

RESOLUTION NO. 2026-029



A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FARMERS BRANCH, TEXAS, REAFFIRMING, APPROVING AND RATIFYING AN EXPENDITURE FOR AN ADVANCE PAYMENT UNDER THE HOME REBUILD PROGRAM TO BUILDERS OF HOPE COMMUNITY DEVELOPMENT CORPORATION FOR THE DEMOLITION AND CONSTRUCTION OF SINGLE FAMILY RESIDENCES UNDER THE VALWOOD PARK REVITALIZATION PROJECT IN THE AMOUNT OF \$95,000; AUTHORIZING THE CITY MANAGER OR DESIGNEE TO MANAGE AND ADMINISTER THE PROGRAM AND TO EXECUTE APPROPRIATE AGREEMENTS AND PAYMENTS ON THE CITY'S BEHALF; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Farmers Branch has established various economic development programs pursuant to Chapter 380 of the Texas Local Government Code for the purpose of promoting the location of new businesses and for the retention and expansion of existing business enterprises within the City; and

WHEREAS, the City has established the Farmers Branch Home Rebuild Program under which the City may purchase properties within targeted areas of the City with old, dilapidated and sometimes dangerous residential structures for the purpose of demolishing such structures, rebuilding new residences, and reselling the land to qualified homeowners; and

WHEREAS, the City has entered into an interlocal agreement with Dallas County on or about June 28, 2024, whereby the County, through the use of federal funding through the American Rescue Plan Act of 2021 ("ARPA"), has agreed to provide grant funding in an amount not to exceed \$25 million to fund affordable housing initiatives that (i) increase the supply of affordable housing and high-quality living units; (ii) improve housing security; and (iii) support durable and sustainable homeownership; and the City's Valwood Park Revitalization Project ("Project") meets the eligibility criteria under the Dallas County Interlocal Agreement to entitle the City to receive the funding; and

WHEREAS, following a competitive bidding process, the City has entered into a Construction Services Agreement with Builders of Hope Community Development Corporation ("BOH") to demolish old structures and design, construct and install ten new single family residences in furtherance of the Home Rebuild Program goals and objectives and within the scope of the Valwood Park Revitalization Project, the costs of which are to be remitted by the City to BOH and reimbursed by Dallas County in an aggregate amount not to exceed the grant funding available from the County; and

WHEREAS, the City has issued a Notice to Proceed to BOH to commence the demolition and reconstruction process under the Project and, in furtherance of demolition, geotechnical services and testing, permit application preparation, and up-front costs, is to issue start-up costs to BOH in the amount of \$95,000, which amount is within the discretionary spending authority of, and has been approved by, the City Manager; and

WHEREAS, the City Council of the City of Farmers Branch, Texas, upon full review and consideration of the expenditure, the goals and objectives of the Project, and all matters related thereto, is of the opinion and finds that the expenditure should be accepted, reaffirmed and ratified and that the City Manager or designee should be authorized to issue further construction payments to BOH and seek reimbursement from Dallas County, and to oversee, manage and administer the Valwood Park Revitalization Project, which the Council finds and determines is in the best interests of the citizens of the City.

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

SECTION 1: The City Council approves, reaffirms and ratifies the expenditure of \$95,000 remitted to Builders of Hope Community Development Corporation pursuant to the Construction Services Agreement, effective on or about August 7, 2025, for the demolition of existing structures and the design, construction and installation of ten new single family residences under the Valwood Park Revitalization Project, and authorizes the City Manager or designee to administer and manage the Valwood Park Revitalization Project; to provide for payment to Builders of Hope and to seek reimbursement therefor from Dallas County; to sign on the City's behalf any necessary or appropriate documents; and to accept and approve such contract amendments as the City Manager deems reasonable, necessary, in the public interest, in compliance with applicable law and City policy, and, in the case of an increase in contract price, subject to the availability of funds.

SECTION 2. This Resolution shall become effective immediately from and after its passage as the law and charter in such cases provide.

PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF FARMERS BRANCH, TEXAS, THIS 3RD DAY OF FEBRUARY 2026.

ATTEST:

APPROVED:

Erin Flores, City Secretary

Terry Lynne, Mayor

APPROVED AS TO FORM:

David M. Berman, City Attorney
(DB 1.15.25)