
AGENDA REPORT

Meeting Date:	<u>March 16, 2022</u>	Item Number:	<u>DS3</u>
Prepared By:	<u>Jason Greiner</u>	Account Code:	<u></u>
Date Prepared:	<u>3/9/22</u>	Exhibits:	<u>1</u>

Subject

Staff report: WEDC Property Update, Downtown Parking, Engineering Report, Temporary Access Agreements, Upcoming Events, and WEDC Activities/Programs.

Recommendation

No action is requested by staff for this item.

Discussion

Staff report: WEDC Property Update, Downtown Parking, Engineering Report, Temporary Access Agreements, Upcoming Events, and WEDC Activities/Programs.

WEDC Property Update:

Demolition- 103 S Ballard

- Utility disconnects & asbestos remediation efforts are complete
- The press release is ready & photos are taken
- Demolition will begin in late March or early April
- To Do: Coordinate with property owners, police/fire, & public works

Demolition- 410 E Brown, 502 E Brown, and 401 N Keefer

- Utility disconnects are complete
- WFR utilizing structures for training 3/16 to 3/18
- Demolition will begin on 3/19 and conclude the week of 3/21

Zoning Change- 401 N Keefer & UP Lot

- City Council approved the change of zoning for 401 N Keefer from Downtown Historic-Residential only to allow for commercial and/or residential uses on 2/22
- The UP Lot will have to go through the same process (at HRC, P&Z, & CC)

Additional Information:

- Plumbing issues are being addressed at both 605 Commerce Street and 104 S. Ballard Avenue.

Downtown Parking:

- The new site plan was initially reviewed with engineering but the biggest issue is detention & drainage
- Downtown Thoroughfare and Drainage Studies need to be completed prior to moving forward
- Need the example ILA from UP for the City of Wylie

Engineering Report:

Drainage Studies- FM 544/Cooper

- TxDOT as-builts have been requested by engineering
- We should have detention requirements in the next few weeks

Water Line Installation- FM 544/Cooper

- KCS Permit pending final review
- Flagging and boring will be scheduled as soon as permit is received (3-4 weeks to complete)

Water Line Relocation- State Hwy 78/Brown

- Tree Study has been commissioned and is taking place April 21-25
- The Easment should be filed with the County prior to the NTMWD Board Meeting
- NTMWD Board Meeting & Award of Bid anticipated in late March
- Contractor anticipates being on-site by April 4th

Flood Study- Hooper/Steel

- Survey is completed
- Preliminary Hydrologic and Hydraulic modeling is completed
- Cardinal Strategies will perform an internal QC on the data and make sure results are reasonable this week. From there, they will investigate reclamation potential and will likely have some news by the end of the month. They have been working on the reporting in between modeling stages, so that is in progress.

Flood Study- State Hwy 78/Alanis

- Survey crews were in the field this week and they should be able to send us the files late next week
- Kimley-Horn has kicked off their environmental crews and requested data from FEMA

Temporary Access Agreements:

- Request received via email from FBW for use at April 24th Event
- As noted re: Hwy 78/Brown, contractor anticipates mobilization as soon as April 1-4th
- Staff notified FBW of the possible construction conflict and the NTMWD Easement

Upcoming Events:

- Ballers Elite Ribbon Cutting at 11:30 a.m on March 23rd
- ICSC Red River - March 30th through April 1st
- CPAC Meeting: Community Open House #2 from 6-8 pm on March 31st
- TEDC Sales Tax Training - April 8th
- Please see the attached Marketing Calendar for the full list of upcoming events

WEDC Activities/Programs:

- Sales tax revenues for the month of March are up 18.83%
- Overall sales tax revenues for FY22 are up 11.68%
- Budget process begins March 15th; First round of FY23 Budget to WEDC Board in April
- WEDC was awarded 2021 Economic Excellence Recognition from TEDC