checks and other instruments for withdrawal of municipal funds, or any two of whom shall be authorized to jointly execute notes or other evidences of indebtedness for short-term loans to the City, as shall be approved by the City Council, are the following four officials, to wit: TODD FLIPPO, Mayor; VALERIE JUNKERSFELD, Mayor Pro-Tem; GABE REAUME, City Manager; LEE HOWELL, Asst. City Manager; KIM QUIN, Finance Director, which authorization shall apply to The Frost National Bank, or their successors, and any other bank that is or becomes an authorized depository bank of the City of Saginaw, Texas.

4. The genuine signatures in the aforesaid four designated officials, any two of whom may jointly act for the City of Saginaw, Texas, as above provided in this resolution, are as follows:

OFFICIAL	NAME	SIGNATURE
MAYOR	TODD FLIPPO	_____
MAYOR PRO-TEM	VALERIE JUNKERSFELD	_____
CITY MANAGER	GABE REAUME	_____
ASST. CITY MANAGER	LEE HOWELL	_____
FINANCE DIRECTOR	KIM QUIN	_____

5. Said above names, banks, and any other authorized depository of the City of Saginaw, Texas, to which a signed and certified copy of this resolution is delivered, shall be entitled to rely upon this resolution and the signatures herein shown until said bank shall receive notice of a change in said designated officials, or in the authority hereby granted said officials, respectively.

6. This Resolution shall be in full force and effect from and after the date of its passage and it is so resolved.

PASSED AND APPROVED ON THIS 1ST DAY OF MARCH, 2022.

APPROVED:

_____
Todd Flippo, Mayor

ATTEST:

_____
Janice England, City Secretary

APPROVED AS TO FORM AND LEGALITY:

_____
Bryn Meredith, City Attorney

CERTIFICATE

I, JANICE ENGLAND, City Secretary of the City of Saginaw, Texas, hereby certify that the above and foregoing is a true copy of the City of Saginaw Resolution No. 2022-04, duly adopted by the City Council of the City of Saginaw, Texas, at a regular meeting thereof on the 1st day of March, 2022, and that the signatures set forth in said above resolution are the genuine signatures of the officials, respectively, who are named in said resolution.

WITNESS my hand and the official seal of the City of Saginaw, Texas, this 1st day of March, 2022.

_____
Janice England, City Secretary

(City Seal)

City of Saginaw

Meeting Date: 3/1/2022

Agenda Items: (4)(i)

Staff Contact: Gabe Reaume
City Manager

E-mail: greaume@saginawtx.org

Phone: 817-230-0324

SUBJECT:
Action regarding Resolution No. 2022-05, Authorizing the City Manager to Execute Global Opioid Settlement Documents relating to the Teva Pharmaceutical Companies and the Endo Pharmaceutical Companies

BACKGROUND/DISCUSSION:
On October 19, 2021 the City Council approved Resolution No. 2021-26 which authorized the execution of Global Opioid Settlement Documents and adopted the Texas Term Sheet. Proposed Resolution No. 2022-05 authorizes the execution of Global Opioid Settlement documents relating to the Teva Pharmaceutical Companies and the Endo Pharmaceutical Companies. This resolution is required in order for the City to participate in the settlement.

FINANCIAL IMPACT:
The financial impact will be the anticipated receipt of funds resulting from the Teva and Endo Opioid Settlements.

RECOMMENDATION:
Staff recommends approval.

ATTACHMENTS:

Description

Resolution No. 2022-05

RESOLUTION NO. 2022-05

A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE GLOBAL OPIOID SETTLEMENT DOCUMENTS RELATING TO THE TEVA PHARMACEUTICAL COMPANIES AND THE ENDO PHARMACEUTICAL COMPANIES.

WHEREAS, the City of Saginaw ("City") is a home rule City acting under its Charter adopted by the electorate pursuant to Article XI, Section 5 of the Texas Constitution and Chapter 9 of the Local Government Code; and

WHEREAS, the City has obtained information indicating that certain drug companies and their corporate affiliates, parents, subsidiaries, and such other defendants as may be added to the litigation (collectively, "Defendants") have engaged in fraudulent and/or reckless marketing and/or distribution of opioids that have resulted in addictions and overdoses; and

WHEREAS, the actions, conduct, and misconduct of these Defendants have resulted in significant financial cost to the City; and

WHEREAS, on May 13, 2020, the State of Texas, through the Office of the Attorney General, and a negotiation group for Texas political subdivisions entered into an Agreement entitled Texas Opioid Abatement Fund Council and Settlement Allocation Term Sheet (hereafter, the Texas Term Sheet) approving the allocation of any and all opioid settlement funds within the State of Texas. The Texas Term Sheet is attached hereto as Exhibit A; and

WHEREAS, the City previously resolved to adopt the Texas Term Sheet, and to participate in settlement agreements related thereto; and

WHEREAS, the State of Texas has negotiated a settlement agreement with Endo Health Solutions Inc., Endo Pharmaceuticals Inc., Endo International plc, Par Pharmaceutical, Inc., and Par Pharmaceutical Companies, Inc. (collectively "Endo"), resolving litigation and potential litigation between Endo and the state and its subdivisions; and

WHEREAS, the State of Texas has negotiated a settlement agreement with Teva Pharmaceutical Industries Ltd.; Teva Pharmaceuticals USA, Inc.; Cupric Holding Co., Inc.; Teva Pharmaceutical Holdings Cooperative U.A.; Teva Pharmaceuticals Europe B.V.; Cephalon, Inc.; Watson Laboratories, Inc.; Actavis LLC; Actavis Pharma, Inc. f/k/a Watson Pharma, Inc.; Warner Chilcott Co., LLC; Actavis South Atlantic LLC; Actavis Elizabeth LLC; Actavis Mid Atlantic LLC; Actavis Totowa LLC; Actavis Kadian LLC; Actavis Laboratories UT, Inc. f/k/a Watson Laboratories Inc.-Salt Lake City; Actavis Laboratories FL, Inc. f/k/a Watson Laboratories, Inc.-Florida; and Anda, Inc. (collectively "Teva"), resolving litigation and potential litigation between Teva and the state and its subdivisions;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL, CITY OF SAGINAW, TEXAS THAT:

SECTION 1.

Per the terms of the previously-adopted Texas Term Sheet, the City Council hereby authorizes the City Manager to execute in the City's behalf the Subdivision Settlement Participation Forms and settlement agreement between Endo and the State of Texas and the subdivisions therein. Said agreement is attached hereto as Attachment A.

In addition, and also per the terms of the previously-adopted Texas Term Sheet, the City Council hereby authorizes the City Manager to execute in the City's behalf the Subdivision Settlement Participation Forms and settlement agreement between Teva and the State of Texas and the subdivisions therein. Said agreement is attached hereto as Attachment B.

SECTION 2.

Upon execution of the Subdivision Settlement Participation Form, the City Manager is authorized to send executed copies, with any required additional documentation, to the Office of the Attorney General, as required for participation in this settlement.

SECTION 3.

This resolution shall be in full force and effect after its passage and publication as required by law, and it is so resolved.

PASSED AND APPROVED THIS ___ DAY OF _____, 2022.

_____
MAYOR

ATTEST:

_____
CITY SECRETARY

APPROVED AS TO FORM AND LEGALITY:

_____
CITY ATTORNEY

ADOPTED: _____

EFFECTIVE: _____

Exhibit B

TEXAS SUBDIVISION AND SPECIAL DISTRICT ELECTION AND RELEASE FORM

This Election and Release Form for Texas Participating Subdivisions[1] resolves opioid-related Claims against Teva under the terms and conditions set forth in the Teva Texas State-Wide Opioid Settlement Agreement between Teva, the State of Texas, and the Counties of Dallas, Bexar, Harris and Tarrant (the "Agreement"), the provisions of which are here incorporated by reference in their entirety. Upon executing this Election and Release Form, a Participating Subdivision agrees that, in exchange for the consideration described in the Agreement, the Participating Subdivision is bound by all the terms and conditions of the Agreement, including but not limited to the Release found in Section VII of the Agreement and the provisions concerning participation by Subdivisions or Special Districts in Section VIII, and the Participating Subdivision and its signatories expressly represent and warrant on behalf of themselves that they have, or will have obtained on or before the Effective Date or on or before the execution of this Election and Release Form if executed after the Effective Date, the authority to settle and release, to the maximum extent of the Subdivision's and Special District's power, all Released Claims related to Covered Conduct. If this Election and Release Form is executed on or before the Initial Participation Date, the Participating Subdivision shall dismiss the Released Claims with prejudice and sever Teva and all other Released Entities from all pending cases in which the Participating Subdivision has asserted Covered Claims against Teva or a Released Entity no later than the Initial Participation Date. If this Election and Release Form is executed after the Initial Participation Date, the Participating Subdivision shall dismiss the

[1] The Agreement defines a "Participating Subdivision" as a Subdivision or Special District that signs this Election and Release Form and meets the requirements for becoming a Participating Subdivision under subsection VIII.A. of the Agreement.

Released Claims with prejudice and sever Teva and all other Released Entities from all pending cases in which the Participating Subdivision has asserted Covered Claims against Teva or a Released Entity concurrently with the execution of this form. By executing this Election and Release Form, the Participating Subdivision submits to the jurisdiction of the Honorable Robert Schaffer, *In Re: Texas Opioid Litigation*, MDL No. 18-0358, Master File No. 2018-63587, in the 152nd Judicial District Court, Harris County, Texas.

Dated: _____

Texas Subdivision Name: _____

By: _____
[NAME]
[TITLE]
[ADDRESS]
[TELEPHONE]
[EMAIL ADDRESS]

Exhibit A

TEXAS SUBDIVISION AND SPECIAL DISTRICT ELECTION AND RELEASE FORM

This Election and Release Form for Texas Participating Subdivisions[1] resolves opioid-related Claims against Endo/Par under the terms and conditions set forth in the Endo/Par Texas State-Wide Opioid Settlement Agreement between Endo/Par, the State of Texas, and the Counties of Dallas, Bexar, Harris and Tarrant (the "Agreement"), the provisions of which are here incorporated by reference in their entirety. Upon executing this Election and Release Form, a Participating Subdivision agrees that, in exchange for the consideration described in the Agreement, the Participating Subdivision is bound by all the terms and conditions of the Agreement, including but not limited to the Release found in Section VII of the Agreement and the provisions concerning participation by Subdivisions or Special Districts in Section VIII, and the Participating Subdivision and its signatories expressly represent and warrant on behalf of themselves that they have, or will have obtained on or before the Effective Date or on or before the execution of this Election and Release Form if executed after the Effective Date, the authority to settle and release, to the maximum extent of the Subdivision's and Special District's power, all Released Claims related to Covered Conduct. If this Election and Release Form is executed on or before the Initial Participation Date, the Participating Subdivision shall dismiss Endo/Par and all other Released Entities with prejudice from all pending cases in which the Participating Subdivision has asserted Covered Claims against Endo/Par or a Released Entity no later than the Initial Participation Date. If this Election and Release Form is executed after the Initial Participation Date, the Participating Subdivision shall dismiss Endo/Par and all other Released

[1] The Agreement defines a "Participating Subdivision" as a Subdivision or Special District that signs this Election and Release Form and meets the requirements for becoming a Participating Subdivision under subsection VIII.A. of the Agreement.

Entities with prejudice from all pending cases in which the Participating Subdivision has asserted Covered Claims against Endo/Par or a Released Entity concurrently with the execution of this form. By executing this Election and Release Form, the Participating Subdivision submits to the jurisdiction of the Honorable Robert Schaffer, *In Re: Texas Opioid Litigation*, MDL No. 18-0358, Master File No. 2018-63587, in the 152nd Judicial District Court, Harris County, Texas.

Dated: _____

Texas Subdivision Name: _____

By: _____
[NAME]
[TITLE]
[ADDRESS]
[TELEPHONE]
[EMAIL ADDRESS]

City of Saginaw

Meeting Date: 3/1/2022

Agenda Items: (4)(j)

Staff Contact: Jennifer Garrett
Finance Manager

E-mail: jgarrett@saginawtx.org

Phone: 817-230-0333

SUBJECT:
Action regarding Resolution No. 2022-06, Approval of Purchasing Policy

BACKGROUND/DISCUSSION:
The City of Saginaw currently does not have a written, formally approved purchasing policy. City purchases have been in compliance with Texas Local Government Code. The proposed policy will formally adopt procedures that must be followed when purchasing goods and services.

FINANCIAL IMPACT:
N/A

RECOMMENDATION:
Staff recommends approval of Resolution No. 2022-06, approval of Purchasing Policy.

ATTACHMENTS:

Description

Purchasing Policy
Purchasing Checklist
Resolution No. 2022-06
Purchasing Policy Presentation

City of Saginaw

PURCHASING POLICY

SECTION I. PURPOSE

A. The purpose of this Policy shall be to establish guidelines for procurement of supplies, materials, and services for the City of Saginaw, Texas.

B. This Policy shall also establish the internal control procedures that all vendors and City personnel are to follow. Internal control is required to assist in prevention of any unauthorized purchases by the City, and any evidences of collusion by vendors. Authorized purchasers are appointed by the Department Director and may be issued a procurement card. All other employees are considered unauthorized purchasers.

C. This Policy shall further establish guidelines in order to provide the citizens and taxpayers of the City assurance that the best use of the available resources of the City are being realized. Further, this Policy is intended to promote competition among bidders and vendors interested in providing products or services to the City.

SECTION 2. THE PURCHASING FUNCTION

The basic function of a municipal purchasing system is to support and enhance the delivery of City services. The optimum performance of this function requires that the purchasing system continually provide departments of the City with proper quality as well as proper quantity of requested commodities within an acceptable time frame, at the best value.

SECTION 3. PURCHASING POLICY

The following purchasing Policy is hereby established and applies to the purchase requisition and procurement card programs.

A. Purchases not subject to competitive bidding.

1. Purchases less than $50,000 are not subject to competitive bidding, as defined by the Texas Local Government Code and this Policy. It is the policy of the City of Saginaw, however, that all purchasers seek to acquire goods and services in a competitive environment. Departments may authorize purchases less than $50,000, as stated below.

    a. Purchases less than $3,000 may be made without competitive price quotations, and require the approval of the Department Director or designee and do not require approval through the purchase requisition program.

b. For all purchases $3,000 and greater, the City must contact at least two (2) Historically Underutilized Businesses (HUBs) on a rotating basis, based on the information provided by the Texas Comptroller pursuant to Chapter 2161of the Texas Government Code, provided the HUB is located and operating within Tarrant County.

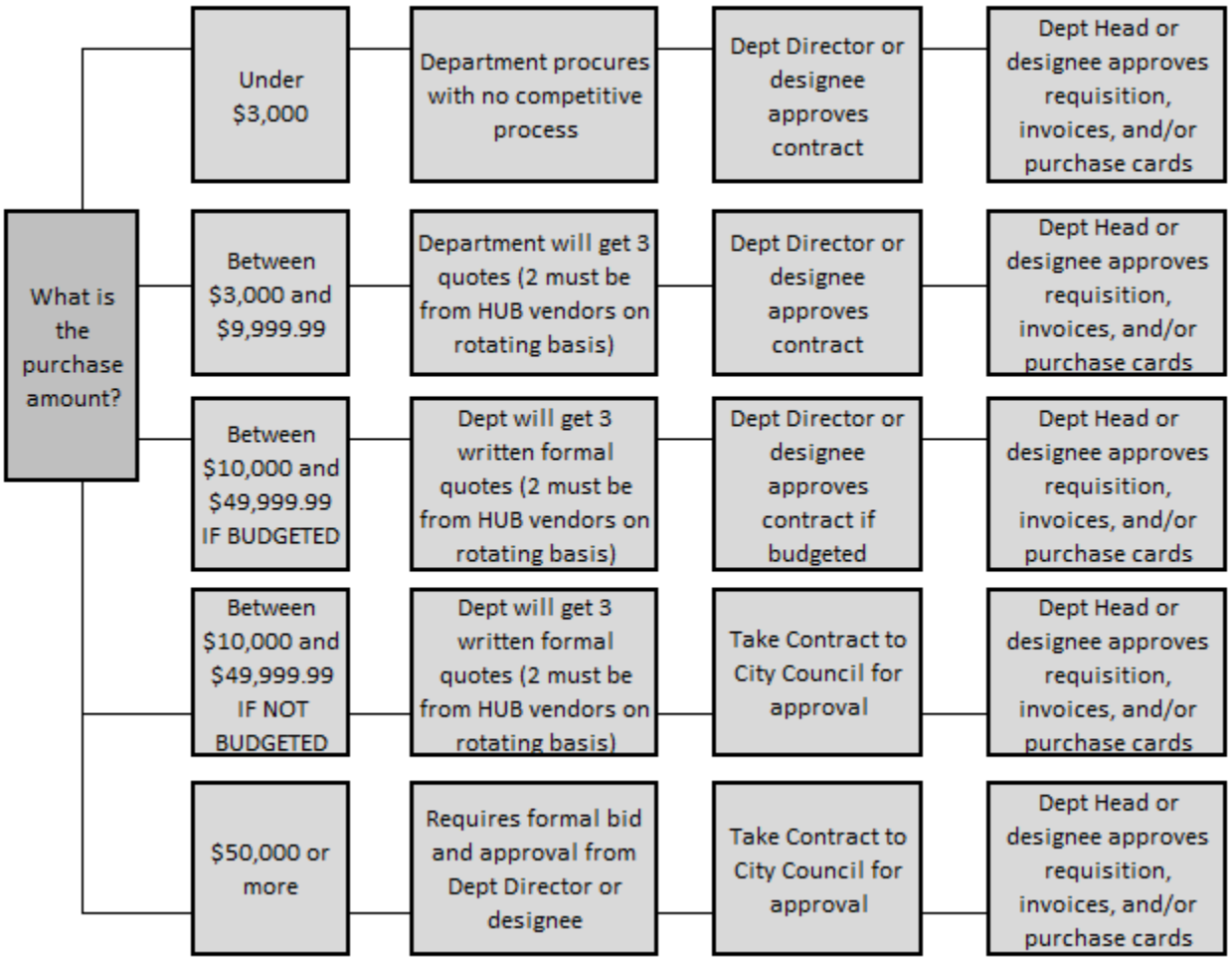
c. Purchases greater than $3,000, but less than $10,000 may be made upon obtaining at least three (3) competitive price quotations from vendors. Competitive price quotations may be obtained verbally or in writing. These purchases must be authorized by Department Director or designee.

d. Purchases between $10,000, and $49,999.99, require three (3) written formal price quotations. These purchases must be authorized by Department Director, or their designee, provided the purchase was approved in the current budget. Purchases not approved in the budget require City Council approval.

2. Purchases in excess of $50,000, must be authorized by the Department Director and then approved by City Council.

3. The City Manager or their designee may authorize and approve contracts and agreements less than $50,000, including interlocal agreements, provided funds are within the current budget, without specific City Council approval.

4. Department Director or designee shall review all purchases for compliance to policy prior to request for payment.



B. Purchases subject to competitive bidding; exceptions.

1. Except for those contracts and/or bids which have been awarded by other governmental entities with which the City has an existing interlocal or cooperative purchasing agreement (see Section d. below), purchases in excess of $50,000 shall be competitively bid, unless an exception to the competitive bidding statute applies. All purchases in excess of $50,000 shall be awarded by the City Council.

2. Sequential or component purchases made to avoid exceeding $50,000 are prohibited. It is understood that sequential or component purchases exceeding $50,000 during any fiscal year may occur inadvertently and the City Manager is authorized to determine if a sequential or component purchase exceeding $50,000 is inadvertent.

3. Anything $50,000 or over must go to City Council.

C. Procurement of Professional Services. Contracts for professional services shall comply with Section 2254 of the Government Code. The following guidelines shall apply to procurement of professional services.

1. Professional services may not be awarded on the basis of competitive bids.

2. Professional services must be awarded on the basis of demonstrated competence and qualifications.

3. As stated in the above chart, the City Manager, Director, and/or a designee may authorize and approve professional services contracts less than $50,000 during a fiscal year period, without specific City Council approval provided funds are within the current budget.

4. The City Council shall authorize any professional service contract which will exceed $50,000 during a fiscal year period, on the basis of the above criteria.

D. Local Government Cooperative Purchasing. Whenever it is determined to be advantageous to the City, cooperative purchasing with other local governmental agencies may be used.

E. Exceptions. Exceptions to the competitive bidding requirements for purchases shall comply with Local Government Code, Section 252.022.

F. Authorization and Approval of Change Orders. The City Manager or designee is authorized to approve any and all individual or cumulative change orders which involve a decrease or an increase of $50,000 or less, provided the total contract expenditures do not exceed the budgeted amount. Individual or cumulative change orders involving a decrease or an increase in excess of $50,000 will require approval of the City Council, in accordance with Local Government Code, Section 252.048. Individual or cumulative change orders may not increase more than 25% of the original contract price or decrease the original contract by more than 25% without consent of the contractor. Any individual or cumulative change greater than 25% will require a new solicitation (or a finding by the City Council that an exception to bidding, such as "health and safety" is applicable to the additional amount).

G. The Purchasing Policy is subject to review and approval by City Attorney to ensure compliance with applicable requirements of the Charter, City ordinances and State law.

H. In accordance with Chapter 271, Subchapter 271.9051of the Local Government Code, in the event the City receives one or more competitive sealed bids for purchases of real property, personal property that is not affixed to real property, or services from a bidder whose principal place of business is within the city limits of Saginaw, Texas, and whose bid is within five percent {5%) of the lowest bid price received by the City from a bidder who is not a resident of the City of Saginaw, the City may consider the following actions before entering into a contract for an expenditure of less than $100,000 to a bidder whose principal place of business is within the city limits of Saginaw, Texas:

1. award the bid to the lowest bidder;
2. award the bid to the bidder whose principal place of business is within the city limits of Saginaw, Texas, provided that the City Council determines, in writing, that the local bidder offers the City the best combination of contract price and additional economic development opportunities for the City of Saginaw created by the contract award, including the employment of residents of the City of Saginaw and increased tax revenues to the City of Saginaw;
3. consider other options, including:
   (i) the safety record of the bidder considered;
   (ii) companies or individuals indebted to the City of Saginaw;
   (iii) inclusion of required bonds and insurance;
   (iv) any other consideration as authorized in the Texas Local Government Code.
4. reject all bids.

SECTION 4. ETHICS

Public employment is a public trust. Public employees must discharge their duties impartially so as to assure fair competitive access to governmental procurement by responsible vendors and contractors. Moreover, employees should conduct themselves in such a manner as to foster public confidence in the integrity of the procurement process. When in doubt it is best to avoid any situation which might influence or appear to influence purchasing decisions. At all times, City of Saginaw officials and employees shall:

A. Comply with all State and local regulations governing conflicts of interest, including, Texas Local Government Code Chapter 171;

B. Not knowingly use confidential information for actual or anticipated personal gain

SECTION 5. EMERGENCY PURCHASES

(Local Government Code Section 252.022 items 1-3)
Emergency purchases are extremely unique and must be considered on a case-by-case basis. An employee who is making a purchase that falls under one of the categories below is not required to comply with the competitive bidding process, but the purchasing employee shall still comply with the general purchasing procedures of this Policy (i.e., obtaining quotes, written contracts, budget compliance, etc. as much as practicable). The three (3) basic categories and process include:

A. Items purchased in case of public calamity to relieve the needs of the citizens or to preserve City property;

B. Items to preserve or protect the public health or safety of the residents of the City; and

C. Items necessary because of unforeseen damage to public property.

D. Process. The purchasing employee must follow the process below when seeking to make an emergency purchase.

1. The purchasing employee must first obtain approval from the City Manager, or City Manager designee for all Emergency purchases, including machinery and repairs.

2. The purchasing employee should coordinate with the Finance Department to ensure payment is available.

3. The purchasing employee should communicate to the vendor(s) that the City is still working within a budget involving taxpayer funds. Such estimate will be made in consultation between the department, the vendor, the Finance Department, and/or the City Manager, as appropriate and available.

SECTION 6. NON-DISCRIMINATION

No City contractor or vendor shall engage in any discriminatory employment practice. No person shall, on the grounds of race, sex, sexual orientation, age, disability, creed, color, or national origin be refused the benefits of, or be otherwise subjected to discrimination under any activities resulting from contracts with the City.

No contractor or vendor shall engage in any discriminatory employment practice against individuals with disabilities as defined in the Americans with Disabilities Act (ADA).

City of Saginaw
Purchasing Checklist

Date _____

Name _____

Department _____

Description of Purchase_____

Purchase amount under $3,000:

No competitive process needed. Purchase just needs to be approved by department head or designee.

Purchase amount between $3,000.01 - $9,999.99:

Dept received 3 quotes (2 must be from HUB vendors)

Vendor _____ Quote $_____

Vendor _____ Quote $_____

Vendor _____ Quote $_____

Dept Director or designee approved/signed purchase

Purchase amount between $10,000 - $49,999.99:

Dept received 3 FORMAL and written quotes (2 must be from HUB vendors)

Vendor _____ Quote $_____

Vendor _____ Quote $_____

Vendor _____ Quote $_____

If budgeted, dept director or designee approves contract/purchase.

If not budgeted, it will need approval by City Council.

Purchase amount of $50,000 or more:

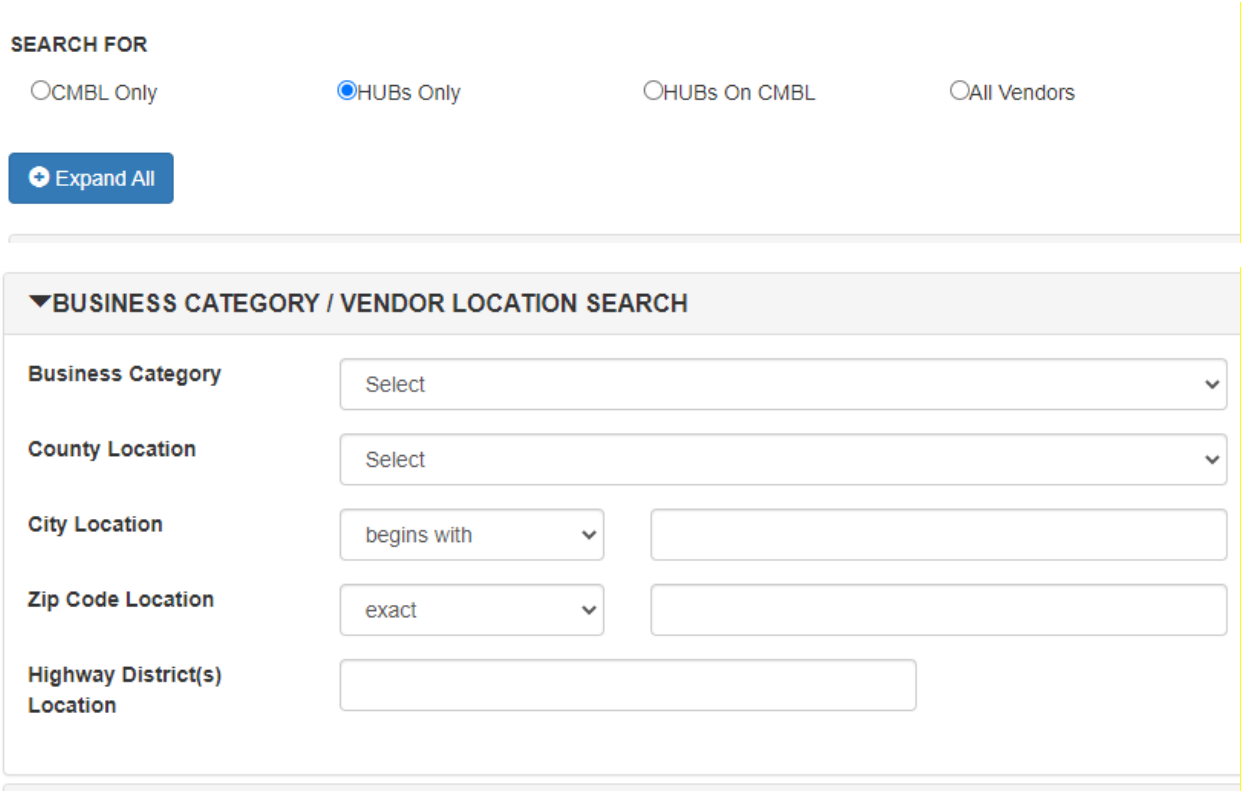
Formal bid completed and has been approved by Dept Director or designee

Contract has been taken to City Council and approved

Signature_____

Link to search for HUBs (copy and paste link below)

https://mycpa.cpa.state.tx.us/tpasscmblsearch/tpasscmblsearch.do



The link at the top of the page will take you directly to where you can search for certain HUBs. I have referenced some screenshots of the web page to make it easier to find what you're looking for.

The first screenshot shows that you will want to make sure you are searching for HUBs. The second screenshot shows the different selections to choose from including business category/vendor location, county location, etc.

CITY OF SAGINAW RESOLUTION NO. 2022-06

A RESOLUTION BY THE CITY COUNCIL OF THE CITY OF SAGINAW, TEXAS, ADOPTING AND APPROVING A CITY OF SAGINAW, TEXAS, PURCHASING POLICY

WHEREAS, the City Staff has prepared a City of Saginaw, Texas Purchasing Policy that is in compliance with the Local Government Code of the State of Texas; NOW, THEREFORE;

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF SAGINAW, TEXAS:

1. That the City Council of the City of Saginaw, Texas, does hereby formally approve and adopt the CITY OF SAGINAW, TEXAS PURCHASING POLICY, as a copy is attached to this Resolution on the 1st day of March, 2022.

2. That henceforth the Purchasing Policy hereby adopted shall be in full force and effect and shall supersede and amend any prior such policy and provisions thereof.

ADOPTED AND APPROVED this 1st day of March, 2022.

APPROVED:

_____
Todd Flippo, Mayor
of the City of Saginaw, Texas

ATTEST:

_____
Janice England, City Secretary

APPROVED AS TO FORM AND LEGALITY:

_____
Bryn Meredith, City Attorney

City of Saginaw

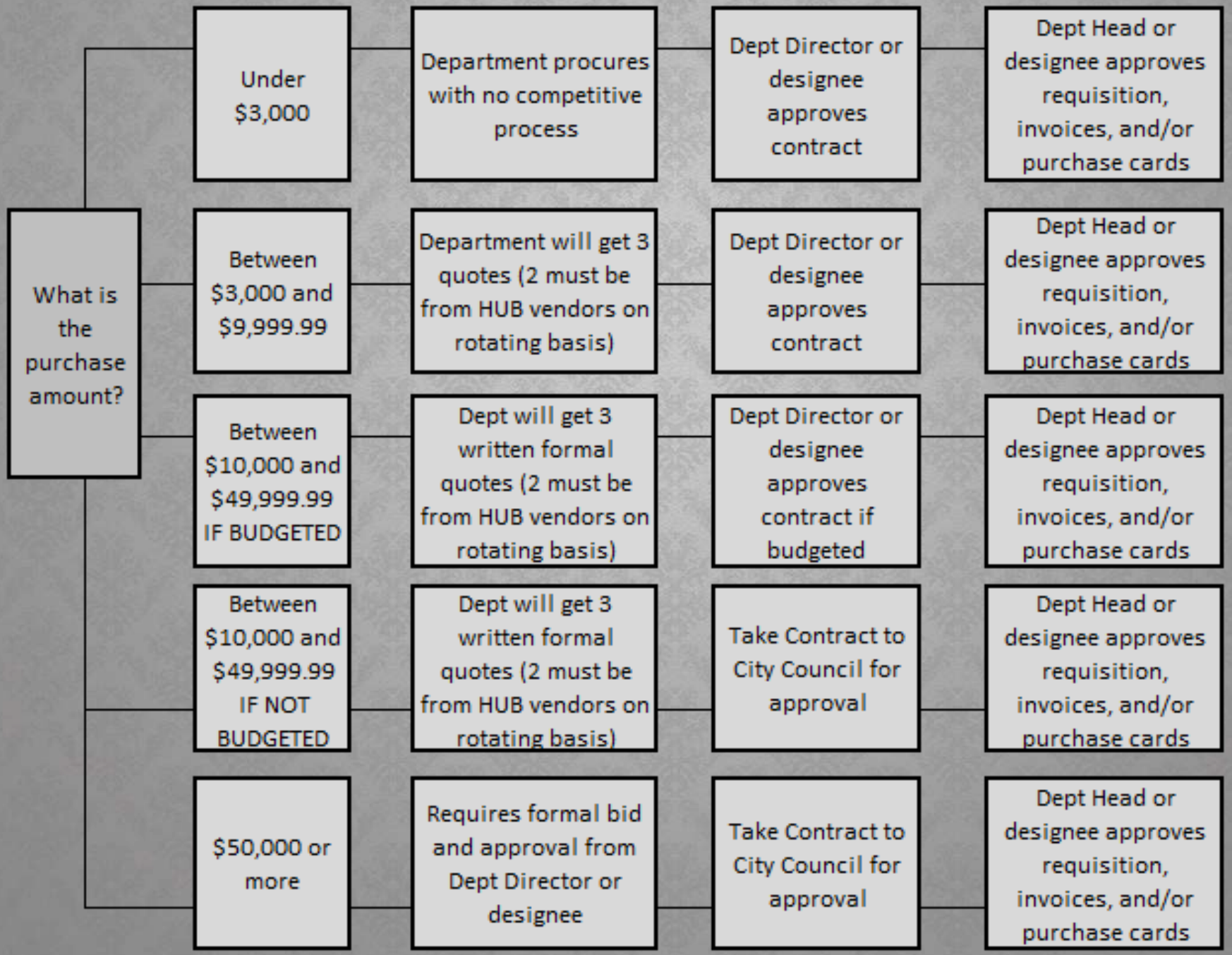
Purchasing Policy

Policy needs to be drafted and approved before American Rescue Plan funds can be used.

Purchases approved in the budget that are under $50,000 will not go to council for a second approval.

Checklist will be provided to departments to ensure compliance with the policy.

Policy adheres to the Texas Local Government Code


What is the purchase amount?
Under $3,000
Department procures with no competitive process
Dept Director or designee approves contract
Dept Head or designee approves requisition, invoices, and/or purchase cards
Between $3,000 and $9,999.99
Department will get 3 quotes (2 must be from HUB vendors on rotating basis)
Dept Director or designee approves contract
Dept Head or designee approves requisition, invoices, and/or purchase cards
Between $10,000 and $49,999.99 IF BUDGETED
Dept will get 3 written formal quotes (2 must be from HUB vendors on rotating basis)
Dept Director or designee approves contract if budgeted
Dept Head or designee approves requisition, invoices, and/or purchase cards
Between $10,000 and $49,999.99 IF NOT BUDGETED
Dept will get 3 written formal quotes (2 must be from HUB vendors on rotating basis)
Take Contract to City Council for approval
Dept Head or designee approves requisition, invoices, and/or purchase cards
$50,000 or more
Requires formal bid and approval from Dept Director or designee
Take Contract to City Council for approval
Dept Head or designee approves requisition, invoices, and/or purchase cards

City of Saginaw

Meeting Date: 3/1/2022

Agenda Items: (5)

Staff Contact: Gabe Reaume
City Manager

E-mail: greaume@saginawtx.org

Phone: 817-230-0324

SUBJECT:
Presentation of 2021 Texas Achievement in Library Excellence Award from the Texas Municipal Library Directors Association

BACKGROUND/DISCUSSION:
The John Ed Keeter Public Library has been awarded the 2021 Texas Achievement in Library Excellence Award from the Texas Municipal Library Directors Association. Only 59 libraries out of 565 Texas public library systems were awarded this honor. Mayor Flippo will present the award to Library Director Ritchie and the Library Staff.

FINANCIAL IMPACT:
N/A

RECOMMENDATION:
N/A

ATTACHMENTS:

Description

Award Letter

Texas Municipal Library Directors Association

February 10, 2022

Todd Flippo
Mayor
333 W. McLeroy Boulevard
Saginaw, TX 76179

Dear Mayor Todd Flippo,

Congratulations to the City of Saginaw. The John Ed Keeter Public Library of Saginaw, TX has been awarded the 2021 Texas Achievement in Library Excellence Award.

Libraries awarded this honor met a high level of excellence in their programming and services. To be considered, recipients were required to demonstrate quality services across ten criteria.

This year, only 59 Libraries out of 565 Texas public library systems were awarded this honor. This means your library is in the top 10% of public libraries in the entire State of Texas.

Please accept our sincere congratulations to a city which values and provides quality library services and programs for the continued education and personal enrichment of its residents.

Sincerely,

Libby Holtmann

Libby Holtmann, Plano Public Library
Chair, Achievement of Library Excellence Award
Texas Municipal Library Directors Association



City of Saginaw

Meeting Date: 3/1/2022

Staff Contact: Rick Trice, P.E.
Director of Public Works

Agenda Items: (6)

E-mail: rtrice@saginawtx.org

Phone: (817) 230-0449

SUBJECT:
Consideration and Action regarding Award of Construction Contract for Knowles Drive, Phase 1

BACKGROUND/DISCUSSION:
On January 19, 2022, the City received competitive sealed proposals for the Knowles Drive, Phase 1 Project. Competitive sealed proposals differ from traditional competitive bidding in that it considers the offerer's experience in addition to the amount bid as the basis for the award.

Proposals were publicly opened and cost proposals read aloud. The following cost proposals were received:

Contractor	Bid Amount
XIT Paving & Construction, Inc.	$6,761,601.40
McMahon Contracting L.P.	$6,971,439.44
DDM Construction Corp.	$7,227,124.99
Tiseo Paving Co.	$7,761,403.90
McClendon Construction Co., Inc.	$7,824,253.44
Chambers Engineering, LLC	$8,664,699.41
Sema Construction, Inc.	$8,774,358.90
*Ragle, Inc. *	$8,175,393.55

*Ragle, Inc. was determined to be non-responsive.

The proposal documents contained a scoring matrix that rated the offeror's were required to respond to. The offerors were then rated based on the following criteria and weight:

1. Proposed Contract Price (50 points)
2. General Information, Organization and Experience of Key Personnel (15 points)
3. Experience of Offerer with Similar Projects (10 points)
4. Detailed Schedule, Construction Sequencing and Written Plan (25 points)

A committee comprised of City staff and Kimley-Horn and Associates, Inc. (KHA) met and evaluated the offeror's submittals Based on the rating system, the respondents were ranked as follows:

1. McMahon Contracting L.P.
2. DDM Construction Corp.
3. McClendon Construction Co., Inc.
4. Tiseo Paving Co.
5. XIT Paving & Construction, Inc.
6. Chambers Engineering, LLC
7. Sema Construction, Inc.

KHA has submitted a recommendation to award the contract to McMahon Contracting L.P.

FINANCIAL IMPACT:

The Financial Impact is $6,971,439.44. Funds are available in Capital Projects Fund, 06-1507-21-00 and the General Fund Balance. Knowles Drive, Phase 1 was selected for the Tarrant County Transportation Bond. Pending execution of a future Inter-local Agreement with Tarrant County, it will participate in fifty percent of the construction cost.

RECOMMENDATION:

It is recommended that the City Council award a contract to McMahon Contracting L.P. in the amount of $6,971,439.44 for the Knowles Drive, Phase 1

ATTACHMENTS:

Description

KHA Award Recommendation Package

Kimley»Horn

January 21, 2022

Mr. Rick Trice, P.E.
Director of Public Works
City of Saginaw
205 Brenda Lane
Saginaw, TX 76179

Re: Proposal Results
Knowles Drive Phase 1
KHA No. 061003142

Dear Rick:

On January 19, 2022, the City of Saginaw received bids for the Knowles Drive Phase 1 project. The proposals were evaluated and scored on four criteria:

1. Proposed Contract Price
2. General Information; Organization and Experience of Key Personnel
3. Experience of Offeror with Similar Projects
4. Detailed Schedule; Construction Sequencing and Written Plan

The following proposals were received and scored:

Contractor	*Proposal Price*	*Overall Score*
XIT Paving & Construction, Inc.	$6,761,601.40	59
McMahon Contracting L.P.	**$6,971,439.44**	**92**
DDM Construction Corp.	$7,227,124.99	91
Tiseo Paving Co.	$7,761,403.90	66
McClendon Construction Co., Inc.	$7,824,253.44	85
Ragle Inc.	$ 8,175,393.55	0
Chambers Engineering, LLC	$8,664,699.41	53
Sema Construction, Inc.	$8,774,358.90	49

Kimley-Horn and Associates, Inc. has reviewed the highest scoring offeror's qualifications and has verified that the Contractor's bonding company is licensed in the State of Texas. Based on these reviews, it appears that McMahon Contracting L.P. is the most qualified offeror.

Enclosed is a copy of the bid tabulation for your reference. Thank you for the opportunity to be of service to the City of Saginaw.

Should you have any questions or comments, please to not hesitate to contact me.

Sincerely,



Trenton D. Tidwell, P.E.

Enclosure

Copy to: Mr. Gabe Reaume, City Manager, City of Saginaw
Mr. Dolph Johnson, Assistant City Manager, City of Saginaw

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Kimley»Horn

February 1, 2022

Mr. Gabe Reaume
City Manager
City of Saginaw
205 Brenda Lane
Saginaw, TX 76179

Re: Proposal Results
Knowles Drive Phase 1
KHA No. 061003142

Dear Gabe:

The Knowles Drive Phase 1 Project was procured as a competitive sealed proposal rather than low bid. Competitive Sealed proposal allowed us to select a contractor based on price, qualifications and schedule. We elected to do competitive sealed proposal for the Knowles Drive Phase 1 project due to the unique scope of work, this will be the City's first roundabout project and there is a large amount of storm drain and water line relocations within a collector street that has several homes and neighborhoods adjacent. We wanted to have a contractor that was familiar with this type of work and was able to meet the City's desired schedule in order to deliver the bond program in a timely manner and limit the inconvenience of the residents.

On January 19, 2022, the City of Saginaw received proposals for the Knowles Drive Phase 1 project. On January 20, 2022, Kimley-Horn met with the City of Saginaw to review and evaluate the proposal packages received based on the criteria established in the requests for proposals (RFP) for competitive sealed proposals.

The selection committee elected to award the project to McMahon Contracting L.P. The overall score indicates McMahon Contracting submitted a well-prepared proposal on all four evaluation criteria. McMahon's experience with constructing roundabouts of similar size and complexity stood out against the other proposals. McMahon has experience working in Saginaw and with similar scope of services. McMahon submitted a proposed sequence and schedule that aligns with the scope of work and the criteria stated in the RFP.

Should you have any questions or comments, please do not hesitate to contact me.

Sincerely,

Trenton D. Tidwell, P.E.

BID TABULATION
KIMLEY-HORN AND ASSOCIATES, INC.

Checked By: Trenton D. Tidwell, P.E. 01/21/2022

Owner: **City of Saginaw**
Job No.: **061003142**
Project: **Knowles Drive Phase 1**
Date: **January 19, 2022**

Item No.	Item Description	Quantity	Unit	BIDDER 1 Chambers Engineering, LLC 201 Main, Suite 1375 Fort Worth, TX 76102		BIDDER 2 DDM Construction Corp. 4006 Belt Line Rd., Ste. 230 Addison, TX 75001		BIDDER 3 McClendon Construction Co., Inc. PO Box 999 Burleson, TX 76097		BIDDER 4 McMahon Contracting L.P. 3019 Roy Orr Blvd. Grand Prairie, TX 75050	
				Unit Price	Item Cost	Unit Price	Item Cost	Unit Price	Item Cost	Unit Price	Item Cost
Base Bid											
1	Mobilization	1	LS	$693,559.05	$693,559.05	$353,700.99	$353,700.99	$178,500.00	$178,500.00	$535,440.00	$535,440.00
2	Project Allowance	1	LS	$100,000.00	$100,000.00	$100,000.00	$100,000.00	$100,000.00	$100,000.00	$100,000.00	$100,000.00
3	Landscape & Irrigation Restoration Allowance	1	LS	$50,000.00	$50,000.00	$50,000.00	$50,000.00	$50,000.00	$50,000.00	$50,000.00	$50,000.00
4	SWPPP	1	LS	$31,500.00	$31,500.00	$20,000.00	$20,000.00	$47,950.00	$47,950.00	$38,483.00	$38,483.00
5	Unclassified Excavation by Plan Quantity	11,140	CY	$26.25	$292,425.00	$16.00	$178,240.00	$37.00	$412,180.00	$24.21	$269,699.40
6	Embankment by Plan Quantity	2,750	CY	$39.90	$109,725.00	$13.00	$35,750.00	$22.00	$60,500.00	$6.18	$16,995.00
7	Embankment (Borrow) - As Needed, with Prior Approval	0	CY	$42.00	$0.00	$65.00	$0.00	$40.00	$0.00	$20.00	$0.00
8	Remove Conc Pvmt	6,520	SY	$24.15	$157,458.00	$7.00	$45,640.00	$11.50	$74,980.00	$11.36	$74,067.20
9	Remove Asphalt Pvmt	12,710	SY	$4.73	**$60,118.30**	$4.00	$50,840.00	$10.00	$127,100.00	$4.08	$51,856.80
10	Remove Conc Curb and Gutter	1,130	LF	$5.78	**$6,531.40**	$7.00	$7,910.00	$8.00	$9,040.00	$3.70	$4,181.00
11	Remove Conc Driveway	350	SY	$24.15	$8,452.50	$8.00	$2,800.00	$15.00	$5,250.00	$13.09	$4,581.50
12	Remove Sidewalk	5,930	SF	$2.63	**$15,595.90**	$1.00	$5,930.00	$2.50	$14,825.00	$1.12	$6,641.60
13	Remove Rock Rip Rap	640	SY	$31.50	$20,160.00	$20.00	$12,800.00	$30.00	$19,200.00	$22.28	$14,259.20
14	Remove Storm Drain Line	2,680	LF	$27.30	$73,164.00	$25.00	$67,000.00	$9.00	$24,120.00	$19.67	$52,715.60
15	Remove Storm Drain Manhole	2	EA	$2,415.00	$4,830.00	$1,000.00	$2,000.00	$1,100.00	$2,200.00	$1,099.22	$2,198.44
16	Remove Concrete Headwall	19	EA	$262.50	$4,987.50	$900.00	$17,100.00	$650.00	$12,350.00	$911.33	$17,315.27
17	Remove Concrete Flume	380	SY	$26.25	$9,975.00	$12.00	$4,560.00	$9.50	$3,610.00	$14.40	$5,472.00
18	Remove Storm Structure (Seabourne Dr.)	1	EA	$3,675.00	$3,675.00	$3,800.00	$3,800.00	$5,550.00	$5,550.00	$1,172.32	$1,172.32
19	Remove Inlet	2	EA	$2,100.00	$4,200.00	$1,100.00	$2,200.00	$1,050.00	$2,100.00	$911.34	$1,822.68
20	Remove Metal Beam Guard Fence	520	LF	$7.35	$3,822.00	$9.00	$4,680.00	$10.00	$5,200.00	$8.68	$4,513.60
21	Remove Trees	37	EA	$956.77	**$35,400.49**	$1,000.00	$37,000.00	$1,000.00	$37,000.00	$626.98	$23,198.26
22	Remove Fence	610	LF	$15.75	$9,607.50	$4.00	$2,440.00	$3.50	$2,135.00	$9.86	$6,014.60
23	Remove Landscaping	30	SY	$2,625.00	$78,750.00	$12.00	$360.00	$13.00	$390.00	$87.00	$2,610.00
24	Remove Light Pole	9	EA	$840.00	$7,560.00	$2,000.00	$18,000.00	$1,700.00	$15,300.00	$609.00	$5,481.00
25	Remove Sign	16	EA	$367.50	$5,880.00	$110.00	$1,760.00	$150.00	$2,400.00	$141.30	$2,260.80
26	Remove Brick Column	2	EA	$682.50	$1,365.00	$360.00	$720.00	$250.00	$500.00	$1,478.42	$2,956.84
27	10" Lime Treatment (48 LBS/SY)	14,590	SY	$11.03	**$160,927.70**	$5.00	$72,950.00	$9.00	$131,310.00	$4.25	$62,007.50
28	Hydrated Lime	350	TN	$224.70	$78,645.00	$220.00	$77,000.00	$225.00	$78,750.00	$222.72	$77,952.00
29	10" Flexible Base Type A, Grade 1	4,780	SY	$28.35	$135,513.00	$23.00	$109,940.00	$24.00	$114,720.00	$17.39	$83,124.20
30	6" Conc Pvmt (Residential Driveway)	390	SY	$91.35	$35,626.50	$95.00	$37,050.00	$87.00	$33,930.00	$77.58	$30,256.20
31	8" Conc Pvmt with integral curb	14,510	SY	$78.75	**$1,142,662.50**	$75.00	$1,088,250.00	$70.00	$1,015,700.00	$67.43	$978,409.30
32	9" Conc Pvmt with integral curb (Roundabout)	3,050	SY	$84.00	$256,200.00	$88.00	$268,400.00	$85.00	$259,250.00	$104.25	$317,962.50
33	Asphalt Pavement (2" Type D on 4" Type B)	520	SY	$66.15	$34,398.00	$66.00	$34,320.00	$66.50	$34,580.00	$75.11	$39,057.20
34	Temporary Asphalt (2" Type D on 4" Type B on Compacted	280	SY	$66.15	$18,522.00	$75.00	$21,000.00	$92.00	$25,760.00	$61.71	$17,278.80
35	Integral Colored 10" Concrete Truck Apron	130	SY	$301.35	$39,175.50	$260.00	$33,800.00	$141.00	$18,330.00	$140.21	$18,227.30
36	Integral Colored Concrete Median (Splitter Island)	300	SY	$301.35	$90,405.00	$510.00	$153,000.00	$129.00	$38,700.00	$151.76	$45,528.00
37	4" Colored/Stamped Concrete (Central Island)	100	SY	$301.35	$30,135.00	$160.00	$16,000.00	$125.00	$12,500.00	$151.76	$15,176.00
38	6" Standard Curb and Gutter	60	LF	$63.00	$3,780.00	$45.00	$2,700.00	$43.00	$2,580.00	$24.70	$1,482.00
39	3" Mountable Curb with 18" Gutter	170	LF	$54.60	$9,282.00	$35.00	$5,950.00	$43.00	$7,310.00	$32.29	$5,489.30
40	16" Concrete Retaining Wall (Truck Apron)	110	LF	$78.75	$8,662.50	$100.00	$11,000.00	$87.00	$9,570.00	$18.53	$2,038.30

BID TABULATION
KIMLEY-HORN AND ASSOCIATES, INC.

Owner:	**City of Saginaw**
Job No.:	**061003142**
Project:	**Knowles Drive Phase 1**
Date:	**January 19, 2022**

Item No.	Item Description	Quantity	Unit	BIDDER 1 Chambers Engineering, LLC 201 Main, Suite 1375 Fort Worth, TX 76102		BIDDER 2 DDM Construction Corp. 4006 Belt Line Rd., Ste. 230 Addison, TX 75001		BIDDER 3 McClendon Construction Co., Inc. PO Box 999 Burleson, TX 76097		BIDDER 4 McMahon Contracting L.P. 3019 Roy Orr Blvd. Grand Prairie, TX 75050	
				Unit Price	Item Cost	Unit Price	Item Cost	Unit Price	Item Cost	Unit Price	Item Cost
41	4" Conc Sidewalk	28,600	SF	$7.09	**$202,774.00**	$7.00	$200,200.00	$7.50	$214,500.00	$6.57	$187,902.00
42	4" Conc Sidewalk Adjacent to Back of Curb	1,150	SF	$8.40	$9,660.00	$7.00	$8,050.00	$9.50	$10,925.00	$7.55	$8,682.50
43	6" Sidewalk Curb	110	LF	$11.55	$1,270.50	$12.00	$1,320.00	$28.00	$3,080.00	$7.54	$829.40
44	Monolithic Median Nose (Type 1)	2	EA	$2,625.00	$5,250.00	$2,400.00	$4,800.00	$950.00	$1,900.00	$636.33	$1,272.66
45	Monolithic Median Nose (Roundabout)	10	EA	$2,625.00	$26,250.00	$1,000.00	$10,000.00	$750.00	$7,500.00	$907.44	$9,074.40
46	Barrier Free Ramp (Saginaw Standard)	9	EA	$2,625.00	$23,625.00	$2,400.00	$21,600.00	$2,500.00	$22,500.00	$2,848.96	$25,640.64
47	TXDOT Curb Ramp Type 1	1	EA	$2,415.00	$2,415.00	$1,900.00	$1,900.00	$2,300.00	$2,300.00	$2,848.96	$2,848.96
48	TXDOT Curb Ramp Type 2	1	EA	$2,415.00	$2,415.00	$1,800.00	$1,800.00	$2,850.00	$2,850.00	$2,572.88	$2,572.88
49	TXDOT Curb Ramp Type 7	21	EA	$1,365.00	$28,665.00	$1,600.00	$33,600.00	$1,500.00	$31,500.00	$2,111.20	$44,335.20
50	TXDOT Curb Ramp Type 21	2	EA	$2,415.00	$4,830.00	$2,100.00	$4,200.00	$1,900.00	$3,800.00	$2,262.00	$4,524.00
51	TXDOT Handrail Type C	25	LF	$630.00	$15,750.00	$200.00	$5,000.00	$350.00	$8,750.00	$129.24	$3,231.00
52	TxDOT Sign and Support TY 10BWG (1) SA (P)	12	EA	$892.50	$10,710.00	$550.00	$6,600.00	$500.00	$6,000.00	$864.20	$10,370.40
53	Saginaw Standard Sign and Support	20	EA	$892.50	$17,850.00	$450.00	$9,000.00	$550.00	$11,000.00	$678.60	$13,572.00
54	Street Sign (Mount on Existing Pole)	26	EA	$472.50	$12,285.00	$110.00	$2,860.00	$175.00	$4,550.00	$145.00	$3,770.00
55	Double Sided RRFB Assembly and Foundation	8	EA	$1,312.50	$10,500.00	$10,000.00	$80,000.00	$15,250.00	$122,000.00	$17,545.00	$140,360.00
56	4" Yellow Pavement Markings (SOLID)	6,580	LF	$1.26	$8,290.80	$1.30	$8,554.00	$1.40	$9,212.00	$1.28	$8,422.40
57	8" White Pavement Markings (SOLID)	150	LF	$2.63	**$394.50**	$1.60	$240.00	$2.90	$435.00	$2.61	$391.50
58	8" White Contrast Pavement Markings (SOLID)	120	LF	$9.45	$1,134.00	$10.00	$1,200.00	$4.00	$480.00	$16.24	$1,948.80
59	8" Yellow Pavement Markings (SOLID)	250	LF	$2.63	**$657.50**	$1.60	$400.00	$3.50	$875.00	$2.61	$652.50
60	18" White Pavement Markings (YIELD TRIANGLE)	13	EA	$131.25	**$1,706.25**	$50.00	$650.00	$25.00	$325.00	$52.20	$678.60
61	18" White Contrast Pavement Markings (DOT)	60	LF	$47.25	$2,835.00	$15.00	$900.00	$9.00	$540.00	$32.48	$1,948.80
62	24" White Pavement Markings (SOLID)	720	LF	$9.45	$6,804.00	$7.00	$5,040.00	$10.80	$7,776.00	$9.86	$7,099.20
63	24" White Contrast Pavement Markings (SOLID)	190	LF	$24.15	$4,588.50	$19.00	$3,610.00	$12.25	$2,327.50	$37.12	$7,052.80
64	White Contrast Pavement Marking THRU ARROW	4	EA	$393.75	$1,575.00	$330.00	$1,320.00	$165.00	$660.00	$226.20	$904.80
65	White Pavement Marking LEFT TURN ARROW	1	EA	$210.00	$210.00	$150.00	$150.00	$150.00	$150.00	$162.40	$162.40
66	White Contrast Pavement Marking WORD (YIELD)	4	EA	$551.25	$2,205.00	$450.00	$1,800.00	$210.00	$840.00	$574.20	$2,296.80
67	White Pavement Marking WORD (ONLY)	1	EA	$315.00	$315.00	$180.00	$180.00	$155.00	$155.00	$162.40	$162.40
68	Chainlink Fence	20	LF	$78.75	$1,575.00	$43.00	$860.00	$75.00	$1,500.00	$87.00	$1,740.00
69	Wood Fence	480	LF	$42.00	$20,160.00	$58.00	$27,840.00	$76.50	$36,720.00	$87.70	$42,096.00
70	Temporary Fence	230	LF	$12.60	$2,898.00	$11.00	$2,530.00	$18.00	$4,140.00	$20.88	$4,802.40
71	Standard Mailbox Removal and Replacement	5	EA	$472.50	$2,362.50	$260.00	$1,300.00	$250.00	$1,250.00	$535.97	$2,679.85
72	Flagstone Mailbox Removal and Replacement	2	EA	$1,890.00	$3,780.00	$1,900.00	$3,800.00	$1,450.00	$2,900.00	$2,610.00	$5,220.00
73	Traffic Control	15	MO	$6,825.00	$102,375.00	$2,100.00	$31,500.00	$4,500.00	$67,500.00	$3,059.16	$45,887.40
74	Temporary Illumination	1	LS	$1,659.00	$1,659.00	$14,000.00	$14,000.00	$12,500.00	$12,500.00	$14,500.00	$14,500.00
75	Portable Message Board	20	WK	$2,625.00	$52,500.00	$600.00	$12,000.00	$500.00	$10,000.00	$2,784.00	$55,680.00
76	Project Sign	4	EA	$3,150.00	$12,600.00	$1,000.00	$4,000.00	$800.00	$3,200.00	$495.41	$1,981.64
77	5' Standard Storm Drain Curb Inlet	2	EA	$5,670.00	$11,340.00	$5,000.00	$10,000.00	$4,600.00	$9,200.00	$4,872.00	$9,744.00
78	10' Standard Storm Drain Curb Inlet	17	EA	$7,035.00	$119,595.00	$6,200.00	$105,400.00	$5,100.00	$86,700.00	$5,974.00	$101,558.00
79	15' Standard Storm Drain Curb Inlet	6	EA	$9,450.00	$56,700.00	$8,300.00	$49,800.00	$8,150.00	$48,900.00	$8,479.60	$50,877.60
80	20' Standard Storm Drain Curb Inlet	3	EA	$12,075.00	$36,225.00	$9,200.00	$27,600.00	$10,150.00	$30,450.00	$10,208.00	$30,624.00
81	2' Square Standard Drop Inlet	2	EA	$3,675.00	$7,350.00	$4,000.00	$8,000.00	$5,500.00	$11,000.00	$4,756.00	$9,512.00
82	3' Square Standard Drop Inlet	1	EA	$4,725.00	$4,725.00	$4,700.00	$4,700.00	$5,900.00	$5,900.00	$545.20	$545.20
83	4' Square Standard Drop Inlet	1	EA	$6,195.00	$6,195.00	$5,500.00	$5,500.00	$7,450.00	$7,450.00	$6,786.00	$6,786.00
84	5' Square Standard Drop Inlet	1	EA	$7,350.00	$7,350.00	$7,700.00	$7,700.00	$8,650.00	$8,650.00	$7,656.00	$7,656.00
85	6" PVC	10	LF	$210.00	$2,100.00	$40.00	$400.00	$79.00	$790.00	$82.17	$821.70
86	18" RCP	250	LF	$138.60	$34,650.00	$130.00	$32,500.00	$130.00	$32,500.00	$92.95	$23,237.50
87	21" RCP	540	LF	$149.10	$80,514.00	$135.00	$72,900.00	$139.00	$75,060.00	$82.85	$44,739.00

BID TABULATION
KIMLEY-HORN AND ASSOCIATES, INC.

Owner:	**City of Saginaw**
Job No.:	**061003142**
Project:	**Knowles Drive Phase 1**
Date:	**January 19, 2022**

Item No.	Item Description	Quantity	Unit	BIDDER 1 Chambers Engineering, LLC 201 Main, Suite 1375 Fort Worth, TX 76102		BIDDER 2 DDM Construction Corp. 4006 Belt Line Rd., Ste. 230 Addison, TX 75001		BIDDER 3 McClendon Construction Co., Inc. PO Box 999 Burleson, TX 76097		BIDDER 4 McMahon Contracting L.P. 3019 Roy Orr Blvd. Grand Prairie, TX 75050	
				Unit Price	Item Cost	Unit Price	Item Cost	Unit Price	Item Cost	Unit Price	Item Cost
88	24" RCP	1,590	LF	$126.00	$200,340.00	$135.00	$214,650.00	$153.00	$243,270.00	$91.77	$145,914.30
89	30" RCP	360	LF	$169.05	$60,858.00	$180.00	$64,800.00	$182.00	$65,520.00	$118.83	$42,778.80
90	36" RCP	40	LF	$437.85	$17,514.00	$140.00	$5,600.00	$234.00	$9,360.00	$199.03	$7,961.20
91	42" RCP	145	LF	$273.00	$39,585.00	$285.00	$41,325.00	$284.00	$41,180.00	$245.18	$35,551.10
92	30" Arched Pipe	640	LF	$305.55	$195,552.00	$300.00	$192,000.00	$330.00	$211,200.00	$230.51	$147,526.40
93	36" Arched Pipe	270	LF	$386.40	$104,328.00	$400.00	$108,000.00	$426.00	$115,020.00	$322.89	$87,180.30
94	5'x4' RCB	1,185	LF	$512.40	$607,194.00	$500.00	$592,500.00	$534.00	$632,790.00	$398.10	$471,748.50
95	7'x4' RCB	945	LF	$708.75	$669,768.75	$700.00	$661,500.00	$747.00	$705,915.00	$579.87	$547,977.15
96	Trench Safety	5,970	LF	$2.63	$15,701.10	$3.00	$17,910.00	$1.00	$5,970.00	$1.83	$10,925.10
97	Standard 4' Square Storm Drain Manhole	2	EA	$4,830.00	$9,660.00	$4,900.00	$9,800.00	$6,650.00	$13,300.00	$4,872.00	$9,744.00
98	Standard 5' Square Storm Drain Manhole	1	EA	$6,195.00	$6,195.00	$5,800.00	$5,800.00	$7,300.00	$7,300.00	$6,548.20	$6,548.20
99	Standard 6' Square Storm Drain Manhole	1	EA	$10,080.00	$10,080.00	$7,500.00	$7,500.00	$8,300.00	$8,300.00	$8,862.40	$8,862.40
100	Standard 8' Square Storm Drain Manhole	2	EA	$12,600.00	$25,200.00	$10,000.00	$20,000.00	$10,350.00	$20,700.00	$12,777.40	$25,554.80
101	TxDOT 4' Manhole (SD-MH)	6	EA	$5,040.00	$30,240.00	$2,500.00	$15,000.00	$3,900.00	$23,400.00	$3,208.44	$19,250.64
102	TXDOT Concrete Wingwalls with Parallel Wings for Box Culverts	1	EA	$29,400.00	$29,400.00	$22,000.00	$22,000.00	$24,100.00	$24,100.00	$21,402.00	$21,402.00
103	TXDOT Safety End Treatment	1	EA	$7,035.00	$7,035.00	$5,500.00	$5,500.00	$4,200.00	$4,200.00	$9,048.00	$9,048.00
104	Concrete Flume	130	SY	$205.80	$26,754.00	$120.00	$15,600.00	$196.00	$25,480.00	$165.69	$21,539.70
105	12" Stone Riprap (Type R) (Grouted)	250	SY	$168.00	$42,000.00	$115.00	$28,750.00	$110.00	$27,500.00	$105.39	$26,347.50
106	6" Conc Riprap (3600 PSI, #4 Bars @ 18" O.C.)	90	CY	$420.00	$37,800.00	$550.00	$49,500.00	$531.00	$47,790.00	$828.42	$74,557.80
107	Channel Grading	1	LS	$63,000.00	$63,000.00	$37,000.00	$37,000.00	$94,750.00	$94,750.00	$30,090.04	$30,090.04
108	Erosion Control Blanket (Landlok TRM 435 or approved equal)	15	SY	$315.00	$4,725.00	$25.00	$375.00	$13.80	$207.00	$61.05	$915.75
109	Adjust Sanitary Sewer Manhole (Major)	11	EA	$3,465.00	$38,115.00	$1,600.00	$17,600.00	$4,350.00	$47,850.00	$3,259.43	$35,853.73
110	Adjust Sanitary Sewer Manhole (Minor)	4	EA	$2,205.00	$8,820.00	$700.00	$2,800.00	$350.00	$1,400.00	$1,921.14	$7,684.56
111	Adjust Sanitary Sewer Cleanout	1	EA	$945.00	$945.00	$250.00	$250.00	$350.00	$350.00	$507.00	$507.00
112	Adjust Water Valve Box	12	EA	$997.50	$11,970.00	$600.00	$7,200.00	$300.00	$3,600.00	$675.99	$8,111.88
113	Adjust Meter Box	9	EA	$918.75	$8,268.75	$450.00	$4,050.00	$50.00	$450.00	$498.32	$4,484.88
114	Adjust Fire Hydrant	6	EA	$1,995.00	$11,970.00	$1,500.00	$9,000.00	$900.00	$5,400.00	$2,051.16	$12,306.96
115	Pre-Construction Television Inspection	280	LF	$3.78	$1,058.40	$5.00	$1,400.00	$4.00	$1,120.00	$3.00	$840.00
116	Standard 4' Diameter Concrete Manhole	1	EA	$9,660.00	$9,660.00	$5,000.00	$5,000.00	$7,250.00	$7,250.00	$6,102.77	$6,102.77
117	Sanitary Sewer Manhole Epoxy Coating	1	EA	$2,100.00	$2,100.00	$1,500.00	$1,500.00	$2,200.00	$2,200.00	$2,600.00	$2,600.00
118	Sanitary Sewer Cleanout	1	EA	$1,575.00	$1,575.00	$1,400.00	$1,400.00	$1,050.00	$1,050.00	$999.12	$999.12
119	Connect Proposed Line to Existing Sanitary Sewer Manhole	1	EA	$2,415.00	$2,415.00	$1,400.00	$1,400.00	$2,550.00	$2,550.00	$2,615.23	$2,615.23
120	Connect to Existing Water Line	35	EA	$4,567.50	$159,862.50	$1,900.00	$66,500.00	$4,700.00	$164,500.00	$2,498.94	$87,462.90
121	6" Dia. AWWA C900 DR-18 PVC Water Pipe	430	LF	$150.15	$64,564.50	$105.00	$45,150.00	$195.00	$83,850.00	$44.57	$19,165.10
122	8" Dia. AWWA C900 DR-18 PVC Water Pipe	150	LF	$155.40	$23,310.00	$120.00	$18,000.00	$211.00	$31,650.00	$56.17	$8,425.50
123	12" Dia. AWWA C900 DR-18 PVC Water Pipe	600	LF	$152.25	$91,350.00	$180.00	$108,000.00	$252.00	$151,200.00	$93.33	$55,998.00
124	2" Water Service Line	40	LF	$168.00	$6,720.00	$80.00	$3,200.00	$54.00	$2,160.00	$85.68	$3,427.20
125	Sanitary Sewer Service Line	120	LF	$71.40	$8,568.00	$20.00	$2,400.00	$67.00	$8,040.00	$47.70	$5,724.00
126	6" ASTM D3034 SDR-26 PVC Sewer Pipe By Open Cut	140	LF	$113.40	$15,876.00	$85.00	$11,900.00	$95.00	$13,300.00	$68.13	$9,538.20

BID TABULATION
KIMLEY-HORN AND ASSOCIATES, INC.

Owner:	**City of Saginaw**
Job No.:	**061003142**
Project:	**Knowles Drive Phase 1**
Date:	**January 19, 2022**

Item No.	Item Description	Quantity	Unit	BIDDER 1 Chambers Engineering, LLC 201 Main, Suite 1375 Fort Worth, TX 76102		BIDDER 2 DDM Construction Corp. 4006 Belt Line Rd., Ste. 230 Addison, TX 75001		BIDDER 3 McClendon Construction Co., Inc. PO Box 999 Burleson, TX 76097		BIDDER 4 McMahon Contracting L.P. 3019 Roy Orr Blvd. Grand Prairie, TX 75050	
				Unit Price	Item Cost	Unit Price	Item Cost	Unit Price	Item Cost	Unit Price	Item Cost
127	6" ASTM D3034 SDR-26 PVC Sewer Pipe in 10" AWWA C-900 DR-18 PVC Sewer Pipe Casing By Open Cut	140	LF	$174.30	$24,402.00	$160.00	$22,400.00	$159.00	$22,260.00	$134.99	$18,898.60
128	Post-Construction Television Inspection	280	LF	$3.78	$1,058.40	$2.00	$560.00	$6.00	$1,680.00	$3.00	$840.00
129	6" Gate Valve and Box	9	EA	$2,205.00	$19,845.00	$2,000.00	$18,000.00	$2,000.00	$18,000.00	$2,064.83	$18,583.47
130	8" Gate Valve and Box	2	EA	$2,782.50	$5,565.00	$2,800.00	$5,600.00	$2,500.00	$5,000.00	$2,202.61	$4,405.22
131	12" Gate Valve and Box	12	EA	$4,488.75	$53,865.00	$4,600.00	$55,200.00	$4,100.00	$49,200.00	$3,882.46	$46,589.52
132	Cut-In Valve	3	EA	$6,510.00	$19,530.00	$6,200.00	$18,600.00	$10,700.00	$32,100.00	$5,581.97	$16,745.91
133	Abandon Existing Water Line	900	LF	$2.10	$1,890.00	$20.00	$18,000.00	$8.00	$7,200.00	$9.63	$8,667.00
134	Abandon Existing Sanitary Sewer Service Line	110	LF	$5.25	$577.50	$28.00	$3,080.00	$6.00	$660.00	$9.62	$1,058.20
135	Remove Existing Water Line	240	LF	$14.70	$3,528.00	$8.00	$1,920.00	$16.00	$3,840.00	$11.49	$2,757.60
136	Remove Existing Gate Valve	10	EA	$315.00	$3,150.00	$260.00	$2,600.00	$150.00	$1,500.00	$258.36	$2,583.60
137	Remove Existing Fire Hydrant Assembly	2	EA	$1,312.50	$2,625.00	$550.00	$1,100.00	$300.00	$600.00	$258.36	$516.72
138	Ductile Iron Fittings	12	TONS	$5,460.00	$65,520.00	$3,400.00	$40,800.00	$1,000.00	$12,000.00	$2,594.70	$31,136.40
139	Fire Hydrant Assembly	2	EA	$7,612.50	$15,225.00	$5,800.00	$11,600.00	$7,100.00	$14,200.00	$5,679.41	$11,358.82
140	Concrete Encasement	360	LF	$92.40	$33,264.00	$120.00	$43,200.00	$140.00	$50,400.00	$40.40	$14,544.00
141	Cement Stabilized Sand Encasement	60	LF	$105.00	$6,300.00	$135.00	$8,100.00	$120.00	$7,200.00	$173.08	$10,384.80
142	Temporary Water Service Allowance	1	LS	$10,000.00	$10,000.00	$10,000.00	$10,000.00	$10,000.00	$10,000.00	$10,000.00	$10,000.00
143	Trench Safety	1,550	LF	$4.20	$6,510.00	$3.00	$4,650.00	$0.10	$155.00	$1.82	$2,821.00
144	Asphalt Repair - Utility Trench	1,050	LF	$42.00	$44,100.00	$35.00	$36,750.00	$54.00	$56,700.00	$30.26	$31,773.00
145	2" Air Release Valve and Manhole	5	EA	$8,085.00	$40,425.00	$7,000.00	$35,000.00	$11,500.00	$57,500.00	$8,648.12	$43,240.60
146	1" Saddle Tap, Corporation Stop, and Line	16	EA	$1,627.50	$26,040.00	$1,600.00	$25,600.00	$900.00	$14,400.00	$1,922.81	$30,764.96
147	Condt (PVC) (SCH 80) (2")	4,575	LF	$24.15	$110,486.25	$16.00	$73,200.00	$15.00	$68,625.00	$17.40	$79,605.00
148	Condt (PVC) (SCH 80) (2") (Bore)	800	LF	$38.85	$31,080.00	$30.00	$24,000.00	$28.00	$22,400.00	$32.48	$25,984.00
149	Ground Box TY B (122322) W/Apron	23	EA	$1,050.00	$24,150.00	$1,200.00	$27,600.00	$1,050.00	$24,150.00	$1,218.00	$28,014.00
150	Precast Foundation	29	EA	$892.50	$25,882.50	$1,900.00	$55,100.00	$1,650.00	$47,850.00	$1,914.00	$55,506.00
151	Exploratory Excavation of Ext Utilities	30	EA	$2,100.00	$63,000.00	$400.00	$12,000.00	$1,050.00	$31,500.00	$762.92	$22,887.60
152	Large Canopy Trees (3" Caliper)	39	EA	$1,068.90	$41,687.10	$700.00	$27,300.00	$788.00	$30,732.00	$672.70	$26,235.30
153	Hardwood Mulch - 6' Tree Rings	15	CY	$60.38	$905.70	$65.00	$975.00	$44.00	$660.00	$40.60	$609.00
154	2" Topsoil	1,006	CY	$59.59	**$59,947.54**	$35.00	$35,210.00	$28.00	$28,168.00	$56.77	$57,110.62
155	4" Topsoil	570	CY	$57.49	**$32,769.30**	$10.00	$5,700.00	$28.00	$15,960.00	$56.77	$32,358.90
156	Bermudagrass Sod	162,858	SF	$0.51	**$83,057.58**	$0.50	$81,429.00	$0.43	$70,028.94	$0.58	$94,457.64
157	Hydromulch (System A & B Outfalls)	5,080	SY	$0.91	$4,622.80	$1.20	$6,096.00	$0.65	$3,302.00	$0.75	$3,810.00
158	Irrigation (Knowles Parkway Trees and Sod)	1	LS	$279,317.85	$279,317.85	$250,000.00	$250,000.00	$282,500.00	$282,500.00	$224,601.21	$224,601.21
159	Temporary Irrigation Allowance	1	LS	$50,000.00	$50,000.00	$50,000.00	$50,000.00	$50,000.00	$50,000.00	$50,000.00	$50,000.00
	Total Base Bid				**$8,664,699.41**		**$7,227,124.99**		**$7,824,253.44**		**$6,971,439.44**

BID TABULATION
KIMLEY-HORN AND ASSOCIATES, INC.

Owner:	**City of Saginaw**
Job No.:	**061003142**
Project:	**Knowles Drive Phase 1**
Date:	**January 19, 2022**

				BIDDER 5		BIDDER 6		BIDDER 7		BIDDER 8	
				Sema Construction, Inc. 2331 Mustang Dr, Suite 300 Grapevine, TX 76057		Tiseo Paving Co. PO Box 270040 Dallas, TX 75227		XIT Paving & Construction, Inc. 3934 S Hwy 287 Waxahachie, TX 75165		Ragle Inc. 9003 Airport Fwy Suite G270 North Richland Hills, TX 7618	
Item No.	**Item Description**	**Quantity**	**Unit**	**Unit Price**	**Item Cost**	**Unit Price**	**Item Cost**	**Unit Price**	**Item Cost**	**Unit Price**	**Item Cost**
Base Bid											
1	Mobilization	1	LS	$856,000.00	$856,000.00	$360,250.00	$360,250.00	$211,000.00	$211,000.00	Ineligible. Proposal was not sealed when submitted.	
2	Project Allowance	1	LS	$100,000.00	$100,000.00	$100,000.00	$100,000.00	$100,000.00	$100,000.00		
3	Landscape & Irrigation Restoration Allowance	1	LS	$50,000.00	$50,000.00	$50,000.00	$50,000.00	$50,000.00	$50,000.00		
4	SWPPP	1	LS	$40,000.00	$40,000.00	$16,850.00	$16,850.00	$37,000.00	$37,000.00		
5	Unclassified Excavation by Plan Quantity	11,140	CY	$22.00	$245,080.00	$29.00	$323,060.00	$12.00	$133,680.00		
6	Embankment by Plan Quantity	2,750	CY	$6.00	$16,500.00	$36.00	$99,000.00	$9.00	$24,750.00		
7	Embankment (Borrow) - As Needed, with Prior Approval	0	CY	$40.00	$0.00	$50.00	$0.00	$250.00	$0.00		
8	Remove Conc Pvmt	6,520	SY	$15.00	$97,800.00	$13.00	$84,760.00	$14.00	$91,280.00		
9	Remove Asphalt Pvmt	12,710	SY	$5.00	$63,550.00	$7.00	$88,970.00	$3.30	$41,943.00		
10	Remove Conc Curb and Gutter	1,130	LF	$4.50	$5,085.00	$13.00	$14,690.00	$8.00	$9,040.00		
11	Remove Conc Driveway	350	SY	$17.00	$5,950.00	$22.00	$7,700.00	$16.65	$5,827.50		
12	Remove Sidewalk	5,930	SF	$1.50	$8,895.00	$2.00	$11,860.00	$0.90	$5,337.00		
13	Remove Rock Rip Rap	640	SY	$10.00	$6,400.00	$18.00	$11,520.00	$15.25	$9,760.00		
14	Remove Storm Drain Line	2,680	LF	$17.00	$45,560.00	$31.00	$83,080.00	$14.00	$37,520.00		
15	Remove Storm Drain Manhole	2	EA	$1,000.00	$2,000.00	$770.00	$1,540.00	$605.00	$1,210.00		
16	Remove Concrete Headwall	19	EA	$1,000.00	$19,000.00	$715.00	$13,585.00	$307.00	$5,833.00		
17	Remove Concrete Flume	380	SY	$15.00	$5,700.00	$22.00	$8,360.00	$15.00	$5,700.00		
18	Remove Storm Structure (Seabourne Dr.)	1	EA	$2,500.00	$2,500.00	$7,700.00	$7,700.00	$5,060.00	$5,060.00		
19	Remove Inlet	2	EA	$1,000.00	$2,000.00	$715.00	$1,430.00	$605.00	$1,210.00		
20	Remove Metal Beam Guard Fence	520	LF	$8.00	$4,160.00	$17.00	$8,840.00	$9.00	$4,680.00		
21	Remove Trees	37	EA	$650.00	$24,050.00	$781.00	$28,897.00	$1,035.00	$38,295.00		
22	Remove Fence	610	LF	$3.50	$2,135.00	$22.00	$13,420.00	$3.30	$2,013.00		
23	Remove Landscaping	30	SY	$80.00	$2,400.00	$110.00	$3,300.00	$95.00	$2,850.00		
24	Remove Light Pole	9	EA	$2,000.00	$18,000.00	$2,000.00	$18,000.00	$584.00	$5,256.00		
25	Remove Sign	16	EA	$100.00	$1,600.00	$105.00	$1,680.00	$138.00	$2,208.00		
26	Remove Brick Column	2	EA	$750.00	$1,500.00	$430.00	$860.00	$1,455.00	$2,910.00		
27	10" Lime Treatment (48 LBS/SY)	14,590	SY	$6.50	$94,835.00	$4.90	$71,491.00	$5.50	$80,245.00		
28	Hydrated Lime	350	TN	$165.00	$57,750.00	$200.00	$70,000.00	$220.00	$77,000.00		
29	10" Flexible Base Type A, Grade 1	4,780	SY	$17.00	$81,260.00	$25.30	$120,934.00	$29.00	$138,620.00		
30	6" Conc Pvmt (Residential Driveway)	390	SY	$100.00	$39,000.00	$75.00	$29,250.00	$85.00	$33,150.00		
31	8" Conc Pvmt with integral curb	14,510	SY	$84.00	$1,218,840.00	$86.35	$1,252,938.50	$74.00	$1,073,740.00		
32	9" Conc Pvmt with integral curb (Roundabout)	3,050	SY	$110.00	$335,500.00	$101.15	$308,507.50	$91.25	$278,312.50		
33	Asphalt Pavement (2" Type D on 4" Type B)	520	SY	$90.00	$46,800.00	$72.00	$37,440.00	$83.00	$43,160.00		
34	Temporary Asphalt (2" Type D on 4" Type B on Compacted	280	SY	$85.00	$23,800.00	$171.00	$47,880.00	$77.00	$21,560.00		
35	Integral Colored 10" Concrete Truck Apron	130	SY	$200.00	$26,000.00	$165.00	$21,450.00	$273.00	$35,490.00		
36	Integral Colored Concrete Median (Splitter Island)	300	SY	$200.00	$60,000.00	$154.00	$46,200.00	$213.00	$63,900.00		
37	4" Colored/Stamped Concrete (Central Island)	100	SY	$300.00	$30,000.00	$150.00	$15,000.00	$166.00	$16,600.00		
38	6" Standard Curb and Gutter	60	LF	$45.00	$2,700.00	$30.00	$1,800.00	$57.50	$3,450.00		
39	3" Mountable Curb with 18" Gutter	170	LF	$45.00	$7,650.00	$35.00	$5,950.00	$6.25	$1,062.50		
40	16" Concrete Retaining Wall (Truck Apron)	110	LF	$45.00	$4,950.00	$55.00	$6,050.00	$56.25	$6,187.50		

BID TABULATION
KIMLEY-HORN AND ASSOCIATES, INC.

Owner:	**City of Saginaw**
Job No.:	**061003142**
Project:	**Knowles Drive Phase 1**
Date:	**January 19, 2022**

Item No.	Item Description	Quantity	Unit	BIDDER 5 Sema Construction, Inc. 2331 Mustang Dr, Suite 300 Grapevine, TX 76057		BIDDER 6 Tiseo Paving Co. PO Box 270040 Dallas, TX 75227		BIDDER 7 XIT Paving & Construction, Inc. 3934 S Hwy 287 Waxahachie, TX 75165		BIDDER 8 Ragle Inc. 9003 Airport Fwy Suite G270 North Richland Hills, TX 7618	
				Unit Price	Item Cost	Unit Price	Item Cost	Unit Price	Item Cost	Unit Price	Item Cost
41	4" Conc Sidewalk	28,600	SF	$7.00	$200,200.00	$6.20	$177,320.00	$7.00	$200,200.00		
42	4" Conc Sidewalk Adjacent to Back of Curb	1,150	SF	$8.00	$9,200.00	$7.00	$8,050.00	$10.50	$12,075.00		
43	6" Sidewalk Curb	110	LF	$30.00	$3,300.00	$17.00	$1,870.00	$3.75	$412.50		
44	Monolithic Median Nose (Type 1)	2	EA	$700.00	$1,400.00	$1,100.00	$2,200.00	$2,373.00	$4,746.00		
45	Monolithic Median Nose (Roundabout)	10	EA	$1,000.00	$10,000.00	$400.00	$4,000.00	$2,005.00	$20,050.00		
46	Barrier Free Ramp (Saginaw Standard)	9	EA	$2,800.00	$25,200.00	$2,000.00	$18,000.00	$1,495.00	$13,455.00		
47	TXDOT Curb Ramp Type 1	1	EA	$1,600.00	$1,600.00	$2,000.00	$2,000.00	$1,565.00	$1,565.00		
48	TXDOT Curb Ramp Type 2	1	EA	$1,400.00	$1,400.00	$2,200.00	$2,200.00	$1,520.00	$1,520.00		
49	TXDOT Curb Ramp Type 7	21	EA	$1,600.00	$33,600.00	$1,900.00	$39,900.00	$1,325.00	$27,825.00		
50	TXDOT Curb Ramp Type 21	2	EA	$1,300.00	$2,600.00	$2,750.00	$5,500.00	$1,605.00	$3,210.00		
51	TXDOT Handrail Type C	25	LF	$350.00	$8,750.00	$250.00	$6,250.00	$370.00	$9,250.00		
52	TxDOT Sign and Support TY 10BWG (1) SA (P)	12	EA	$600.00	$7,200.00	$550.00	$6,600.00	$820.00	$9,840.00		
53	Saginaw Standard Sign and Support	20	EA	$450.00	$9,000.00	$435.00	$8,700.00	$645.00	$12,900.00		
54	Street Sign (Mount on Existing Pole)	26	EA	$120.00	$3,120.00	$105.00	$2,730.00	$138.00	$3,588.00		
55	Double Sided RRFB Assembly and Foundation	8	EA	$9,000.00	$72,000.00	$17,000.00	$136,000.00	$9,900.00	$79,200.00		
56	4" Yellow Pavement Markings (SOLID)	6,580	LF	$1.50	$9,870.00	$1.20	$7,896.00	$1.20	$7,896.00		
57	8" White Pavement Markings (SOLID)	150	LF	$2.00	$300.00	$2.40	$360.00	$2.50	$375.00		
58	8" White Contrast Pavement Markings (SOLID)	120	LF	$10.00	$1,200.00	$18.00	$2,160.00	$15.50	$1,860.00		
59	8" Yellow Pavement Markings (SOLID)	250	LF	$2.00	$500.00	$2.40	$600.00	$2.50	$625.00		
60	18" White Pavement Markings (YIELD TRIANGLE)	13	EA	$47.00	$611.00	$50.00	$650.00	$50.00	$650.00		
61	18" White Contrast Pavement Markings (DOT)	60	LF	$14.00	$840.00	$30.00	$1,800.00	$31.00	$1,860.00		
62	24" White Pavement Markings (SOLID)	720	LF	$7.00	$5,040.00	$12.00	$8,640.00	$9.50	$6,840.00		
63	24" White Contrast Pavement Markings (SOLID)	190	LF	$18.00	$3,420.00	$44.00	$8,360.00	$35.50	$6,745.00		
64	White Contrast Pavement Marking THRU ARROW	4	EA	$310.00	$1,240.00	$570.00	$2,280.00	$215.00	$860.00		
65	White Pavement Marking LEFT TURN ARROW	1	EA	$150.00	$150.00	$240.00	$240.00	$154.00	$154.00		
66	White Contrast Pavement Marking WORD (YIELD)	4	EA	$440.00	$1,760.00	$910.00	$3,640.00	$545.00	$2,180.00		
67	White Pavement Marking WORD (ONLY)	1	EA	$180.00	$180.00	$525.00	$525.00	$154.00	$154.00		
68	Chainlink Fence	20	LF	$80.00	$1,600.00	$83.00	$1,660.00	$83.00	$1,660.00		
69	Wood Fence	480	LF	$80.00	$38,400.00	$84.00	$40,320.00	$84.00	$40,320.00		
70	Temporary Fence	230	LF	$20.00	$4,600.00	$20.00	$4,600.00	$20.00	$4,600.00		
71	Standard Mailbox Removal and Replacement	5	EA	$1,100.00	$5,500.00	$250.00	$1,250.00	$235.00	$1,175.00		
72	Flagstone Mailbox Removal and Replacement	2	EA	$2,000.00	$4,000.00	$2,500.00	$5,000.00	$1,462.00	$2,924.00		
73	Traffic Control	15	MO	$16,500.00	$247,500.00	$4,800.00	$72,000.00	$3,450.00	$51,750.00		
74	Temporary Illumination	1	LS	$102,000.00	$102,000.00	$13,750.00	$13,750.00	$18,156.00	$18,156.00		
75	Portable Message Board	20	WK	$2,500.00	$50,000.00	$1,000.00	$20,000.00	$550.00	$11,000.00		
76	Project Sign	4	EA	$1,000.00	$4,000.00	$550.00	$2,200.00	$550.00	$2,200.00		
77	5' Standard Storm Drain Curb Inlet	2	EA	$7,000.00	$14,000.00	$5,500.00	$11,000.00	$5,415.00	$10,830.00		
78	10' Standard Storm Drain Curb Inlet	17	EA	$10,000.00	$170,000.00	$6,500.00	$110,500.00	$6,475.00	$110,075.00		
79	15' Standard Storm Drain Curb Inlet	6	EA	$14,000.00	$84,000.00	$8,900.00	$53,400.00	$9,300.00	$55,800.00		
80	20' Standard Storm Drain Curb Inlet	3	EA	$17,000.00	$51,000.00	$9,600.00	$28,800.00	$11,040.00	$33,120.00		
81	2' Square Standard Drop Inlet	2	EA	$6,000.00	$12,000.00	$4,500.00	$9,000.00	$5,290.00	$10,580.00		
82	3' Square Standard Drop Inlet	1	EA	$8,000.00	$8,000.00	$5,200.00	$5,200.00	$6,040.00	$6,040.00		
83	4' Square Standard Drop Inlet	1	EA	$10,000.00	$10,000.00	$6,000.00	$6,000.00	$7,475.00	$7,475.00		
84	5' Square Standard Drop Inlet	1	EA	$12,000.00	$12,000.00	$8,500.00	$8,500.00	$8,415.00	$8,415.00		
85	6" PVC	10	LF	$130.00	$1,300.00	$109.00	$1,090.00	$89.00	$890.00		
86	18" RCP	250	LF	$88.00	$22,000.00	$109.00	$27,250.00	$112.50	$28,125.00		
87	21" RCP	540	LF	$90.00	$48,600.00	$118.00	$63,720.00	$123.00	$66,420.00		

BID TABULATION
KIMLEY-HORN AND ASSOCIATES, INC.

Owner:	**City of Saginaw**
Job No.:	**061003142**
Project:	**Knowles Drive Phase 1**
Date:	**January 19, 2022**

Item No.	Item Description	Quantity	Unit	BIDDER 5 Sema Construction, Inc. 2331 Mustang Dr, Suite 300 Grapevine, TX 76057		BIDDER 6 Tiseo Paving Co. PO Box 270040 Dallas, TX 75227		BIDDER 7 XIT Paving & Construction, Inc. 3934 S Hwy 287 Waxahachie, TX 75165		BIDDER 8 Ragle Inc. 9003 Airport Fwy Suite G270 North Richland Hills, TX 7618	
				Unit Price	Item Cost	Unit Price	Item Cost	Unit Price	Item Cost	Unit Price	Item Cost
88	24" RCP	1,590	LF	$95.00	$151,050.00	$131.00	$208,290.00	$109.00	$173,310.00		
89	30" RCP	360	LF	$130.00	$46,800.00	$155.00	$55,800.00	$139.00	$50,040.00		
90	36" RCP	40	LF	$200.00	$8,000.00	$205.00	$8,200.00	$218.00	$8,720.00		
91	42" RCP	145	LF	$230.00	$33,350.00	$255.00	$36,975.00	$255.00	$36,975.00		
92	30" Arched Pipe	640	LF	$240.00	$153,600.00	$265.00	$169,600.00	$280.00	$179,200.00		
93	36" Arched Pipe	270	LF	$320.00	$86,400.00	$350.00	$94,500.00	$371.00	$100,170.00		
94	5'x4' RCB	1,185	LF	$420.00	$497,700.00	$460.00	$545,100.00	$406.00	$481,110.00		
95	7'x4' RCB	945	LF	$620.00	$585,900.00	$655.00	$618,975.00	$580.00	$548,100.00		
96	Trench Safety	5,970	LF	$7.00	$41,790.00	$3.00	$17,910.00	$1.25	$7,462.50		
97	Standard 4' Square Storm Drain Manhole	2	EA	$7,000.00	$14,000.00	$5,200.00	$10,400.00	$5,788.00	$11,576.00		
98	Standard 5' Square Storm Drain Manhole	1	EA	$8,000.00	$8,000.00	$6,300.00	$6,300.00	$7,600.00	$7,600.00		
99	Standard 6' Square Storm Drain Manhole	1	EA	$12,000.00	$12,000.00	$7,900.00	$7,900.00	$10,090.00	$10,090.00		
100	Standard 8' Square Storm Drain Manhole	2	EA	$14,000.00	$28,000.00	$10,800.00	$21,600.00	$14,182.00	$28,364.00		
101	TxDOT 4' Manhole (SD-MH)	6	EA	$6,000.00	$36,000.00	$3,000.00	$18,000.00	$3,300.00	$19,800.00		
102	TXDOT Concrete Wingwalls with Parallel Wings for Box Culverts	1	EA	$40,000.00	$40,000.00	$25,000.00	$25,000.00	$41,335.00	$41,335.00		
103	TXDOT Safety End Treatment	1	EA	$2,000.00	$2,000.00	$6,300.00	$6,300.00	$10,132.00	$10,132.00		
104	Concrete Flume	130	SY	$310.00	$40,300.00	$130.00	$16,900.00	$109.00	$14,170.00		
105	12" Stone Riprap (Type R) (Grouted)	250	SY	$81.00	$20,250.00	$125.00	$31,250.00	$77.00	$19,250.00		
106	6" Conc Riprap (3600 PSI, #4 Bars @ 18" O.C.)	90	CY	$600.00	$54,000.00	$605.00	$54,450.00	$219.00	$19,710.00		
107	Channel Grading	1	LS	$415,000.00	$415,000.00	$120,000.00	$120,000.00	$9,710.00	$9,710.00		
108	Erosion Control Blanket (Landlok TRM 435 or approved equal)	15	SY	$240.00	$3,600.00	$275.00	$4,125.00	$16.50	$247.50		
109	Adjust Sanitary Sewer Manhole (Major)	11	EA	$3,000.00	$33,000.00	$1,925.00	$21,175.00	$1,125.00	$12,375.00		
110	Adjust Sanitary Sewer Manhole (Minor)	4	EA	$1,600.00	$6,400.00	$835.00	$3,340.00	$1,125.00	$4,500.00		
111	Adjust Sanitary Sewer Cleanout	1	EA	$900.00	$900.00	$815.00	$815.00	$550.00	$550.00		
112	Adjust Water Valve Box	12	EA	$700.00	$8,400.00	$390.00	$4,680.00	$550.00	$6,600.00		
113	Adjust Meter Box	9	EA	$1,000.00	$9,000.00	$515.00	$4,635.00	$550.00	$4,950.00		
114	Adjust Fire Hydrant	6	EA	$4,800.00	$28,800.00	$1,331.00	$7,986.00	$1,840.00	$11,040.00		
115	Pre-Construction Television Inspection	280	LF	$5.00	$1,400.00	$2.75	$770.00	$2.50	$700.00		
116	Standard 4' Diameter Concrete Manhole	1	EA	$6,000.00	$6,000.00	$4,125.00	$4,125.00	$4,075.00	$4,075.00		
117	Sanitary Sewer Manhole Epoxy Coating	1	EA	$1,900.00	$1,900.00	$2,000.00	$2,000.00	$5,855.00	$5,855.00		
118	Sanitary Sewer Cleanout	1	EA	$1,000.00	$1,000.00	$1,400.00	$1,400.00	$853.00	$853.00		
119	Connect Proposed Line to Existing Sanitary Sewer Manhole	1	EA	$6,000.00	$6,000.00	$1,500.00	$1,500.00	$2,820.00	$2,820.00		
120	Connect to Existing Water Line	35	EA	$1,100.00	$38,500.00	$1,500.00	$52,500.00	$1,238.00	$43,330.00		
121	6" Dia. AWWA C900 DR-18 PVC Water Pipe	430	LF	$146.00	$62,780.00	$76.00	$32,680.00	$76.25	$32,787.50		
122	8" Dia. AWWA C900 DR-18 PVC Water Pipe	150	LF	$150.00	$22,500.00	$90.00	$13,500.00	$82.00	$12,300.00		
123	12" Dia. AWWA C900 DR-18 PVC Water Pipe	600	LF	$200.00	$120,000.00	$121.00	$72,600.00	$136.00	$81,600.00		
124	2" Water Service Line	40	LF	$103.00	$4,120.00	$95.00	$3,800.00	$79.00	$3,160.00		
125	Sanitary Sewer Service Line	120	LF	$105.00	$12,600.00	$61.00	$7,320.00	$67.00	$8,040.00		
126	6" ASTM D3034 SDR-26 PVC Sewer Pipe By Open Cut	140	LF	$160.00	$22,400.00	$77.00	$10,780.00	$64.00	$8,960.00		

BID TABULATION
KIMLEY-HORN AND ASSOCIATES, INC.

Owner:	**City of Saginaw**
Job No.:	**061003142**
Project:	**Knowles Drive Phase 1**
Date:	**January 19, 2022**

Item No.	Item Description	Quantity	Unit	BIDDER 5 Sema Construction, Inc. 2331 Mustang Dr, Suite 300 Grapevine, TX 76057		BIDDER 6 Tiseo Paving Co. PO Box 270040 Dallas, TX 75227		BIDDER 7 XIT Paving & Construction, Inc. 3934 S Hwy 287 Waxahachie, TX 75165		BIDDER 8 Ragle Inc. 9003 Airport Fwy Suite G270 North Richland Hills, TX 7618	
				Unit Price	Item Cost	Unit Price	Item Cost	Unit Price	Item Cost	Unit Price	Item Cost
127	6" ASTM D3034 SDR-26 PVC Sewer Pipe in 10" AWWA C-900 DR-18 PVC Sewer Pipe Casing By Open Cut	140	LF	$235.00	$32,900.00	$136.00	$19,040.00	$109.00	$15,260.00		
128	Post-Construction Television Inspection	280	LF	$4.00	$1,120.00	$3.00	$840.00	$2.50	$700.00		
129	6" Gate Valve and Box	9	EA	$1,800.00	$16,200.00	$1,620.00	$14,580.00	$1,495.00	$13,455.00		
130	8" Gate Valve and Box	2	EA	$2,800.00	$5,600.00	$2,400.00	$4,800.00	$2,070.00	$4,140.00		
131	12" Gate Valve and Box	12	EA	$4,000.00	$48,000.00	$4,300.00	$51,600.00	$4,160.00	$49,920.00		
132	Cut-In Valve	3	EA	$4,000.00	$12,000.00	$9,800.00	$29,400.00	$3,845.00	$11,535.00		
133	Abandon Existing Water Line	900	LF	$45.00	$40,500.00	$5.00	$4,500.00	$12.50	$11,250.00		
134	Abandon Existing Sanitary Sewer Service Line	110	LF	$35.00	$3,850.00	$10.00	$1,100.00	$9.50	$1,045.00		
135	Remove Existing Water Line	240	LF	$19.00	$4,560.00	$9.00	$2,160.00	$20.00	$4,800.00		
136	Remove Existing Gate Valve	10	EA	$600.00	$6,000.00	$450.00	$4,500.00	$423.00	$4,230.00		
137	Remove Existing Fire Hydrant Assembly	2	EA	$1,300.00	$2,600.00	$635.00	$1,270.00	$294.00	$588.00		
138	Ductile Iron Fittings	12	TONS	$4,200.00	$50,400.00	$4,800.00	$57,600.00	$3,715.00	$44,580.00		
139	Fire Hydrant Assembly	2	EA	$6,500.00	$13,000.00	$4,300.00	$8,600.00	$8,705.00	$17,410.00		
140	Concrete Encasement	360	LF	$135.00	$48,600.00	$76.00	$27,360.00	$65.00	$23,400.00		
141	Cement Stabilized Sand Encasement	60	LF	$90.00	$5,400.00	$51.00	$3,060.00	$37.50	$2,250.00		
142	Temporary Water Service Allowance	1	LS	$10,000.00	$10,000.00	$10,000.00	$10,000.00	$10,000.00	$10,000.00		
143	Trench Safety	1,550	LF	$6.00	$9,300.00	$2.00	$3,100.00	$10.00	$15,500.00		
144	Asphalt Repair - Utility Trench	1,050	LF	$60.00	$63,000.00	$41.00	$43,050.00	$16.25	$17,062.50		
145	2" Air Release Valve and Manhole	5	EA	$9,000.00	$45,000.00	$9,600.00	$48,000.00	$6,094.00	$30,470.00		
146	1" Saddle Tap, Corporation Stop, and Line	16	EA	$1,600.00	$25,600.00	$2,300.00	$36,800.00	$1,235.00	$19,760.00		
147	Condt (PVC) (SCH 80) (2")	4,575	LF	$17.00	$77,775.00	$17.00	$77,775.00	$27.00	$123,525.00		
148	Condt (PVC) (SCH 80) (2") (Bore)	800	LF	$32.00	$25,600.00	$31.00	$24,800.00	$34.00	$27,200.00		
149	Ground Box TY B (122322) W/Apron	23	EA	$1,300.00	$29,900.00	$1,200.00	$27,600.00	$1,175.00	$27,025.00		
150	Precast Foundation	29	EA	$2,500.00	$72,500.00	$1,900.00	$55,100.00	$3,720.00	$107,880.00		
151	Exploratory Excavation of Ext Utilities	30	EA	$550.00	$16,500.00	$1,100.00	$33,000.00	$112.00	$3,360.00		
152	Large Canopy Trees (3" Caliper)	39	EA	$600.00	$23,400.00	$850.00	$33,150.00	$920.00	$35,880.00		
153	Hardwood Mulch - 6' Tree Rings	15	CY	$37.00	$555.00	$66.00	$990.00	$52.00	$780.00		
154	2" Topsoil	1,006	CY	$50.00	$50,300.00	$72.00	$72,432.00	$40.00	$40,240.00		
155	4" Topsoil	570	CY	$50.00	$28,500.00	$69.00	$39,330.00	$39.00	$22,230.00		
156	Bermudagrass Sod	162,858	SF	$0.55	$89,571.90	$0.55	$89,571.90	$0.55	$89,571.90		
157	Hydromulch (System A & B Outfalls)	5,080	SY	$0.70	$3,556.00	$2.00	$10,160.00	$1.95	$9,906.00		
158	Irrigation (Knowles Parkway Trees and Sod)	1	LS	$240,000.00	$240,000.00	$215,000.00	$215,000.00	$296,650.00	$296,650.00		
159	Temporary Irrigation Allowance	1	LS	$50,000.00	$50,000.00	$50,000.00	$50,000.00	$50,000.00	$50,000.00		
	Total Base Bid				**$8,774,358.90**		**$7,761,403.90**		**$6,761,601.40**		

City of Saginaw

Meeting Date: 3/1/2022

Agenda Items: (7)

Staff Contact: Rick Trice, P.E.
Director of Public Works

E-mail: rtrice@saginawtx.org

Phone: (817) 230-0449

SUBJECT:
Consideration and Action regarding Approval of Change Order No. 2 to Bailey Boswell Road Overpass

BACKGROUND/DISCUSSION:
On April 7, 2020, City Council authorized a contract with Webber, LLC (Webber) in the amount of $12,610,133.30. The contract was previously administratively amended by Change Order No. 1 to allow the contractor to be paid for materials on hand with no change to the total contract amount. Change order No. 2 reconciles the contract to account for added work and expense that is partially offset by unused contract quantities. The summary of the change order is provided below.

Total Increase in Contract Amount: $1,086,545.94
Total Decrease in Contract Amount: $ (571,541.78)
Net Increase in Contract Amount: $ 515,004.15
Revised Contract Amount: $13,125,137.45
Net Increase/(Decrease) in
Contract Time of Completion: N/A
Revised Contract Time of Completion: N/A

The revised contract amount represents an increase of approximately 4.1% over the original contract amount. Almost 70% of the increases are due to Burlington Northern Santa Fe and Union Pacific Railroads requirement to have flagmen present when activity occurs in or near railroad right-of-way. Each railroad requires flagmen in their respective right-of-way.

FINANCIAL IMPACT:
The total Financial Impact is $515,004.15. Funds are available from savings from the Bailey Boswell BNSF Agreement, KHA's Construction Engineering, Contract Administration and Inspection contract and funds set aside from the Fund Balance.

RECOMMENDATION:

It is recommended that Change Order No. 2 to the Bailey Boswell Overpass contract be approved in the amount of $515,004.15.

ATTACHMENTS:

Description

KHA Memo Railroad Force Account Overages

Kimley»Horn

January 24, 2022

Mr. Dolph Johnson
Assistant City Manager

RE: ***Railroad Force Account and Miscellaneous Project Force Account Overage – Backup Information***
Bailey Boswell Road Overpass
KH No. 061003103

Dear Dolph:

The purpose of this letter is to outline the need to increase the Railroad Force Account via change order for the Bailey Boswell Overpass Project. The original contract had $150,000 for railroad flaggers. Railroad flaggers are needed when working with 25' from the railroad tracks per the railroad agreement. The original amount was set during design based on an estimated number of days that the contractor would be working within 25' of the railroad tracks. This was estimated to be 30 total weeks, 150 days @ $1,000 a day. When Webber was awarded the contract, they provided a construction schedule, this estimated to be 120 days of activity within both BNSF and UP railroad right-of-way. By April 2021, we exceeded the original contract amount for flaggers due to the railroads requiring flaggers for activities that were not originally planned such as:

- When working within BNSF Right-of-Way flaggers are required for UPRR as well, doubling the flagger need and cost
- Flaggers are needed 24 hours a day and 7 days a week if equipment or temporary structures are within the railroad right-of-way. During the steel girder erection, the contractor encountered rain days that required them to leave equipment inside the ROW for a week because of muddy conditions and BNSF/UPRR not guaranteeing a work window well in advanced.
- Any work on the bridge deck over the railroad ROW requires flaggers until the bridge rail and fence is up. Since middle of May this has been the primary cost incurred for the flaggers.

Throughout construction the cost incurred through 11/21/2021 for railroad flagging is $687,534.22 due to needing flaggers full time for both railroads.

For Change Order 2, we are projecting that part time flaggers will be required for project completion in an estimated amount of $25,000 from the last invoice date of 11/21/21 to completion. The overpass and at-grade improvements have been complete inside the railroad ROW. The projection is for any work that is within the railroad right-of-way that is needed to complete the final punch list and to have the final walk-thru with the railroad companies.

We are also adding a Misc. Project Force Account item for $60,000 for the remainder of the project. The force account item provides an allowance against extra work required for project completion. Any remaining money left in the allowance budget at the conclusion of the project will be kept by the City.

Please let me know if you have any questions.

Sincerely,

KIMLEY-HORN AND ASSOCIATES, INC.

Dana Shumard

Dana Shumard, P.E

City of Saginaw

Meeting Date: 3/1/2022

Agenda Items: (8)

Staff Contact: Rick Trice, P.E.
Director of Public Works

E-mail: rtrice@saginawtx.org

Phone: (817) 230-0449

SUBJECT:
Consideration and Action regarding Recommendation for Adoption of the 2022 Saginaw Comprehensive Plan (Ordinance No. 2022-02)

BACKGROUND/DISCUSSION:
On January 5, 2021, City Council authorized an Individual Project Order with Kimley-Horn and Associates, Inc. (KHA) for the City Comprehensive Plan. A Comprehensive Plan is the primary document designed to guide a community in achieving its goals and objectives regarding how the city would like to look like in the years to come. The Comprehensive Plan was last updated in 2016 and is in need of an update to better reflect the current needs and desires of our community. The Comprehensive Plan process consisted of reviewing existing conditions, visioning, designing solutions, reviewing draft concepts and highlights, and concludes with adoption.

The Comprehensive Plan process collected feedback from the community and incorporates that feedback into a vision and achievable actions. Over the past year, Kimley-Horn and the City have hosted various community engagement opportunities to collect direct feedback from residents. Those opportunities have included: stakeholder interviews, meeting with the quilting group and senior center, an interactive booth at the Farmer's Market, three public community forums, participation in City Council and Planning and Zoning Commission meetings, city staff meetings, and Comprehensive Plan Advisory Committee meetings, as well as interactions through a project website, utility bill stuffers, and social media. In addition to the various community engagement opportunities, Kimley-Horn has individually conducted extensive research and analyses of existing and projected data to create a Comprehensive Plan unique to the City of Saginaw.

The Planning and Zoning Commission conducted a Public Hearing on January 11, 2022 and after consideration, unanimously recommended approval by City Council.

The draft document may be viewed at https://engagekh.com/plansaginaw

Note: The public hearing for this item was held at the February 1, 2022 City Council Meeting.

FINANCIAL IMPACT:
N.A.

RECOMMENDATION:
It is recommended that City Council adopt the 2022 Saginaw Comprehensive Plan.

ATTACHMENTS:

Description

Draft Ordinance 2022-02 Adoption of 2022 Comprehensive Plan
P&Z Minutes 1-11-22
P&Z Packet 1-11-22

ORDINANCE NO. 2022-02

AN ORDINANCE OF THE CITY OF SAGINAW, TEXAS, ADOPTING AN AMENDED COMPREHENSIVE PLAN FOR THE CITY; PROVIDING THAT THE ADOPTED COMPREHENSIVE PLAN SHALL SUPERSEDE AND REPLACE ANY COMPREHENSIVE PLAN PREVIOUSLY ADOPTED; PROVIDING A REPEALER CLAUSE; PROVIDING A SEVERABILITY CLAUSE; PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Saginaw, Texas, is a home rule city acting under its Charter adopted by the electorate pursuant to Article XI, Section 5 of the Texas Constitution and Chapter 9 of the Local Government Code; and

WHEREAS, the City of Saginaw ("City") City Charter provides in Section 14.03 - Master Plan that the plan shall contain "recommendations for growth, development, and beautification of the city"; and

WHEREAS, the current comprehensive plan of the City was approved by the City Council on July 19, 2016; and

WHEREAS, Saginaw's population and other demographic characteristics have changed since 2016 and the City's Planning and Zoning Commission examined the City's 2016 comprehensive plan to determine whether there should be changes to it, including but not limited to, changes regarding land use and transportation, that will, among other things, facilitate the movement of people and goods, and the health, recreation, safety and general welfare of the citizens of the City; and

WHEREAS, on January 11, 2022, the Planning and Zoning Commission conducted a public hearing, approved, and has recommended for the City Council's consideration of approval an amended comprehensive plan and the same has also been reviewed and recommended by the City's planning department; and

WHEREAS, the City Council has conducted a public hearing at which members of the public were given the opportunity to give testimony and present written evidence regarding the amended comprehensive plan (attached hereto); and

WHEREAS, Section 213.003 of the Local Government Code provides that a comprehensive plan may be amended by ordinance following (a) a hearing at which the public is given the opportunity to give testimony and present written evidence; and (b) review by the municipality's planning commission, and each of the foregoing items has been satisfied in connection with the amended comprehensive plan and the adoption of it by this Ordinance; and

WHEREAS, the adoption of the amended comprehensive plan by this Ordinance, attached hereto, will promote the sound development of the City and is in the best interests of and will promote the public health, safety, and welfare.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAGINAW, TEXAS:

SECTION 1.

That the Comprehensive Plan attached hereto as Exhibit 1 ("Comprehensive Plan") and incorporated herein is hereby adopted, and the same supersedes and amends the 2016 comprehensive plan. The Comprehensive Plan adopted hereby reflects the goals, objectives, and strategies of the City Council for the long-range development of the City.

SECTION 2.

As set forth in more detail in the Comprehensive Plan, the Comprehensive Plan shall serve as a guideline for the City's adoption of, or amendment(s) to the City's various development regulations. To the extent required by state law, zoning regulations and amendments thereto shall hereafter be adopted in accordance with the Comprehensive Plan, and any zoning regulation(s) or part thereof that may deviate in any way from or add to the Comprehensive Plan shall be deemed to automatically amend the Comprehensive Plan, whether or not reference be made to the Comprehensive Plan in the ordinance adopting or amending such zoning regulation(s). With respect to any such zoning regulation that automatically amends the Comprehensive Plan, any requirement under state law that a comprehensive plan be amended after public hearing and after review by the Planning and Zoning Commission shall be deemed to have been satisfied by the public hearing(s) and Planning and Zoning Commission review-and-recommendation procedures set forth in the City's zoning regulations, as amended, in accordance with Chapter 211 of the Texas Local Government Code, as amended. The Comprehensive Plan shall not constitute zoning regulations or establish zoning district boundaries.

SECTION 3.

The above and foregoing recitals of this Ordinance are all true and correct and are incorporated into and made a part of this Ordinance for all purposes.

SECTION 4.

All ordinances of the City in conflict with the provisions of this Ordinance are repealed to the extent of that conflict, except that this Ordinance by itself shall not affect any change to any existing zoning districts, zoning classifications, or other zoning regulations or any designations of current zoning. If any provision of this Ordinance shall be held to be invalid or unconstitutional by a court of competent jurisdiction, the remainder of this Ordinance shall continue in full force and effect the same as if such invalid or unconstitutional provision had never been a part hereof; and the City Council declares that it would have passed this Ordinance, and each section, subsection, sentence, clause, or phrase thereof, irrespective of the fact that any one or more

sections, subsections, sentences, clauses, and phrases be declared unconstitutional or invalid.

SECTION 5.

This Ordinance shall take effect upon its date of passage.

PASSED AND APPROVED by the City Council of the City of Saginaw, Texas this the 1st day of February, 2022

APPROVED:

_____

Todd Flippo, Mayor

ATTEST:

_____

Janice England, City Secretary

APPROVED AS TO FORM AND LEGALITY:

_____

Bryn Meredith, City Attorney

EXHIBIT 1

[attach Comprehensive Plan]

MINUTES OF A REGULAR MEETING AND PUBLIC HEARING
OF THE CITY OF SAGINAW
PLANNING AND ZONING COMMISSION
HELD AT THE CITY OF SAGINAW CITY HALL
333 WEST MCLEROY BOULEVARD
JANUARY 11, 2022

Present at the Meeting:

Vice Chairman	Place No. 1	Kenneth Haney
Member	Place No. 2	William Barngrover
Member	Place No. 5	Jason LaBruyere
Alternate Member	Alt. No. 2	Brent Wooten
Director Public Works		Rick Trice
City Attorney		Lindsey Hale
Recording Secretary		Susy Victor-Trevino

Absent from the Meeting:

Chairman	Place No. 3	Matthew Lewis
Member	Place No. 4	Malinda Julien
Alternate Member	Alt. No. 1	Randy Villarreal

Visitors at the Meeting:

Alex Ward
Andrew Simonsen
Cesar Guerrero
Madison Graham
Mary Ragle
Nathan Goldberg
Rebecca Ward
Samuel Cabruyere

(1) Call to Order

Vice Chairman Haney called the meeting to order at 6:00 p.m.

(2) Roll Call to Establish Quorum

Vice Chairman Haney called roll. The quorum will consist of Vice Chairman Haney, Members Barngrover, LaBruyere, and Alternate Member Wooten.

(3) Audience participation

Vice Chairman Haney explained the procedure to follow to address the Commission.

(4) Approval of Minutes

The minutes of a regular meeting and public hearing on November 09, 2021 were presented for approval. A motion was made by Member LaBruyere with a second by Member Barngrover to approve the minutes for November 09, 2021. Motion carried unanimously.

For: Vice Chairman Haney, Member Barngrover,
Member LaBruyere, Alternate Member Wooten

Against: None

Absent Chairman Lewis, Member Julien, Alternate Member Villarreal

(5) PZ 0122-01 PUBLIC HEARING
Consideration and Action Regarding Recommendation for Adoption of the 2022 Saginaw Comprehensive Plan

Vice Chairman Haney opened the Public Hearing at 6:02 p.m.

DPW Trice reviewed the information in the members' packets and briefly discussed the 2022 Saginaw Comprehensive Plan.

Madison Graham, Planner and Andrew Simonsen, Engineer for the project, showed a PowerPoint presentation regarding the 2022 Saginaw Comprehensive Plan. DPW Trice, Madison Graham, and Andrew Simonsen answered the members and audience's questions and addressed their concerns.

During the Public Hearing, audience participation consisted of residents: Nathan Goldberg, Cesar Guerrero, Rebecca Ward, and Alex Ward. They all shared their concerns regarding the zoning of Spring Creek Hollow where a distribution center is planning to be built. Their concerns revolved around safety, congestion, and nature. Due to comments being skewed towards a non-agenda item, City Attorney, Lindsey Hale, had to intervene and bring the commission back to the original agenda item. She stated that although the public can speak on non-agenda items, Commission Members cannot.

Vice Chairman Haney closed the Public Hearing at 6:46 p.m.

A motion was made by Vice Chairman Haney with a second by Member LaBruyere to recommend that the City Council approve the 2022 Saginaw Comprehensive Plan.

For: Vice Chairman Haney, Member Barngrover,
Member LaBruyere, Alternate Member Wooten

Against: None

Absent Chairman Lewis, Member Julien, Alternate Member Villarreal

(6) Staff Report
A. Discussion of Residential, Commercial, Industrial, and City Capital Projects
B. Update Commission of City Council Action on Previous Cases

DPW Trice reviewed several of the current projects under construction in the City.

(7) EXECUTIVE SESSION

1 § 551.071. Consultation with Attorney. The Planning and Zoning Commission may convene in executive session to conduct a private consultation with its attorney on any legally posted agenda item, when the Planning and Zoning Commission seeks the advice of its attorney about pending or contemplated litigation, a settlement offer, or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the provisions of Chapter 551, including the following items:

a. Any Posted Item

No executive session was held

(8) Adjournment

Motion was made by Member LaBruyere with a second by Member Barngrover to adjourn the meeting. Motion carried.

For: Vice Chairman Haney, Member Barngrover, Member LaBruyere, Alternate Member Wooten

Against: None

Absents: Chairman Lewis, Member Julien, Alternate Member Villarreal

Vice Chairman Haney declared the meeting of January 11, 2022 closed at 6:58 p.m.

APPROVED:

_____
Matthew Lewis, Chairman

ATTEST:

_____
Susy Victor-Trevino, Recording Secretary

CITY OF SAGINAW PLANNING AND ZONING COMMISSION
NOTICE OF REGULAR MEETING AND PUBLIC HEARING
Saginaw City Hall
333 West McLeroy Boulevard
Tuesday, January 11, 2021
6:00 P. M.

(1)	**Call to Order**	Chairman Lewis
(2)	**Roll Call to Establish Quorum**	Chairman Lewis
(3)	**Audience Participation**	Chairman Lewis
(4)	**Approval of Minutes** Regular Meeting and Public Hearing and On November 9, 2021	Chairman Lewis
(5)	**PZ 0122-01 PUBLIC HEARING** **Consideration and Action Regarding Recommendation for Adoption of the 2022 Saginaw Comprehensive Plan**	Maddison Graham, AICP Kimley Horn & Assoc
(6)	**Staff Report**	Rick Trice, P. E.
A.	Discussion of Residential, Commercial and Industrial, and City Projects	Public Works Director
B.	Update Commission of City Council Action on Previous Cases	

(7) EXECUTIVE SESSION

1 § 551.071. Consultation with Attorney. The Planning and Zoning Commission may convene in executive session to conduct a private consultation with its attorney on any legally posted agenda item, when the Planning and Zoning Commission seeks the advice of its attorney about pending or contemplated litigation, a settlement offer, or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the provisions of Chapter 551, including the following items:

a. Any Posted Item

(8) Adjournment Chairman Lewis

DATE POSTED:_____ TIME:_____ BY:_____

DATE RETRIEVED:_____ TIME:_____ BY:_____

The City Hall is wheelchair accessible and special parking is available on the east side of the building or in front of the Library located west of City Hall. If special accommodations are required, please contact Mary Ragle at 817-230-0441 a minimum of 72 hours in advance of the meeting.

City of Saginaw

Meeting Date: 3/1/2022

Staff Contact: Kim Quin
Finance Director

Agenda Items: (9)

E-mail: kquin@saginawtx.org

Phone: 817-230-0332

SUBJECT:
Presentation and Discussion of City of Saginaw's American Rescue Plan Act Funding Award

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BACKGROUND/DISCUSSION:
The American Rescue Plan Act of 2021 established the Coronavirus State and Local Fiscal Recovery Funds. This act authorized the United States Treasury to distribute $350 billion to state, local, territorial, and tribal governments to bolster the response to the COVID-19 emergency and its economic impacts. The City of Saginaw's share of this program is $6,023,676 which will be paid in two distributions of $3,011,838. The first was received in the summer of 2021 and the second is expected in the summer of 2022.

Since the total distribution to the City is less than $10M, the City can use the "revenue loss replacement" category when justifying the use of the funds. This spending category is the most flexible and can be used for government services or anything traditionally provided by local government.

These funds may NOT be used to offset a reduction in net tax revenue, for deposits into pension funds, for debt service, to replenish financial reserves, or for the satisfaction of settlements or judgements.

The total amount of the award must be obligated by December 31, 2024 and spent by December 31, 2026.

FINANCIAL IMPACT:
The City received a total funding award of $6,023,676.42 which will be paid in two equal distributions. The first was received by the City in August 2021. The second is expected to be received in the summer of 2022.

RECOMMENDATION:
There is no action recommended. This item is for discussion and planning purposes.

ATTACHMENTS:

Description

ARPA presentation

AMERICAN RESCUE PLAN ACT - ARPA

City of Saginaw allocation = $6,023,676.42

August 2021 received $3M

Summer 2022 will receive $3M

NEU = non-entitlement units of local government

Revenue loss replacement category < $10M

AMERICAN RESCUE PLAN ACT - ARPA

Renovate library building $6,750,000

Additional funding for NW Booster Pump Station $565,000

Fairmont 12” Sewer Rehab Phase 2 $1,950,000

Other CIP projects

AMERICAN RESCUE PLAN ACT - ARPA

Deadline for use of ARPA funding:

Obligated by 12/31/2024

Spent by 12/31/2026

City of Saginaw

Meeting Date: 3/1/2022

Agenda Items: (11)

Staff Contact: Gabe Reaume
City Manager

E-mail: greaume@saginawtx.org

Phone: 817-230-0324

SUBJECT:
FY2022 Work Plan Discussion

BACKGROUND/DISCUSSION:
The work plan, as adopted by City Council resolution, sets the priorities for the City of Saginaw each year. This serves as clear direction for the city manager to lead staff toward progress on identified projects.

Staff is looking for Council feedback for 2022 work plan projects.

Current ideas for 2022 work plan projects include the following:
-Citywide customer satisfaction survey
-Re-establishing a Chamber of Commerce with Tarrant County College Northwest
-Code enforcement ordinance review and recommendations for ordinance changes
-Development of a formal pavement management system
-Cultural Event in Partnership with EMS ISD
-Redevelopment planning for the current central fire station site (Restaurant or entertainment)
-Code Enforcement Focus Area
-Beltmill Public Space Planning
-City initiation of undeveloped parcels
-Bond Project Delivery: Knowles Phase I and Library/Senior Center
-Police Department Accreditation

FINANCIAL IMPACT:
N/A

RECOMMENDATION:
N/A