

Meeting Summary

NAS JRB Fort Worth Regional Coordination Committee

April 21, 2025

1:30 p.m.

**Westworth Village City Hall
311 Burton Hill Rd.
Westworth Village, TX 76114**

The Naval Air Station Joint Reserve Base Fort Worth (NAS JRB Fort Worth) Regional Coordination Committee (RCC) convened at 1:30 p.m. on April 21, 2025. The meeting was hosted by the City of Westworth Village.

Voting Members in Attendance

Councilmember Dr. Larry Marshall, Chair, City of Benbrook
Dan Chisholm, Vice Chair, City of River Oaks
Jeff James, Secretary, City of White Settlement
Councilmember Gary Stuard, Treasurer, City of Lake Worth
Councilmember Macy Hill, City of Fort Worth
Brian Libbey, City of Westworth Village
Councilmember Laura Mackey, City of Benbrook
Dillon Maroney, Tarrant County
Councilmember Paul Moore, City of White Settlement
Councilmember Phillip Poole, City of Westworth Village

Non-Voting Members in Attendance

Ken Botts, White Settlement Area Chamber of Commerce
Mike Coleman, At-Large
Courtney Holt, The Office of Senator Kelly Hancock
Capt. Beau Hufstetler, NAS JRB Fort Worth
Dan Kessler, North Central Texas Council of Governments
Kit Marshall, Greater Fort Worth Association of Realtors
Bruce Stacy, Fort Worth Air Power Council
Maritta Sumner, Governor's Committee to Support the Military

Others Present

Brandy Barrett, City of Westworth Village
Jan Brown, River Oaks
Joaquin Castillo, City of Fort Worth

Chief Chris Cook, White Settlement Police Department
Charlie Crippliver, Airpower Foundation
Christy Dull, The Office of Councilmember Michael D. Crain
Phil Dupler, Trinity Metro
Jennifer Harnish, Streams & Valleys
Bowie Holland, Streams & Valleys
Doug Howard, City of Benbrook
Capt. Lena Kaman, NAS JRB Fort Worth REDCOM
Sarah Kelty, Greater Fort Worth Association of Realtors
Isaac Manning, Jr., Streams & Valleys
Joel McElhany, City of Fort Worth
Stephen Murray, City of Fort Worth
James Myrick, City of River Oaks
Amelia Owre, NAS JRB Fort Worth
Alyssa Roorda, Fort Worth Tru/Homez
Tomi Root, The Office of Congressman Craig Goldman
William Schroeder, Naval Information Force Reserve
Jim Smith, City of Lake Worth
Tommy Thompson, Neighborhood Association on South Lake Worth
Jim Wilson, Benbrook
Jing Yang, City of Fort Worth
Faron Young, Mayor, City of White Settlement

NCTCOG Staff in Attendance

Jessica Cordova
Kyle Roy
Amanda Wilson

Meeting Summary Outline

1. Pledge of Allegiance and Texas Pledge
2. Welcome and Introductions
3. Approval of January 27, 2025, Meeting Summary (Action)
4. Tenant Command Presentation: REDCOM
5. Bomber Spur Update
6. Strategic Parcel Acquisition & Reuse Program & Security Projects
7. Federal Grants Update
8. Development Review Tool Projects
9. NAS JRB Fort Worth Update
10. Staff Reports, Amanda Wilson, NCTCOG
 - Transportation Project Implementation Update, Dan Kessler, NCTCOG
 - Scheduling Update
 - Media Alerts
 - Correspondence
 - Attendance Report
11. Public Comments

Item 1. Pledge of Allegiance and Texas Pledge

Chair Larry Marshall called the Committee to order at 1:30 p.m.

Item 2. Welcome and Introductions

The Chair opened the meeting with committee and audience member introductions. The Chair introduced Councilmember Gary Stuard as the Committee's new treasurer.

Item 3. Approval of January 27, 2025 Meeting Summary (Action)

The motion to approve the meeting summary was made by Councilmember Macy Hill. Dillon Maroney seconded the motion. The motion passed unanimously.

Item 4: Tenant Command Presentation: REDCOM

The Chair introduced Capt. Lena Kaman, who presented about REDCOM, also known as Readiness and Mobilization Command. Capt. Kaman is the commander for the US Navy's REDCOM region centered in Fort Worth. The Navy Reserve has 10,000 active reservists who supplement active-duty Navy during times of conflict. REDCOM's mission is administrative readiness, not warfighting; for example, the command is responsible for ensuring reservists receive medical and dental examinations and pay and benefits. There are 106 Navy Reserve Centers, and Capt. Kaman oversees 18 reserve centers in the Fort Worth region with a staff of 68 people, including 11 officers. The region has more than 7,500 reservists.

Dan Kessler asked about NAS JRB Fort Worth's strategic value to REDCOM, and Capt. Kaman said its central geographic location is important. Dan thanked Capt. Kaman and REDCOM for their role in preparing and equipping reservists.

Item 5. Bomber Spur Update

Dan Kessler introduced the item and reviewed the project's history as a former rail line that is being converted into a trail that will tie in to the Regional Veloweb. He provided an update on the portion of the trail north of IH 30 that parallels SH 183; this section is included in TxDOT's SH 183 study. Dan said one challenge for the design is improving SH 183 interchange with Pumphrey Drive and Roaring Springs Road, and he showed the proposed design from AECOM, the study's consultant. Unfortunately, the study has been placed on temporary hold due to financial challenges. An additional challenge for the design is taking the trail across IH 30 as part of an \$800 million corridor project that is still in the design process. He then reviewed proposed configurations for the trail at IH 30.

Joel McElhany, Assistant Director of Parks & Recreation at the City of Fort Worth, then provided an update on the section of the trail south of IH 30. This section is much further along in development, and Streams & Valleys has been an important partner, and there is lots of community support. Funding for both phases of the project is through federal grants and Fort Worth's 2022 bond program. Phase 1 of the project will extend Bomber Spur to Camp Bowie; development began in 2023, and the engineering has been completed with letting expected in July. Phase 2 will run from Camp Bowie down to W. Vickery Blvd. An engineering consultant will be selected this summer. Both phases are expected to be completed before 2028. Mr. McElhany reviewed the crossings for each phase and also discussed the complex land acquisition process for this project.

Former Benbrook councilmember Jim Wilson, who has championed the Bomber Spur project, thanked NCTCOG, Fort Worth, and Streams & Valleys for their work, and encouraged everyone to think about trails as a former of transportation and not just recreation. He expressed concern about the IH 30 design and asked staff to consider moving the Bomber Spur crossing east at an easier point. Mr. McElhany said the option had been considered in talks with TxDOT. Dan explained the steep incline farther east is a challenge, and he also said traffic speeds are a concern along Westworth Blvd. He said the design process needs to explore these options and creative solutions are needed.

Jennifer Harnish, Chair for Streams & Valleys, explained their organization's mission and how the Bomber Spur project fits into their masterplan. She then introduced and screened a video about the trail featuring Councilmember Michael Crain and Fort Worth Mayor Mattie Parker.

Item 6. Strategic Parcel Acquisition & Reuse Program & Security Projects

Dan Kessler provided a comprehensive update on the Strategic Parcel Acquisition & Reuse Program (SPARP) and related fence line security projects. He reviewed the history of BRAC and economic importance of NAS JRB Fort Worth and the defense sector to Tarrant County and explained how the Office of Local Defense Community Cooperation's program for Joint Land Use Studies had equipped the RCC and NCTCOG staff to implement SPARP. Dan also explained how three specific incompatible parcels along the base's southern runway in the Clear Zone and Accident Potential Zone I (APZ) were prioritized for acquisition in order to make the parcels compatible and, thus, reduce the risk of a crash or security incident.

Therefore, NCTCOG and the Regional Transportation Council (RTC) entered into an interlocal agreement with the City of White Settlement to acquire two of the incompatible parcels, which were in private ownership. The RTC provided the funding for White Settlement to make the acquisition, and White Settlement is maintaining the parcels while it works with the Department of Defense (DoD) to release the portion located in the Clear Zone to NAS JRB Fort Worth. White Settlement has rezoned the portions of

the property located in the APZ and will be able to lease them for compatible uses with NCTCOG approval; leasing revenues will be split between the city and NCTCOG.

The owners of the third parcel opposed a sale but agreed to a land swap agreement; in exchange for the portion of their property in the Clear Zone, the owner accepted a portion of the adjacent rezoned parcel in the APZ. The portion in the Clear Zone will subsequently be released to the DoD. NCTCOG and the RTC provided funding for site improvements and security fencing necessary for completing the land swap. Dan then showed several aerial and street-level photos demonstrating the improvements to maintenance and security at all three parcels. Negotiations to release the portions of the parcels in the Clear Zone continue.

Item 7: Federal Grants Update

Amanda Wilson provided an update on several current grant projects. First, she said the Community Noise Mitigation Program grant award was almost finalized, pending resolution of budgeting details. The Office of Local Defense Community Cooperation (OLDCC) has announced that a second round of funding will become available later this spring. Staff have reached out to Fort Worth ISD to see if they are still interested in submitting an application for funding, since they were not able to meet the deadline for the first round. In addition, OLDCC has also said they will release the Notice of Funding Opportunity for the Defense Community Infrastructure Program this spring.

Finally, Amanda said work on the NCTCOG's FEMA Building Resilient Infrastructure and Communities (BRIC) Program direct technical assistance grant (DTA) had concluded. FEMA and its consultants were able to identify several flooding sites around the base and propose solutions. Amanda then provided an overview of the proposed improvements. The team had hoped to use this information to apply for additional FEMA grant funding; however, the new presidential administration has cancelled the BRIC Program. Staff believe the DTA grant resulted in useful information for both NCTCOG, NAS JRB Fort Worth, and the cities of White Settlement and Westworth Village, and staff will work with these parties to pursue future funding if it becomes available through different programs.

Item 8. Development Review Tool Projects

Kyle Roy reviewed projects recently submitted to the RCC Development Review Tool.

City of Lake Worth, Project 170—The project is a replat combining three existing residential lots into one residential lot. The properties are located on Apache Trail at its intersection with Dakota Trail, and the existing structures on these properties have been torn down. The properties fall within the 75 dB Noise Contour and lie within the Accident Potential Zone (APZ) I of NAS JRB Fort Worth. Residential structures are not compatible in the APZ I or 75 dB Noise Contour. However, the action does take a positive step towards compatibility since the JLUS recommendation is to decrease density within the APZ I. In addition, the developer should coordinate with city staff and the base to ensure recommended sound attenuation measures are taken when a new structure is added in the future. Comments and votes from RCC members and their delegates supported the staff assessment.

City of Lake Worth, Project 171—The project is zoned for single family and has a vacant residential structure on it, but the property owner is requesting a zoning change to light industrial. The property is located at 3333 Dakota Trail at its intersection with Apache Trail. The property falls within the 75 dB Noise Contour and lies within the Accident Potential Zone (APZ) I of NAS JRB Fort Worth. Many light industrial uses are compatible in the APZ I, and the zoning change from a single-family residential use to a light industrial use is a positive step toward compatibility since residential structures are not compatible within

the APZ I. Since the project is located in the 75 dB Noise Contour, U.S. Department of Defense guidelines encourage the developer to coordinate with city staff and the base to incorporate sound attenuation measures resulting in a Noise Level Reduction (NLR) of 30 dB for portions of these buildings where the public is received, office areas, noise sensitive areas or where the normal noise level is low. Comments and votes from RCC members and their delegates supported the staff assessment.

City of Lake Worth, Project 172—The project is a vacant single family residential property which has never been platted. The property owner intends to build a residence on each lot, so it must be platted. The property is located at 7007 Clarke Dr. and 4517 Williams Spring Rd., at the southwest corner of that intersection. The property falls within the 70 dB Noise Contour and lies within the Accident Potential Zone (APZ) II of NAS JRB Fort Worth. Since the project is located in the 70 dB Noise Contour, U.S. Department of Defense guidelines encourage the developer to coordinate with city staff and the base to incorporate sound attenuation measures resulting in a Noise Level Reduction (NLR) of 30 dB for any residential structures. In addition, single detached residential units are permitted within the APZ II, but the recommended density is 1-2 domicile units per acre. Comments and votes from RCC members and their delegates supported the staff assessment.

Item 9. NAS JRB Fort Worth Update

Capt. Beau Hufstetler announced that the base's Community Planning Liaison Officer, Amelia Owre, would be stepping down from her role after the base's Civic Leaders' Day on May 15. He recognized her and thanked her for her contributions. Ms. Owre thanked everyone for their partnership, and Dan Kessler also recognized her. He announced that NAS JRB Fort Worth won the 2024 Installation Excellence Award in the category for small Navy bases. In addition, he said the base had passed its large security assessment with high scores. He said construction on new security fences and additional quality of life improvements had begun at the base's front gate; minimal traffic impacts are expected. A \$2 million renovation of some of the barracks is nearing completion, and the base's daycare center is having a new floor installed; they are currently seeking funding for a major renovation of the daycare center. The Navy 10-miler will be run on May 3.

Item 10. Staff Reports

- **Transportation Project Implementation Update, Dan Kessler, NCTCOG**
 - Meandering Road: Dan Kessler said right of way and parcel acquisition were nearly complete. He reviewed two properties that were acquired, The Black Angus and the Quickway convenience store. Negotiations will close on April 28, and the acquisition process will be complete by mid-May. Since 2017, the cost of the project has increased by \$4 million to \$25 million. The RTC will provide the funding to cover the increase; however, the funding allocation process will shift the start of construction from October 2025 to spring 2026.
- **Scheduling Update:** The next RCC meeting will take place Monday, July 21, 2025, at the Lake Worth Multi-Purpose Facility.
- **Media Alerts:** Included in the packets.
- **Correspondence:** Included in the packets.
- **Attendance Reports:** Included in the packets.

Item 11. Public Comments

There were no public comments.

NAS JRB Fort Worth Regional Coordination Committee

Public Comment Sheet

Instructions:

1. Please mark the box indicating whether you would like to make an oral comment, a written comment, or both oral and written comments, and if you would like to be added to the mailing list.
2. Please fill in your name and affiliation along with address (postal and email).
3. If you are submitting a written comment, please write your comment on this form.
4. Please return this form to any NCTCOG employee.

- ☐ I wish to make an oral comment at the public meeting.
☐ I wish to submit a written comment at the public meeting.
☐ I wish to make both oral and written comments at the public meeting.
☒ I wish to be added to the NAS JRB Fort Worth Regional Coordination Committee's interested parties email notification list.

Name/Affiliation Darren Houk / City of River Oaks Mayor
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Please provide written comments below. You may use the back of this page if you need additional space.

As a city, what can we do to let
everyone who work on the base know
that we want them in our city?
We want them in our stores, restaurants
and homes. Is there a way we can
promote River Oaks on your base.

To submit comments or questions by mail, fax, or e-mail, please send to: NCTCOG, c/o Amanda Wilson, P.O. Box 5888, Arlington, TX 76005-5888 Phone: (817) 695-9284 Fax: (817) 640-3028 E-mail: awilson@nctcog.org
Website: <http://www.nctcog.org/jlus> The work of the NAS JRB Fort Worth Regional Coordination Committee is comprised of Tarrant County and the cities of Benbrook, Fort Worth, Lake Worth, River Oaks, Sansom Park, Westworth Village, and White Settlement.



North Central Texas
Council of Governments