

# Win-Win

A Roundtable Discussion of Economic Development Success Stories

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1

## MEET THE PANEL – ROB KILLEN



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Rob Killen

- *Founding Partner, Killen, Griffin & Farrimond*

**KGFF** KILLEN, GRIFFIN & FARRIMOND  
ATTORNEYS AT LAW

2

## MEET THE PANEL – TYLER WALLACH

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Tyler Wallach

- *Senior Assistant City Attorney, City of Fort Worth*



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3

## MEET THE PANEL – SARAH LANDIAK

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Sarah Landiak

- *Shareholder, Winstead PC*



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4

## ECONOMIC DEVELOPMENT TOOLS

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- State law provides for myriad economic resources and incentives to encourage development or re-development of lands or to provide heightened services in an area:
  - Chapter 380 grants
  - City/County project participation
  - Credits of impact and other fees
  - Stand-alone development districts
    - MUD, FWSD, MMD, WCID, etc.
  - Public improvement districts (PIDs), including Ch. 382 “Super PIDs”
  - Tax Increment Investment Zones (TIRZs)

*...This panel will focus on Districts, PIDs, TIRZs, and 380 programs*

5

## DEVELOPMENT DISTRICTS

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- Independent political subdivisions of the state
  - Cover a distinct geographical area
  - Governed by an elected board of directors
  - Provide water, sewer, drainage, roadway, and (some) park facilities
  - Levy taxes and issue bonds to reimburse developer
  - Chapter 49, Texas Water Code (among others)
- FUN FACTS:**
- Over 2,500 in Texas
  - Many larger than cities
  - Huge presence in Houston area, but exist state-wide

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6

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