

BILL ANALYSIS

C.S.H.B. 4628
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Urban Affairs
Committee Report (Substituted)

BACKGROUND AND PURPOSE

It has been suggested that an area located within Parker County and Tarrant County would benefit from the creation of management district. C.S.H.B. 4628 seeks to provide for the creation of such a district.

CRIMINAL JUSTICE IMPACT

It is the committee's opinion that this bill does not expressly create a criminal offense, increase the punishment for an existing criminal offense or category of offenses, or change the eligibility of a person for community supervision, parole, or mandatory supervision.

RULEMAKING AUTHORITY

It is the committee's opinion that this bill does not expressly grant any additional rulemaking authority to a state officer, department, agency, or institution.

ANALYSIS

C.S.H.B. 4628 amends the Special District Local Laws Code to create the Veale Ranch Municipal Management District No. 1 to provide certain improvements, projects, and services for public use and benefit. The bill provides for, among other provisions, the addition and exclusion of land by the district and the district's division and dissolution. The district's powers and duties include, subject to certain requirements and a development agreement as applicable, the authority to disburse and transfer money, issue obligations, impose assessments and operation and maintenance taxes, and take certain actions relating to parking facilities and rail facilities. If the bill receives a two-thirds vote of all the members elected to each house, the district is authorized to exercise the power of eminent domain in a specified manner but is prohibited from exercising the power of eminent domain if the bill does not receive such a vote.

EFFECTIVE DATE

On passage, or, if the bill does not receive the necessary vote, September 1, 2021.

COMPARISON OF ORIGINAL AND SUBSTITUTE

While C.S.H.B. 4628 may differ from the original in minor or nonsubstantive ways, the following summarizes the substantial differences between the introduced and committee substitute versions of the bill.

The substitute changes the definition of "city" from the City of Fort Worth, as defined in the original, to any municipality in the corporate limits or extraterritorial jurisdiction of which the district is located.

The substitute changes the expiration date of the term of the initial board of directors from June 1, 2023, or June 1, 2025, as applicable, to June 1, 2022, or June 1, 2024, as applicable.

The substitute includes additional territory in the metes and bounds of the district that was absent from the original.