

**AGENDA**  
**CITY COUNCIL MEETING**  
**MAY 28, 1997**  
**CITY OF DALLAS**  
**1500 MARILLA**  
**COUNCIL CHAMBERS, CITY HALL**  
**DALLAS, TEXAS 75201**  
**9:00 A. M.**

Invocation and Pledge of Allegiance (Council Chambers) **[97-1700]**

Agenda Item/Open Microphone Speakers **[97-1701]**

VOTING AGENDA

1. Approval of Minutes of May 14, 1997 **[AND MAY 21, 1997 APPROVED; 97-1702]**

CONSENT AGENDA **[97-1703]**

**AUTHORIZATIONS RELATED TO CONSTRUCTION PROJECTS**

Engineering and Architectural Contracts

2. Authorize a professional services contract with Edward Just Associates for a feasibility study of various renovation/expansion options for the Dallas Love Field, Main Terminal, Baggage Wing, located at 8008 Cedar Springs Road - \$87,163 - Financing: Aviation Capital Construction Funds **[APPROVED; 97-1704]**
3. Authorize a professional services contract with APM & Associates, Inc. to provide engineering services for the replacement of water mains and rehabilitation or replacement of wastewater mains in an area bounded by I.H. 30, Walton Walker Boulevard, Kiest Boulevard and Corinth Road - \$219,358 - Financing: Water Utilities Bond Funds **[APPROVED; 97-1705]**

CONSENT AGENDA (Continued)

## AUTHORIZATIONS RELATED TO CONSTRUCTION PROJECTS (Continued)

Authorization of Contracts

4. Authorize a contract for the construction of erosion control improvements for Woody Branch, Phase VI-B, located at: 318, 326, 728, 736, 806 Glen Oaks Boulevard and 5901, 5905, 5909, 5915 Hunters View Lane - Craig Olden, Inc., lowest responsible bidder of three - \$439,501 - Financing: 1995 Bond Funds **[APPROVED; 97-1706]**
5. Authorize a contract for the construction of alley improvements for the alley between Pentagon Parkway, Wolcott Drive and Talco Drive from Bronx Avenue to Veterans Drive - Roadway Engineering and Construction, Inc., lowest responsible bidder of five - \$166,128 - Financing: 1995 Bond Funds (\$135,223), Water Utilities Capital Construction Funds (\$2,150), Water Utilities Bond Funds (\$28,755) **[APPROVED; 97-1707]**
6. Authorize a contract for the replacement of water and wastewater mains in the alleys of Hartsdale Drive, Westmount Avenue, Kingston Street, Brandon Street, Marlborough Avenue and Brighton Avenue - Horseshoe Construction, Inc., lowest responsible bidder of eight - \$1,596,590 - Financing: Water Utilities Bond Funds **[APPROVED; 97-1708]**

Construction Miscellaneous

7. Authorize rejection of bids received and readvertisement for site development at Emerald Lake Park - Financing: No cost consideration to the City **[APPROVED; 97-1709]**
8. Authorize calling of a benefit assessment hearing to be held on August 13, 1997 for street paving and storm drainage improvements on Wheatland Road from Mountain Creek Parkway to 490 feet West of County View Road Phase II - Financing: No cost consideration to the City **[APPROVED; 97-1710]**
9. Authorize calling of a benefit assessment hearing to be held on August 27, 1997 for street paving, storm drainage, water and wastewater main improvements on Bond Avenue from Jefferson Boulevard to Davis Street - Financing: No cost consideration to the City **[APPROVED; 97-1711]**
10. Authorize an amendment to the Interlocal Agreement with the Texas Department of Transportation for construction of intersection improvements on Commonwealth Drive at Interstate 35E increasing the amount by \$40,130, from \$500,000 to \$540,130 - Financing: Private Funds **[APPROVED; 97-1712]**
11. Authorize a participation agreement between the City of Dallas and Fairway Capital Partners, Limited for construction of a traffic signal at Pepper Square/Preston-Belt Line Shopping Center Driveway and Preston Road - \$70,000 - Financing: Private Funds **[APPROVED; 97-1713]**

CONSENT AGENDA (Continued)

## AUTHORIZATIONS RELATED TO CONSTRUCTION PROJECTS (Continued)

Construction Miscellaneous (Continued)Alabama Avenue from Elmore Avenue to Illinois Avenue

12. \* Authorize street paving, storm drainage, water and wastewater main improvements; provide for partial payment of construction cost by assessment of abutting property owners; and authorize an estimate of the cost of the improvements to be prepared as required by law. **[APPROVED; 97-1714]**
13. \* Authorize approval of specifications, estimate of cost and authorize advertisement for bid - Financing: No cost consideration to the City **[APPROVED; 97-1715]**

## LAND ACQUISITION

14. Authorize the purchase, from Phillip J. McRae, of approximately 5,754 square feet of land improved with a 1-story structure, located on Denton Drive between Burbank Street and Brookfield Avenue, in accordance with the Dallas Love Field Policies - \$54,000 - Financing: Aviation Capital Construction Funds **[APPROVED; 97-1716]**

## LAND MISCELLANEOUS

15. Authorize a one (1) year lease of approximately 610 square feet of terminal space (Gate 21) and 5,000 square feet of ramp space with Casino Airlines, Inc. at Dallas Love Field - Revenue: \$6,485 annual rental income **[APPROVED AS AN INDIVIDUAL ITEM; 97-1717]**
16. An ordinance abandoning Greenwood Street and alley rights-of-way to Baylor Health Care System, the abutting owner, containing approximately 23,000 square feet of land, located near the intersection of Live Oak Street and Floride Street, and providing for the dedication of approximately 5,453 square feet of land needed for street right-of-way and authorizing the quitclaim - Revenue: \$118,574 plus the \$20 ordinance publication fee **[APPROVED; 97-1718; ORDINANCE 23127]**
17. An ordinance closing and vacating a portion of Pearl Expressway, containing approximately 15,298 square feet of land, located between Taylor Street and Marilla Street Extension for consolidation into the Farmers Market - Financing: No cost consideration to the City **[DEFERRED UNTIL 06/11/97; 97-1719]**
18. An ordinance abandoning a portion of Taylor Street right-of-way to East End Market Place, Ltd., the abutting owner, containing approximately 2,050 square feet of land, located near its intersection with South Central Expressway and authorizing the quitclaim - Revenue: \$13,940 plus the \$20 ordinance publication fee **[DEFERRED UNTIL 06/11/97; 97-1720]**

CONSENT AGENDA (Continued)

## LAND MISCELLANEOUS (Continued)

19. An ordinance abandoning a wastewater easement to Intervest-Bradford, Ltd., the abutting owner, containing approximately 2,122 square feet of land, located near the intersection of Keller Springs Road and Knoll Trail Drive and authorizing the quitclaim - Revenue: \$650 plus the \$20 ordinance publication fee **[APPROVED; 97-1721; ORDINANCE 23128]**
20. An ordinance abandoning portions of wastewater easements to St. Andrews Phase II, Ltd., the abutting owner, containing approximately 9,152 square feet of land, located near the intersection of Vantage Point Drive and Greenville Avenue and authorizing the quitclaim - Revenue: \$650 plus the \$20 ordinance publication fee **[APPROVED; 97-1722; ORDINANCE 23129]**
21. An ordinance abandoning a portion of Talmadge Lane right-of-way to Hillcrest Church, the abutting owner, containing approximately 11,937 square feet of land, located near its intersection with Hillcrest Road and authorizing the quitclaim - Revenue: \$81,172 plus the \$20 ordinance publication fee **[DEFERRED UNTIL 06/11/97; 97-1723]**
22. An ordinance closing and vacating an alley and Inge Street rights-of-way, containing approximately 35,628 square feet of land, located at the intersection of Love Field Drive and Inge Street, for consolidation with the adjacent city-owned property - Financing: No cost consideration to the City **[APPROVED; 97-1724; ORDINANCE 23130]**
23. Authorize an amendment to Resolution No. 96-3899, approved by Dallas City Council on December 11, 1996, by adding 35,628 square feet of land to the Fifth Amendment of Southwest Airlines Company's (SWA) Headquarters Lease and 35,754 square feet of land to the Fifth Amendment of SWA Maintenance Base Lease, wherein, all terms and conditions of the Fifth Amendments, as approved in Resolution No. 96-3899, remain in effect and shall apply to the land to be included therein - Revenue: \$14,277 annually **[APPROVED; 97-1725]**
24. An ordinance granting a revocable license to Martin and Stone, Inc. and Martin News Agency, Inc. for the use of approximately 496 square feet of land to install and maintain an aerial computer and telephone communication cable over Gemini Lane located near its intersection with Royal Lane - Revenue: \$350 annually plus the \$20 ordinance publication fee **[APPROVED; 97-1726; ORDINANCE 23131]**
25. An ordinance granting a revocable license to Sipango I, L.P., for the use of approximately 1,766 square feet of land, to maintain a parking area on a portion of Travis Street near its intersection with Knox Street - Revenue: \$3,326 annually plus the \$20 ordinance publication fee **[APPROVED; 97-1727; ORDINANCE 23132]**

CONSENT AGENDA (Continued)

## LAND MISCELLANEOUS (Continued)

26. An ordinance granting a revocable license to Southwest Airlines Co. for the use of approximately 6,169 square feet of land in order to install and maintain fiber-optic cable under DART right-of-way and along Love Field Drive and Denton Drive near the intersection of DART right-of-way and Wyman Street - Revenue: \$624 annually plus the \$20 ordinance publication fee **[APPROVED; 97-1728; ORDINANCE 23133]**
27. An ordinance abandoning a portion of Coles Manor Place right-of-way to Texas Birchwood Apartments, L.P., the abutting owner, containing approximately 46,852 feet of land located between Fitzhugh and Kirby Street, in exchange for the dedication of not less than 46,852 square feet of land as private drive easements, and authorizing the quitclaim - Revenue: \$650 plus the \$20 ordinance publication fee **[APPROVED; 97-1729; ORDINANCE 23134]**

## PURCHASING OF EQUIPMENT, SUPPLIES AND SERVICES

28. Authorize the purchase of eleven (11) fuel dispensers with the lowest responsible bidder of two - United Pump Supply, Inc. - Not to exceed \$50,820 - Financing: Current Funds **[APPROVED; 97-1730]**
29. Authorize a thirty-six month multiple award price agreement for automotive lamps, lenses and mirrors with the lowest responsible bidders of eight - Midway Auto Supply Company, Barneys Auto Supply, Inc., and Muncie Reclamation & Supply Company - Not to exceed \$214,500 - Financing: Current Funds **[APPROVED; 97-1731]**
30. Authorize the purchase of two (2) wheel loaders with the option to purchase additional units subject to the availability of funds at the same price anytime during the 1997 model production year with the lowest responsible bidder of eight - Con Equipment, Inc. - Not to exceed \$150,900 - Financing: Current Funds **[APPROVED; 97-1732]**
31. Authorize a twenty-four month price agreement for breathing air mask parts and cylinders with the lowest responsible bidder of four - Wayest Safety, Inc. - Not to exceed \$910,000 - Financing: Current Funds **[APPROVED; 97-1733]**
32. Authorize a twelve month price agreement for books of popular authors with the lowest responsible bidder of four - Brodart Company - Not to exceed \$100,000 - Financing: Current Funds **[DEFERRED UNTIL 06/11/97; 97-1734]**

CONSENT AGENDA (Continued)

## PURCHASING OF EQUIPMENT, SUPPLIES AND SERVICES (Continued)

33. Authorize a twenty-four month multiple award price agreement for flexible base materials with the lowest responsible bidders of six - Marock, Inc. and Recycled Aggregates, Inc. - Not to exceed \$698,150 - Financing: Current Funds (\$535,000), Water Utilities Current Funds (\$163,150) **[APPROVED; 97-1735]**
34. Authorize a twenty-four month price agreement for emergency flares with the lowest responsible bidder of four - Vehicle Maintenance Program, Inc. - Not to exceed \$545,000 - Financing: Current Funds (\$543,200), Water Utilities Current Funds (\$1,800) **[APPROVED; 97-1736]**
35. Authorize a thirty-six month price agreement for Police ballistic vests with the lowest responsible bidder of eight - Second Chance Body Armor, Inc. - Not to exceed \$601,240 - Financing: Current Funds **[APPROVED; 97-1737]**
36. Authorize a forty-eight month price agreement for helicopter engine maintenance and repair services with the lowest responsible bidder of three - Keystone Engine Services - Not to exceed \$906,300 - Financing: Current Funds **[APPROVED; 97-1738]**

## MISCELLANEOUS

37. Authorize settlement of a lawsuit styled Rosa Vega v. Ward Nolan McDaniel and the City of Dallas, Cause No. 96-05842-J - Financing: Current Funds **[APPROVED; 97-1739]**
38. Authorize a professional services contract with Rimkus Consulting Group, Inc., to provide assistance in the preparation and trial of a lawsuit styled Ernest A. Janik, Jr., et al. v. City of Dallas, et al., Cause No. 3:95-CV-2594-D - Not to exceed \$20,000 - Financing: Current Funds **[APPROVED; 97-1740]**
39. An ordinance amending Chapter 2 of the Dallas City Code to provide for the time and method of payment and for the assessment of interest on money owed to the city, with certain exceptions - Financing: No cost consideration to the city **[APPROVED; 97-1741; ORDINANCE 23135]**
40. Authorize a public hearing to be held on June 18, 1997 to receive citizen comments on the Preliminary FY 1997-98 Consolidated Plan Budget for selected U.S. Department of Housing and Urban Development (HUD) grant funds and the Preliminary FY 1996-97 Community Development Block Grant Reprogramming Budget #2 - Financing: This action has no cost consideration to the City **[APPROVED; 97-1742]**

CONSENT AGENDA (Continued)

## MISCELLANEOUS (Continued)

41. Authorize a commercial loan to Art on the Boulevard for building renovations in an amount not to exceed \$20,000; a nonprofit grant to the Jeffries Street Learning Center for tutoring slots in an amount not to exceed \$35,000; a nonprofit grant to the Park South YMCA for day care slots in an amount not to exceed \$35,000; a nonprofit grant to The Science Place for three student internships in an amount not to exceed \$19,000; a nonprofit grant to the Martin Luther King, Jr. Family Clinic to fund partial salary costs for a health care marketing specialist in an amount not to exceed \$17,500; and a nonprofit grant to the Generations to Come Learning Center for tutoring slots in an amount not to exceed \$20,000 - \$146,500 - Financing: South Dallas/Fair Park Trust Fund **[APPROVED; 97-1743]**
42. Authorize a one-year contract with two one-year renewal options with The United Way of Metropolitan Dallas, Inc. for the administrative, marketing, collection, disbursement, and record keeping services for the City of Dallas' Charitable Solicitation of City Employees Program - Not to exceed 10% annually of the funds collected from the City's annual employee charitable contribution fund drive - Financing: No cost consideration to the City **[APPROVED; 97-1744]**
43. An ordinance authorizing an RR-D Regional Retail-Dry District on property presently zoned a CR-D Community Retail-Dry District at the southwest corner of West Davis Street and Bond Avenue, and a resolution authorizing acceptance of a deed restriction instrument submitted in conjunction with the application (Z967-163/10238-SW(DW))- Financing: No cost consideration to the City **[APPROVED; 97-1745; ORDINANCE 23136]**
44. Authorize a Preservation Incentives Tax Abatement for 1933 Elm Street (Hart Furniture Building) - Financing: No cost consideration to the City - Revenue: (Estimated revenue foregone for 10-year abatement \$139,740) **[APPROVED; 97-1746]**
45. Authorize a Preservation Incentives Tax Abatement for 3800 Commerce Street (Mitchell Building) - Financing: No cost consideration to the City - Revenue: (Estimated revenue foregone for 15-year abatement \$436,135) **[APPROVED; 97-1747]**
46. Authorize a Preservation Incentives Tax Abatement for 2700 Canton Street (Adam Hats Building) - Financing: No cost consideration to the City - Revenue: (Estimated revenue foregone for 15-year abatement \$583,631) **[APPROVED; 97-1748]**
47. Authorize an amendment to the Master License Agreement with Dallas Computer Services, Inc. for the license fee and usage fees for the Texas Drivers License Inquiry System - \$13,000, from \$8,000 to \$21,000, for the period October 1, 1996 through September 30, 1997 - Financing: State Criminal Justice Grant Program Income Funds **[APPROVED; 97-1749]**

PUBLIC HEARINGS AND RELATED ACTIONS

## MISCELLANEOUS HEARING

Amendments to Chapters 14 and 41A of the Dallas City Code

48. \* A public hearing to receive citizen comments on proposed amendments to Chapters 14, "Dance Halls," and 41A, "Sexually Oriented Businesses," of the Dallas City Code, which would define terms, including revising definitions of adult cabaret, nudity, and specified anatomical areas and deleting definitions of semi-nudity and simulated nudity; eliminate the classification and requirements for Class D dance halls; provide an amortization period for nonconforming sexually oriented businesses; restrict the location of sexually oriented businesses within 1,000 feet of child care facilities; provide sign requirements and exterior requirements for sexually oriented businesses; provide restrictions for nude model studios and adult cabarets relating to physical contact between employees and customers and customer access to closed areas within those establishments; and include other possible amendments - Financing: No cost consideration to the city **[HEARING CLOSED; 97-1750]**
49. \* An ordinance amending Chapters 14, "Dance Halls," and 41A, "Sexually Oriented Businesses," of the Dallas City Code, to define terms, including revising definitions of adult cabaret, nudity, and specified anatomical areas and deleting definitions of semi-nudity and simulated nudity; to eliminate the classification and requirements for Class D dance halls; to provide an amortization period for nonconforming sexually oriented businesses; to restrict the location of sexually oriented businesses within 1,000 feet of child care facilities; to provide sign requirements and exterior requirements for sexually oriented businesses; to provide restrictions for nude model studios and adult cabarets relating to physical contact between employees and customers and customer access to closed areas within those establishments; and to include other possible amendments such as increasing locational restrictions from 1,000 feet to 1,500 feet - Financing: No cost consideration to the city **[APPROVED; 97-1751; ORDINANCE 23137]**

ZONING CASES - CONSENT [97-1752]

50. Application for and an ordinance granting a Planned Development District for certain R-16(A) Single Family District Uses and a Private Street on property presently zoned an R-16(A) Single Family District at the northeast corner of Hughes Lane and Preston Road  
Recommendation of Staff and CPC: Approval, subject to a development plan, landscape plan and conditions  
Z967-171/9841-NC(CR) [CONTINUED UNTIL 06/11/97; 97-1753]



PUBLIC HEARINGS AND RELATED ACTIONS (Continued)ZONING CASES - CONSENT (Continued)

51. Application for and an ordinance granting a Planned Development District for MU-3 Mixed Use District Uses and Single Family Uses on property presently zoned an IM Industrial Manufacturing District at the south corner of Willow Street and Hill Avenue  
Recommendation of Staff and CPC: Approval, subject to a conceptual plan and conditions  
Z967-180/10262-C(RB) [CPC RECOMMENDATION FOLLOWED; 97-1754; **ORDINANCE 23138**]
52. Application for an MF-2(A) Multifamily District and removal of the Dry Overlay District on property presently zoned an RR Regional Retail District and an RR-D Regional Retail - Dry District at the north corner of Denver Street and Tenth Street, and an ordinance granting an MF-2(A) Multifamily District with the retention of the Dry Overlay District  
Recommendation of Staff: Approval of an MF-2(A) Multifamily District, and approval of the removal of the Dry Overlay District  
Recommendation of CPC: Approval of an MF-2(A) Multifamily District, but denial of the removal of the Dry Overlay District  
Z967-189/10282-SW(CR) [CPC RECOMMENDATION FOLLOWED; 97-1755; **ORDINANCE 23139**]
53. Application for and an ordinance granting an NS(A) Neighborhood Service District on property presently zoned an NO(A) Neighborhood Office District on the north side of West Kiest Boulevard between Arpege Circle (east) and Arpege Circle (west), and a resolution authorizing acceptance of a deed restriction instrument submitted in conjunction with the change of zoning  
Recommendation of Staff and CPC: Approval, subject to deed restrictions volunteered by the applicant  
Z967-190/10283-SW(CR) [CPC RECOMMENDATION FOLLOWED; 97-1756; **ORDINANCE 23140**]
54. Application for and an ordinance granting a Planned Development Subdistrict for Mixed Uses with retention of the Dry Overlay District on property presently zoned an O-2-D Office - Dry Subdistrict within Planned Development District No. 193, the Oak Lawn Special Purpose District, on property bounded by Lemmon Avenue, Lee Parkway, Rawlins Street and Welborn Street  
Recommendation of Staff and CPC: Approval, subject to a development / landscape plan and conditions  
Z967-193/10285-C(KC) [CPC RECOMMENDATION FOLLOWED; 97-1757; **ORDINANCE 23141**]

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)ZONING CASES - CONSENT (Continued)

55. Application for and an ordinance granting an MC-3 Multiple Commercial District on property presently zoned as Planned Development District No. 402 for MC-3 Multiple Commercial District Uses and Auto Related Uses at the northeast corner of Dallas North Tollway and Bent Tree Forest Drive  
Recommendation of Staff and CPC: Approval  
Z967-194/6389-NC(KC) [CPC RECOMMENDATION FOLLOWED; 97-1758; ORDINANCE 23142]
56. Application for and an ordinance granting an amendment to and the expansion of Specific Use Permit No. 966 for a Private Elementary School (St. Phillips School) to include additional property to be used for administrative offices for the existing school on property presently zoned an MF-2(A) Multifamily District between Pennsylvania Avenue and Panama Place, northeast of Holmes Street  
Recommendation of Staff and CPC: Approval, subject to a site plan / landscape plan  
Z967-196/2978-SE(KC) [CPC RECOMMENDATION FOLLOWED; 97-1759; ORDINANCE 23143]
57. Application for and an ordinance granting an amendment to Area G within Planned Development District No. 317, the Cedars Area Special Purpose District, to create an Area G-2 to allow multifamily, retail, lodging, and certain institutional uses on an area generally bounded by Alexander Street, Cockrell Street, Powhattan Street and Austin Street  
Recommendation of Staff and CPC: Approval  
Z967-197/10286-C(KC) [CPC RECOMMENDATION FOLLOWED; 97-1760; ORDINANCE 23144]
58. Application for and an ordinance granting a Planned Development District for RR Regional Retail District Uses, including a theater and alcoholic beverage establishments by right, and an application to terminate the existing deed restrictions on property located north of Belt Line Road between Dallas North Tollway and Prestonwood Boulevard on property presently zoned an RR Regional Retail District, and a resolution authorizing the acceptance of an instrument terminating the existing deed restrictions  
Recommendation of Staff and CPC: Approval of a Planned Development District, subject to a development plan and conditions, and approval of the termination of the deed restrictions  
Z967-200/10288-NC(KC) [CONTINUED UNTIL 06/11/97; 97-1761]

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)ZONING CASES - INDIVIDUAL

59. Application for and an ordinance granting a Specific Use Permit for an Organic Composting Recycling Facility on property presently zoned an IR Industrial Research District at the north corner of Ansley Avenue and Hawes Street  
Recommendation of Staff: Denial  
Recommendation of CPC: Approval for a two-year time period with eligibility for automatic renewal for additional two-year time periods, subject to a site plan and conditions  
Z967-109/10199-NW(DW) **[APPROVED AS AMENDED; 97-1762; ORDINANCE 23145]**
60. Application for and an ordinance granting a Specific Use Permit for a Commercial Amusement (inside) use for a dance hall on property presently zoned a CR Community Retail District at the northeast corner of Bachman Drive and Ovella Avenue  
Recommendation of Staff and CPC: Approval for a one-year time period, subject to a site plan and conditions  
Z967-132/10222-NW(DW) **[DELETED ON THE ADDENDUM; 97-1763]**

ZONING CASES UNDER ADVISEMENT - INDIVIDUAL

61. Application to terminate the existing deed restrictions on property presently zoned an RR Regional Retail District at the southeast corner of Interstate 20 and Hampton Road and a resolution authorizing acceptance of an instrument terminating the deed restrictions  
Recommendation of Staff and CPC: Approval  
Z967-167/6620-SW(KC) **[CPC RECOMMENDATION FOLLOWED; 97-1764]**

Note: The above application was considered by the City Council on May 14, 1997, and was taken under advisement until May 28, 1997 with the public hearing open

62. Application for and an ordinance granting an amendment to the site plan and conditions for Planned Development District No. 168 for Medical and Office Uses to permit the additional uses of a convalescent and nursing home, hospice care and related institutions, and further to convert the existing Planned Development District from Chapter 51 to Chapter 51A in the Dallas Development Code on property on the northwest side of Ross Avenue between Bennett Avenue and Garrett Avenue  
Recommendation of Staff and CPC: Approval  
Z967-156/380-C(RB) **[REFERRED BACK TO CPC; 97-1765]**

Note: The above application was considered by the City Council on March 12, April 9, 1997, and again on May 14, 1997 and was taken under advisement until May 28, 1997, with the public hearing open

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

THOROUGHFARE PLAN AMENDMENT

- 63. Authorize an amendment to the Thoroughfare Plan to establish a special cross-section roadway along Good-Latimer Expressway from Bryan Street to Elm Street and to delete the Bryan/Live Oak Crossover from the Thoroughfare Plan and an ordinance implementing this amendment - Financing: No cost consideration to the City **[APPROVED; 97-1766; ORDINANCE 23146]**

BENEFIT ASSESSMENTS HEARINGS

Alley Group 1104 (list attached)

- 64. \* Benefit assessment hearing for alley paving, storm drainage, water and wastewater main improvements for the alleys on the attached list **[HEARING CLOSED; 97-1767]**
- 65. \* Ordinance levying benefit assessments for alley paving, storm drainage, water and wastewater main improvements for the alleys on the attached list - Financing: No cost consideration to the City **[APPROVED; 97-1767; ORDINANCE 23147]**

Alley Group 1106 (list attached)

- 66. \* Benefit assessment hearing for alley paving, storm drainage and wastewater main improvements for the alleys on the attached list **[HEARING CLOSED; 97-1768]**
- 67. \* Ordinance levying benefit assessments for alley paving, storm drainage and wastewater main improvements for the alleys on the attached list - Financing: No cost consideration to the City **[APPROVED; 97-1768; ORDINANCE 23148]**

Kleberg Road from U.S. Highway 175 to Belt Line Road

- 68. \* Benefit assessment hearing for sidewalk paving improvements for the above listed street **[HEARING CLOSED; 97-1769]**
- 69. \* Ordinance levying benefit assessments for sidewalk paving improvements for the above listed street - Financing: No cost consideration to the City **[APPROVED; 97-1769; ORDINANCE 23149]**

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

## BENEFIT ASSESSMENTS HEARINGS (Continued)

Sidewalk Group 9702 (list attached)

70. \* Benefit assessment hearing for sidewalk paving and water main improvements for sidewalks on the attached list **[HEARING CLOSED; 97-1770]**
71. \* Ordinance levying benefit assessments for sidewalk paving and water main improvements for sidewalks on the attached list **[APPROVED; 97-1770; ORDINANCE 23150]**
72. \* Authorize a contract for construction of sidewalk paving and water main improvements for sidewalks on the attached list - Roadway Engineering and Construction, Inc., lowest responsible bidder of seven - \$91,139 - Financing: 1995 Bond Funds (\$80,869), Water Utilities Capital Construction Funds (\$10,270) **[APPROVED; 97-1770]**

ITEMS FOR INDIVIDUAL CONSIDERATION

73. Consideration of appointments to boards and commissions (Executive Session, if necessary, Personnel Sec. 551.074, (T.O.M.A.) **[APPROVED APPOINTMENT TO BOARD; 97-1771]**
74. Authorize approval of the bi-weekly tax action **[APPROVED; 97-1772]**
75. An ordinance establishing maximum rates to be charged by TCI Cablevision of Dallas, Inc. for basic service tier and installation and equipment charges, and further calling for implementation of said rates - Financing: No cost consideration to the City **[APPROVED; 97-1773; ORDINANCE 23151]**
76. Adoption of the Preliminary FY 1997-98 Consolidated Plan Budget for U.S. Department of Housing and Urban Development (HUD) grant funds in an estimated amount of \$31,863,706 for the following programs and estimated amounts: Community Development Block Grant (\$22,710,706), HOME Investment Partnerships Program (\$5,994,000), Housing Opportunities for Persons with AIDS (\$2,640,000), Emergency Shelter Grant (\$519,000); the Preliminary FY 1996-97 CDBG Reprogramming Budget #2 in the amount of \$432,576 - Financing: U.S. Department of Housing and Urban Development Grant Funds **[APPROVED AS AMENDED; 97-1774]**
77. An ordinance amending Chapter 45 of the Dallas City Code to allow taxicab company dispatching facilities to be located outside the city of Dallas if located within Collin, Dallas, Denton, or Tarrant Counties (Transportation and Telecommunications Committee) **[APPROVED; 97-1775; ORDINANCE 23152]**

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

## ITEMS FOR FURTHER CONSIDERATION

78. Authorize an amendment to the contract with Southwestern Bell Telephone Company for Citywide telephone service, and increase the funding in an amount not to exceed \$6,498,000 (Current contract amount \$13,979,714 will increase by \$6,498,000 to a total of \$20,477,714) - Financing: Current Funds **[APPROVED; 97-1776]**
79. Authorize changes in the terms of the contract between the City of Dallas and the Dallas Museum of Natural History Association - Financing: This action has no additional cost consideration **[APPROVED AS CORRECTED ON THE ADDENDUM; 97-1777]**
80. A resolution declaring it to be the policy of the City of Dallas that it will not discriminate against or deny city services to persons based on their immigration status to the extent not preempted by federal and state law - (Councilmembers Salazar, McDaniel, Duncan, Luna, Hicks, Deputy Mayor Pro Tem Mayes) **[APPROVED; 97-1778]**
81. A resolution directing the city manager to strictly enforce the regulations contained in the Dallas City Codes requiring specific use permits in certain zoning districts for public schools (Housing and Neighborhood Development Committee) **[APPROVED AS AMENDED; 97-1779]**
82. A resolution expressing the City Council's appreciation to the Community Development Assistance Corporation (CDAC) Neighborhood Revitalization Task Force for its report of April 17, 1997 and authorizing the City Manager to receive and analyze the report, present recommendations to the City Council and prepare a multi-year housing strategy **[APPROVED AS AMENDED; 97-1780]**
83. A resolution authorizing the creation of the Dallas Facilities Development Authority, Inc., pursuant to Sec. 4B of Article 5190.6, Vernon's Texas Civil Statutes, as an instrumentality of the City of Dallas; and containing other provisions relating to the subject - Financing: No cost consideration to the City **[DELETED ON THE ADDENDUM; 97-1781]**

Executive Session **[NO EXECUTIVE SESSION HELD; 97-1788]**

Attorney Briefings (Sec. 551.071 T.O.M.A.)

- Downtown Sports Development Project  
Alternative Site Acquisition Negotiations, and Negotiations between the City and Stars, L.P.
- Status of Dallas Stars and Dallas Mavericks Long Term Reunion Arena Lease Agreements
- Debra Walker, et al v. HUD, et al.

Deliberations Regarding Real Property (Sec. 551.072 T.O.M.A.)

- Downtown Sports Development Project
- Alternative Site Acquisition Negotiations, and Negotiations between the City and Dallas Basketball, Limited and/or Dallas Stars, L.P.

## ADDENDUM

ADDITIONS:Executive Session **[NO EXECUTIVE SESSION HELD; 97-1788]**

## Attorney Briefings (Sec. 551.071 T.O.M.A)

- Legal issues regarding agenda item No. 49 (Proposed amendments to Sexually Oriented Businesses Ordinance)
- Legal issues regarding agenda item No. 81 (Specific Use Permits for Public Schools)

ITEMS FOR INDIVIDUAL CONSIDERATION

- + 1. Authorize a public hearing to be held on June 11, 1997, to receive citizen comments and authorize Council action on June 11, 1997, on adding Chapter 12, "City Youth Program Standards of Care", to the Dallas City Code, establishing standards of care for youth programs sponsored by the City of Dallas in compliance with State law - Financing: No cost consideration to the City **[APPROVED; 97-1782]**
- + 2. Authorize the City Manager, or his designee, to enter into a forty (40) year lease, provided certain obligations are satisfied, of approximately 6.22 acres of land, improved with an office building, multiple aircraft storage hangars, ground level automobile parking and aircraft ramp facilities for aviation related purposes, with Frontiers of Flight Museum at Dallas Love Field Airport - Revenue: \$1,000 annual rental plus a minimum of \$5,000,000 in leasehold improvements **[APPROVED; 97-1783]**
- + 3. Appointment of the seven directors of the Dallas Facilities Development Authority, Inc. **[APPROVED; 97-1784]**
- + 4. Authorize the City Manager to enter into a contract with ECO Dallas for the exclusive right to lease the White Rock Filter Building and authorize the City Manager to enter into a lease agreement with ECO Dallas if, within five years of contract execution, they demonstrate financial ability to bring the building up to code - Financing: No cost consideration to the City **[APPROVED; 97-1785]**
- + 5. Authorize a professional services contract with Johnson/McKibben Architects, Inc. to develop plans and specifications for exterior building improvements under the "Business Facade Improvement Program" administered through the Community Development Neighborhood Renaissance Partnership Program - Not to exceed \$79,000 (to be collected from grant recipients) - Financing: To be received from grant recipients **[APPROVED; 97-1786]**



## ADDENDUM

ADDITIONS: (Continued)ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

- + 6. Authorize a professional services contract with The National Development Council to provide a three-week, fourteen-day Housing Development Finance Professional Certification program to train and certify city personnel as housing development finance professionals - \$84,000 - Financing: 1996-97 Community Development Grant Funds **[APPROVED; 97-1787]**

CORRECTIONS:

- ++ 76. Adoption of the Preliminary FY 1997-98 Consolidated Plan Budget for U.S. Department of Housing and Urban Development (HUD) grant funds in an estimated amount of \$31,863,706 for the following programs and estimated amounts: Community Development Block Grant (\$22,710,706), HOME Investment Partnerships Program (\$5,994,000), Housing Opportunities for Persons with AIDS (\$2,640,000), Emergency Shelter Grant (\$519,000); and the Preliminary FY 1996-97 CDBG Reprogramming Budget #2 in the amount of \$432,576 ~~\$932,576~~ - Financing: U.S. Department of Housing and Urban Development Grant Funds **[97-1774]**
- ++ 79. Authorize changes in the terms of the contract between the City of Dallas and the Dallas Museum of Natural History Association - Financing: This action has no additional cost consideration for FY 96/97. Maintains current level of funding (\$661,000 per year) for two additional years. **[97-1777]**

DELETIONS:

- ++ 60. Application for and an ordinance granting a Specific Use Permit for a Commercial Amusement (inside) use for a dance hall on property presently zoned a CR Community Retail District at the northeast corner of Bachman Drive and Ovella Avenue  
Recommendation of Staff and CPC: Approval for a one-year time period, subject to a site plan and conditions  
Z967-132/10222-NW(DW) **[97-1763]**
- ++ 83. A resolution authorizing the creation of the Dallas Facilities Development Authority, Inc., pursuant to Sec. 4B of Article 5190.6, Vernon's Texas Civil Statutes, as an instrumentality of the City of Dallas; and containing other provisions relating to the subject - Financing: No cost consideration to the City **[97-1781]**