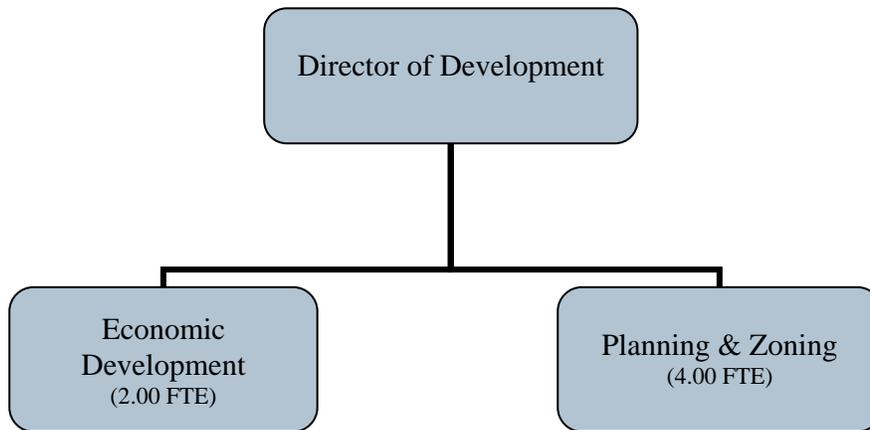
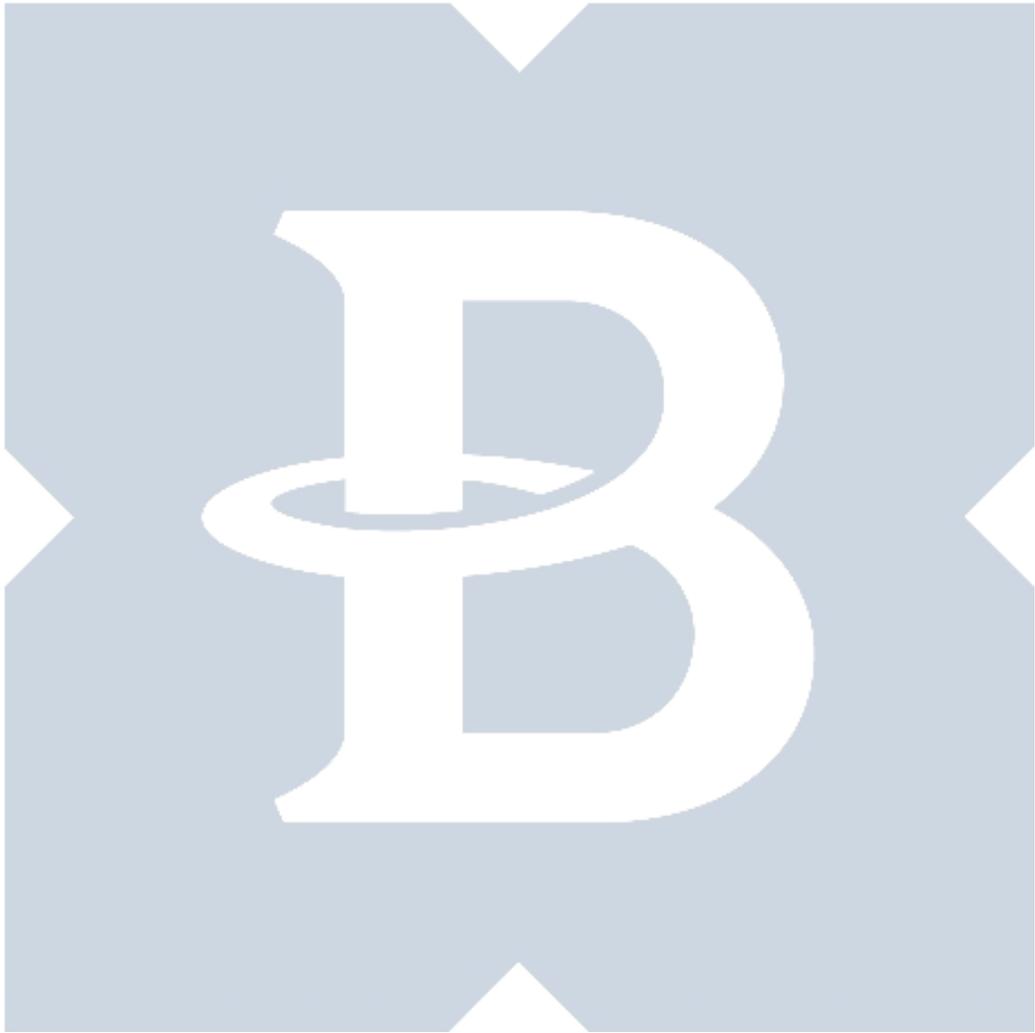


DEVELOPMENT



**City of Bedford
Development Organization Chart
FY 2013 – 2014**

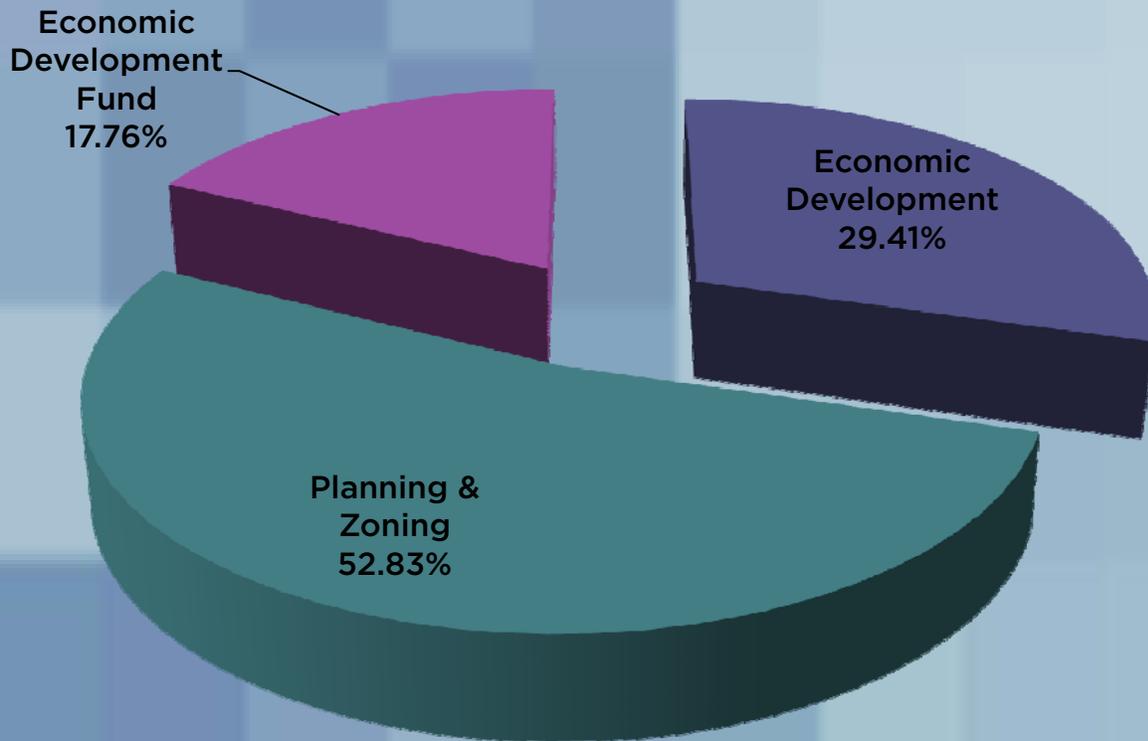




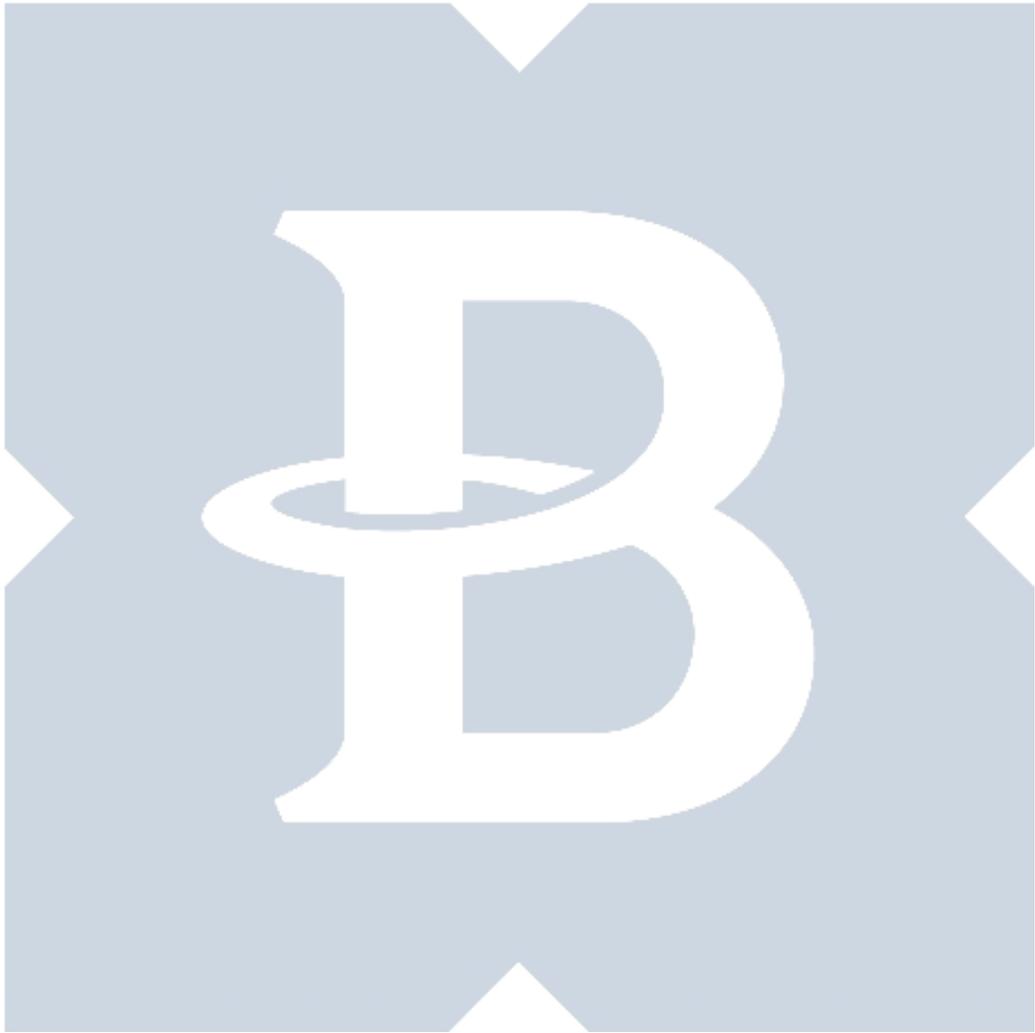
DEVELOPMENT

Total Expenditures

\$656,989

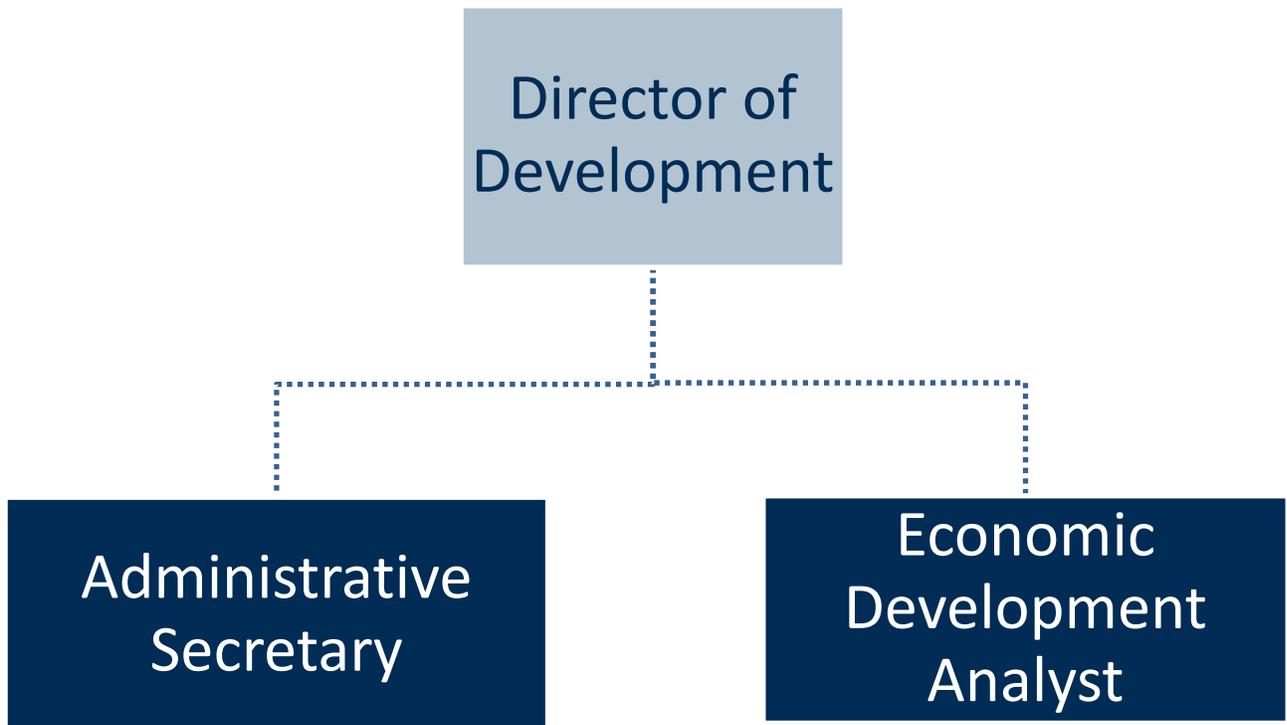


DIVISION	ACTUAL 11-12	BUDGET 12-13	BASE 13-14	REQUESTS 13-14	BUDGET 13-14
Economic Development	193,934	161,860	158,237	35,000	193,237
Planning & Zoning	338,817	353,381	344,242	2,860	347,102
Tourism	113,519	-	-	-	-
Economic Development Fund	-	180,205	116,650	-	116,650
TOTAL	\$646,271	\$695,446	\$619,129	\$37,860	\$656,989





**City of Bedford
Economic Development Division
FY 2013 – 2014**





City of Bedford
Program Summary
FY 2013-2014

Fund: General

Department: Development

Division: Economic Development

PROGRAM DESCRIPTION

The Economic Development Division is responsible for planning and implementing a program of activities that work to improve Bedford's economic well-being and quality of life. Emphasis is placed on improving the business climate through specific efforts in the following projects and activities: new development, redevelopment, workforce development, business retention and expansion, and small business development. Staff works independently and cooperatively to market Bedford, the HEB area, Northeast Tarrant County and the Metroplex region.

FY 2012-2013 HIGHLIGHTS

- Successfully negotiated and executed seven general Economic Development Agreements for business retention and recruitment.
- Successfully negotiated and executed a long-term Lease and Economic Development Agreement with Texas Industries, Inc. (TXI), a leading supplier of cement, concrete and aggregate, for TXI to relocate their corporate sales function to the City of Bedford.
- Coordinated study of the Central Bedford Development Zone (CBDZ).
- Launched new business-friendly website - Bedford4Business.com; and launched an enhanced version of Shop Bedford First.

FY 2013-2014 GOALS & OBJECTIVES

- To obtain favorable management decisions to invest human and capital resources in Bedford.
- To strive to develop a highly skilled and flexible workforce to meet the needs of the community's businesses by networking with education and business leaders and by taking an active role in identifying opportunities to enhance our workforce.
- To positively influence the growth and redevelopment of the City of Bedford's business community.
- To improve the economic well-being of the community by creating better jobs and/or retaining jobs that facilitate growth and provide a stable tax base.
- To take advantage of the opportunities revealed by the expansion of SH183, the North Tarrant Express.

FUTURE BUDGET CONSIDERATIONS

With the construction of the North Tarrant Express, staff has seen and expects to see an increase in development and redevelopment activity. With such activity, various types of studies and marketing initiatives may be helpful to capitalize on the opportunity. Feasibility studies for redevelopment, public/private partnerships, and an updated retail analysis are some examples. Based on the study for the Central Bedford Development Zone and its implementation, there may be a need for additional resources related to such plan.



City of Bedford
Program Summary
FY 2013-2014

Fund: General

Department: Development

Division: Economic Development

EXPENDITURE SUMMARY

	ACTUAL 10/11	ACTUAL 11/12	BUDGET 12/13	PROJECTED 12/13	BUDGET 13/14
Personnel Services	\$93,232	\$83,111	\$91,380	\$65,670	\$92,157
Supplies	7,678	13,823	20,140	20,420	17,650
Maintenance					
Contractual Services	39,293	97,000	50,340	49,440	83,430
Utilities					
Sundry					
Capital Outlay					
TOTAL:	\$140,203	\$193,934	\$161,860	\$135,530	\$193,237

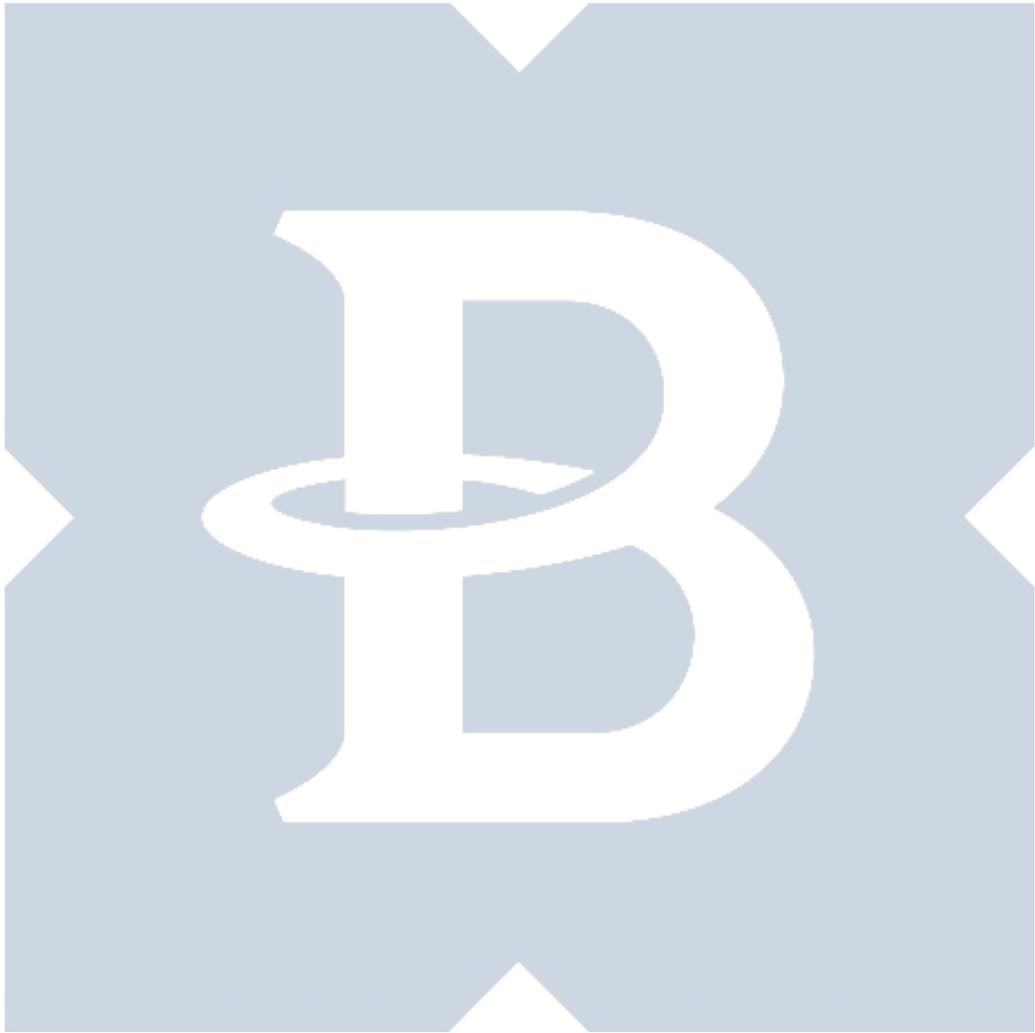
PERSONNEL SUMMARY

**Only budgeted positions are listed here. All positions (including frozen) can be found on the City-wide Position Summary.*

	ACTUAL 10/11	ACTUAL 11/12	BUDGET 12/13	PROJECTED 12/13	BUDGET 13/14
Administrative Secretary	1.00	0.80	1.00	1.00	1.00
Economic Development Analyst	1.00	1.00	1.00	1.00	1.00
*TOTAL:	2.00	1.80	2.00	2.00	2.00

SIGNIFICANT CHANGES

Supplemental for Central Bedford Development Zone Design Standards	\$35,000
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**City of Bedford
Planning & Zoning Division
FY 2013 – 2014**





City of Bedford
Program Summary
FY 2013-2014

Fund: General

Department: Development

Division: Planning & Zoning

PROGRAM DESCRIPTION

The purpose of the Planning and Zoning Division is to promote the health, safety, and general welfare of the community while balancing the growth and innovative enhancement of property relative to the City of Bedford's Comprehensive Plan.

FY 2012-2013 HIGHLIGHTS

- Assisted with the planning, zoning and platting of the following specific developments: new Chili's Restaurant; redeveloped existing McDonald's restaurant; new medical office building at 1916 Central Drive; and new HEB ISD Technical Career Center.
- Developed & obtained City Council approval on an ordinance amendment which allows Food Trucks to operate in the City of Bedford.
- Amended Zoning Ordinances for: Master Highway Corridor (MHC) Overlay District extension from SH121 southward through the SH183 corridor; and Group Home and Community Home languages.

FY 2013-2014 GOALS & OBJECTIVES

- To maintain a current, up-to-date Comprehensive Plan.
- To preserve and promote optimal use of residential and commercial properties by requiring conformance to the Comprehensive Land Use Plan.
- To efficiently utilize the Geographic Information System (GIS) regarding innovative strategies to demonstrate analyses.
- To maintain dependable, accurate record of development decisions of the Planning and Zoning Commission, City Council, Zoning Board of Adjustment, and the public.
- To continue intergovernmental coordination with other cities and governmental agencies to further the passion we have for the work we do for the City of Bedford.
- To continue to refine and redefine our internal processes and procedures to follow the ethical code of the City.

FUTURE BUDGET CONSIDERATIONS

Staff expects an increase in development and redevelopment activity as a result of the following activities :

- Reconstruction of SH 183 (North Tarrant Express);
- The study for the Central Business District and its implementation;
- Completion and findings of various Commercial Focus Area Studies.

With such activities and the resulting development and redevelopment expected, the case load for the Planning and Zoning Department, the Planning and Zoning Commission, and the Zoning Board of Adjustment may increase. This increased case load could necessitate additional resources, including additional staff, for notifications, case reviews, and meetings.



City of Bedford
Program Summary
FY 2013-2014

Fund: General

Department: Development

Division: Planning & Zoning

EXPENDITURE SUMMARY

	ACTUAL 10/11	ACTUAL 11/12	BUDGET 12/13	PROJECTED 12/13	BUDGET 13/14
Personnel Services	\$283,780	\$279,741	\$311,131	\$333,736	\$312,482
Supplies	2,816	3,953	5,150	5,150	5,150
Maintenance					
Contractual Services	50,147	55,123	37,100	37,200	29,470
Utilities					
Sundry					
Capital Outlay					
TOTAL:	\$336,743	\$338,817	\$353,381	\$376,086	\$347,102

PERSONNEL SUMMARY

**Only budgeted positions are listed here. All positions (including frozen) can be found on the City-wide Position Summary.*

	ACTUAL 10/11	ACTUAL 11/12	BUDGET 12/13	PROJECTED 12/13	BUDGET 13/14
Director of Development	1.00	1.00	1.00	1.00	1.00
Planning Manager	0.00	1.00	1.00	1.00	1.00
Planning & Zoning Coordinator	1.00	1.00	1.00	1.00	1.00
Geographic Info Systems (GIS) Technician	1.00	1.00	1.00	1.00	1.00
*TOTAL:	3.00	4.00	4.00	4.00	4.00

SIGNIFICANT CHANGES

Reduced line-item for Planning consultant services	(\$10,000)
Supplemental for Planning & Zoning Commission travel costs to annual conference	\$2,860



City of Bedford
Program Summary
FY 2013-2014

Fund: Economic Development

Department: Development

Division: Administration

PROGRAM DESCRIPTION

The Economic Development Fund is used to account for the revenue and expenditures related to economic development activities, particularly as they pertain to agreements made through Chapter 380 of the Texas Local Government Code and the City's Economic Development Incentive Policy and Program.

Under Chapter 380 of the Texas Local Government Code, the City Council is able to partner with local businesses using authorized tools, such as tax rebates, to provide incentive packages for business recruitment and retention. This fund is used to account for reimbursements upon verification of compliance with each agreement's parameters.

FY 2012-2013 HIGHLIGHTS

FY 2013-2014 GOALS & OBJECTIVES

To provide fiscal resources for payment of approved economic development incentives.

To positively influence the growth and redevelopment of the City of Bedford's business community.

To improve the economic well-being of the community by creating better jobs and/or retaining jobs that facilitate growth and provide a stable tax base.

FUTURE BUDGET CONSIDERATIONS



City of Bedford
 Program Summary
 FY 2013-2014

Fund: Economic Development

Department: Development

Division: Administration

EXPENDITURE SUMMARY

	ACTUAL 10/11	ACTUAL 11/12	BUDGET 12/13	PROJECTED 12/13	BUDGET 13/14
Personnel Services					
Supplies					
Maintenance					
Contractual Services			180,205	407,753	116,650
Utilities					
Sundry					
Capital Outlay					
TOTAL:			\$180,205	\$407,753	\$116,650

PERSONNEL SUMMARY

**Only budgeted positions are listed here. All positions (including frozen) can be found on the City-wide Position Summary.*

	ACTUAL 10/11	ACTUAL 11/12	BUDGET 12/13	PROJECTED 12/13	BUDGET 13/14
No personnel					
*TOTAL:					

SIGNIFICANT CHANGES

