

AGENDA
CITY COUNCIL MEETING
MARCH 8, 2000
CITY OF DALLAS
1500 MARILLA
COUNCIL CHAMBERS, CITY HALL
DALLAS, TEXAS 75201
9:00 A. M.

Invocation and Pledge of Allegiance (Council Chambers) [00-0830]

Agenda Item/Open Microphone Speakers [00-0831]

VOTING AGENDA

1. Approval of Minutes of the February 23, 2000 City Council Meeting [00-0832; **APPROVED**]

CONSENT AGENDA [00-0833]

AUTHORIZATIONS RELATED TO CONSTRUCTION PROJECTS

Engineering and Architectural Contracts

2. Authorize a professional services contract with BCI Architects to provide design services for expansion to include a multi-purpose room, classroom, arts and crafts room, fitness room, kitchen, office, storage, janitor's closet, rest rooms and mechanical and electrical room at Ignacio Zaragoza Recreation Center in Buckner Park - \$68,590 - Financing: 1998 Bond Funds [00-0834; **APPROVED**]

AUTHORIZATIONS RELATED TO CONSTRUCTION PROJECTS (Continued)

Engineering and Architectural Contracts (Continued)

Kelly Boulevard from Michaelangelo Drive to Rosemeade Parkway

3. * Authorize a professional services contract with Garcia & Associates Engineering, Inc. to provide engineering services for paving and storm drainage improvements on Kelly Boulevard from Michaelangelo Drive to Rosemeade Parkway - \$142,728 - Financing: 1998 Bond Funds (an amount not to exceed \$114,183 to be reimbursed by the Texas Department of Transportation) **[00-0835; APPROVED]**
4. * Authorize an Interlocal Agreement with the Texas Department of Transportation for paving improvements on Kelly Boulevard from Michaelangelo Drive to Rosemeade Parkway - \$2,100 - Financing: 1998 Bond Funds **[00-0836; APPROVED]**

Authorization of Contracts

5. Authorize a contract for erosion control, playground equipment and security lighting at Bishop Flores Park - Henneberger Construction, Inc., lowest responsible bidder of six - \$67,861 - Financing: 1997-98 Community Development Grant Funds **[00-0837; APPROVED]**
6. Authorize a contract for playground equipment and fencing at Old East Dallas Work Yard Park - Henneberger Construction, Inc., lowest responsible bidder of six - \$64,020 - Financing: 1998-99 Community Development Grant Funds **[00-0838; APPROVED]**
7. Authorize a contract for the construction of street paving, storm drainage, water and wastewater main improvements on Hobson Avenue from Beckley Avenue to Ramsey Avenue and Seevers Avenue from Brownlee Avenue to Saner Avenue located in Neighborhood Renaissance Partnership Area C - Barson Utilities, Inc., lowest responsible bidder of seven - \$629,779 - Financing: Neighborhood Renaissance Partnership Section 108 Notes (\$471,654), Water Utilities Capital Construction Funds (\$137,095), Water Utilities Bond Funds (\$21,030) **[00-0839; APPROVED]**
8. Authorize a contract for Asphaltic Concrete Street Resurfacing Group 1 on various improved streets (list attached) - Austin Bridge and Road, Inc., lowest responsible bidder of three - \$2,746,561 - Financing: 1995 Bond Funds (\$103,030), 1998 Bond Funds (\$1,807,887), Current Funds (\$759,228), Water Utilities Capital Construction Funds (\$76,416) **[00-0840; APPROVED]**
9. Authorize a contract for Asphaltic Concrete Street Resurfacing Group 2 on various improved streets (list attached) - Austin Bridge and Road, Inc., lowest responsible bidder of three - \$3,567,278 - Financing: 1995 Bond Funds (\$146,254), 1998 Bond Funds (\$2,177,165), Current Funds (\$1,148,879), Water Utilities Capital Construction Funds (\$94,980) **[00-0841; APPROVED]**

CONSENT AGENDA (Continued)

AUTHORIZATIONS RELATED TO CONSTRUCTION PROJECTS (Continued)

Authorization of Contracts (Continued)

10. Authorize a contract for Asphalt Concrete Street Restoration on various unimproved streets (list attached) - JRJ Paving, Inc., lowest responsible bidder of three - \$1,506,944 - Financing: Current Funds (\$1,463,744), Water Utilities Capital Construction Funds (\$43,200) **[00-0842; APPROVED]**

Contract Amendments

11. Authorize **(1)** a Military Construction Cooperative Agreement with the National Guard Bureau to provide for payment, to the City, for additional design services, preparation of construction plans and construction of water and sewer main extensions at the former Naval Air Station, Dallas, and **(2)** Supplemental Agreement No. 1 to the professional services contract with Freese and Nichols, Inc., to provide for the additional design services and preparation of construction plans of water and sewer main extensions - \$820,000 - Financing: National Guard Bureau **[00-0843; APPROVED]**
12. Authorize Supplemental Agreement No. 1 to the contract with Caye Cook, A.S.L.A. to provide a master plan, cost estimate, construction documents, support services and Americans with Disabilities Act compliance for site development at Jaycee/Zaragoza Park - \$10,270, from \$5,680 to \$15,950 - Financing: UDAG Public Facility Improvement Funds **[00-0844; APPROVED]**
13. Authorize Supplemental Agreement No. 1 to the contract with Corgan Associates, Inc. to provide design development, construction documents, bidding and negotiation and construction administration services for a new recreation center at Timberglen Park - \$126,815, from \$35,290 to \$162,105 - Financing: 1998 Bond Funds **[00-0845; APPROVED]**
14. Authorize an increase in the contract with XIT Paving and Construction, Inc. for the relocation of sanitary sewer main on Delrose Drive from Wabash Circle to Westshore Drive - \$19,525, from \$353,885 to \$373,410 - Financing: Water Utilities Bond Funds (\$19,325), Water Utilities Capital Construction Funds (\$200) **[00-0846; APPROVED]**
15. Authorize an increase in the contract with Big Sky Construction Company, Inc., to provide miscellaneous modifications for interior renovation and roof replacement at John C. Phelps Recreation Center - \$29,244, from \$231,153 to \$260,397 - Financing: 1995 Bond Funds **[00-0847; APPROVED]**

CONSENT AGENDA (Continued)

AUTHORIZATIONS RELATED TO CONSTRUCTION PROJECTS (Continued)

Construction Miscellaneous

16. Authorize an increase in funding to the Texas Department of Transportation for construction of channel improvements on Five Mile Creek at Loop 12 - \$192,245, from \$690,340 to \$882,585 - Financing: 1995 Bond Funds **[00-0848; APPROVED]**

Danube Drive from Stella Avenue to Glen Avenue

17. * Authorize street paving, water and wastewater main improvements; provide for partial payment of construction by assessment of abutting property owners; and authorize an estimate of the cost of the improvements to be prepared as required by law **[00-0849; APPROVED]**
18. * Authorize approval of specifications, estimate of cost and authorize advertisement for bids - Financing: No cost consideration to the City **[00-0850; APPROVED]**

LAND ACQUISITION

19. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, of 16 unimproved tracts of land containing a total of approximately 426,886 square feet, located near the intersection of Northwest Highway and Shady Trail, for the Shady Trail Relief Interceptor Project (list attached) - \$231,125 - Financing: Water Utilities Capital Construction Funds **[00-0851; APPROVED]**
20. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, of 3 unimproved tracts of land containing a total of approximately 698 square feet and a drainage easement containing approximately 80 square feet of unimproved land, located near the intersection of Eastridge Drive and Skillman Street, for Eastridge Drive improvements (list attached) - \$12,020 - Financing: 1998 Bond Funds **[00-0852; APPROVED]**

LAND MISCELLANEOUS

21. Authorize a forty-year lease 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 rent plus a minimum of \$5,000,000 in leasehold improvements **[00-0853; APPROVED AS AN INDIVIDUAL ITEM]**

CONSENT AGENDA (Continued)

LAND MISCELLANEOUS (Continued)

22. A resolution declaring approximately 1,421 acres of City-owned land, located outside city limits on Malloy Bridge Road between Bilindsay Road and U. S. Highway 175, unwanted and unneeded and authorizing its advertisement for sale by sealed bids at a minimum bid of \$1,136,800 - Financing: No cost consideration to the City **[00-0854; APPROVED]**
23. Authorize the quitclaim of 28 properties acquired by the taxing authorities from the Sheriff's Sale to the highest bidders (list attached) - Revenue: \$321,505 **[00-0855; APPROVED]**

PURCHASING OF EQUIPMENT, SUPPLIES AND SERVICES

24. Authorize an amendment to the original software license agreement for a sixty-month extension of maintenance and support with Candle Corporation - Sole Source - Not to exceed \$134,625 - Financing: Current Funds **[00-0856; APPROVED]**
25. Authorize a thirty-six-month price agreement for medical supplies with the lowest responsible bidders of four - Dixie USA EMS Supply, Southeastern Emergency Equipment, Emergency Medical Products, Inc., and United Medical Supply, Inc. - Not to exceed \$1,363,707 - Financing: Current Funds **[00-0857; DEFERRED UNTIL 04/12/00]**
26. Authorize the rejection of the only bid received for veterinary laboratory service and authorize readvertisement for new bids - Financing: No cost consideration to the City **[00-0858; APPROVED]**
27. Authorize the rejection of the only bid received for helicopter fuel for the Dallas Police Department and authorize readvertisement for new bids - Financing: No cost consideration to the City **[00-0859; APPROVED]**
28. Authorize a sixty-month price agreement for pump repair and overhaul for Trinity River Levee System and Dallas Water Utilities Wastewater Treatment Plants with the lowest responsible bidders of five - Windham MGF Co., Inc., ITT Flygt Corporation, and Smith Pump, Co. - Not to exceed \$2,186,365 - Financing: Current Funds **[00-0860; DEFERRED UNTIL 04/12/00]**
29. Authorize an increase in the thirty-six month multiple award price agreement for parts and labor for the repair of electric motors for the Department of Street Services with the lowest responsible bidders of three - Shermo Industries, Inc., Brandon & Clark, Inc. and Carl Pons Electric Motors Service - Not to exceed \$210,000, from \$1,882,431 to \$2,092,431 - Financing: Current Funds **[00-0861; DEFERRED UNTIL 04/12/00]**

CONSENT AGENDA (Continued)

MISCELLANEOUS

30. Authorize Supplemental Agreement No. 1 to the professional services contract with The Barrington Consulting Group, Inc. for professional services necessary in the lawsuit, styled Interstate Contracting Corporation v. City of Dallas, Cause No. 3:98-CV-2913-R, and any other proceeding relating to the subject matter of this litigation, in an amount not to exceed \$50,000, increasing the original contract amount from \$12,500 to \$62,500 - Financing: Current Funds [00-0862; APPROVED]
31. Authorize settlement of a lawsuit, styled Thomas Devine v. City of Dallas, Cause No. 3:97-CV-2990-BC - Financing: Current Funds [00-0863; APPROVED]
32. Authorize settlement of a lawsuit, styled Iving Thomas, et al. v. City of Dallas, et al., Cause No. 3:96-CV-0214-R - Financing: Current Funds [00-0864; APPROVED]
33. Authorize settlement of a lawsuit, styled Cutberto R. Perez, Yolanda Gonzalez, Individually and as Next Friend of Nicholas Gonzalez, a minor v. John Lee Sanders and City of Dallas, Cause No. 94-13424-H - Financing: Current Funds [00-0865; APPROVED]
34. Authorize settlement of a lawsuit, styled Willie J. Henderson v. City of Dallas and William J. Carollo, Cause No. DV98-03515-L - Financing: Current Funds [00-0866; APPROVED]
35. Authorize annual adjustments to appropriations for the 1998-99 fiscal year for year-end close and for mid-year organizational structure changes - Financing: No cost consideration to the City [00-0867; APPROVED]
36. Authorize an amendment to the 2000 City Council calendar to change the Municipal & Minority Affairs Committee meeting from the second Tuesday of each month to the fourth Monday of each month - Financing: No cost consideration to the City [00-0868; APPROVED]
37. Authorize approval of the bi-weekly tax action [00-0869; APPROVED]
38. A resolution authorizing the City's continued participation in the Texas Coalition of Cities for Franchised Utility issues and the City's portion of funding for the Coalition - Not to exceed \$30,905 - Financing: Current Funds [00-0870; APPROVED]
39. Authorize a tangible personal property tax abatement agreement with VarTec Telecom, Inc. and its lessor, LePercq Corporate Income Fund, L.P. for the purpose of granting a five-year abatement of 50% of the taxes on new added value to the tangible personal property for their expansion located within **City of Dallas Reinvestment Zone No. 39 located at 1600 Viceroy Drive, Commercial Zone "C", Dallas, Texas** - Revenue: First year tax revenue estimated at \$21,694; Five-year revenue estimated at \$108,470; (Estimated revenue foregone for five-year tangible personal property tax abatement \$108,470) - Financing: No cost consideration to the City [00-0871; APPROVED]

MISCELLANEOUS (Continued)

City Center TIF District

40. * Authorize a development agreement with Republic Center, LP to provide for **(1)** the funding of design and construction of certain public improvements related to the redevelopment of Republic Center, 325 North St. Paul Street, in **Tax Increment Financing Reinvestment Zone Five, City of Dallas, Texas (City Center TIF District)** in an amount not to exceed \$830,000; and **(2)** the establishment of appropriations - Financing: \$750,000 to be advanced by a private developer and reimbursed from the City Center TIF District Fund; accrued interest on private funds advanced to be repaid solely from the City Center TIF District Fund; \$80,000 from the City Center TIF District Fund **[00-0872; APPROVED]**
41. * A resolution declaring the intent of **Tax Increment Financing Reinvestment Zone Number Five, City of Dallas, Texas (City Center TIF District)** to reimburse Republic Center, LP for funds advanced pursuant to a development agreement between the City and Republic Center, LP, in an amount not to exceed \$750,000 plus interest, for certain public infrastructure improvements related to the redevelopment of Republic Center, located at 325 North St. Paul Street in the City Center TIF District - Financing: \$750,000 to be advanced by a private developer and reimbursed solely from the City Center TIF District Fund; accrued interest on private funds advanced to be repaid solely from the City Center TIF District Fund; \$80,000 from the City Center TIF District Fund **[00-0873; APPROVED]**
42. Authorize Supplemental Agreement No. 1 to the Interlocal Agreement with Parkland Health & Hospital System for operational cost of a 12-passenger van for the Dallas Healthy Start program and extend the term of the agreement through February 28, 2001 - Not to exceed \$22,000 - Financing: Current Funds **[00-0874; APPROVED AS AN INDIVIDUAL ITEM]**
43. Authorize renewal of the contract with African American Museum to provide an After-School Program and a 6-week Summer Camp for elementary school children from low to moderate income families - \$50,000 - Financing: 1999-00 Community Development Grant Funds **[00-0875; APPROVED]**

CONSENT AGENDA (Continued)

MISCELLANEOUS (Continued)

44. Approval of the issuance of tax-exempt bonds by Housing Options, Inc., for the following purposes: **1)** \$3,000,000 Housing Options, Inc. Multifamily Housing Mortgage Revenue Bonds (65 Monarch L.P. Project) Series 2000 to finance 65 replacement public housing units to be constructed at 2102 Kirby Street, Dallas, Texas; **2)** \$3,200,000 Housing Options, Inc. Multifamily Housing Mortgage Revenue Bonds (71 Carroll L.P. Project) Series 2000 to finance 71 replacement public housing units to be constructed at 4411 Munger, 1934 N. Carroll, 2102-12 N. Carroll, 1922-26-30 N. Carroll, 1935 California, 1916 N. Carroll, 1914 N. Carroll, 1915-17 N. Carroll, 1919 N. Carroll, 1929 N. Carroll, 1929 California and 1933 California, Dallas, Texas; and **3)** \$6,205,000 Housing Options, Inc. Multifamily Housing Mortgage Revenue Bonds (152 Lakewest Community L.P. Project) Series 2000 to finance 152 replacement public housing units to be constructed on a 15 acre tract located at the southeast corner of the intersection of Westmoreland Road and Bickers Street, Dallas, Texas - Financing: No cost consideration to the City **[00-0876; APPROVED AS AN INDIVIDUAL ITEM]**
45. An ordinance authorizing a correction to Ordinance No. 24136 which established Planned Development District No. 561 for TH(A) Townhouse District uses, CH Clustered Housing District uses and Private Streets on property on the north side of Keller Springs Road, west of Preston Road (Z989-254/10915-NC(RB)) - Financing: No cost consideration to the City **[00-0877; ORDINANCE 24197; APPROVED]**
46. An ordinance authorizing an R-10(A) Single Family District on property presently zoned as Planned Development District No. 106 for Residential 10,000 Square Feet District Uses on Frankford Road, west of Winding Creek Road, and a resolution authorizing acceptance of a deed restriction instrument submitted in conjunction with the change of zoning (Z990-117/11003-NC(BP)) - Financing: No cost consideration to the City **[00-0878; ORDINANCE 24198; APPROVED]**
47. Authorize application for second year continuation of the Public School Child Abuse Response Team grant for a liaison program with Dallas Public Schools for child abuse referrals, from the Office of the Governor, Criminal Justice Division, in the amount of \$101,137, for the period October 1, 2000 through September 30, 2001 - Financing: This action has no cost consideration to the City **[00-0879; APPROVED AS AN INDIVIDUAL ITEM]**
48. Authorize a contract for the development of a vehicle inventory control system for the Police Auto Pound with Texas Barcode Systems, most advantageous proposer of five - Not to exceed \$298,354 - Financing: 1998 Local Law Enforcement Block Grant Funds **[00-0880; APPROVED AS AN INDIVIDUAL ITEM]**
49. Authorize an Interlocal Agreement with the Dallas County Sheriff's Department for film processing in its Regional Color Lab for the Dallas Police and Fire Departments for the period February 23, 2000 through February 22, 2002 - \$80,000 - Financing: Current Funds **[00-0881; APPROVED]**

PUBLIC HEARINGS AND RELATED ACTIONS

MISCELLANEOUS HEARINGS

50. A public hearing to receive comments in preparation of the FY 2000-01 Operating, Capital, Grant and Trust budgets - Financing: No cost consideration to the City [00-0882; HEARING CLOSED]

City of Dallas Reinvestment Zone No. 51

51. * A public hearing to receive citizen comments concerning the creation of a reinvestment zone for commercial-industrial tax abatement, to be known as **City of Dallas Reinvestment Zone No. 51, located at 2301 S. Hampton Road, Dallas, Texas 75208**, for the purpose of granting tax abatement on the added value to the real property of DSW Investments - Financing: No cost consideration to the City [00-0883; HEARING CLOSED]
52. * An ordinance designating property located at **2301 S. Hampton Road, Dallas, Texas 75208, as Reinvestment Zone No. 51** for commerce-industrial tax abatement for the purpose of granting real property tax abatement to DSW Investments and providing for an effective date - Financing: No cost consideration to the City [00-0883; ORDINANCE 24199; APPROVED]
53. * Authorize a real property tax abatement agreement with DSW Investments for the purpose of granting a ten-year abatement of 90% of the taxes on added value to the real property for their new clinic within **City of Dallas Commercial Zone "A" at 2301 S. Hampton Road, Dallas, Texas 75208** - Revenue: First year tax revenue estimated at \$1,135; Ten-year revenue is estimated at \$11,350; (Estimated foregone revenue for ten-year real property abatement \$102,130) - Financing: No cost consideration to the City [00-0884; APPROVED]
54. A public hearing to receive citizen comments regarding an application to close Crethaven Road at Bluffview Boulevard to through traffic under provisions of "Policy for Closure of Local Residential Streets to Through Vehicular Traffic" and a resolution directing the City Manager to work with the applicant to complete the closure process - Financing: No cost consideration to the City [00-0885; HEARING CLOSED; APPROVED]
55. A public hearing to receive citizen comments regarding an application to close Ireland Street at Carr Street to through traffic under provisions of the "Policy for Closure of Local Residential Streets to Through Vehicular Traffic" and a resolution directing the City Manager to work with the applicant to complete the closure process - Financing: No cost consideration to the City [00-0886; HEARING CLOSED; APPROVED]

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

ZONING CASES - CONSENT [00-0887]

56. Application for and an ordinance granting an amendment to Specific Use Permit No. 947 for a High Risk or Hazardous Industrial Use (slaughter house) at the south corner of Good Latimer Expressway and Hickory Street on property zoned as Planned Development District No. 317, the Cedars Area Special Purpose District
Recommendation of Staff and CPC: Approval of the request
Z990-118/6622-C(MB) [00-0888; **ORDINANCE 24200; CPC RECOMMENDATION FOLLOWED**]
57. Application for and an ordinance granting a Specific Use Permit for a Commercial bus station and terminal on property presently zoned a CS Commercial Service District at the north corner of East Grand and St. Mary's Avenue
Recommendation of Staff: Approval for a two-year time period with eligibility for automatic renewal for additional five-year time periods, subject to a site/landscape plan and conditions
Recommendation of CPC: Approval for a three-year time period with eligibility for automatic renewal for additional five-year time periods, subject to a site/landscape plan and conditions
Z990-119/11070-SE(RR) [00-0889; **ORDINANCE 24201; CPC RECOMMENDATION FOLLOWED**]
58. Application for and an ordinance granting a Specific Use Permit for a Child-care Facility on property presently zoned Planned Development District No. 160 for Residential and Office Uses North of Canty Street on Zang Boulevard
Recommendation of Staff and CPC: Approval of Specific Use Permit for a Child-care Facility for a ten-year time period with eligibility for automatic renewal for additional ten-year time periods, subject to a site plan and conditions
Z990-122/5983-SW(FD) [00-0890;**CONTINUED UNTIL 04/12/00; HEARING OPEN**]
59. Application for and an ordinance granting a Specific Use Permit for a Private or Public School on the northeast corner of Vail Street and Timberglen Road, on property presently zoned a TH-1(A) Townhouse District
Recommendation of Staff and CPC: Approval of a Specific Use Permit for a Public or Private School for a ten-year time period with eligibility for automatic renewal for additional ten-year time periods, subject to a site plan and conditions
Z990-123/8401-NC(FD) [00-0891; **ORDINANCE 24202; APPROVED AS AMENDED**]

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

ZONING CASES - CONSENT (Continued)

60. Application for and an ordinance granting an IR Industrial Research District and a Specific Use Permit for a Utility or Government Installation Other Than Listed on property on Storey Lane (Spur 482) and Stemmons Freeway (IH 35), East Corner, which is presently zoned as Planned Development District No. 432 for Commercial Amusement (Inside), Commercial Amusement (Outside), Restaurant, Alcoholic Beverage Establishment, and Certain Retail and Personal Services, Office, Utility and Public Service, and Wholesale, Distribution and Storage Uses
Recommendation of Staff: Approval of the request, subject to a site plan and conditions
Recommendation of CPC: Pending March 2, 2000, CPC hearing
Z990-128/9975-NW(FD) [00-0892; **ORDINANCE 24203; CPC RECOMMENDATIONS FOLLOWED**]

ZONING CASES - INDIVIDUAL - UNDER ADVISEMENT

61. Application for and an ordinance granting a Planned Development Subdistrict for O-2 Office Subdistrict uses with retention of the Dry Overlay on property presently zoned an O-2-D Office-Dry Subdistrict within Planned Development District No. 193, the Oak Lawn Special Purpose District, on the south side of Hall Street between Hood Street and Sale Street
Recommendation of Staff and CPC: Approval, subject to a development plan, landscape plan and conditions
Z990-107/11027-C(RB) [00-0893; **ORDINANCE 24204; APPROVED AS AMENDED**]
Note: This application was considered by the City Council at a public hearing on February 9, 2000, and again on February 23, 2000, and was taken under advisement until March 8, 2000, with the public hearing open.

DEVELOPMENT CODE AMENDMENTS - INDIVIDUAL

62. Consideration of an amendment to Section 51A-4.217(6.1) of the Dallas Development Code to revise the regulations for Accessory Pathological Waste Incinerators, and an ordinance implementing amendments
Recommendation of Staff and CPC: Approval
DCA 989-16 [00-0894; **ORDINANCE 24205; CPC RECOMMENDATIONS FOLLOWED**]

ITEMS FOR INDIVIDUAL CONSIDERATION

63. Consideration of appointments to boards and commissions (Closed Session, if necessary, Personnel, Sec. 551.074, T.O.M.A.) [00-0895; **APPOINTMENTS MADE TO BOARDS AND 00-0896; NO FULL COUNCIL**]

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

64. An ordinance amending Chapters 14 and 41A of the Dallas City Code to require dance halls and sexually oriented businesses to have certificates of occupancy and be in compliance with applicable city ordinances and state and federal law (Mayor Pro Tem Poss, Deputy Mayor Pro Tem Salazar, and Councilmembers Chaney, Loza, Hill, Finkelman, Forsythe Lill, Miller, Walne, Blumer, and Mallory Caraway via Mayor Kirk) **[00-0897; ORDINANCE 24206; APPROVED]**
65. Authorize submission of the list of candidate projects to Dallas County in Dallas County's Major Capital Improvement Fund Thoroughfare Program's First Call for Projects, and authorize acceptance and implementation of the projects selected by Dallas County for this program (list attached) - Financing: The City's match will not exceed \$15,000,000 and can be approved from existing bond funds, other city funds, private funding sources, or can be approved in a future bond program **[00-0898; APPROVED]**

Closed Session **[00-0899; CLOSED SESSION HELD]**

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

- Debra Walker, et al v. HUD, et al.
- City of Fort Worth, Texas and American Airlines, Inc. v. City of Dallas, et al., Cause No. 48-171109-97
- Continental Airlines, Inc. and Continental Express, Inc. v. City of Dallas, Texas and City of Fort Worth, Texas, et al., Cause No. 3:98-CV-1187-R (consolidated with City of Dallas, Texas v. Department of Transportation, et al., Cause No. 3:97-CV-1187-R)
- Ozark Airlines, Inc. v. City of Dallas, Texas, U.S. Department of Transportation - FAA Complaint
- U.S. Department of Transportation Love Field Service Interpretation Proceeding, Docket No. OST-98-4363

ADDENDUM

ADDITIONS:

Closed Session [00-0899; **CLOSED SESSION HELD**]

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

- Yolanda Campos Hartke, Ind. & NF Estate of Dolores Gallegos & her infant Jazmine Eve Loredo v. City of Dallas, Civil Cause No. 3:98-CV-0796-T
- First Trade Union Savings Bank, FSB v. City of Dallas, Cause No. DV98-05191-F
- Albert, et al. v. City of Dallas, Cause No. 199-697-94
- Hill, et al v. City of Dallas, Cause No. 95-00975-F
- Willis, et al. v. City of Dallas, Cause No. 199-200-95
- Barber, et al v. City of Dallas, Cause No. 199-624-95
- Parker, et al. v. City of Dallas, Cause No. 1-95-107
- Martin, et al v. City of Dallas, Cause No. 1-95-506
- City of Dallas, et al v. James C. Curry, et al.; Docket No. 94-07642-K
- MD II Entertainment, Inc., d/b/a The Fare West and D. Burch, Inc. d/b/a Baby Dolls Topless Saloon, Allen Burch, Inc. d/b/a The Fare, and Santa Fe Cabaret L.L.C. d/b/a Santa Fe Cabaret v. City of Dallas, Texas Civil Action No. 3-00-CV0423-X
- Application No. 08-2458 of the City of Dallas before the Texas Natural Resource Conservation Commission; Application No. 08-2363 of the Dallas County Park Cities Municipal Utility District before the Texas Natural Resource Conservation Commission; Application No. 5414 of the City of Dallas before the Texas Natural Resource Conservation Commission; and related matters

ADDENDUM

ADDITIONS: (Continued)

ITEMS FOR INDIVIDUAL CONSIDERATION

1. Acknowledge the Friends of the Dallas Public Library, Inc. for donating a Mobile Learning Center to the Dallas Public Library and authorize acceptance of a Mobile Learning Center, with an estimated market value not to exceed \$300,000, from the Friends of the Dallas Public Library, Inc. to the Dallas Public Library to provide educational opportunities to Dallas citizens and to serve as a gateway to the Dallas Public Library System - Financing: Friends of the Dallas Public Library, Inc. **[00-0900; APPROVED]**
2. Authorize an excused absence for a member of the City Plan Commission on March 9, 16, and 23, 2000, for a planned vacation in accordance with City Council policy as stated in Resolution 76-1594 and the provisions of Chapter 8 of the Dallas City Code - Financing: No cost consideration to the City **[00-0901; APPROVED]**
3. Authorize a professional services contract with Malcolm Pirnie, Inc., for the design of odor control improvements at the Central Wastewater Treatment Plant and Cadiz Pump Station - \$1,494,669 - Financing: Water Utilities Capital Improvement Funds **[00-0902; APPROVED]**
4. Authorize payment of a judgment in a lawsuit, styled Linda Graham, Stephanie Mathis, Individually and as Next Friend of Breshay Mathis and Brittney Mathis v. Rodney Wayne Lusk and City of Dallas, Cause No. 96-10901-J - Financing: Current Funds **[00-0903; APPROVED]**
5. Exercise the option to purchase additional marked vehicles, automobiles, light trucks, vans & utility trucks under the same terms as previously awarded on February 24, 1999, by Resolution Number 99-0759, with the lowest responsible bidders of seven - Village Ford of Lewisville, Inc., Permian Autos, Inc., RDO Truck Center Company - Not to exceed \$4,074,342 - Financing: Current Funds (\$2,076,061), Aviation Current Funds (\$115,605), WRR Current Funds (\$23,485), 1998 Equipment Acquisition Contractual Obligation Notes (\$199,710), 1999 Equipment Acquisition Contractual Obligation Notes (\$1,543,705), Texas Department of Transportation Alternative Fuels Program Funds (\$115,776) **[00-0904; APPROVED]**

ADDENDUM

ADDITIONS: (Continued)

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

6. Authorize a multiple award purchase of automobiles, light trucks, vans and utility trucks with the lowest responsible bidders of thirteen - Showcase Chevrolet, Inc., Village Ford of Lewisville, Inc., Permian Autos, Inc., Southwest International Trucks, Inc., Sonic-Lute Riley, L.P., RDO Truck Center Company, Masters International, Inc. - Not to exceed \$10,858,528 - Financing: Current Funds (\$5,069,213), Aviation Current Funds (\$185,751), 1998 Local Law Enforcement Block Grant Funds (\$1,965,875), 1999 Equipment Acquisition Contractual Obligation Notes (\$3,411,095), Dallas Zoo Trust Fund (\$17,836), Texas Department of Transportation Alternative Fuel Program Funds (\$208,758) **[00-0905; APPROVED]**
7. An ordinance abandoning a portion of a sanitary sewer easement to Knox Street Village Holdings, Inc., the abutting owner, containing approximately 2,330 square feet of land, located near the intersection of Knox and Travis Streets, and authorizing the quitclaim - Revenue: \$1,500 plus the \$20 ordinance publication fee **[00-0906; ORDINANCE 24207; APPROVED]**
8. Authorize the planning phase for a possible major sports celebration in honor of the Dallas Stars between June 7, 2000 and June 16, 2000, in accordance with Resolution 93-4570, "A Policy Statement for Major Sports Celebrations" - Financing: This action has no cost consideration to the City **[00-0907; APPROVED]**
9. Authorize the City of Dallas Housing Finance Corporation to issue a Multifamily Mortgage Revenue Bond Series 2000 for the acquisition and rehabilitation of the 200-unit St. Augustine Apartments located at 1198 N. St. Augustine in Census Tract 118, in a face amount not to exceed \$7,070,000 for the benefit of Texas Augustus Ltd., a Texas Limited Partnership made up of Hunt Building Corporation and Investment Builders, Inc. - Four of the units will be deed restricted for the Walker Consent Decree which consist of 4 two-bedrooms (850 SF) - Financing: No cost consideration to the City **[00-0908; APPROVED]**

ADDENDUM

ADDITIONS: (Continued)

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

10. Authorize **(1)** an amendment to City of Dallas Intown Housing Program Policy to continue to support existing projects, as well as add new ones, as required by the two-year review period approved by the City Council in the initial Resolution #93-1822 on May 12, 1993, as amended by Resolution #93-4286 on November 17, 1993, as amended by Resolution #96-0279 on January 10, 1996, as amended by Resolution #98-0175 on January 14, 1998, **(2)** a two-year extension of the sunset date with a review of the Intown Housing Program Policy two years from the passage of this resolution, **(3)** the adoption of guidelines and criteria for residential tax abatement agreements pursuant to the Property Redevelopment and Tax Abatement Act (V.T.C.A., Tax Code, Chapter 312) and **(4)** the amendment of prior Intown Housing Incentive Contracts for Gaston Yard, JPI at North End, JPI Bryan Place I, JPI Bryan Place II, Wilson Building and Kessler Heights I and II to extend substantial completion dates for these projects, to reflect new provisions defining substantial completion, affordability units and affordability period calculations - Financing: No cost consideration to the City **[00-0909; APPROVED]**
11. Authorize a professional services contract with Hammer, Siler, George Associates to assess, analyze and report as to the efficiency, economy and effectiveness of the programs and projects of Dallas economic development organizations and report such data and recommendations for structure and funding to the City Council - \$60,000 - Financing: Current Funds **[00-0910; APPROVED]**
12. Authorize **(1)** a public hearing to be held on April 12, 2000 to receive citizen comments on the proposed private sale by quitclaim deed of 18 unimproved properties acquired by the taxing authorities from the Sheriff's Sale to qualified non-profit organizations and **(2)** the private sale by quitclaim deed of these 18 unimproved properties to qualified non-profit organizations on April 12, 2000 (list attached) - Financing: No cost consideration to the City **[00-0911; APPROVED]**
13. Authorize **(1)** a 23-year lease agreement with International Business Machines Corporation, for approximately 170,814 square feet of land improved with a three story parking garage located at 1000 Belleview Street, near its intersection with Cockrell Street, to be used by the Police Department as a parking garage for the Police Headquarters - April 1, 2000 - March 31, 2003: \$33,333 per month; April 1, 2003 - March 31, 2014: \$83,333 per month; April 1, 2014 - March 31, 2023: \$29,167 per month, and **(2)** an Option Agreement providing for acquisition of approximately 224,528 square feet of land improved with an office building and the parking garage at the end of the lease term - Financing: General Capital Reserve Funds (subject to annual appropriations) **[00-0912; APPROVED]**

ADDENDUM

ADDITIONS: (Continued)

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

14. Authorize acceptance of a donation of approximately 138,300 square feet of improved land by South Side Plaza II, Ltd., located at 1400 Lamar Street, near its intersection with Belleview Street, to be used for the Police Headquarters - Financing: No cost consideration to the City **[00-0913; APPROVED]**
15. Authorize settlement of a lawsuit, styled City of Dallas v. Pfirmen Corporation, Federal Deposit Insurance Corporation, in its corporate capacity and as Receiver for First RepublicBank Dallas, N.A., and Bank of America, N.A. f/k/a NationsBank of Texas, N.A. f/k/a NCNB Texas National Bank, N.A., Cause No. 3-99-CV-0312-G, including termination of a lease at 1208 Main Street executed on August 12, 1981 in exchange for \$345,000 - Revenue: \$345,000 **[00-0914; APPROVED]**

TXU Gas Company Motion for Rehearing

16. * Authorize an increase in the professional services contract with Diversified Utility Consultants, Inc., to cover costs related to TXU Lone Star Gas Company's motion for rehearing on its application for an increase in gas rates - Not to exceed \$3,000, from \$36,000 to \$39,000 - Financing: Current Funds (to be fully reimbursed by TXU Gas Company) **[00-0915; APPROVED]**
17. * An ordinance denying the Motion for Rehearing of TXU Gas Distribution, a division of TXU Gas Company - Financing: No cost consideration to the City **[00-0916; ORDINANCE 24208; APPROVED]**

or, in the alternative;
18. * An ordinance granting the Motion for Rehearing of TXU Gas Distribution, a division of TXU Gas Company, adoption of which would repeal Ordinance No. 24192, adopted February 23, 2000, and establishing new residential and commercial rates for natural gas service provided by TXU Gas Distribution - Financing: No cost consideration to the City **[00-0916]**

