

TAX INCREMENT REINVESTMENT ZONES

For information purposes, the FY2006-2010 CIP includes projects funded by the city's Tax Increment Reinvestment Zones (TIRZ). Created by the city according to state law, each TIRZ receives all incremental property tax revenues collected by the city within the boundaries of the TIRZ beyond that collected in the year the TIRZ was created. The TIRZ then uses these property tax funds, and other income, to make improvements within the TIRZ that would otherwise be built by the city. These improvements generate private sector investments in the TIRZ that would not otherwise occur. The improvements are administered through the zone board, and, in all but two cases, a redevelopment authority.

Funding for TIRZ projects may come from several sources including: direct developer financing pursuant to a developer reimbursement agreement, redevelopment authority bond financing, loans from financial institutions, and from incremental tax revenue provided through Harris County or a school district. Each TIRZ develops a project plan to govern resource allocation and project decisions. City Council approves project plans, amendments to those plans, and bond sales that the TIRZ may conduct to finance improvements.

The projects are specific to the zones and are not funded through any City CIP or through one of the major departmental programs. For the FY2006-2010 period, the projects, identified by zone, collectively total \$205 million and include street paving, water, sewer, storm sewer, lighting, landscaping, park improvements, and a variety of pedestrian infrastructure improvements.

The information contained in this section of the CIP has been taken from TIRZ project plans. The levels of specificity in these plans vary.

The remainder of the FY2006-2010 CIP has been reviewed to determine which projects are located inside a TIRZ, thereby making them potentially eligible for TIRZ funding. Adopted CIP projects located inside a TIRZ could be funded by the TIRZ instead of utilizing City funds programmed in this CIP. Potential for TIRZ financing is determined by the financial capability of the TIRZ and the eligibility of the project under the TIRZ's project plan.

2006 - 2010 CAPITAL IMPROVEMENT PLAN

CITY OF HOUSTON

SOURCE OF FUNDS SUMMARY (\$THOUSANDS)										
Source of Funds	Appropriations through Dec. 31, 2004	Estimated Appropriations Jan. 1 - June 30 2005	Fiscal Year Planned Appropriations					Total	Total	
			2006	2007	2008	2009	2010	2006 - 2010		
Lamar Terrace			160						160	160
Greater Greenspoint			11,074	5,050	3,200	13,500	9,000		41,824	41,824
Fourth Ward			1,785	0	0				1,785	1,785
East Downtown	0		789	275	282	252	282		1,880	1,880
Uptown			13,372	10,230	4,482	8,928	6,228		43,240	43,240
Memorial City			650	1,340	3,863	1,147			7,000	7,000
Upper Kirby	0		3,067	6,100	4,700	7,860	5,200		26,927	26,927
Midtown			13,131	10,958	7,824	4,000	1,750		37,663	37,663
Southwest Houston			2,835	1,040	3,490	1,537	500		9,402	9,402
Leeland Woods			1,500	1,200	1,700	1,100			5,500	5,500
Market Square			1,750	4,750	5,000	5,000	4,900		21,400	21,400
OST/Almeda	0		4,645	2,889	760				8,294	8,294
Total	0	0	54,758	43,832	35,301	43,324	27,860		205,075	205,075

Tax Increment Reinvestment Zones (TIRZ)

FY2006 - 2010 CAPITAL IMPROVEMENT PLAN
(\$THOUSANDS)

CIP NO.	COUNCIL DISTRICT	PROJECT NAME	FY2006	FY2007	FY2008	FY2009	FY2010	TOTAL FY2006 - 2010
---------	------------------	--------------	--------	--------	--------	--------	--------	------------------------

Tax Increment Reinvestment Zones (TIRZ)

T-0102	G	LAMAR TERRACE - SOUND BARRIER	160 C					160C
T-0201	D,I	PEDESTRIAN IMPROVEMENTS PHASE II - MIDTOWN ENHANCED PATHWAYS	2,000 C	3,000 C	3,000 C	3,000 C	750 C	11,750C
T-0202	D,I	MIDTOWN FUTURE PARKS	1,000 D	1,000 D				2,000D
T-0203	D,I	MIDTOWN PUBLIC STREET IMPROVEMENTS	134 C	134 C				268C
T-0204	D,I	MIDTOWN STREET LIGHTS	200 C	200 C	200 C			600C
T-0205	D,I	MIDTOWN STREET RECONSTRUCTION	1,547 C					1,547C
T-0206	D,I	MIDTOWN STREET RECONSTRUCTION	2,000 C	4,000 C	2,000 C			8,000C
T-0207	D,I	MIDTOWN STREET SIGNS, SIDEWALKS	250 C	250 C	250 C			750C
T-0208	D,I	CIP IMPROVEMENT PROGRAMS & MAINT., FTA LOCAL MATCH (i.e. Sidewalks, Landscaping, Irrigation, Lighting, Curb & Gutter Replacements, Street Art)	1,000 C	5,000C				
T-0209	D,I	MIDTOWN STREET IMPROVEMENTS		1,374 D	1,374 D			2,748D
T-0210	D,I	MIDTOWN AFFORDABLE HOUSING	5,000 C					5,000C

LEGEND: A = ACQUISITION D = DESIGN C = CONSTRUCTION E = EQUIPMENT O = OTHER R = ART

Tax Increment Reinvestment Zones (TIRZ)

FY2006 - 2010 CAPITAL IMPROVEMENT PLAN
(\$THOUSANDS)

CIP NO.	COUNCIL DISTRICT	PROJECT NAME	FY2006	FY2007	FY2008	FY2009	FY2010	TOTAL FY2006 - 2010
---------	------------------	--------------	--------	--------	--------	--------	--------	------------------------

Tax Increment Reinvestment Zones (TIRZ)

T-0301	I	MARKET SQUARE / MAIN STREET - IMPROVEMENTS TO MAIN STREET	1,000 O	500 E	1,500 AE	1,500 AE	1,200 A	5,700AEO
T-0302	I	MAIN STREET MARKET SQUARE TIRZ - HISTORIC PRESERVATION & RESTORATION	500 O	500 O	500 O	500 O	500 O	2,500O
T-0303	I	MAIN STREET MARKET SQUARE TIRZ - PARKING FACILITIES	250 O	3,750 DO	3,000 O	3,000 O	3,200 DO	13,200DO
T-0701	D	OST IMPROVEMENTS CORRIDOR DEVELOPMENT	525 DC	100 C				625DC
T-0702	D	OST TIRZ - GRIGGS RD IMPROVEMENTS CORRIDOR DEVELOPMENT	320 DC	100 C				420DC
T-0703	D	OST TIRZ STEP OST AND GRIGGS LANDSCAPE PROJECT	214 C					214C
T-0704	D	DIXIE DRIVE AREA RESIDENTIAL DEVELOPMENT	2,084 DC	1,500 C	134 C			3,718DC
T-0707	D	PEGGY PARK AND CHENEVERT IMPROVEMENTS	221 AD	759 DC	200 C			1,180ADC
T-0708	D	PARK AT PALM CENTER	100 D	300 C	100 C			500DC
T-0709	D	CALLOWAY PARK		60 D	240 C			300DC
T-0710	D	REINVENTING RETAIL ON ALMEDA CORRIDOR	1,181 DCE	70 E	86 E			1,337DCE

LEGEND: A = ACQUISITION D = DESIGN C = CONSTRUCTION E = EQUIPMENT O = OTHER R = ART

Tax Increment Reinvestment Zones (TIRZ)

FY2006 - 2010 CAPITAL IMPROVEMENT PLAN
(\$THOUSANDS)

CIP NO.	COUNCIL DISTRICT	PROJECT NAME	FY2006	FY2007	FY2008	FY2009	FY2010	TOTAL FY2006 - 2010
---------	------------------	--------------	--------	--------	--------	--------	--------	------------------------

Tax Increment Reinvestment Zones (TIRZ)

T-1101		GREENS CROSSING POA ESPLANADE LANDSCAPE	66 C					66C
T-1102	B	GREENSPOINT TIRZ - GREENS BAYOU HIKE AND BIKE TRAILS	102 D	440 C				542DC
T-1103		BUCKBOARD PARK		560 ADC				560ADC
T-1104	B	GREENSPOINT TIRZ - AIRLINE CORRIDOR COMMUNITY CENTER		1,000 A	500 D	5,000 C		6,500ADC
T-1105	B	GREENSPOINT TIRZ - AIRLINE CORRIDOR IMPROVEMENTS	1,678 AD	250 D	1,700 DC	1,000 C	1,500 C	6,128ADC
T-1106	B	GREENSPOINT TIRZ - STREETScape CONSTRUCTION	200 C	300 C				500C
T-1107	B	GREENSPOINT TIRZ - BENMAR BRIDGE	512 C					512C
T-1108	B	GREENSPOINT TIRZ - GREENSPOINT MALL PARKING GARAGE		1,000 A	1,000 D	7,500 C	7,500 C	17,000ADC
T-1109	B	GREENSPOINT TIRZ - GREENSPOINT MALL IMPROVEMENTS	8,028 C					8,028C
T-1110	B	GREENSPOINT TIRZ - I45 & BELTWAY 8 UNDERPASS IMPROVEMENTS	300 C					300C
T-1111	B	GREENSPOINT TIRZ - ESPLANADE REPLANTING	188 C					188C

LEGEND: A = ACQUISITION D = DESIGN C = CONSTRUCTION E = EQUIPMENT O = OTHER R = ART

Tax Increment Reinvestment Zones (TIRZ)

FY2006 - 2010 CAPITAL IMPROVEMENT PLAN
(\$THOUSANDS)

CIP NO.	COUNCIL DISTRICT	PROJECT NAME	FY2006	FY2007	FY2008	FY2009	FY2010	TOTAL FY2006 - 2010
---------	------------------	--------------	--------	--------	--------	--------	--------	------------------------

Tax Increment Reinvestment Zones (TIRZ)

T-1112	B	GREENSPPOINT TIRZ - JOINT PARK PROJECT HCFCD DEMOLITION/PARKING LOT		1,500 C				1,500C
T-1401	D, I	FOURTH WARD AFFORDABLE HOUSING	785 AC	0	0			785AC
T-1402	D, I	FOURTH WARD INFRASTRUCTURE	1,000 DC					1,000DC
T-1502	I	EAST DOWNTOWN TIRZ - CHARTRES STREET IMPROVEMENTS	140 DC					140DC
T-1503	I	EAST DOWNTOWN TIRZ - ST. EMMANUEL STREET RESURFACING	504 C	0	0			504C
T-1504	I	EAST DOWNTOWN TIRZ - BASTROP ROW GREENSPACE IMPROVEMENTS	145 C					145C
T-1505	I	EAST DOWNTOWN TIRZ - HUTCHINS & ST. EMANUEL SIDEWALK IMPROVEMENTS		275 DC	282 DC	252 DC		809DC
T-1506	I	EAST DOWNTOWN TIRZ - POLK AND WALKER STREET IMPROVEMENTS					282 DC	282DC
T-1601	C, G	UPTOWN STREET RECONSTRUCTION	2,509 DC	4,500 DC				7,009DC
T-1602	C, G	UPTOWN STREET RECONSTRUCTION		1,000 C	400 D	C		1,400DC
T-1603	C, G	UPTOWN STREET RECONSTRUCTION - US 59 AT RICE	259 C					259C

LEGEND: A = ACQUISITION D = DESIGN C = CONSTRUCTION E = EQUIPMENT O = OTHER R = ART

Tax Increment Reinvestment Zones (TIRZ)

FY2006 - 2010 CAPITAL IMPROVEMENT PLAN
(\$THOUSANDS)

CIP NO.	COUNCIL DISTRICT	PROJECT NAME	FY2006	FY2007	FY2008	FY2009	FY2010	TOTAL FY2006 - 2010
---------	------------------	--------------	--------	--------	--------	--------	--------	------------------------

Tax Increment Reinvestment Zones (TIRZ)

T-1604	C,G	UPTOWN STREET RECONSTRUCTION - SAGE RD AT RICE	709 DC					709DC
T-1605	C,G	UPTOWN STREET CONSTRUCTION AND RECONSTRUCTION - MCCUE STREET	641 DC					641DC
T-1606	C,G	UPTOWN STREET CONSTRUCTION AND RECONSTRUCTION - MCCUE STREET	3,809 DC					3,809DC
T-1607	C,G	UPTOWN STREET RECONSTRUCTION - AMBASSADOR WAY	759 DC					759DC
T-1608	C,G	UPTOWN STREET RECONSTRUCTION - GUILFORD COURT.		700 DC				700DC
T-1610	C,G	UPTOWN STREET RECONSTRUCTION - WEST ALABAMA		290 D	2,132 C			2,422DC
T-1611	C,G	UPTOWN STREET RECONSTRUCTION			500 D	2,300 DC	3,900 DC	6,700DC
T-1612	C,G	UPTOWN STREET RECONSTRUCTION - HALLMARK, GARRETSON, LYNN			300 D	2,300 DC		2,600DC
T-1614	C,G	UPTOWN - POST OAK BLVD TRANSIT CORRIDOR	350 C	350 C	350 C	350 C	350 C	1,750C
T-1615	C,G	UPTOWN WATERLINE CONSTRUCTION	181 DC					181DC
T-1617	C,G	UPTOWN PEDESTRIAN NETWORK		250 DC	250 DC	250 DC	250 DC	1,000DC
T-1618	C,G	UPTOWN PEDESTRIAN NETWORK		400 DC	400 DC	400 DC	400 DC	1,600DC

LEGEND: A = ACQUISITION D = DESIGN C = CONSTRUCTION E = EQUIPMENT O = OTHER R = ART

Tax Increment Reinvestment Zones (TIRZ)

FY2006 - 2010 CAPITAL IMPROVEMENT PLAN
(\$THOUSANDS)

CIP NO.	COUNCIL DISTRICT	PROJECT NAME	FY2006	FY2007	FY2008	FY2009	FY2010	TOTAL FY2006 - 2010
---------	------------------	--------------	--------	--------	--------	--------	--------	------------------------

Tax Increment Reinvestment Zones (TIRZ)

T-1619	C,G	UPTOWN PEDESTRIAN NETWORK - WESTHEIMER				1,178 C	1,178 C	2,356C
T-1620	C,G	UPTOWN TRAFFIC SIGNALS	3,000 C					3,000C
T-1621	C,G	UPTOWN TRAFFIC SIGNALS	150 DC	750DC				
T-1622	C,G	UPTOWN RIGHT OF WAY ACQUISITION	1,005 A	2,590 A		2,000 A		5,595A
T-1701	A,G	MEMORIAL CITY TIRZ - BUNKER HILL RD	100 D	180 D	1,875 C			2,155DC
T-1702	A,G	MEMORIAL CITY TIRZ - GESSNER WIDENING	400 D	800 DC	1,200 C			2,400DC
T-1703	A,G	MEMORIAL CITY TIRZ - BARRYKNOLL/ KINGSRIDGE REALIGNMENT		35 D	65 D	647 C		747DC
T-1704	A,G	MEMORIAL CITY TIRZ AREA DRAINAGE	75 D	125 D	500 C	500 C		1,200DC
T-1705	A,G	MEMORIAL CITY TIRZ EAST/ WEST MOBILITY	75 D	200 D	223 D			498D
T-1902	C	UPPER KIRBY TRAFFIC OPERATIONAL IMPROVEMENTS	425 C					425C
T-1903	C	UPPER KIRBY - RICHMOND/ WESLAYAN INTERSECTION RECONSTRUCTION	212 C					212C
T-1904	C	UPPER KIRBY - BUFFALO SPEEDWAY RECONSTRUCTION	550 C					550C

LEGEND: A = ACQUISITION D = DESIGN C = CONSTRUCTION E = EQUIPMENT O = OTHER R = ART

Tax Increment Reinvestment Zones (TIRZ)

FY2006 - 2010 CAPITAL IMPROVEMENT PLAN
(\$THOUSANDS)

CIP NO.	COUNCIL DISTRICT	PROJECT NAME	FY2006	FY2007	FY2008	FY2009	FY2010	TOTAL FY2006 - 2010
---------	------------------	--------------	--------	--------	--------	--------	--------	------------------------

Tax Increment Reinvestment Zones (TIRZ)

T-1905	C	UPPER KIRBY - WAKEFOREST RECONSTRUCTION	600 C					600C
T-1906	C	UPPER KIRBY CIRCULATOR SYSTEM		350 O				350O
T-1907	C	UPPER KIRBY PEDESTRIAN ACCESSIBILITY IMPROVEMENTS	280 C					280C
T-1908	C	UPPER KIRBY - WESTPARK RECONSTRUCTION				360 DC		360DC
T-1909	C	KIRBY DRIVE RECONSTRUCTION - PHASE I	1,000 AD	5,000 C				6,000ADC
T-1910	C	KIRBY DRIVE RECONSTRUCTION - PHASE II	0	750 AD	3,500 C			4,250ADC
T-1911	C	KIRBY DRIVE RECONSTRUCTION - PHASE III			1,200 AD	7,000 C		8,200ADC
T-1912	C	KIRBY DRIVE DRAINAGE IMPROVEMENTS (LATERALS)				500 D	4,800 C	5,300DC
T-1913	C	GREENBRIAR DRAINAGE IMPROVEMENTS					400 D	400D
T-2001	F	SOUTHWEST HOUSTON TIRZ - FONDREN/BELLAIRE INTERSECTION RECONST.	2,285 AC					2,285AC
T-2003	F	SOUTHWEST HOUSTON TIRZ - SHARPSTOWN MALL IMPROVEMENTS	250 C	1,000 C	500 C	250 C	500 C	2,500C

LEGEND: A = ACQUISITION D = DESIGN C = CONSTRUCTION E = EQUIPMENT O = OTHER R = ART

Tax Increment Reinvestment Zones (TIRZ)

FY2006 - 2010 CAPITAL IMPROVEMENT PLAN
(\$THOUSANDS)

CIP NO.	COUNCIL DISTRICT	PROJECT NAME	FY2006	FY2007	FY2008	FY2009	FY2010	TOTAL FY2006 - 2010
---------	------------------	--------------	--------	--------	--------	--------	--------	---------------------

Tax Increment Reinvestment Zones (TIRZ)

T-2004	F	SOUTHWEST HOUSTON TIRZ - ACCESS MANAGEMENT ON BELLAIRE FROM FONDREN TO BELTWAY	300 D		2,000 D			2,300D
T-2005	F	SOUTHWEST HOUSTON TIRZ - ACCESS MANAGEMENT ON BELLAIRE FROM FONDREN TO BELTWAY		40 D				40D
T-2006	F	SOUTHWEST HOUSTON TIRZ - BELLAIRE GATEWAY AT US 59			990 DC			990DC
T-2007	F	SOUTHWEST HOUSTON TIRZ - FONDREN AT US 59 GATEWAY PROJECT				1,287 C		1,287C
T-2201	B	LEELAND WOODS TIRZ - DEVELOPMENT OF SECTION 1	1,500 C					1,500C
T-2202	B	LEELAND WOODS TIRZ - SECTION 2 DEVELOPMENT		1,200 C				1,200C
T-2203	B	LEELAND WOODS TIRZ - SECTION 3 DEVELOPMENT			1,700 C			1,700C
T-2204	B	LEELAND WOODS TIRZ - DEVELOPMENT OF SECTION 4				1,100 C		1,100C

TOTAL PLAN:

	54,758	43,832	35,301	43,324	27,860	205,075
--	--------	--------	--------	--------	--------	---------

LEGEND: A = ACQUISITION D = DESIGN C = CONSTRUCTION E = EQUIPMENT O = OTHER R = ART