



CITY COUNCIL COMMUNICATION

April 14, 2015

SUBJECT: Approval of a Chapter 380 Agreement by and Between the City of Euless and Harwood and Main, Ltd.

SUBMITTED BY: Loretta Getchell, City Manager

REFERENCE NO: 15-03-CC

ACTION REQUESTED:

Consider approval of a Chapter 380 Agreement by and the between the City of Euless and Harwood and Main, Ltd., and authorize the City Manager to execute the agreement.

ALTERNATIVES:

- Table the request
- Deny the request

SUMMARY OF SUBJECT:

The proposed Chapter 380 Agreement between the City of Euless and Harwood and Main, Ltd., provides a financial incentive related to a major remodel and expansion of the Harwood Crossing Shopping Center located at the southeast corner of Harwood Road and N. Main St. Specifically, as shown on Site Plan #14-13-SP, approved by the City Council on October 28, 2014, the Kroger Signature will be expanded and renovated from its current 47,000 square feet to approximately 74,500 square feet and an exterior renovation of the southern section of the Shopping Center will be completed.

The consequences of these improvements being completed will be an increase in property values, as well as an increase in sales tax collections. This agreement provides for a ten (10) year period of time that 100% of the new property taxes that are collected above the amount that was being generated before the improvements were completed be rebated to Harwood and Main, Ltd. In addition, 50% of the new one cent general sales tax revenues collected above the amount being collected before the improvements were completed will be rebated as well. The ten (10) year period of time will not begin until after the final inspections of these improvements have been performed by the City. Rebates will not be made until after the revenues have been received by the City of Euless.

SUPPORTING DOCUMENTS:

- Agreement

APPROVED BY:

_____ **LG** _____

City Manager's Office

_____ **KS** _____

City Secretary's Office