

## Agenda Item Details

Meeting	Apr 09, 2024 - Bryan City Council Second Regular Meeting
Category	6. Statutory (Automatic Approval) Agenda - This agenda consists of items previously approved by Council action such as adoption of items that are part of an approved budget or capital improvement projects, first and only readings of ordinances, interlocal agreements, or action that is required by law or delegated to the City Manager. Items may be removed from the statutory agenda for separate consideration at the request of two Councilmembers.
Subject	K. Adoption of an ordinance on first and only reading to formally terminate Tax Increment Reinvestment Zone Number Nineteen (TIRZ 19) on September 30, 2024
Type	Action (Statutory)
Preferred Date	Apr 09, 2024
Absolute Date	Apr 09, 2024
Fiscal Impact	Yes
Budgeted	No
Budget Source	TIRZ 19 Fund will close and revenues will be placed in the General Fund and Debt Service Fund
Goals	<a href="#">Quality of Life</a> <a href="#">Economic Development</a>

### Summary:

Tax Increment Reinvestment Zone Number Nineteen (TIRZ 19) was created in 2005 with the purpose of dedicating the tax revenue generated within the zone to the construction of Nash Street and other related infrastructure. The zone is approximately 122 acres in size and had a net taxable value of \$2,213,289 at the time the zone was established. Brazos County also participated in the zone until December 31, 2012.

The original project and finance plan approved expenditures for projects such as the construction of Nash Street, modifications to the William Joel Bryan Post Office driveway, regional detention, and walking trails. Over the years, the plan has been amended several times to include projects such as the design and construction of a roundabout at Broadmoor Drive and Nash Street and park improvements at Camelot Park.

From the inception of the zone to the end of FY2023 the revenues totaled \$5,523,082.48 and expenses totaled \$5,014,576.16. The net taxable value for tax year 2022 was \$77,473,289. The City of Bryan will be refunded the fund balance on a pro-rata basis and future revenues will be returned to the General Fund and Debt Service Fund. The fund balance of TIRZ 19 will be utilized to pay the remaining debt obligation of TIRZ 19, which totals \$409,485.55, of which principal payments total \$374,270.83, and interest totals \$35,214.72.

### Staff Analysis and Recommendation:

By closing the zone early, approximately \$400,000 in tax revenues will be returned to the General Fund and Debt Service Fund on an annual basis to support services and maintenance within the zone. The TIRZ 19 Board moved to close TIRZ 19 on September 30, 2024, and staff concurs with their recommendation.

### Options:

1. Officially terminate the zone, effective September 30, 2024
2. Delay the termination of the zone and provide the TIRZ 19 Board and staff direction
3. Wait for the zone to terminate as a matter of law on December 31, 2025

### Attachments:

1. Ordinance terminating TIRZ 19

[TIRZ 19 termination ordinance.pdf \(117 KB\)](#)