



July 26, 2024

Council Updates

City Council Discusses Tax Increment Financing for Economic Development

Tax Increment Financing (TIF) is a public financing mechanism through which the growth in taxes (increment) associated with new development or redevelopment can be captured and used to pay costs associated with economic development for the public good. The area in which TIF is being used is known as a Tax Increment Reinvestment Zone (TIRZ). At its July 23 meeting, the City Council received an overview of using TIFs to stimulate investment in Addison Circle and Inwood Road corridor.

The TIF tool can be used to allocate increased property tax revenues from the TIRZ to fund public works, improvements, and economic development projects, without impacting existing general fund revenues. More than 300 TIRZs have been established throughout Texas.

The Council directed staff to move forward with developing a preliminary financial plan needed to create a TIRZ in the Addison Circle area.

You can [watch the Council's TIRZ discussion here](#) and [read the presentation here](#).

Non-profit Organizations Present Funding Requests to City Council

Non-profit organizations that submitted an application for grant funding from Addison for Fiscal Year 2025 were invited to make a brief presentation on their mission and what they do to serve the Addison community at the July 23 City Council meeting. You can watch each presentation by clicking the links below.

- [Dallas Cat Lady](#)
 - [Metrocare Services](#)
 - [Woven Health Clinic](#)
-

City Council Reviews Addison's Public Art Policy

At the July 23 City Council meeting, Parks and Recreation Director Janna Tidwell reviewed Addison's Public Art Policy, which was initially adopted in 2016 and updated in 2020. The policy outlines guidelines for accepting donated works, purchasing public art, installation and maintenance, and the de-accession and storage of artworks. It emphasizes making art accessible to the public, visually improving public spaces, and supporting the arts community.

Addison owns 27 permanent public art installations, predominantly donated and funded by the Addison Arbor Foundation through grants provided by the Town. The collection includes works by various artists installed in public spaces, parks, and intersections.

You can [watch the Council's Public Art Policy discussion here](#) and [read the presentation here](#).

AMLI Treehouse, Phase II Rezoning Approved by Council



Townhome Average SF: 1,500 – 2,200

For-Sale Townhome Price: \$675,000 and up

For-Rent Townhome Rents: \$4,000/mos. and up
– \$150,000 minimum qualifying income required



The Addison City Council approved the rezoning request for the AMLI Treehouse, Phase II project at its July 23 meeting. This development spans 8.02 acres at the southwest corner of Midway Road and Beltway Drive and will be an extension of the AMLI mixed-use development currently under construction.

The Phase II development will include 166 multifamily units across three 4-story buildings, 12,500 square feet of retail/restaurant space, 26 fee simple townhomes, 16 rental townhomes, 0.7 acres of public parkland, 1.27 acres of private landscape area, and 384 parking spaces, including garages and surface parking. The public parkland, which includes a 10-foot-wide trail that will be the final connection between Treehouse Phase 1 and Addison Reserve, will be dedicated to the Town following the installation of the trail, landscaping, pedestrian amenities, and public art.

The project is adding 13% more landscape area than currently exists and is reducing surface runoff. Any removed trees will be fully mitigated on-site through new plantings and tree transplants. Even though this is a transformational project, AMLI is planning to keep nearly a third of the existing trees, is moving a large live oak tree to another location on the property, and is planting an additional 200 new trees.

The building design emphasizes high-quality construction with 90% masonry facades for both the stacked flats and townhomes. The project includes various sustainability features, such as LEED Silver certification, electric vehicle charging stations, and energy-efficient appliances.

A thorough traffic generation and distribution analysis was completed. It indicated that increased traffic is likely to be observed due to low occupancy and utilization of existing uses. However, if the current uses were thriving, the existing 60,000 square feet of retail/restaurant space would generate 2,745 more vehicle trips per day than the proposed development (554 parking spaces provided on-site today).

You can [watch Council's AMLI Treehouse Phase II discussion here](#) and [read the presentation here](#).

City Council Approves Resolution for Sale of Certificates of Obligation

At its July 23 meeting, the City Council approved a resolution authorizing the publication of a notice of intention to issue Certificates of Obligation in an amount not to exceed \$10,700,000 for the following:

- \$3,400,000 for construction of a new 23,000 square foot public safety communications facility for the joint dispatch center created and owned by the cities of Coppell, Farmers Branch, and Carrollton along with the Town.

- \$1,150,000 for a replacement Spartan Fire Engine.
- \$850,000 for Addison Grove incentive payments for public infrastructure. Town staff anticipates that Addison Grove will qualify for the first two incentive payments in late 2024 or early 2025. Each incentive payment is \$2,083,333. The Town set aside \$3,000,000 between fiscal years 2017 and 2019 to cash fund half the incentive payments. To date, those funds have earned slightly over \$300,000 in interest.
- \$5,300,000 for Stormwater Fund capital improvement projects supported and serviced by Stormwater Fund revenue. These projects include the reconstruction of Keller Springs Road (\$2,800,000) and Les Lacs Pond Improvements (\$2,500,000).

The notice will be published in *The Dallas Morning News* for two consecutive weeks, with the first publication at least 46 days before the proposed sale, as well as posted on the Town's website.

You can [watch the Council's bond issuance discussion here](#) and [read the presentation here](#).

Addison Visioning Projects

Last Chance to Fill Out Addison Circle Vision Plan Survey #2



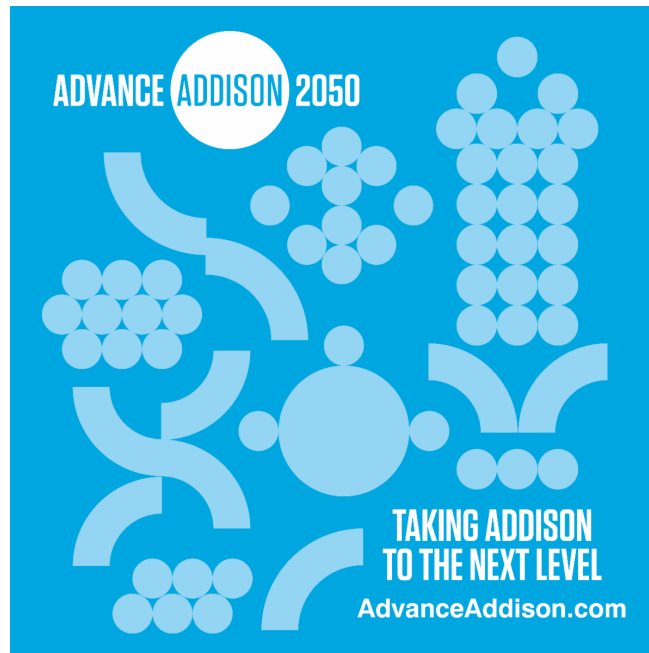
At a recent public engagement meeting for the Addison Circle Park Vision Plan, residents worked in teams to reimagine Addison Circle Park. They were asked to consider three different overall park designs and then consider the placement of several elements - from kids' play areas and water features to stages and fitness areas - within those designs.

If you could not attend the meeting, we still want to hear from you! The second survey, now available [here](#), allows you to provide feedback on the three design options presented at the meeting.

Thank you to everyone who is sharing their vision for the future of Addison Circle Park in person and online.

[Fill Out the Survey](#)

Save the Date



Save the date for the next Advance Addison 2050 Comprehensive Plan meeting on Thursday, August 8 from 6 - 8pm at the Addison Conference Centre, 15650 Addison Road. The meeting will include a project update and opportunities to provide input on a strategic policy framework and specific actions, as well as catalyst site rendering refinement.

Around Town

Police and Firefighters Cook Up Community Fun

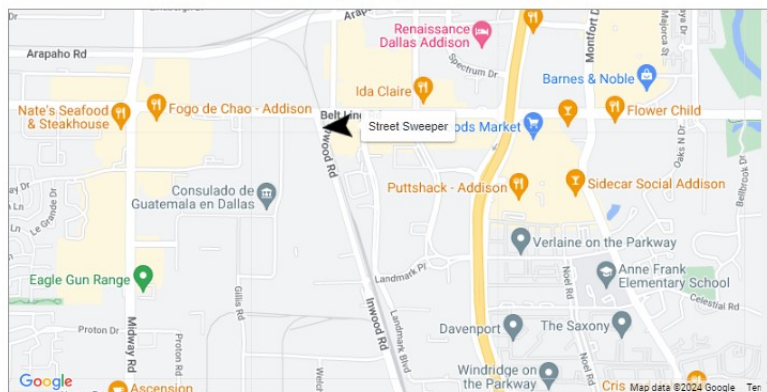


On Thursday, July 18, the Addison Fire and Police Departments teamed up with the Addison Athletic Club to cook up dinner for the community at an old-fashioned Hot Dog Social. Thanks to everyone who came to get a hot dog from our incredible public safety team!

Addison's New Sweeper Hits the Streets



Addison Street Sweeper Live Tracker



The new Addison-branded sweeper hit the streets this week. Want a closer look? You can find out where the truck is by checking out the [Street Sweeper Live tracking map](#).

As part of the 2023 - 2024 budget process, the City Council approved funding for a Town-owned street sweeper and a full-time operator. The Town had been contracting out the service to a vendor who swept major streets once a week, arterials bi-weekly, and residential areas monthly. Excluding the one-time initial investment in the street sweeper, the annual cost of operations is a slight cost savings over the contracted price with a significant increase in the level of service. We now can increase the frequency of residential sweeps and have the ability to sweep "on demand," reducing the amount of debris that enters the stormwater system.

Dallas Parkway Full Closure from Keller Springs to Arapaho Scheduled for Friday, July 26 at 7am to Monday, July 29 at 9pm



DART is planning a full north- and southbound closure of Dallas Parkway at the railroad tracks (between Keller Springs Road and Arapaho Road) from 7am on Friday, July 26 until 9pm on Monday, July 29 for work on the Silver Line. Crews plan to demolish the roadway and sidewalks, rebuild and install the track crossing, and restore landscaping. Please consider alternative routes during this time.

Have You Signed Up for the Addison Alert Program?

REGISTER FOR **EMERGENCY ALERTS** & MORE AT AddisonAlert.com



IF WE CAN'T REACH YOU, WE CAN'T ALERT YOU!

Receive alerts about severe weather and other emergencies in Addison by signing up for our Emergency Alert Program. This will enable the Town to provide you with critical information quickly by phone, text or email for a variety of situations such as severe weather, unexpected road closures, missing persons and evacuations of buildings or neighborhoods.

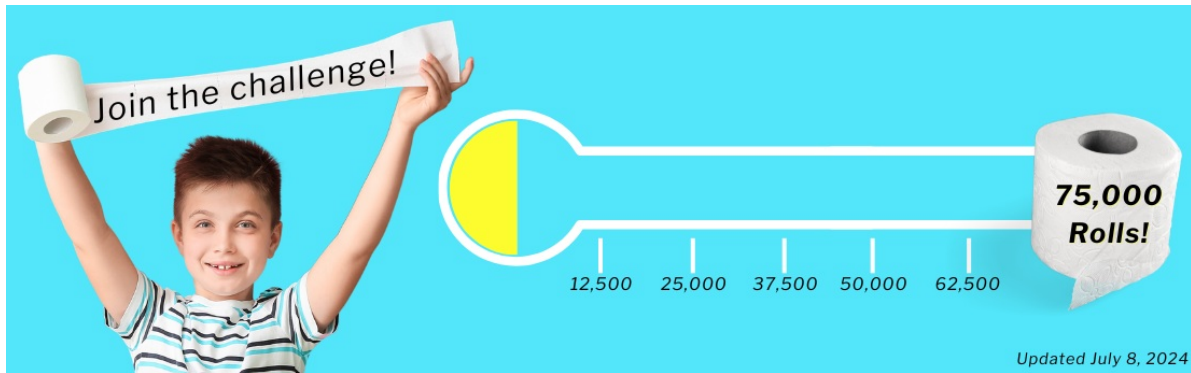
For questions contact Julie Winkler at jwinkler@addisontx.gov or call (972) 450-7228

Did you know you can register for mosquito spraying text notices through the Town's Emergency Alert Program? Not only do you receive alerts about severe weather and other emergencies in Addison when you sign up for [Addison Alert](http://AddisonAlert.com), you can also request to receive notices about mosquito spraying, road closures, and more.

If we can't reach you, we can't alert you!

[Register for Addison Alert](http://AddisonAlert.com)

Join Metrocrest Services "Let's Roll" Toilet Paper Challenge



Every year, toilet paper is one of the most requested yet most expensive items at the Metrocrest Services Food Pantry. Now, through National Toilet Paper Day, which is Monday, August 26, Metrocrest Services is on a mission to collect 75,000 rolls of toilet paper, helping to ensure its Food Pantry shelves stay stocked for the next six months.

There are several ways Addison residents can support this challenge:

1. **Drop off Donations at the Athletic Club.** Bring packaged toilet paper (no unwrapped rolls, please) to the Addison Athletic Club before August 25.
2. [Give a Donation.](#) Metrocrest Services can purchase toilet paper at a reduced rate.
3. [Shop the Amazon Gift List.](#) Shop Metrocrest Services' Amazon Gift List and have items shipped directly to the Food Pantry.

Thank you for your help supporting those in need.

Addison Citizens Academy Now Accepting Applications



Each year, residents learn about Town operations through the [Addison Citizens Academy](#). With behind-the-scenes tours and insightful presentations by Town leaders, students get an up-close and personal look at the inner workings that make Addison such a great place to live, work, and play.

Citizens Academy is an educational experience that teaches students how local government works and encourages active participation in the civic process and in shaping our community's future.

Addison Art Spotlight

Lost in Wisconsin



Lost in Wisconsin, created by Texas native Nic Noblique, was brought to Addison by the Addison Arbor Foundation in 2016. After Hurricane Ike devastated Noblique's Texas studio, he sculpted this piece from the scraps. The inspiration for the name and the shape came from relocating to Wisconsin following the disaster. Lost in Wisconsin is located at the corner of Beltway and Proton near the Addison Athletic Club.

Discover all of Addison's public art and hear more from the artists by downloading the [Otocast App](#)!

Upcoming Events

Mary Poppins Addison Theatre Centre July 17- 28

This classic tale of Mary Poppins based on the stories of P.L. Travers and the Disney film is the latest WaterTower Theatre production. Follow along with the Banks family as a musical nanny brings a spoonful of sugar to their home!

[Get Tickets](#)



WaterTower
Theatre

DISNEY & CAMERON MACKINTOSH'S

Mary Poppins

A Musical Based on the stories of P.L. Travers & the Walt Disney Film

JULY 17 - 28

Animal Control Adoption Day
Saturday, July 27
1 - 4pm
Addison Athletic Club

Come find your fur-ever friend at the Addison Animal Control Adoption Days! This monthly event, held on the last Saturday of every month, is the perfect way to get to know some of Addison's adoptable pets.



Addison Outdoors Free Pop Up
Yoga
Saturday, July 27
9am - 10am
Addison Circle Park

Grab your mat and get ready to stretch, hold, and flow in Addison Circle Park! Yoga with Addison Circle Yoga begins at 9am.

Silver Line Bi-Annual Meeting
Wednesday, July 31
6pm
Addison Conference Centre
15650 Addison Road

If you want to learn more about the progress of the Silver Line, don't miss DART's bi-annual Silver Line Update.



How to Stay Informed

Addison shares information with the community in a number of different ways. Here are some ways you can stay updated on the latest news:

Website:

- www.addisontexas.net: Find alerts and updates on the homepage and department-specific updates on department pages.
- www.addisontexas.net/Midway: Find information on the Midway Road Revitalization Project and subscribe for project email and text updates.
- www.addisonalert.com: Get alerts about severe weather and other emergencies in the Town of Addison, as well as register to receive updates on Town programs.

Social Media:

- [Addison Facebook](#)
- [Addison Instagram](#)
- [Visit Addison Facebook](#)
- [Addison Twitter](#)
- [Visit Addison Twitter](#)
- [NextDoor](#)

Addison Newsletters: For a description of and to subscribe to all of Addison's newsletters, click [here](#).

If you have specific questions, please contact Addison's Marketing Department at marketing@addisontx.gov.

Important Numbers and Websites

Town Hall:
972-450-7000

Non-emergency Police Dispatch:
972-450-7156

Missed Trash:
972-392-9300, Option 2

[Request Bulk Trash Pickup](#)

Athletic Club:
972-450-7048

[Addison Website](#)

Sign up for [Addison Alerts](#)

[Volunteer](#)

[List of Restaurants](#)

[Addison News](#)

[Community Crime Map](#)

[Watch City Council Meetings](#)

[Addison's PEG Channel](#)
(channel 99 for AT&T subscribers,
channel 16 for Spectrum subscribers)

[Register your Security Alarm](#)

[Report a Problem with Addison FixIT](#)

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