



IN VIEW > DOWNTOWN FORT WORTH | JUNE 2020

In View is the quarterly newsletter of the Fort Worth Public Improvement District #1 and #14 (PID).
PID is a service of Downtown Fort Worth, Inc. (DFWI)

A MESSAGE FROM OUR PRESIDENT

I've heard people on TV and the internet asking about the coronavirus and our response to it: "What have we learned?" "Where do we go from here?" "What do we need to do?" "What's the plan going forward?"

These are difficult questions and it may be too early to answer them yet. But some of the answers are more apparent.



What have we learned? One thing we have learned is that Zoom meetings might work for a while in an emergency, but the creativity, spontaneity and multiplier effect of people working together in close proximity has gone missing. Our jumpy images, rigid agendas and ideas muted until someone allows us to speak are no replacement for people and imaginations working in collaboration, fertilizing ideas when they strike...together.

The internet helps us communicate, but the power and energy of human interaction is what brings ideas to life. This suggests a lot about the future of offices, office buildings and business. This pandemic will fade, as they always do, and we will learn much about limiting spread and whether shutting economies is wise or unwise. But the nature of human beings hasn't changed.

The thing that sets us apart hasn't vanished. We are much more productive, effective and efficient when we are together. In person.

Where do we go from here? Like the stock market graph, we bounce back. We will find our footing, start to fly again, go to conventions and to the grocery store...without masks. We will eat in crowded restaurants, dance in bars, frolic in fountains and pray shoulder to shoulder in pews. If we are vulnerable, we will take precautions as reason dictates. As I write this, Texas is in the second week of a systematic reopening. The next few weeks will be telling. But the evidence is clear, we are voting with our feet. And cleaner hands.

What do we need to do? Clearly we need more testing. I have been tested. Twice. And the test was the same both times. Antibodies positive. Coronavirus negative. But what of my wife who tested negative for both? My children? My father? My workmates? This virus seems to be a shape shifter and science needs to catch up. So we need to keep being careful. Not panicked. Careful...and considerate.

What's the plan going forward? Like all cities, Fort Worth was put

into suspended animation. And that may have been an unwanted blessing of sorts. It gave us all time to reflect. We thought of family, friends, life satisfaction, our jobs, other people's jobs, causes we believe in and a host of other things our busy lives don't give us the time to examine. But this virus did. And one of the questions I have heard is: What's the plan?

The Mayor has created a task force to accelerate our success coming out of the shutdown. The City and Chambers and Visit Fort Worth have strategic plans that they are drilling into. Downtown Fort Worth, Inc., the Near Southside and other parts of Fort Worth have district-specific plans. For Downtown, the plan includes:

- Intentionally accelerating the residential population of our center city. The shutdown revealed, once again, the importance of a robust downtown population.
- Recruiting offices and HQ's to Fort Worth's center city.
- Expanding the Convention Center and building a second headquarters hotel.
- Building a new municipal complex (with a new library.)
- Building out the 800 acres of the Trinity River vision/Panther Island.
- Repurposing the 40 acres of the almost-vacated Butler Place.
- Encouraging Texas A&M's ambitions in downtown.
- Encouraging TCC's growth in downtown.
- Expanding TexRail to the south.
- Building a beautiful Heritage Park experience on the bluff.
- And many more you can see on dfwi.org.

New plan items required by the virus, like small business assistance, filling retail and restaurant space and new safety protocols will be center stage for a time, but Downtown's big picture remains clearly in focus. The key strategies of our plan are still being pursued to create the most appealing place to work, live, visit and enjoy in North Texas.

We need to keep our eye on the ball and juggle all the others that are thrown our way.

Many thanks are due to all the helpful hands juggling alongside us.

Andy Taft
President, Downtown Fort Worth, Inc.

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*PID #1 and PID #14 are managed
by Downtown Fort Worth, Inc.*

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TEMPORARY SHELTERING IN THE FORT WORTH CONVENTION CENTER TO END MID-JUNE

Due to social distancing guidelines, shelters were forced to reduce the number of individuals they usually house. In accordance with its emergency plans, the City and partner agencies began operating a temporary shelter in the Fort Worth Convention Center (FWCC) on March 18 to address COVID-19 required distancing.

The shelter has been a cooperative effort of the Tarrant County Homeless Coalition, the DRC, JPS Health Network, MHMR, MedStar and the City's Public Events, Park & Recreation, Neighborhood Services, Police and Fire departments, and Directions Home program.

The City of Fort Worth is ramping down the use of the FWCC as an overflow emergency night shelter by reducing capacity weekly, and expects to end the shelter use on June 19. The 48 RVs adjacent to the FWCC that were used to house ill or suspected ill clients will also be removed by June 19. The city and homeless care providers' efforts to flatten the curve among the homeless population limited the need to use these quarantine facilities. As of May 19, nine people have stayed in the RVs.

On a nightly average during the height of its use, about 330 people had food, medical care and a place to sleep at the FWCC. City staff and others are working to find housing for the individuals. Some will return to shelters, and the City is looking for a location outside of Downtown that would act as temporary shelter for those who are ill or in need.

Convention Center cleaning will begin June 19, with the facility back in operation by July 3. General Worth Square will also be closed for maintenance for a similar period.



TEMPORARY SANITARY FACILITIES ADDED TO GENERAL WORTH SQUARE

Working with the City of Fort Worth, the Downtown PID installed portable restrooms and hand washing stations near the FWCC. While the arena was used as a temporary shelter, the population of homeless people using General Worth Square during the day increased. Understandably, the need for sanitary facilities for these people grew as well. These facilities will be removed when the arena emergency shelter is closed.

DOWNTOWN RESTAURANTS AND STORES ARE OPEN FOR BUSINESS



Which restaurants and retailers are open in Downtown Fort Worth? It's easy to find out.

DOWNTOWN RESTAURANTS
dfwi.org/downtown-dining-update

DOWNTOWN STORES
dfwi.org/downtown-shopping-update

DFWI RELEASES ANNUAL PUBLICATIONS

In any ordinary year, we would have released our Annual Report and State of Downtown publications in April with fanfare, celebrating a remarkable year gone by, and another remarkable year ahead. Needless to say, the economic forces that drive Downtown's real estate market segments, education, residential, transit and other social performance measures have been suppressed by our national and local efforts to flatten the epidemic spread curve. While the 2019 Annual Report and State of Downtown paint an enviable picture of economic momentum and success, 2020 will be a story of burden, fortitude, resilience and recovery. A remarkable year indeed...but not the kind we want.

The 2019 reports will help lenders, business leaders, policy makers and others understand where we were and, hopefully, accelerate decision-making around where we will go in those recovery efforts. The publications are available for download at dfwi.org/about/publications.

PLANNING CONTINUES FOR HERITAGE PARK PLAZA

In April, the Fort Worth City Council approved a \$1M match for continuing Heritage/Paddock Park and Courthouse area design. These funds will come from the 2014 Heritage Park bond allocation. Downtown Fort Worth Initiatives, Inc. (DFWII) has secured more than \$850,000 in private funds to apply toward the City's grant.



DFWII has published an RFQ for architectural, design and engineering services to finish the planning process in anticipation of a significant fundraising effort to take place in the coming years. For more information, visit dfwi.org/go/hp.

DOWNTOWN PROJECTS UPDATE



The Hemphill-Lamar Tunnel and Lamar St. 2-Way, are now complete. City road, water and sewer crews have been implementing planned improvements. Construction continues on new developments such as the AC Hotel, Burnett Lofts, The Jameson Apartments, The Kimpton Hotel, and Sandman Signature Hotel. For more information on Downtown projects, visit dfwi.org/projects.

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110k followers

Twitter.com/DTFortWorth
43k followers

Instagram.com/DowntownFortWorth
54k followers

#DowntownFortWorth



NOW OPEN IN DOWNTOWN

Al Dente Italian Trattoria – Downtown's newest restaurant opened in April at 910 Houston St. Stop by Al Dente for delicious Italian cuisine.

PID #1 Advisory Board

Larry Auth – Omni Fort Worth Hotel (Chair)
Rita Aves – Oil & Gas Building
Johnny Campbell – City Center Fort Worth
Gary Cumbie – The Cumbie Consultancy
Carlos De La Torre – Fort Worth Downtown Neighborhood Alliance
Jim Finley – Finley Resources Inc.
Taylor Gandy – Ron Investments, Ltd.
Marie Holliday, DMD – Flowers to Go in Sundance Square
Walter Littlejohn – The Fort Worth Club
Michelle Lynn – Building Owners & Managers Association
Renee Massey – Red Oak Realty
Don Perfect – ONCOR
Robbie Tawil – The Worthington Renaissance Fort Worth Hotel
Karen Vaughan – Nine Oak Investments
Joy Webster – MorningStar Capital
John Yeung – Sheraton Hotel Fort Worth

PID #1 FY 2020 Advisory Board Meetings:

3Q Meeting - Wednesday, July 8, 2020, 9 AM*

4Q Meeting - Wednesday, October 7, 2020, 9 AM

PID #14 Advisory Board

Tom Struhs – Westford Builders (Chair)
Kent Bogle – Villa de Leon
Jeff Fulencheck – Carleton Residential Properties
Anthony Renda – Trinity Bluff Development, LTD.

PID #14 FY 2020 Advisory Board Meetings:

3Q Meeting - Thursday, July 9, 2020, 9 AM*

4Q Meeting - Thursday, October 8, 2020, 9 AM

Advisory Board Meeting Location:

Downtown Fort Worth, Inc.

777 Taylor St., Suite 100

Fort Worth, TX 76102

**Public participation will be available virtually. For virtual meeting information, email matt@dfwi.org.*

Any changes to the meetings listed above will be posted on dfwi.org/about/pid

DOWNTOWN AMBASSADORS ON THE STREETS

MARCH - MAY 2020

3,351 hospitality
assists



347 clean team
referrals

24 motorist
assists

554 business
contacts

24 safety
escorts

53 umbrella
escorts



Downtown Ambassadors Hours:
Sunday - Saturday 7 am - 12 am

Contact:
Ambassador@dfwi.org
On Duty Supervisor 817-484-3723

The data from this timeframe has been affected by the decrease in Downtown visitors, and increase in social distancing protocols for the Ambassadors due to COVID-19.



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PID SERVICES CONTINUE TO MAKE OUR CITY CLEANER, SAFER AND MORE INVITING

As we all have been doing our part to flatten the curve, Downtown Fort Worth's Clean Team and Ambassadors have been carrying out their duties, from sweeping streets to mowing and planting to collecting recyclables. In April, crews completed the regular spring planting as thousands of gorgeous petunias found a new home in flower beds all around Downtown. Our Downtown Ambassadors are still patrolling the streets, answering a myriad of questions from workers, residents, visitors and guests. These teams have also taken on new tasks designed to keep the center city safer:

- At the request of the City of Fort Worth, crews have begun to sanitize high-touchpoint places like trash cans, hand rails, benches and parking meters.
- Pressure-washing crews are using new sanitizing solutions, focusing on places with higher foot traffic such as the city core and areas surrounding the Fort Worth Convention Center.
- To encourage social distancing, tables and chairs have been temporarily removed from our Downtown parks.

We want to thank all of the dedicated people who work so hard to help make Downtown Fort Worth such a special place!

