

AGENDA
CITY COUNCIL MEETING
NOVEMBER 12, 1997
CITY OF DALLAS
1500 MARILLA
COUNCIL CHAMBERS, CITY HALL
DALLAS, TEXAS 75201
9:00 A. M.

Invocation and Pledge of Allegiance (Council Chambers) **[97-3601]**

Agenda Item/Open Microphone Speakers **[97-3602]**

VOTING AGENDA

1. Approval of Minutes of October 22, 1997 **[OCTOBER 1, OCTOBER 8, OCTOBER 15, 1997 APPROVED; 97-3603]**

CONSENT AGENDA [97-3604]

AUTHORIZATIONS RELATED TO CONSTRUCTION PROJECTS

Engineering and Architectural Contracts

2. Authorize professional services contracts with Mesa Design Associates to provide design services for playground replacement at Briar Gate, Twin Falls and Meadowstone Parks (\$18,250); Freese and Nichols, Inc. to provide design services for trail renovation and parking improvements at Bachman Lake Park (\$39,725); Paragon Project Resources, Inc. to provide design services for pool renovation at Fretz, Kidd Springs and Walnut Hill Parks (\$45,750); Armstrong-Berger, Inc. to provide design services for playground replacement at Exline, Mattie Nash/Myrtle Davis and Stafford Parks (\$16,200) - \$119,925 - Financing: 1995 Bond Funds (\$80,200) and 1997-98 Community Development Grant Funds (\$39,725) **[APPROVED; 97-3605]**

CONSENT AGENDA (Continued)

AUTHORIZATIONS RELATED TO CONSTRUCTION PROJECTS (Continued)

Engineering and Architectural Contracts (Continued)

3. Authorize a professional services contract for the engineering design of drainage improvements for Storm Drainage Group 9701 - 2134 Elmwood Boulevard, 1347 Cedar Hill Avenue and Ravinia Drive from Gladstone to 12th Street - Lim & Associates, Inc. - \$60,780 - Financing: 1995 Bond Funds **[APPROVED; 97-3606]**

Authorization of Contracts

4. Authorize a contract for the roof repairs to the Pan American Building in Fair Park - Mid-Continental Restoration Company, Inc., lowest responsible bidder of two - \$438,731 - Financing: 1995 Bond Funds **[APPROVED; 97-3607]**
5. Authorize a contract for the construction of the Exxon Endangered Tiger Exhibit and Primate of Southeast Asia Exhibit at the Dallas Zoo - C.F. Jordan Commercial, L.P., lowest responsible bidder of seven - \$4,477,100 - Financing: Capital Gift and Donations Funds (\$165,000), 1985 Bond Funds (\$155,000) and 1995 Bond Funds (\$4,157,100) **[APPROVED; 97-3608]**
6. Authorize a contract for the construction of alley paving and wastewater main improvements for the alley between Bickers Street and Life Avenue from Puget Street to Harston Street - Stephens and Associate Builders, lowest responsible bidder of five - \$104,620 - Financing: 1995 Bond Funds (\$62,870), Water Utilities Bond Funds (\$38,900), Water Utilities Capital Construction Funds (\$2,850) **[APPROVED; 97-3609]**
7. Authorize a contract for the construction of erosion control improvements for Elmwood Branch, located at 818 Owensons Drive, 1305 and 1321 Tyler Street - Craig Olden, Inc., lowest responsible bidder of two - \$152,208 - Financing: 1995 Bond Funds **[APPROVED; 97-3610]**
8. Authorize a contract for the construction of a new 36-inch water main in Cedar Ridge Drive, Rancho Lane and Duncanville Road - Agronomic Management Group, Inc., lowest responsible bidder of fifteen - \$2,855,150 - Financing: Water Utilities Capital Construction Funds **[APPROVED; 97-3611]**

CONSENT AGENDA (Continued)

AUTHORIZATIONS RELATED TO CONSTRUCTION PROJECTS (Continued)

Authorization of Contracts (Continued)

9. Authorize a contract for the rehabilitation of the 60-inch West Bank wastewater interceptor along the Trinity River from the Central Wastewater Treatment Plant to the AT & SF Railroad, the rehabilitation of the 48-inch West Bank wastewater interceptor in Bickers Street, Life Avenue, and Shaw Street from Winnetka Avenue to Westmoreland Avenue, and the replacement of wastewater mains in the Kidd Springs area bounded by I.H. 30, Zang Boulevard, Eighth Street and Montclair Avenue - Insituform Texark, Inc., lowest responsible bidder of four - \$7,579,080 - Financing: Water Utilities Capital Construction Funds **[APPROVED; 97-3612]**

Contract Amendments

10. Authorize an increase in the contract with Randall & Blake, Inc. for additional miscellaneous items for the Women's Council International Garden at the Dallas Arboretum - \$39,044, from \$1,602,776 to \$1,641,820 - Financing: Dallas Arboretum Botanical Society Fund **[APPROVED; 97-3613]**
11. Authorize an increase in the contract with L. E. Briscoe Construction Corporation to add mechanical, electrical, plumbing, fire sprinkler and architectural work to the Veterans Affairs Community Center - \$219,645, from \$1,311,212 to \$1,530,857 - Financing: Dallas Area Rapid Transit Capital Projects Reimbursement Funds **[APPROVED AS AN INDIVIDUAL ITEM; 97-3614]**
12. Authorize Supplemental Agreement No. 1 to the contract with Carter & Burgess, Inc. for construction management services associated with the White Rock Lake Dredging project - \$325,496, from \$1,307,812 to \$1,633,308 - Financing: 1995 Bond Funds **[APPROVED; 97-3615]**

Construction Miscellaneous

13. Authorize the rejection of the only bid received for the swimming pool renovation at Glendale and Tommie M. Allen Parks and authorize readvertisement for new bids - Financing: No cost consideration to the City **[APPROVED; 97-3616]**
14. Authorize the rejection of bids received for construction of the Visitors Facilities for the Dallas Nature Center and authorize readvertisement for new bids - Financing: No cost consideration to the City **[APPROVED; 97-3617]**

CONSENT AGENDA (Continued)Construction Miscellaneous (Continued)I-20 service road from Hampton Road to Polk Street

15. * Authorize a participation agreement between the City of Dallas and Polk Hampton, LLC, in which Polk Hampton, LLC, a local developer, agrees to contribute an amount not to exceed \$750,000 toward design and construction cost of a service road on the south side of Interstate 20 from Hampton Road to Polk Street - Financing: No cost consideration to the City **[APPROVED; 97-3618]**
16. * Authorize an interlocal agreement between the City of Dallas and the Texas Department of Transportation for design and construction of the service road on the south side of Interstate 20 from Hampton Road to Polk Street - Financing: No cost consideration to the City **[APPROVED; 97-3619]**

LAND ACQUISITION

17. Authorize acquisition, including the exercise for the right of eminent domain, if such becomes necessary, from James M. Harris individually and as Trustee of Gardcom Ltd. Money Purchase Pension Plan and Trust and Adam M. Harris, of approximately 8,578 square feet of land for drainage purposes and approximately 30,549 square feet of land plus the quitclaim of approximately 30,158 square feet of land for the Frankford Road Project located near the intersection of Frankford Road and Kelly Boulevard - \$48,500, plus assumption of paving assessments, not to exceed \$24,427 (in the event the City is unable to acquire a clear title, the eminent domain cash offer will not exceed \$96,794) - Financing: 1995 Bond Funds **[APPROVED; 97-3620]**
18. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Casey K. Croy, of approximately 38,284 square feet of unimproved land, located near the intersection of 56th Street and South Lancaster Road for replacement of Fire Station No. 25 - \$47,900 - Financing: 1985 Bond Funds **[APPROVED; 97-3621]**
19. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from the Estate of Iantha Pennie, of approximately 13,134 square feet of unimproved land, located near the intersection of 56th Street and South Lancaster Road for replacement of Fire Station No. 25 - \$3,300 - Financing: 1985 Bond Funds **[APPROVED; 97-3622]**

CONSENT AGENDA (Continued)

LAND ACQUISITION (Continued)

- 20. Authorize acquisition by eminent domain, from LeRoy Lott and Gwendolyn Lott, of approximately 26,988 square feet of unimproved land, located at the southeast corner of 56th Street and South Lancaster Road for replacement of Fire Station No. 25 - \$60,800 - Financing: 1985 Bond Funds **[APPROVED; 97-3623]**

D-FW International Airport

- 21. Authorize acquisition of one (1) single-family residential property from Resolution Trust Corporation containing approximately 8,777 square feet of land located at 4245 Aspen Drive in the City of Irving, Texas for the D-FW International Airport Expansion project - \$130,000 - Financing: D-FW International Airport Joint Revenue Bonds (no cost consideration to the City) **[APPROVED AS AN INDIVIDUAL ITEM; 97-3624]**
- 22. Authorize the acceptance of an avigation easement from Sang Ik and Myung Keum Han over a single-family residential property located at 1222 Olde Towne Drive in the City of Irving, Texas in accordance with provisions of the Sales Guarantee Program associated with the D-FW International Airport noise mitigation program involving property owner sales to third-parties, or in the alternative, authorize acquisition of fee title to the property at 93% of the appraised value in the event no sale occurs and upon retaining the necessary avigation easement, authorize the property acquired to be advertised for sale by sealed bids - \$146,940 - Financing: D-FW International Airport Joint Revenue Bond Funds (no cost or revenue consideration to the City) **[APPROVED AS AN INDIVIDUAL ITEM; 97-3625]**
- 23. Authorize acquisition of individual avigation easements over 3 residential properties above approximately 0.5 acres of land located in the City of Irving, Texas for D-FW International Airport Expansion project - \$98,750 (\$47,400 in easement acquisition payments and \$51,350 in noise mitigation payments) - Financing: D-FW International Airport Joint Revenue Bonds (no cost consideration to the City) (list attached) **[APPROVED AS AN INDIVIDUAL ITEM; 97-3626]**

LAND MISCELLANEOUS

- 24. An ordinance abandoning a portion of Alden Avenue to Freida Kassam U.S., Inc., the abutting owner, containing approximately 2,148 square feet of land located near the intersection of Hampton Road and Wentworth Street, and authorizing the quitclaim - Revenue: \$7,303 plus the \$20 ordinance publication fee **[APPROVED; 97-3627; ORDINANCE 23318]**

CONSENT AGENDA (Continued)

LAND MISCELLANEOUS (Continued)

25. An ordinance abandoning a portion of Alden Avenue and an alley, to Randall's Properties, Inc., the abutting owner, containing approximately 17,832 square feet of land, located near the intersection of Hampton Road and Wentworth Street, and authorizing the quitclaim - Revenue: \$60,629 plus the \$20 ordinance publication fee **[APPROVED; 97-3628; ORDINANCE 23319]**
26. An ordinance abandoning an access and utility easement to Centex Development Company, L. P., the abutting owner, containing approximately 5,528 square feet of land, located near the intersection of Bryan and Liberty Streets, and authorizing the quitclaim - Revenue: \$650 plus the \$20 ordinance publication fee **[APPROVED; 97-3629; ORDINANCE 23320]**
27. An ordinance granting a private license to Avrum Barry Schonwald, Independent Administrator for the Estate of Frank H. Caven, containing approximately 599 square feet of land, for the purpose of constructing and maintaining an outside balcony over Throckmorton Street right-of-way located near its intersection with Cedar Springs Road - Revenue: \$935 annually plus the \$20 ordinance publication fee **[APPROVED; 97-3630; ORDINANCE 23321]**
28. An ordinance closing Waterside Court to all vehicular traffic at Highland Road, pursuant to Resolution No. 93-4028, which authorizes the Policy for Closure of Local Residential Streets to Through Vehicular Traffic - Revenue: \$650 plus the \$20 ordinance publication fee **[APPROVED; 97-3631; ORDINANCE 23322]**
29. Authorize acceptance of the highest bids for two (2) single-family residential houses, owned by the cities of Dallas and Fort Worth that were acquired in connection with the D-FW International Airport Noise Mitigation Program for the new runway expansion project - Revenue: \$176,442 - proceeds to be retained in the D-FW International Airport Mitigation Program (no cost or revenue consideration to the City) (list attached) **[APPROVED; 97-3632]**

PURCHASING OF EQUIPMENT, SUPPLIES AND SERVICES

30. Authorize a thirty-six month multiple award price agreement for fertilizer used by the Park and Recreation Department with the lowest responsible bidders of seven - Estes, Inc., Gold Kist, Inc., Heard and Gilmer, Justin Seed Company, Inc., Seed Research of Oregon, Inc. - Not to exceed \$200,000 - Financing: Current Funds **[APPROVED; 97-3633]**

CONSENT AGENDA (Continued)

PURCHASING OF EQUIPMENT, SUPPLIES AND SERVICES (Continued)

31. Authorize the purchase of twenty (20) new computer systems with the lowest responsible bidders of nineteen - DP Connections, Inc., PC Age Computer Center, and Absolute Systems - Not to exceed \$90,366 - Financing: Cops Anti-Gang Initiative Grant Funds (\$37,306), Walker Consent Decree Funds (\$53,060) **[APPROVED; 97-3634]**
32. Authorize the purchase of various types and sizes of water distribution fittings used by the Water Utilities Department with the lowest responsible bidders of five - ACT Pipe & Supply, Inc., Metro Valve and Pipe, and U.S. Filter Distribution Group - Not to exceed \$177,968.82 - Financing: Water Utilities Capital Construction Funds **[APPROVED; 97-3635]**
33. Authorize the purchase of seven replacement lime slaker equipment units with the lowest responsible bidder of three - U S Filter/Wallace & Tiernan, Inc. - Not to exceed \$291,437.02 - Financing: Water Utilities Capital Construction Funds **[APPROVED; 97-3636]**
34. Authorize the purchase of eighty-nine (89) water flow data transmitters and eleven (11) transmitter calibration units with the lowest responsible bidder of three - Summit Controls, Inc. - Not to exceed \$88,826 - Financing: Water Utilities Capital Construction Funds **[APPROVED; 97-3637]**

MISCELLANEOUS

35. Authorize settlement of a claim styled Jeff Rawlings v. City of Dallas for property damage, Claim No. 95-101002993-001 - Financing: Current Funds **[APPROVED; 97-3638]**
36. Authorize settlement of a lawsuit styled, Preston Billiot v. City of Dallas, Texas, Cause No. 96-04506-J - Financing: Current Funds **[APPROVED; 97-3639]**
37. Authorize settlement of a lawsuit styled, Rafael Hernandez v. Benjamin Ray Walker and City of Dallas, Cause No. cc-96-9472-e - Financing: Current Funds **[APPROVED; 97-3640]**
38. Authorize settlement of a lawsuit styled, Barbara Hartline and James Hartline v. Debra Perry Smith and the City of Dallas, Cause No. 97-01115-F - Financing: Current Funds **[APPROVED; 97-3641]**
39. Authorize settlement of a lawsuit styled John D. Moore v. City of Dallas, Cause No. 3:95-CV-2084-D - Financing: Current Funds **[APPROVED; 97-3642]**

CONSENT AGENDA (Continued)

MISCELLANEOUS (Continued)

40. Authorize a professional services contract with Lisa K. Clayton, M.D., for consulting and expert witness services to be rendered in a lawsuit styled, Elizabeth A. Gates, et al. v. City of Dallas, et al., Civil Action No. 3:96-CV-2198-D, filed in the United States District Court for the Northern District of Texas, Dallas Division, in an amount not to exceed \$30,000 – Financing: Current Funds **[APPROVED; 97-3643]**
41. Authorize Supplemental Agreement No. 2 to the professional services contract with the law firm of Haynes and Boone, L.L.P., for legal services necessary in the lawsuits entitled Albert, et al. v. City of Dallas, Cause Number 199-697-94, Hill, et al. v. City of Dallas, Cause Number 95-00975-F, Willis, et al. v. City of Dallas, Cause Number 199-200-95, Barber, et al. v. City of Dallas, Cause Number 199-624-95, Parker, et al. v. City of Dallas, Cause Number 1-95-107; and Martin, et al. v. City of Dallas, et al.; and any other proceeding relating to the 1979 pay referendum litigation in an amount not to exceed \$275,000, from \$425,000 to \$700,000 - Financing: Current Funds **[APPROVED AS AN INDIVIDUAL ITEM; 97-3644]**
42. Authorize a professional services contract with the law firm of Carrington, Coleman, Sloman & Blumenthal, for legal services necessary in the lawsuit entitled City of Fort Worth v. City of Dallas, The Dallas Fort Worth International Airport Board, and Jeffrey P. Fegan, Legend Airlines, Inc., and Astraea Aviation Services, Inc., d/b/a Dalfort Aviation, Cause No. 48-171109-97, and any other proceeding relating to the subject matter of this litigation in an amount not to exceed \$275,000 - Financing: Current Funds **[APPROVED AS AN INDIVIDUAL ITEM; 97-3645]**
43. Authorize the City Auditor's 1997-98 Annual Audit Plan. Audit Plan submission is required by paragraph 4(b) of City Council Resolution 79-0723, as amended by City Council Resolution 90-4027, dated December 12, 1990 - Financing: No cost consideration to the City **[APPROVED; 97-3646]**
44. Authorize the City Auditor's Long-Range Plan for 1998-2000. Long-Range Plan submission is required by Section 4 of City Council Resolution 79-0723, as amended by Council Resolution 90-4027, dated December 12, 1990 - Financing: No cost consideration to the City **[APPROVED; 97-3647]**
45. Authorize payment of annual fees and continuation of arrangements for providing specialized municipal-related services to the City - Public Technology, Inc. (\$27,500); National League of Cities (\$23,379); Texas Municipal League (\$36,242); United States Conference of Mayors (\$21,799) and Arts District Management Association (\$30,000) - \$138,920 - Financing: Current Funds **[APPROVED; 97-3648]**

CONSENT AGENDA (Continued)

MISCELLANEOUS (Continued)

46. Authorize payment of annual fees and continuation of arrangements with North Central Texas Council of Governments - \$104,735 - Financing: Current Funds **[APPROVED; 97-3649]**
47. Authorize the City of Dallas to enter into an economic development grant agreement for the period October 1, 1997 through September 30, 1998, with the North Texas Commission (NTC) for the marketing and promotion of the City of Dallas as a part of the Commission's regional effort for promotion of national and international business and economic growth - Not to exceed \$88,324 - Financing: Current Funds **[APPROVED; 97-3650]**
48. Authorize the City of Dallas to enter into an economic development grant agreement for the period October 1, 1997 through September 30, 1998 with the Dallas/Ft. Worth Regional Film Commission for the promotion of the City of Dallas and the Dallas area as a location for the production of motion pictures and television films - Not to exceed \$125,000 - Financing: Current Funds **[APPROVED; 97-3651]**
49. Authorize the approval of the application to transfer the annual taxicab operating authority held by Golden Cab, Inc., dba Golden Cab to Zyba, Inc., dba Golden Cab - Financing: No cost consideration to the City **[APPROVED; 97-3652]**
50. Authorize the acceptance of the Fair Housing Assistance Program grant from the U. S. Department of Housing and Urban Development, execution of the grant agreement and disbursement of funds to affirmatively further fair housing - \$192,100 - Financing: U. S. Department of Housing and Urban Development, Fair Housing Assistance Program Comprehensive Funding Approach Funds **[APPROVED; 97-3653]**
51. Authorize a loan not to exceed \$40,000 to South Dallas Health Access, a nonprofit organization, for the partial costs of purchasing a building located at 1906 Peabody Avenue in the South Dallas/Fair Park Trust Fund area for the purpose of providing medical services to persons with, or at risk of having AIDS; authorize a waiver of the existing South Dallas/Fair Park Trust Fund loan limit; and authorize an extension of the time period allowed by Council policy for expending \$75,000 in 1995-96 Community Development Block Grant funding to South Dallas Health Access by the Environmental and Health Services Department for the purpose of purchasing the building - Loan not to exceed \$40,000 - Financing: South Dallas/Fair Park Trust Fund **[APPROVED; 97-3654]**

CONSENT AGENDA (Continued)

MISCELLANEOUS (Continued)

52. An ordinance awarding a franchise for 10 years to Thomas and Sharon Fomukong, dba Hollywood Communications, LTD., to provide local exchange telephone services as a reseller of Southwestern Bell and General Telephone Co. service - Revenue: \$35,000 over 10 years **[APPROVED; 97-3655; ORDINANCE 23323]**
53. An ordinance awarding a franchise for 10 years to Marion Austin, dba Austico Telecommunications, Inc., to provide local exchange telephone services as a reseller of Southwestern Bell service - Revenue: \$65,000 for 10 years **[APPROVED; 97-3656; ORDINANCE 23324]**
54. An ordinance awarding a franchise for 10 years to Teligent, L.L.C. to provide local exchange telephone services as a reseller of Southwestern Bell and General Telephone Co. service - Revenue: \$3,250,000 over 10 years **[APPROVED; 97-3657; ORDINANCE 23325]**
55. Authorize Supplemental Agreement No. 2 to the professional services contract with Aon Consulting Group (formerly Alexander & Alexander Consulting Group, Inc.) for additional actuarial review services relating to the Employees' Retirement Fund actuarial assumptions and analysis of Employees' Retirement Fund demographic and financial data - \$30,000, from \$85,000 to \$115,000 - Financing: Current Funds **[APPROVED; 97-3658]**
56. Authorize (1) a real property tax abatement agreement with For Keep's Sake Daycare for the purpose of granting an abatement of taxes on added value to the real property located within the City of Dallas Enterprise Zone Three at 2520 Martin Luther King, Jr. Boulevard, Dallas, Texas, 75215; and (2) a development fee rebate in an amount not to exceed \$1,310 for the development of the daycare facility. Financing: Public/Private Partnership Fund - Revenue: First year tax revenue estimated at \$107. Ten-year tax revenue estimated at \$1,072 (Estimated revenue foregone for ten-year real property abatement \$9,648) **[APPROVED; 97-3659]**
57. An ordinance amending Chapter 56 of the Dallas City Code to adopt the 1996 National Electrical Code (NEC), with local amendments - Financing: No cost consideration to the City **[APPROVED; 97-3660; ORDINANCE 23327]**
58. Authorize an Interlocal Agreement with the Texas Department of Human Services for eligibility determination services for Medicaid reimbursement for the period November 1, 1997 through October 31, 1998 - \$82,188 - Financing: Current Funds **[APPROVED; 97-3661]**

CONSENT AGENDA (Continued)

MISCELLANEOUS (Continued)

59. Authorize an Interlocal Agreement with Dallas County for the continuation of the AIDS Investigation Program for the period October 1, 1997 through September 30, 1998 - \$37,500 - Financing: Current Funds **[APPROVED; 97-3662]**
60. Authorize an Interlocal Agreement with the University of Texas Southwestern Medical Center at Dallas for the continuation of a Minority AIDS Education Program for the period October 1, 1997 through September 30, 1998 - \$112,500 - Financing: 1997-98 Community Development Grant Funds (\$55,000) and Current Funds (\$57,500) **[APPROVED; 97-3663]**
61. Authorize a professional services contract with Dental Health Programs, Inc. for the provision of dental health services to eligible West Dallas residents for the period October 1, 1997 through September 30, 1998 - \$80,000 - Financing: Urban Development Action Grant Funds **[APPROVED; 97-3664]**
62. Authorize a professional services contract with Holmes Street Foundation, Inc. for the provision of residential substance abuse treatment services for adolescent males for the period October 1, 1997 through September 30, 1998 - \$81,250 - Financing: 1997-98 Community Development Grant Funds (\$65,000) and Current Funds (\$16,250) **[APPROVED; 97-3665]**
63. Authorize a professional services contract with Youth and Family Impact Centers of Dallas, Inc. for the provision of case management services to eligible youth, ages 4 - 17, for the period October 1, 1997 through September 30, 1998 - \$60,000 - Financing: 1997-98 Community Development Grant Funds **[APPROVED AS AN INDIVIDUAL ITEM; 97-3666]**
64. Authorize a professional services contract with Temporary Medical Staffing, Inc., for the provision of services of a phlebotomist to obtain blood specimens for lead screening for residents of the city of Dallas for the period October 1, 1997 through September 30, 1998 - \$30,000 - Financing: Current Funds **[APPROVED; 97-3667]**
65. Authorize Supplemental Agreement No. 1 to the professional services contract with Dental Health Programs, Inc. to enhance dental services for eligible senior citizens for the period October 1, 1997 through September 30, 1998 - \$75,000 - Financing: Current Funds **[APPROVED; 97-3668]**
66. Authorize application for and acceptance of grant funds from the Office of the Governor, Criminal Justice Division to continue the efforts of the City's juvenile delinquency prevention initiative for the period April 1, 1998 through March 31, 1999 - \$100,000 - Financing: Office of the Governor, Criminal Justice Division Grant Funds **[APPROVED; 97-3669]**

CONSENT AGENDA (Continued)

MISCELLANEOUS (Continued)

67. Authorize contracts with cultural organizations for the provision of services to the City through the Ethnic and Minority Organizations Development Program (list attached) - Not to exceed \$80,000 - Financing: Current Funds **[APPROVED; 97-3670]**
68. Authorize a contract for emergency medical services at Dallas Convention Center and Reunion Arena with the second highest responsible bidder, Medcor, Inc., for a period of three (3) years with two (2) one-year options commencing December 15, 1997 - Estimated Revenue: \$23,900 annually **[APPROVED; 97-3671]**
69. Authorize Supplemental Agreement No. 7 to the Services Contract (General Fund) and Supplemental Agreement No. 10 to the Community Development Grant Funded Agreement with The Walker Project, Inc., a private, nonprofit fair housing organization, pursuant to section seven of the Walker Consent Decree in the amount of \$297,700 - Financing: 1997-98 Community Development Grant Funds (\$198,400) and Walker Consent Decree Funds (\$99,300) **[APPROVED; 97-3672]**
70. Authorize Supplemental Agreement No. 7 to the Interlocal Agreement between the City of Dallas and the Dallas Housing Authority (DHA) extending the term from March 25, 1998 to March 24, 1999 adding funding for marketing and providing rental bonus payments to property owners leasing three and four bedroom units to participants in the Section 8 Bonus Incentive Program - \$68,000 - Financing: 1997-98 Community Development Grant Funds **[APPROVED; 97-3673]**
71. Authorize contracts with Dallas Arboretum and Botanical Society, Inc. (\$380,055) and Dallas Horticulture Center, Inc., (\$98,500) to provide services and programs within the City of Dallas - \$478,555 - Financing: Current Funds **[APPROVED; 97-3674]**
72. Authorize the adoption of the Davis / Bishop Urban Design Study, as a guide to implement future development along Davis Street from Polk Street to Beckley Street and Bishop Avenue from Colorado Boulevard to Jefferson Avenue - Financing: No cost consideration to the City **[APPROVED AS AN INDIVIDUAL ITEM; 97-3675]**
73. An ordinance authorizing a change of zoning to an MU-2 Mixed Use District on property presently zoned an NO(A) Neighborhood Service District and an MC-1 Multiple Commercial District on property at the north corner of Midpark Road and Goldmark Drive, and a resolution authorizing acceptance of an instrument terminating the existing deed restrictions and an instrument providing for new deed restrictions (Z967-257/10136-NC(RB) - Financing: No cost consideration to the City **[APPROVED; 97-3676; ORDINANCE 23326]**

CONSENT AGENDA (Continued)

MISCELLANEOUS (Continued)

74. An ordinance authorizing an Historic Overlay District for the Lake Cliff Historic District on property generally bounded by Zang Boulevard, Colorado Boulevard, Marsalis Avenue, Sixth Street, and Beckley Avenue (Z967-148/1027-SW(JA) - Financing: No cost consideration to the City **[APPROVED; 97-3677; ORDINANCE 23328]**
75. Authorize a one-year microfilm services contract between the City of Dallas and the United States National Archives and Records Administration (NARA) - Fort Worth Branch to microfilm essential and permanent City records in accordance with permanent preservation standards established by state law - \$75,000 - Financing: Current Funds **[APPROVED; 97-3678]**
76. Authorize a contract with Continental Golf, Inc. to provide interruptible untreated water from the Elm Fork of the Trinity River for five years with two extensions of five years each for irrigation of the new Coyote Ridge Golf Course located in the City of Carrollton - Revenue: \$48,961 in 1997-98, \$48,711 annually thereafter **[APPROVED; 97-3679]**

PUBLIC HEARINGS AND RELATED ACTIONSZONING CASES - CONSENT [97-3680]

77. Application for and an ordinance granting an MF-2(A) Multifamily District on property presently zoned a CR Community Retail District on the southwest side of Bonnie View Road, southeast of Prosperity Avenue
Recommendation of Staff and CPC: Approval
Z967-283/10351-SE(RB) **[CPC RECOMMENDATION FOLLOWED; 97-3681; ORDINANCE 23329]**
78. Application for and an ordinance granting an amendment to the conceptual plan, development plan and conditions for Planned Development District No. 121 for Retail and Residential Uses to permit an additional retail building at the southwest corner of Walnut Hill Lane and Central Expressway
Recommendation of Staff and CPC: Approval
Z967-291/10370-NC(CR) **[APPROVED AS AMENDED; 97-3682; ORDINANCE 23330]**
79. Application for and an ordinance granting a Specific Use Permit for a Child-care facility on property presently zoned as Planned Development District No. 326 for Retail, Office, and Residential Uses on the southwest corner of West Lovers Lane and Linwood Avenue
Recommendation of Staff and CPC: Approval for a five-year time period with eligibility for automatic renewal for additional five-year time periods, subject to a site plan and conditions
Z967-307/6455-NW(RB) **[CPC RECOMMENDATION FOLLOWED; 97-3683; ORDINANCE 23331]**

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

ZONING CASES - CONSENT (Continued)

- 80. Application for and an ordinance granting an IM Industrial Manufacturing District on property presently zoned an IR Industrial Research District on the south side of Bronze Way, west of Cockrell Hill Road
Recommendation of Staff and CPC: Approval
Z967-308/10393-SW(RB) [DENIED WITHOUT PREJUDICE; 97-3684]

- 81. Application for and an ordinance granting a GR General Retail Subdistrict on property presently zoned an O-2 Office Subdistrict on Tract I, and an application for and an ordinance granting a Specific Use Permit for a Drive-through restaurant on Tracts I and II on property presently zoned a GR General Retail Subdistrict on Tract II within Planned Development District No. 193, the Oak Lawn Special Purpose District, on the southwest side of Fitzhugh Avenue between McKinney Avenue and North Central Expressway
Recommendation of Staff and CPC: Approval of a GR General Retail Subdistrict on Tract I and approval of a Specific Use Permit for a Drive-through restaurant for a permanent time period, subject to a site plan, landscape plan and conditions on Tracts I and II
Z967-311/10395-C(CR) [CPC RECOMMENDATION FOLLOWED; 97-3685; ORDINANCE 23332 AND ORDINANCE 23333]

- 82. Application for and an ordinance granting an amendment to the Tract 6A portion of Planned Development District No. 170 for certain Shopping Center District Uses to allow for restaurants less than 3,500 square feet in area, revise the hours of operation, and allow video retail rental stores on property located on the west side of Preston Road, north of Lloyd Circle (south)
Recommendation of Staff and CPC: Approval
Z967-315/6112-NC(LS) [CPC RECOMMENDATION FOLLOWED; 97-3686; ORDINANCE 23334]

- 83. A City Plan Commission authorized hearing to determine the proper zoning on property presently zoned an MF-1(A) Multifamily District with consideration being given to the granting of an MU-2(SAH) Mixed Use (Standard Affordable Housing) District on the south side of Peterson Lane, east of Noel Road, and an ordinance granting an MU-2 (SAH) Mixed Use (Standard Affordable Housing) District
Recommendation of Staff and CPC: Approval of an MU-2(SAH) (Mixed Use Standard Affordable Housing) District
Z967-317/10399-NC(LS) [CPC RECOMMENDATION FOLLOWED; 97-3687; ORDINANCE 23335]

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

84. Application for and an ordinance granting a Planned Development District for a Private School (Bishop Lynch High School) on property presently zoned an R-7.5(A) Single Family District at the southeast corner of Ferguson Road and Peavy Road
Recommendation of Staff and CPC: Approval, subject to a development/landscape plan and conditions
Z967-320/10400-NE(LS) **[CPC RECOMMENDATION FOLLOWED; 97-3688; ORDINANCE 23336]**
85. Application for and an ordinance granting a Planned Development Subdistrict for I-2 Industrial Subdistrict Uses and Multiple Family Uses on property presently zoned an I-2 Industrial Subdistrict within Planned Development District No. 193, the Oak Lawn Special Purpose District, bounded by McKinney Avenue, Caroline Street, Cedar Springs Road, and Akard Street
Recommendation of Staff and CPC: Approval, subject to a conceptual plan and conditions
Z967-322/10402-C(KC) **[CPC RECOMMENDATION FOLLOWED; 97-3689; ORDINANCE 23337]**

ZONING CASES - INDIVIDUAL

86. Application for a P(A) Parking District on property presently zoned an R-7.5(A) Single Family District at the north corner of Angora Street and Ocalla Avenue
Recommendation of Staff and CPC: Denial
Z967-271/1147-NE(KC) **[APPROVED AS AMENDED; 97-3690]**
87. Application for a CR Community Retail District on property presently zoned an MF-2(A) Multifamily District at the west corner of Bryan Street and Prairie Avenue
Recommendation of Staff and CPC: Denial
Z967-297/10375-C(LS) **[CPC RECOMMENDATION FOLLOWED; 97-3691]**

ZONING CASES UNDER ADVISEMENT - INDIVIDUAL

88. Application for an amendment to the existing deed restrictions on the Tract I parcel of the property to delete the restriction that limits uses to parking on property presently zoned a CR Community Retail District at the west corner of Gaston Parkway and Magellan Circle, and a resolution providing for the acceptance of an amending deed restriction instrument
Recommendation of Staff and CPC: Approval
Z967-252/1308-NE(RB) **[CPC RECOMMENDATION FOLLOWED; 97-3692]**

Note: The above application was considered by the City Council on October 22, 1997 and was taken under advisement until November 12, 1997 with the public hearing open.

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

ZONING CASES UNDER ADVISEMENT - INDIVIDUAL (Continued)

- 89. Application for a P Parking Subdistrict on property presently zoned an MF-2 Multiple Family Subdistrict within Planned Development District No. 193, the Oak Lawn Special Purpose District, on the southeast side of Throckmorton Street, northeast of Maple Avenue
Recommendation of Staff: Approval
Recommendation of CPC: Denial without prejudice
Z967-222/10310-C(KC) [APPROVED APPLICATION; 97-3693]

Note: The above application was considered by the City Council on October 22, 1997 and was taken under advisement until November 12, 1997 with the public hearing open.

- 90. 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) [CONTINUED UNTIL 12/10/97; 97-3694]

Note: The above application was considered by the City Council on October 8, 1997 and again on October 22, 1997 and was taken under advisement until November 12, 1997 with the public hearing open.

STREET NAME CHANGE CASE - INDIVIDUAL

- 91. Application for and an ordinance granting a street name change, changing the name of Oakland Avenue to "Malcolm X Boulevard" between Gaston Avenue and Brigham Lane
Recommendation of Staff and CPC: Approval
NC967-102 [CPC RECOMMENDATION FOLLOWED; 97-3695; ORDINANCE 23338]

FLOODPLAIN APPLICATION

- 92. FLOODPLAIN APPLICATION: Application for the fill permit and removal of the flood plain prefix from 1.43 acres of land currently in the 100-year flood plain of White Rock Creek. The property is currently zoned Planned Development District No. 485 and is located at 13001 Hillcrest Road. Fill Permit 97-06 - Financing: No cost consideration to the City **[APPROVED; 97-3696]**

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

BENEFIT ASSESSMENT HEARINGS

Joe Field Road from Dead End east of Stemmons Freeway to Denton Drive

93. * Benefit assessment hearing for street paving, storm drainage, water and wastewater main improvements on the above listed street. **[HEARING CLOSED; 97-3697]**
94. * Ordinance levying benefit assessments for street paving, storm drainage, water and wastewater main improvements for the above listed street - Financing: No cost consideration to the City **[APPROVED; 97-3697; ORDINANCE 23339]**

Street Group 423 (list attached)

95. * Benefit assessment hearing for street paving, storm drainage, water and wastewater main improvements for the streets on the attached list **[HEARING CLOSED; 97-3698]**.
96. * Ordinance levying benefit assessments for street paving, storm drainage, water and wastewater main improvements for the streets on the attached list - Financing: No cost consideration to the City **[APPROVED; 97-3698; ORDINANCE 23340]**

Westport Avenue from Mouser Street to Harrell Avenue

97. * Benefit assessment hearing for street paving, water and wastewater main improvements for the above listed street. **[HEARING CLOSED; 97-3699]**
98. * Ordinance levying benefit assessments for street paving, water and wastewater main improvements for the above listed street - Financing: No cost consideration to the City **[APPROVED; 97-3699; ORDINANCE 23341]**

ITEMS FOR INDIVIDUAL CONSIDERATION

99. Consideration of appointments to boards and commissions (Executive Session, if necessary, Personnel, Sec. 551.074, T.O.M.A.) **[97-3700]**
100. Authorize approval of the bi-weekly tax action **[97-3701]**

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

101. An ordinance authorizing the issuance and sale of \$5,800,000 City of Dallas, Texas Combination Tax and Revenue Certificates of Obligation, Series 1997; levying an ad valorem tax with respect thereto; accepting the bids and awarding the sale of the Certificates of Obligation; approving the Official Statement; and enacting other provisions in connection therewith. (To be considered before 12:00 noon) **[APPROVED; 97-3702; ORDINANCE 23342]**
102. An ordinance authorizing the issuance and sale of \$16,805,000 City of Dallas, Texas Equipment Acquisition Contractual Obligations, Series 1997; levying an ad valorem tax with respect thereto; accepting the bids and awarding the sale of the Contractual Obligations; approving the Official Statement; and enacting other provisions in connection therewith. (To be considered before 12:00 noon) **[APPROVED; 97-3703; ORDINANCE 23343]**
103. An ordinance authorizing the issuance and sale of \$54,700,000 City of Dallas, Texas General Obligation Bonds, Series 1997; levying an ad valorem tax with respect thereto; accepting the bids and awarding the sale of the bonds; approving the Official Statement; and enacting other provisions in connection therewith. (To be considered before 12:00 noon) **[APPROVED; 97-3704; ORDINANCE 23344]**
104. Authorize the purchase of 15 Mobile Intensive Care Units (MICU's) through the Houston - Galveston Area Council of Governments (H-GAC) interlocal agreement - Not to exceed \$1,100,062 - Financing: 1997 Equipment Acquisition Contractual Obligation Fund **[APPROVED; 97-3705]**
105. Authorize the purchase of one rear mount aerial ladder truck through the Houston - Galveston Area Council of Governments (H-GAC) interlocal agreement - Not to exceed \$426,008 - Financing: 1997 Equipment Acquisition Contractual Obligation Fund **[APPROVED; 97-3706]**
106. Authorize the purchase of four (4) fire pumpers through the Houston - Galveston Area Council of Governments (H-GAC) interlocal agreement - Not to exceed \$967,649 - Financing: 1997 Equipment Acquisition Contractual Obligation Fund **[APPROVED; 97-3707]**
107. Authorize the City of Dallas Housing Finance Corporation to issue Single Family Mortgage Revenue Bonds in the principal amount not to exceed \$25,000,000 in order to provide home mortgage financing for persons of low and moderate incomes to purchase residences located within the City of Dallas - Not to exceed \$25,000,000 - Financing: 1997 Single Family Mortgage Revenue Bonds **[APPROVED; 97-3708]**
108. A resolution supporting the candidacy of Charlotte Mayes for the Public Safety and Crime Prevention Steering Committee of the National League of Cities (via Mayor Kirk) **[APPROVED; 97-3709]**

ITEMS FOR INDIVIDUAL CONSIDERATION

ITEMS FOR FURTHER CONSIDERATION

- 109. Authorize adoption of the City Council Calendar for 1998 - Financing: No cost consideration to the City **[APPROVED AS AMENDED; 97-3710]**

- 110. An ordinance amending Chapter 2 of the Dallas City Code to allow a credit for the abandonment of public rights-of-way to be used for private streets, alleys and drives in residential developments and to provide requirements and fees for obtaining the credit - Financing: No cost consideration to the City **[APPROVED; 97-3711; ORDINANCE 23345]**

Executive Session **[EXECUTIVE SESSION HELD; 97-3725]**

- Attorney Briefings (Sec. 551.071 T.O.M.A)
- Debra Walker, et al v. HUD, et al.

ADDENDUM

ADDITIONS:

ITEMS FOR INDIVIDUAL CONSIDERATION

1. An ordinance abandoning a portion of a utility easement to Windsor Park Central One Limited Partnership, the abutting owner, containing approximately 10,078 square feet of land, located near the intersection of Coit Road and Churchill Way and authorizing the quitclaim - Revenue: \$650 plus the \$20 ordinance publication fee **[APPROVED; 97-3712; ORDINANCE 23346]**
2. Authorize the adoption of a pre-tax employee contribution program in accordance with Section 414(h)(2) of the Internal Revenue Code. This will defer federal income taxation of City employee contributions to the Employees' Retirement Fund of the City of Dallas - Financing: No cost consideration to the City **[APPROVED; 97-3713]**
3. An ordinance adopting a plan, in accordance with Section 415(m) of the Internal Revenue Code to allow for the full payment of benefits as described in Chapter 40A of the Dallas City Code (Dallas Employees' Retirement Fund Plan) - Financing: No cost consideration to the City **[APPROVED; 97-3714; ORDINANCE 23347]**
4. A resolution modifying the Program Statement for the Minor Home Repair Program to increase the maximum amount of the grant assistance from \$5,000 to \$8,000 (Housing and Neighborhood Development Committee) **[APPROVED; 97-3715]**
5. Authorize a replacement housing payment for Willie K. Thomas as a result of an order to vacate and demolish by the Urban Rehabilitation Standards Board in an amount not to exceed \$22,500 - Financing: 1995-96 Community Development Grant Funds **[APPROVED; 97-3716]**

ADDENDUM

ADDITIONS: (Continued)

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

Actions Related to the January 17, 1998, Special Election

6. * An ordinance ordering a special election to be held in the City of Dallas on January 17, 1998, on the question of approving and implementing a resolution designating the Dallas Sports Arena Project as a sports and community venue project and designating the methods of financing therefor and the maximum rate of each method of financing pursuant to Chapter 334, Local Government Code; prescribing the form of the ballot; designating polling places; providing for the use of an electronic voting system; providing for early voting; permitting only resident qualified voters to vote; providing for an early voting ballot board to process early voting; providing for notice of the election; and providing an effective date **[POSTPONED UNTIL 11/14/97; 97-3717]**
7. * An ordinance amending Ordinance 20231, as amended, adopting new and revised election precincts - Financing: This action has no cost consideration **[POSTPONED UNTIL 11/14/97; 97-3718]**
8. * Authorize a joint election agreement and election services contract between the City of Dallas, various other jurisdictions within Dallas County, and Dallas County for up to \$510,000 and authorize an expenditure of up to \$13,950 for advertising and miscellaneous expenditures associated with a special election to be held on Saturday, January 17, 1998 under Section 334.024 of Local Government Code - \$523,950 - Financing: Event Services Current Funds (to be reimbursed from project funds) **[POSTPONED UNTIL 11/14/97; 97-3719]**
9. * A resolution approving the appointment of citizens to serve as election judges for the January 17, 1998 special election - Financing: This action has no cost consideration **[POSTPONED UNTIL 11/14/97; 97-3720]**
10. * A resolution authorizing the mayor to appoint an ad hoc city council canvassing committee to review the returns of the January 17, 1998 special election and submit a canvass report to the full city council on Wednesday, January 21, 1998 - Financing: No cost consideration to the City **[POSTPONED UNTIL 11/14/97; 97-3721]**

ADDENDUM

ADDITIONS: (Continued)

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

Loop 12 HOMEWORKS! Program

- 11. * A motion to reconsider a resolution authorizing the City Manager, or his designee, to implement the Loop 12 HOMEWORKS! Program in alliance with the Federal Home Loan Mortgage Corporation (Freddie Mac) to be administered by the Housing Department; authorizing the approval of the Program Statement for the Loop 12 HOMEWORKS! Program; authorizing the City Manager, or his designee, to approve rehabilitation loans/or grants of funds for the benefit of low and moderate income persons in connection with the approved Program Statement; authorizing the City Manager, or his designee, to execute a Rehabilitation and Reserve Fund Agreement with Freddie Mac and Rehabilitation Loan Agreements with approved Freddie Mac lenders and other documents necessary to implement the Loop 12 HOMEWORKS! Program; and referring to city council committees the issue of waiving city fees for the Loop 12 HOMEWORKS! Program - \$900,000 - Financing: Frost-Leland Funds (\$400,000) and 1997-98 Community Development Grant Funds (\$500,000) (Item No. 54 on the October 22, 1997 agenda) (Deputy Mayor Pro Tem Salazar and Councilmembers Duncan, Loza, Forsythe Lill, Hicks, Lipscomb, Mayes, Blumer)
[DID NOT PASS; 97-3722]

- 12. * Adoption of a resolution authorizing the City Manager, or his designee, to implement the Loop 12 HOMEWORKS! Program in alliance with the Federal Home Loan Mortgage Corporation (Freddie Mac) to be administered by the Housing Department; authorizing the approval of the Program Statement for the Loop 12 HOMEWORKS! Program; authorizing the City Manager, or his designee, to approve rehabilitation loans and/or grants of funds for the benefit of low and moderate income persons in connection with the approved Program Statement; authorizing the City Manager, or his designee, to execute a Rehabilitation and Reserve Fund Agreement with Freddie Mac and Rehabilitation Loan Agreements with approved Freddie Mac lenders and other documents necessary to implement the Loop 12 HOMEWORKS! Program; and referring to city council committees the issue of waiving city fees for the Loop 12 HOMEWORKS! Program - \$900,000 - Financing: Frost-Leland Funds (\$400,000) and 1997-98 Community Development Grant Funds (\$500,000) **[DID NOT PASS; 97-3723]**

ADDENDUM

ADDITIONS: (Continued)

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

13. Authorize approval of the New Arena Master Agreement and Related Documents, between the City and ArenaCo, a jointly-owned entity of Dallas Basketball Limited (the "Mavericks") and Dallas Stars, L.P. (the "Stars") **[NOT CONSIDERED; 97-3724]**
- or, in the alternative,
14. Authorize an extension to December 10, 1997, of the Letter of Intent, dated October 2, 1997, between the City of Dallas, Dallas Stars, L.P. (the "Stars") and Dallas Basketball Limited (the "Mavericks"), regarding the proposed development, construction, operation, and financing of a new sports arena project in downtown Dallas, and related mixed-use development **[APPROVED; 97-3724]**

Executive Session (if necessary) **[EXECUTIVE SESSION HELD; 97-3725]**

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

- Downtown Sports Development Project - Alternative Site Acquisition Negotiations and Negotiations between the City and Dallas Basketball, Limited and the Dallas Stars, L.P.
 - Legal Issues Regarding the New Arena Master Agreement and Related Documents
 - Legal Issues Regarding Site Acquisition for the New Arena
- 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 the Dallas Stars, L.P.
 - Site Acquisition for the New Arena