

**AGENDA**  
**CITY COUNCIL MEETING**  
**FEBRUARY 28, 2007**  
**CITY OF DALLAS**  
**1500 MARILLA**  
**COUNCIL CHAMBERS, CITY HALL**  
**DALLAS, TEXAS 75201**  
**9:00 A. M.**

Moment of Silence and Pledge of Allegiance (Council Chambers) **[07-0640]**

Agenda Item/Open Microphone Speakers **[07-0641]**

VOTING AGENDA

1. Approval of Minutes of the February 14, 2007 City Council Meeting **[07-0642; APPROVED AS CORRECTED]**

CONSENT AGENDA [07-0643; APPROVED]

AUTHORIZATIONS RELATED TO CONSTRUCTION PROJECTS

Engineering and Architectural Contracts

2. Authorize a professional services contract with Halff Associates, Inc. for data acquisition, preliminary design, construction documents, bidding, construction administration services, permitting of the facility, and commissioning, training and follow-up for the stormwater wetland Supplemental Environmental Project at the Dallas Zoo located at 650 South R. L. Thornton Freeway - \$191,000 - Financing: Current Funds **[07-0644; APPROVED]**

CONSENT AGENDA (Continued)

## AUTHORIZATIONS RELATED TO CONSTRUCTION PROJECTS (Continued)

Authorization of Contracts

3. Authorize a contract for the construction of new training areas at the Dodd J. Miller Jr. Fire Training and Maintenance Center located at 5000 Dolphin Road - Texas Standard Construction, Ltd., lowest responsible bidder of four - \$179,000 - Financing: 2005 Assistance to Firefighters Grant Funds (\$126,000), 1998 Bond Funds (\$53,000)  
**[07-0645; APPROVED]**
4. Authorize a contract for the construction of the Port Boulevard storm sewer extension improvements - Gin-Spen, Inc., lowest responsible bidder of thirteen - \$342,430 - Financing: 2003 Bond Funds **[07-0646; APPROVED]**
5. Authorize a contract for the construction of street paving, storm drainage, water and wastewater main improvements on Mouser Street from Bonnie View Road to Cedar Crest Boulevard - P & E Contractors, Inc., lowest responsible bidder of three - \$1,584,386 - Financing: 2004-05 Community Development Grant Funds (\$1,296,436), Water Utilities Capital Improvement Funds (\$279,300), and Water Utilities Capital Construction Funds (\$8,650) **[07-0647; APPROVED]**
6. Authorize a contract for the reconstruction of alley paving, drainage and wastewater main improvements for Alley Group 03-2017 (list attached) - VAS Engineering & Construction, lowest responsible bidder of six - \$768,753 - Financing: 2003 Bond Funds (\$644,618), Water Utilities Capital Improvement Funds (\$120,835), and Water Utilities Capital Construction Funds (\$3,300) **[07-0648; APPROVED]**
7. Authorize a contract for the construction of waste cell 6A, with a composite liner and leachate collection system, at the McCommas Bluff Landfill - Rodman Excavation, Inc., lowest responsible bidder of five - \$3,190,846 - Financing: Capital Construction Funds **[07-0649; APPROVED]**
8. Authorize a contract for the construction of water and wastewater main replacements and rehabilitation at 9 locations in the Joe's Creek drainage area (list attached) - Atkins Bros. Equipment Co., Inc., lowest responsible bidder of three - \$9,193,055 - Financing: Water Utilities Capital Improvement Funds **[07-0650; APPROVED]**

CONSENT AGENDA (Continued)

## AUTHORIZATIONS RELATED TO CONSTRUCTION PROJECTS (Continued)

Contract Amendments

9. Authorize Supplemental Agreement No. 5 to the design-build contract with MetalMan Design/Build Corporation to increase the Guaranteed Maximum Price for the design and construction of additions and amendments for entry plaza building enhancements, shade structure and landscaping, pumping station for exhibits in the lower Wilds of Africa, animal education holding building, construction and maintenance trades shops building, Perentie Monitor Exhibit, Asian Forest Exhibit (Sloth Bear and Hornbill Exhibits), Nile Crocodile Exhibit, African Penguin Exhibit, Birds of Prey Exhibit, Kangaroo Exhibit, expansion of the elephant building, construction of a pavilion on cat green, construction of a new concession building at Zoo North, streetscape improvements at Zoo North and delete the design for hand railings of The Hill area at the Dallas Zoo located at 650 South R.L. Thornton Freeway - \$2,263,526, from \$2,556,526 to \$4,820,052 - Financing: 1998 Bond Funds (\$102,361), 2003 Bond Funds (\$1,973,002), Dallas Zoo Trust Funds (\$83,163) and Dallas Zoo Education Trust Funds (\$105,000) **[07-0651; APPROVED]**
10. Authorize an increase in the contract with JRJ Paving, LP to provide additional quantities of concrete curb and gutter, a sidewalk, and barrier free ramps on Malcolm X Boulevard from Grand Avenue to Hatcher Street - \$410,790, from \$8,190,741 to \$8,601,531 - Financing: 2003 Bond Funds **[07-0652; APPROVED]**
11. Authorize **(1)** an increase in the contract with Tiseo Paving Company for the construction of paving, storm drainage, landscaping and irrigation improvements to provide for additional fencing, concrete base and edge restraint for landscaping pavers and grade adjustments on Merrifield Road from Grady Niblo Road to Kiest Boulevard in the amount of \$78,630, from \$2,672,781 to \$2,751,411, **(2)** the receipt and deposit of funds from Dallas County in an amount not to exceed \$39,315, and **(3)** an increase in appropriations in the amount of \$39,315 in the Capital Projects Reimbursement Fund - Total not to exceed \$78,630 - Financing: 2003 Bond Funds (\$39,315), Capital Projects Reimbursement Funds (\$39,315) **[07-0653; APPROVED]**
12. Authorize an increase in the contract with McMahon Contractor, L.P. to provide additional storm drainage, and water and wastewater main improvements for Carbondale Street from Linfield Road to the Loop 12 east bound service road - \$552,270, from \$2,364,786 to \$2,917,056 - Financing: 2003 Bond Funds (\$47,137), Water Utilities Capital Improvement Funds (\$446,758), and Water Utilities Capital Construction Funds (\$58,375) **[07-0654; APPROVED]**
13. Authorize an increase in the contract with Tiseo Paving Company for the reconstruction of street paving, storm drainage, and water main improvements on Calvert Street from Irving Boulevard to Halifax Street, to add cement stabilization to the subgrade soil - \$41,961, from \$960,189 to \$1,002,150 - Financing: 2003 Bond Funds **[07-0655; APPROVED]**

CONSENT AGENDA (Continued)

## AUTHORIZATIONS RELATED TO CONSTRUCTION PROJECTS (Continued)

Contract Amendments (Continued)

14. Authorize an increase in the contract with JRJ Paving, LP to provide additional quantities of concrete base repair for the 2006 Asphaltic Concrete Street Resurfacing Group 2 (list attached) - \$728,127, from \$3,193,282 to \$3,921,409 - Financing: 2003 Bond Funds **[07-0656; APPROVED]**

Construction Miscellaneous

15. Authorize a Local Project Advanced Funding Agreement with the Texas Department of Transportation for the design, right-of-way acquisition and construction of paving and drainage improvements on Park Lane from Sarah Nash Court to Greenville Avenue - \$316,650 - Financing: 1995 Bond Funds (\$14,276), 1998 Bond Funds (\$302,374) **[07-0657; APPROVED]**
16. Authorize **(1)** street paving, storm drainage and wastewater main improvements on Detonte Street from Gifford Street to the dead-end east of Gifford Street; provide for partial payment of construction cost by assessment of abutting property owners; an estimate of the cost of the improvements to be prepared as required by law, and **(2)** a benefit assessment hearing to be held on April 11, 2007, to receive comments - Financing: No cost consideration to the City **[07-0658; APPROVED]**
17. Authorize **(1)** street paving and water and wastewater main improvements on Bissonet Avenue from the alley north of Antler Avenue to Elam Road; provide for partial payment of construction cost by assessment of abutting property owners; an estimate of the cost of the improvements to be prepared as required by law, and **(2)** a benefit assessment hearing to be held on April 11, 2007, to receive comments - Financing: No cost consideration to the City **[07-0659; APPROVED]**
18. Authorize an Advanced Funding Agreement with the Texas Department of Transportation for the relocation of an existing fire hydrant and routine appurtenance adjustments along Spur 366 (Woodall Rodgers Freeway) at Pearl and Olive Streets - \$13,059 - Financing: Water Utilities Capital Improvement Funds **[07-0660; APPROVED]**
19. Authorize an Advanced Funding Agreement with the Texas Department of Transportation for wastewater main replacements and water and wastewater main adjustments in Elam Road from St. Augustine Road to Acres Drive - \$998,219 - Financing: Water Utilities Capital Improvement Funds (\$954,523), Water Utilities Capital Construction Funds (\$43,696) **[07-0661; APPROVED]**

## LAND ACQUISITION

20. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from 2006 Frumkin Family Trust of approximately 49,589 square feet of unimproved land located near the intersection of Lake June and St. Augustine Roads for the Prairie Creek Branch Library - \$185,000 - Financing: 2003 Bond Funds **[07-0662; APPROVED]**

CONSENT AGENDA (Continued)

## LAND ACQUISITION (Continued)

21. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Iglesia Bautista Caminando Con Cristo of approximately 52,714 square feet of land improved with a 1-story vacant building located near the intersection of Lake June and St. Augustine Roads for the Prairie Creek Branch Library - \$155,000 - Financing: 2003 Bond Funds **[07-0663; APPROVED]**
22. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Farah Real Estate, LP of approximately 66,363 square feet of unimproved land located near the intersection of Lake June and St. Augustine Roads for the Prairie Creek Branch Library - \$250,000 - Financing: 2003 Bond Funds **[07-0664; APPROVED]**
23. Authorize the deposit of a Special Commissioners' Award in the lawsuit styled City of Dallas v. Mary Lee Frazer, et al., Cause No. cc-06-00293-B, pending in Dallas County Court at Law No. 2, for a tract of land containing approximately 47 acres located near the intersection of Long Acre Lane and Loop 12 for the Trinity River Corridor Project - \$106,000 - Financing: 1998 Bond Funds **[07-0665; APPROVED]**

## LAND MISCELLANEOUS

24. Authorize the conveyance of an easement and right-of-way to TXU Electric Delivery Company containing approximately 25,426 square feet of land located at Dallas Love Field - Financing: No cost consideration to the City **[07-0666; APPROVED AS AN INDIVIDUAL ITEM]**
25. Authorize Supplemental Agreement No. 2 to the lease with the Federal Aviation Administration to add approximately 2,400 square feet of land for the new generation runway visual range site to service Runway 13R at Dallas Love Field - Financing: No cost consideration to the City **[07-0667; APPROVED]**
26. An ordinance abandoning a portion of a sanitary sewer easement to Turnpike West, LLC, the abutting owner, containing approximately 18,465 square feet of land located near the intersection of Chalk Hill Road and IH 30 - Revenue: \$5,000 plus the \$20 ordinance publication fee **[07-0668; ORDINANCE 26581; APPROVED]**
27. An ordinance abandoning various easements to Harvest/NPE, L.P., the abutting owner, located near the intersection of Park Lane and North Central Expressway, and authorizing the quitclaim - Revenue: \$5,000 plus the \$20 ordinance publication fee **[07-0669; ORDINANCE 26582; APPROVED]**
28. Authorize the quitclaim of 8 properties acquired by the taxing authorities from the Sheriff's Sale to the highest bidders (list attached) - Revenue: \$160,034 **[07-0670; APPROVED AS AN INDIVIDUAL ITEM]**
29. An ordinance abandoning a water easement to Creeks of Preston Hollow, L.P., the abutting owner, containing approximately 10,350 square feet of land located near the intersection of Royal Lane and Inwood Road - Revenue: \$5,000 plus the \$20 ordinance publication fee **[07-0671; ORDINANCE 26583; APPROVED]**

CONSENT AGENDA (Continued)

## LAND MISCELLANEOUS (Continued)

30. An ordinance abandoning a portion of an alley to Richard S. Roper and Donna K. Roper, the abutting owners, containing approximately 1,779 square feet of land located near the intersection of South Central Expressway and Grand Avenue, and authorizing the quitclaim - Revenue: \$8,094 plus the \$20 ordinance publication fee **[07-0672; ORDINANCE 26584; APPROVED]**
31. Authorize a 7-year lease agreement with Parusa Investment Corp. for approximately 4,717 square feet of office space located at 801 West Freeway, Suite 400, in Grand Prairie, to be used as a Women, Infants and Children Clinic for the period May 1, 2007 through April 30, 2014 - Not to exceed \$569,578 - Financing: Texas Department of State Health Services Grant Funds (subject to annual appropriations) **[07-0673; APPROVED]**
32. Authorize the release of non-tax City liens against the privately held vacant property located at 421 Alcalde Street, in exchange for Holland Capital Corporation, Inc., providing an unsecured promissory note in the amount of the non-tax liens estimated to be \$4,694, paying all delinquent taxes, post judgment amount, penalties and interest on the property, and providing affordable housing on the property for a low-income household in accordance with the City's Land Transfer Policy and Program Statement - Estimated revenue foregone: \$4,694 **[07-0674; APPROVED AS AN INDIVIDUAL ITEM]**
33. Authorize the private sale by quitclaim deed of 5408 Bexar Street acquired by the taxing authorities from a Sheriff's Sale to East Dallas Community Organization through an exception to the Land Assembly Process under the Land Transfer Program - Revenue: \$1,000 **[07-0675; APPROVED]**

## PURCHASING OF EQUIPMENT, SUPPLIES AND SERVICES

34. Authorize a service contract for citizen survey and comparative data analysis services to collect citizen opinions regarding City of Dallas services and comparison to citizen opinions of services in other major cities - National Research Center, Inc. - Sole Source - Not to exceed \$52,930 - Financing: Current Funds **[07-0676; APPROVED AS AN INDIVIDUAL ITEM]**
35. Authorize a thirty-six-month master agreement for emergency lights, parts and audible warning devices for emergency response equipment with the lowest responsible bidders of five - Cop Stuff LLC in the amount of \$559,538, All American Sales Corp. in the amount of \$478,342, G.T. Distributor's Inc. in the amount of \$363,316, and Midway Auto Supply, Inc. in the amount of \$52,066 - Total not to exceed \$1,453,262 - Financing: Current Funds **[07-0677; APPROVED]**
36. Authorize a thirty-six-month master agreement for automotive, truck and equipment batteries with the only bidder - Interstate Batteries of Dallas - Not to exceed \$405,187 - Financing: Current Funds **[07-0678; APPROVED]**

CONSENT AGENDA (Continued)

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

37. Authorize a twenty-four-month master agreement for the rental of cranes with operators with the lowest responsible bidder of two - Louisiana Crane Company LLC. - Not to exceed \$90,584 - Financing: Current Funds (\$64,044), Water Utilities Current Funds (\$26,540) **[07-0679; APPROVED]**
38. Authorize a thirty-six-month master agreement for shelf ready audio/visual materials for the Dallas Public Libraries with the lowest responsible bidders of three - Midwest Tape LLC in the amount of \$1,373,247 and Ingram Library Services, Inc. in the amount of \$194,148 - Total not to exceed \$1,567,395 - Financing: Current Funds **[07-0680; APPROVED]**
39. Authorize the purchase of twelve months of access to an on-line newspaper database service for Dallas Public Library patrons from NewsBank, Inc. - Sole Source - Not to exceed \$116,135 - Financing: Current Funds **[07-0681; APPROVED]**
40. Authorize a thirty-six-month master agreement for the lease, maintenance and service of microfilm scanners, readers and printers with the only bidder - Business Equipment Solutions, LLC - Not to exceed \$325,101 - Financing: Current Funds **[07-0682; APPROVED]**
41. Authorize a twenty-four-month master agreement for steel trash receptacles with lids, with the only bidder - Nationwide Supplies - Not to exceed \$302,400 - Financing: Current Funds **[07-0683; DEFERRED UNTIL MARCH 28, 2007]**
42. Authorize the purchase of a global positioning survey equipment system for land surveys on construction projects from Western Data Systems, Inc. - Sole Source - Not to exceed \$117,945 - Financing: Current Funds **[07-0684; APPROVED]**
43. Authorize a twelve-month master agreement for butterfly valves with the lowest responsible bidders of two - Valve and Equipment Consultants in the amount of \$952,668 and Municipal Valve & Equipment Company in the amount of \$88,413 - Total not to exceed \$1,041,081 - Financing: Water Utilities Current Funds **[07-0685; APPROVED]**

## RATIFICATION OF EMERGENCY REPAIRS

44. Ratify an increase in the contract with William J. Schultz, Inc. dba Circle "C" Construction Co. for emergency replacement of a wastewater main and water main in Buena Vista Street - \$561,178, from \$7,506,525 to \$8,067,703 - Financing: Water Utilities Capital Improvement Funds **[07-0686; APPROVED]**

## MISCELLANEOUS

45. Authorize Supplemental Agreement No. 2 to the professional services contract with HDR Engineering, Inc. to develop a planning, engineering and financial model to evaluate the wholesale treated water cost of service, revenue requirements and wholesale treated water rates - Not to exceed \$650,000, from \$224,000 to \$874,000 - Financing: Water Utilities Capital Construction Funds **[07-0687; APPROVED AS AN INDIVIDUAL ITEM]**

46. Authorize a fixed payment in lieu of payment for actual non-residential moving and related expenses for Rodney V. Finch, dba Fin-Tex Express, which was displaced as a direct result of real property acquisition of the property at 3131 N. Stemmons Freeway, to be used in conjunction with the Trinity River Corridor Project - Not to exceed \$20,000 - Financing: 1998 Bond Funds **[07-0688; APPROVED]**
47. An ordinance amending Chapter 18 of the Dallas City Code to **(1)** declare that vegetation projecting over or into an alley, street, or sidewalk right-of-way in violation of Section 18-14.1 of the Dallas City Code is a nuisance; **(2)** authorize the City to cut, trim, and remove the noncomplying vegetation at the property owner's expense; and **(3)** make certain nonsubstantive changes - Estimated Annual Revenue: \$30,000 **[07-0689; ORDINANCE 26585; APPROVED]**
48. Authorize a boundary adjustment agreement with the City of University Park on property located north of Northwest Parkway between Hillcrest Road and Airline Road - Financing: No cost consideration to the City **[07-0690; APPROVED]**
49. Authorize a boundary adjustment agreement with the City of Mesquite on property located south of Eastpoint Drive and west of Big Town Boulevard - Financing: No cost consideration to the City **[07-0691; APPROVED]**
50. Authorize a seven-month grant agreement, with three twelve-month renewal options, with the World Affairs Council of Dallas/Fort Worth for economic development and protocol services for the period March 1, 2007 through September 30, 2007 - Not to exceed \$135,921 - Financing: Current Funds **[07-0692; APPROVED]**
51. Authorize a second amendment to the development agreement with GS Murray Development, Inc., for the redevelopment of the Gulf States Building located at 1415 Main Street, to extend the deadline to obtain a temporary certificate of occupancy from December 31, 2006 to January 16, 2007 and to ratify the final certificate of occupancy date of February 1, 2007, to accommodate the complications regarding the shared access fire stairway between the historic Gulf States building and the adjoining new construction at 1407 Main Street - Financing: No cost consideration to the City **[07-0693; APPROVED AS AN INDIVIDUAL ITEM]**

### **FY 2006 Tax Increment Financing Zone Annual Reports**

52. \* A resolution accepting the FY 2006 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number One, (State-Thomas TIF District), submitted by the State-Thomas TIF District's Board of Directors, and authorizing the City Manager to submit the annual report to the other taxing jurisdictions which participate in the District, and to the Attorney General of Texas, and the State Comptroller, as required by state law - Financing: No cost consideration to the City **[07-0694; APPROVED]**

CONSENT AGENDA (Continued)  
MISCELLANEOUS (Continued)

**FY 2006 Tax Increment Financing Zone Annual Reports** (Continued)

53. \* A resolution accepting the FY 2006 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Two, (Cityplace Area TIF District), submitted by the Cityplace Area TIF District's Board of Directors, and authorizing the City Manager to submit the annual report to the other taxing jurisdictions which participate in the District, and to the Attorney General of Texas, and the State Comptroller, as required by state law - Financing: No cost consideration to the City  
**[07-0695; APPROVED]**
54. \* A resolution accepting the FY 2006 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Three, (Oak Cliff Gateway TIF District), submitted by the Oak Cliff Gateway TIF District's Board of Directors, and authorizing the City Manager to submit the annual report to the other taxing jurisdictions which participate in the District, and to the Attorney General of Texas, and the State Comptroller, as required by state law - Financing: No cost consideration to the City  
**[07-0696; APPROVED AS AN INDIVIDUAL ITEM]**
55. \* A resolution accepting the FY 2006 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Four, (Cedars TIF District), submitted by the Cedars TIF District's Board of Directors, and authorizing the City Manager to submit the annual report to other taxing jurisdictions which participate in the District, and to the Attorney General of Texas, and the State Comptroller, as required by state law - Financing: No cost consideration to the City **[07-0697; APPROVED]**
56. \* A resolution accepting the FY 2006 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Five, (City Center TIF District), submitted by the City Center TIF District's Board of Directors, and authorizing the City Manager to submit the annual report to the other taxing jurisdictions which participate in the District, and to the Attorney General of Texas, and the State Comptroller, as required by state law - Financing: No cost consideration to the City **[07-0698; APPROVED]**
57. \* A resolution accepting the FY 2006 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Six, (Farmers Market TIF District), submitted by the Farmers Market TIF District's Board of Directors, and authorizing the City Manager to submit the annual report to the other taxing jurisdictions which participate in the District, and to the Attorney General of Texas, and the State Comptroller, as required by state law - Financing: No cost consideration to the City **[07-0699; APPROVED]**
58. \* A resolution accepting the FY 2006 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Seven, (Sports Arena TIF District), submitted by the Sports Arena TIF District's Board of Directors, and authorizing the City Manager to submit the annual report to other taxing jurisdictions which participate in the District, and to the Attorney General of Texas, and the State Comptroller, as required by state law - Financing: No cost consideration to the City **[07-0700; APPROVED]**

**FY 2006 Tax Increment Financing Zone Annual Reports** (Continued)

59. \* A resolution accepting the FY 2006 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Eight, (Design District TIF District), submitted by the Design District TIF District's Board of Directors, and authorizing the City Manager to submit the annual report to the other taxing jurisdictions which participate in the District, and to the Attorney General of Texas, and the State Comptroller, as required by state law - Financing: No cost consideration to the City **[07-0701; APPROVED AS AN INDIVIDUAL ITEM]**
60. \* A resolution accepting the FY 2006 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Nine, (Vickery Meadow TIF District), submitted by the Vickery Meadow TIF District's Board of Directors, and authorizing the City Manager to submit the annual report to the other taxing jurisdictions which participate in the District, and to the Attorney General of Texas, and the State Comptroller, as required by state law - Financing: No cost consideration to the City **[07-0702; APPROVED]**
61. \* A resolution accepting the FY 2006 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Ten, (Southwestern Medical TIF District), submitted by the Southwestern Medical TIF District's Board of Directors, and authorizing the City Manager to submit the annual report to the other taxing jurisdictions which participate in the District, and to the Attorney General of Texas, and the State Comptroller, as required by state law - Financing: No cost consideration to the City **[07-0703; APPROVED]**
62. \* A resolution accepting the FY 2006 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Eleven, (Downtown Connection TIF District), submitted by the Downtown Connection TIF District's Board of Directors, and authorizing the City Manager to submit the annual report to the other taxing jurisdictions which participate in the District, and to the Attorney General of Texas, and the State Comptroller, as required by state law - Financing: No cost consideration to the City **[07-0704; APPROVED]**
63. \* A resolution accepting the FY 2006 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Twelve, (Deep Ellum TIF District), submitted by the Deep Ellum TIF District's Board of Directors, and authorizing the City Manager to submit the annual report to the other taxing jurisdictions which participate in the District, and to the Attorney General of Texas, and the State Comptroller, as required by state law - Financing: No cost consideration to the City **[07-0705; APPROVED]**
64. \* A resolution accepting the FY 2006 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Thirteen, (Grand Park South TIF District), submitted by the Grand Park South TIF District's Board of Directors, and authorizing the City Manager to submit the annual report to the other taxing jurisdictions which participate in the District, and to the Attorney General of Texas, and the State Comptroller, as required by state law - Financing: No cost consideration to the City **[07-0706; APPROVED AS AN INDIVIDUAL ITEM]**

MISCELLANEOUS (Continued)

**FY 2006 Tax Increment Financing Zone Annual Reports** (Continued)

65. \* A resolution accepting the FY 2006 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Fourteen, (Skillman Corridor TIF District), submitted by the Skillman Corridor TIF District's Board of Directors, and authorizing the City Manager to submit the annual report to the other taxing jurisdictions which participate in the District, and to the Attorney General of Texas, and the State comptroller, as required by state law - Financing: No cost consideration to the City **[07-0707; APPROVED]**
66. Authorize **(1)** an amendment to the service contract with Enterprise Community Partners, Inc., a non-profit corporation, for the operation and administration of the Downtown Mortgage Assistance Program, including homebuyer education; and **(2)** an amendment to the Mortgage Assistance Program Statement to add the Downtown Mortgage Assistance Program - \$1,950,000 - Financing: 2006-07 Community Development Grant Funds **[07-0708; APPROVED]**
67. Authorize a resolution in support of the Texas Department of Housing and Community Affairs (TDHCA) 9% low income housing tax credits pursuant to Sec. 49.5(a) (7) (A-C) of the Qualified Allocation Plan for TDHCA's low income housing tax credit financing for the acquisition and new construction of the proposed Frazier Berean 150-unit residential development for seniors located at 3326 Mingo Street - Financing: No cost consideration to the City **[07-0709; APPROVED]**
68. Authorize a resolution in support of the Texas Department of Housing and Community Affairs (TDHCA) 9% low income housing tax credits pursuant to Section 49.5 (a) (7) (A-C) of the Qualified Allocation Plan for TDHCA's low income housing tax credit financing for the acquisition and new construction of the proposed 130-unit SDC Fiji Senior Villas apartment project located at 201 Fran Way - Financing: No cost consideration to the City **[07-0710; APPROVED]**
69. A resolution adopting the City's Federal Legislative Agenda for the 110th Congress - Financing: No cost consideration to the City **[07-0711; APPROVED AS AN INDIVIDUAL ITEM]**
70. Authorize a contract with the Greater Dallas Asian American Chamber of Commerce to provide a Community Outreach Liaison Program for the period of April 1, 2007 through March 31, 2008 - Not to exceed \$37,674 - Financing: Current Funds **[07-0712; APPROVED]**
71. Authorize a contract with the Greater Dallas Hispanic Chamber of Commerce to provide a Community Outreach Liaison Program for the period of April 1, 2007 through March 31, 2008 - Not to exceed \$54,212 - Financing: Current Funds **[07-0713; APPROVED]**

PUBLIC HEARINGS AND RELATED ACTIONSZONING CASES – CONSENT [07-0714]

72. A public hearing to receive comments regarding an application for a Planned Development Subdistrict for LC Light Commercial Subdistrict Uses on property zoned an LC Light Commercial District and an MF-3-D Multiple Family Subdistrict with the D Dry Liquor Control Overlay on a portion of the site within Planned Development District No. 193, the Oak Lawn Special Purpose District, and the termination of the D Dry Liquor Control Overlay in an area generally bounded by Harwood Street, Jack Street, McKinnon Street and Ivan Street and an ordinance granting a Planned Development Subdistrict for LC Light Commercial Subdistrict uses with retention of the D Dry Liquor Control Overlay on a portion of the site **[07-0715; ORDINANCE 26586; CPC RECOMMENDATION FOLLOWED]**  
Recommendation of Staff and CPC: Approval, subject to a conceptual plan and conditions, with retention of the D Dry Liquor Control Overlay Z067-110(RB)
73. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for CS Commercial Service District uses and a transit passenger station or transfer center on property zoned an A(A) Agricultural District and a CS-D-1 Commercial Service District with a Dry Liquor Control Overlay on the south side Scyene Road at Lawnview Avenue **[07-0716; ORDINANCE 26587; APPROVED AS AMENDED]**  
Recommendation of Staff and CPC: Approval, subject to a development plan and conditions with retention of the D-1 Dry Liquor Control Overlay on a portion of the site Z067-120(WE)
74. A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for a transit passenger station or transfer center on property zoned an IR Industrial Research District and a CS Commercial Service District on the west side of Denton Drive, between Butler Street and Inwood Road  
Recommendation of Staff and CPC: Approval for a permanent time period, subject to a site plan and conditions **[07-0717; ORDINANCE 26588; CPC RECOMMENDATION FOLLOWED]** Z067-121(WE)
75. A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for an open-enrollment charter school on property zoned an MU-3 Mixed Use and an IR Industrial Research District on the southeast corner of Regal Row and Viceroy Drive **[07-0718; ORDINANCE 26589; APPROVED AS AMENDED]**  
Recommendation of Staff and CPC: Approval for a ten-year period with eligibility for automatic renewals for additional ten-year periods, subject to a site plan and conditions Z067-124(WE)
76. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Planned Development District No. 262 and Historic District No. 31 on the west corner of Maple Avenue and Oak Lawn Avenue  
Recommendation of Staff and CPC: Approval, subject to development plan, landscape plan, revised scheme B plan and conditions.  
Z067-132(OTH) **[07-0719; ORDINANCE 26590; CPC RECOMMENDATION FOLLOWED]**

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

77. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for a public school other than open-enrollment charter school and MF-2(A) Multifamily District uses on property zoned a CS Commercial Service District and an MF-2(A) Multifamily District on the west side of Brockbank Drive, south of Park Lane and on the southeast corner of Brockbank Drive and Valley Meadow Drive **[07-0720; APPROVED AS AMENDED; ORDINANCE AND DEED RESTRICTION WILL COME BACK ON MARCH 28, 2007]**  
Recommendation of Staff and CPC: Approval, subject to a development/landscape plan and conditions  
Z056-325(OTH)
78. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development Subdistrict for MF-2 Multiple Family Subdistrict Uses on property zoned an MF-2 Multiple Family Subdistrict within Planned Development District No. 193, the Oak Lawn Special Purpose District, on the north quadrant of Kings Road and Fairmount Street **[07-0721; CONTINUED UNTIL MARCH 28, 2007; HEARING OPEN]**  
Recommendation of Staff and CPC: Approval, subject to a conceptual plan and conditions Z056-284(RB)
79. A public hearing to receive comments regarding an application for and an ordinance granting an MU-1 Mixed Use District on property zoned an IR Industrial Research District on the north side of Monitor Street, west of Wycliff Avenue  
Recommendation of Staff and CPC: Approval **[07-0722; ORDINANCE 26591; CPC RECOMMENDATION FOLLOWED]** Z067-125(WE)

ZONING CASES - INDIVIDUAL

80. A public hearing to receive comments regarding an application for a Planned Development Subdistrict for GR General Retail Subdistrict uses and other related uses on property zoned an MF-2 Multiple Family Subdistrict within Planned Development District No. 193, the Oak Lawn Special Purpose District, on both sides of Carlisle Street, between Hall Street and Carlisle Place **[07-0723; DELETED ON THE ADDENDUM]**  
Recommendation of Staff and CPC: Denial  
Z067-101(WE)
81. A public hearing to receive comments regarding an application for a TH-3(A) Townhouse District on property zoned an R-10(A) Single Family District on the west side of Inwood Road at Drane Drive **[07-0724; CPC RECOMMENDATION FOLLOWED TO DENY WITH PREJUDICE]**  
Recommendation of Staff: Approval for a TH-2(A) Townhouse District in lieu of a TH-3(A) Townhouse District  
Recommendation of CPC: Denial Z067-127(OTH)

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

82. An application for and an ordinance granting a Specific Use Permit for an open enrollment charter school on property zoned an R-7.5(A) Single Family District on the south line of Lynnacre Drive, west of Knoxville Drive **[07-0725; ORDINANCE 26592; APPROVED AS AMENDED]**  
Recommendation of Staff: Approval for a five-year period with eligibility for automatic renewals for additional five-year periods, subject to a site plan and conditions  
Recommendation of CPC: Approval for a two-year period, subject to a site plan and conditions  
Z056-320(WE)  
Note: This item was considered by the City Council at public hearings on January 10, and January 24, 2007, and was taken under advisement until February 28, 2007, with the public hearing open.
83. A public hearing to receive comments regarding an application for and an ordinance granting a Neighborhood Stabilization Overlay on property zoned an R-7.5(A) Single Family District on Matilda Street, Winton Street, Skillman Street, Revere Place, Concho Street and Kenwood Avenue **[07-0726; DENIED WITHOUT PREJUDICE; HEARING CLOSED]**  
Recommendation of Staff and CPC: Approval  
Z056-323(MF)  
Note: This item was considered by the City Council at a public hearing on February 14, 2007, and was taken under advisement until February 28, 2007, with the public hearing open.
84. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development Subdistrict for MF-2 Multiple Family Subdistrict Uses on property zoned an MF-2 Multiple Family Subdistrict within Planned Development District No. 193, the Oak Lawn Special Purpose District, on the southeast corner of Cedar Springs Road and the Dallas North Tollway **[07-0727; ORDINANCE 26593; APPROVED AS AMENDED]**  
Recommendation of Staff and CPC: Approval, subject to development plan and conditions  
Z056-327(OTH)  
Note: This item was considered by the City Council at a public hearing on February 14, 2007, and was taken under advisement until February 28, 2007, with the public hearing open.
85. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Specific Use Permit No. 1505 for a private school within Tract F of Planned Development District No. 173 for Single Family, Office, Retail and Park uses on the north side of Frankford Road, east of Hillcrest Road  
Recommendation of Staff and CPC: Approval for a five-year period with eligibility for automatic renewals for additional ten-year periods, subject to a revised site plan and conditions **[07-0728; ORDINANCE 26594; APPROVED AS AMENDED]**  
Z067-105(WE)  
Note: This item was considered by the City Council at public hearings on January 24 and February 14, 2007, and was taken under advisement until February 28, 2007, with the public hearing open.

ZONING CASES - UNDER ADVISEMENT - INDIVIDUAL (Continued)

86. A City Plan Commission authorized hearing to determine proper zoning with consideration being given to amending the development plan and conditions for the Residential 2 and Residential 3 portions of Planned Development District No. 222 for Shopping Center District Uses on the north line of Frankford Road, west of Preston Road and an ordinance granting the amendments  
Recommendation of Staff and CPC: Approval, subject to a revised conceptual plan and conditions **[07-0729; ORDINANCE 26595; APPROVED AS AMENDED]**  
Z056-248(RB)  
Note: This item was considered by the City Council at public hearings on November 8 and December 13, 2006, and February 14, 2007, and was taken under advisement until February 28, 2007, with the public hearing open.

## MISCELLANEOUS HEARING

87. A public hearing to receive comments regarding the consideration of amendments to Chapter 51A of the Dallas Development Code, Sections 51A-3.102 and 51A-3.103, requiring City Council approval of Board of Adjustment and Landmark Commission rules adopted to govern their proceedings and an ordinance granting the amendments - Financing: No cost consideration to the City **[07-0730; ORDINANCE 26596; HEARING CLOSED; APPROVED]**

ITEMS FOR INDIVIDUAL CONSIDERATION

88. Consideration of appointments to boards and commissions and the evaluation and duties of board and commission members (List of nominees is available in the City Secretary's Office) **[07-0731; APPOINTMENTS MADE TO BOARDS]**
89. Authorize **(1)** adoption of the Preliminary FY 2006-07 Consolidated Plan Reprogramming Budget #2 to appropriate \$3,343,732 of Section 108 Intown Housing Program Income; and **(2)** a public hearing to be held on April 11, 2007 to receive comments on the proposed use of funds - Financing: No cost consideration to the City **[07-0732; APPROVED]**
90. Authorize an amendment to Section 1.2 of the Dallas Housing Finance Corporation's Bylaws to allow the Dallas Housing Finance Corporation (DHFC) by a majority vote of the Board of Directors, to purchase, lease, own, hold title to, or otherwise acquire an interest in a residential development, directly or indirectly through a subsidiary of the DHFC provided that the City Council, by resolution, prior to the transaction being consummated by the DHFC, **(1)** finds and determines that such transaction should be undertaken; **(2)** approves the form of the transaction; and, **(3)** authorizes such purchase, lease, or ownership of, holding of title to, or acquisition of the interest in the residential development - Financing: No cost consideration to the City **[07-0733; APPROVED]**

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

**Note:** Item Nos. 91 and 92 must be considered collectively.

**Dallas Morning News at Southport**

91. \* Authorize rescinding Resolution No. 05-1608, previously approved on May 25, 2005, that authorized an infrastructure cost participation agreement with Dallas Morning News, L.P. at South Port in an amount up to 50 percent of the total cost of public improvements not to exceed \$1,300,000 - Financing: No cost consideration to the City **[07-0734; DELETED ON THE ADDENDUM]**
92. \* Authorize an amendment to the tax abatement agreement previously approved on May 25, 2005, by Resolution No. 05-1609, reducing the ten-year tax abatement with Dallas Morning News, L.P. at South Port from 90 percent to 50 percent on added value to real property, jobs created from 152 to 80, and required investment for real property improvements from \$46,000,000 to \$23,000,000 - Revenue: First year tax revenue estimated at \$83,858; ten-year tax revenue estimated at \$838,580 (Estimated revenue foregone for ten-year abatement is \$838,580) **[07-0735; DELETED ON THE ADDENDUM]**

## ITEMS FOR FURTHER CONSIDERATION

93. Authorize the exercise of the right of eminent domain, if such becomes necessary, by Dallas Area Rapid Transit of 5 tracts of land for the construction of the Northwest Corridor Line Section (NW-1B) located near the intersection of Denton and Kimsey Drives (list attached) - Financing: No cost consideration to the City **[07-0736; APPROVED]**
94. Authorize the exercise of the right of eminent domain, if such becomes necessary, by Dallas Area Rapid Transit of 8 tracts of land for the construction of the Northwest Corridor Line Section (NW-2) located near the intersections of Manor Way and Owens Street, Harry Hines Boulevard and Cullum Lane and Denton Drive and Mockingbird Lane (list attached) - Financing: No cost consideration to the City **[07-0737; APPROVED]**
95. Authorize the exercise of the right of eminent domain, if such becomes necessary, by Dallas Area Rapid Transit of 2 tracts of land for the construction of the Northwest Corridor Line Section (NW-1B) located near the intersection of Denton Drive and Sadler Circle (list attached) - Financing: No cost consideration to the City **[07-0738; APPROVED]**
96. Authorize the exercise of the right of eminent domain, if such becomes necessary, by Dallas Area Rapid Transit of 7 tracts of land for the construction of the Northwest Corridor Line Section (NW-2) located near the intersections of Wyman Street and Denton Drive, Seelcco Street and Denton Drive, Love Field and Denton Drives and Community and Denton Drives (list attached) - Financing: No cost consideration to the City **[07-0739; DEFERRED UNTIL MARCH 28, 2007]**
97. Authorize the exercise of the right of eminent domain, if such becomes necessary, by Dallas Area Rapid Transit of 8 tracts of land for the construction of the Northwest Corridor Line Section (NW-3) located near the intersections of Northwest Highway and Denton Drive, Nagle Street and Denton Drive, and Walnut Hill Lane and Denton Drive (list attached) - Financing: No cost consideration to the City **[07-0740; APPROVED]**

February 28, 2007

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**ADDENDUM  
CITY COUNCIL MEETING  
FEBRUARY 28, 2007  
CITY OF DALLAS  
1500 MARILLA  
COUNCIL CHAMBERS, CITY HALL  
DALLAS, TEXAS 75201  
9:00 A.M.**

ADDITIONS:

Closed Session **[07-0741]**

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

- Legal issues regarding the Earth Day Jam 2007  
Charity Participation Agreement with Earth Day Jam 2007, LLC
- Love Terminal Partners, L.P. et al. v. Laura Miller, Cause No. 06-06358-E,  
Love Terminal Partners, L.P. et al. v. City of Dallas, Texas, et al.,  
Cause No. 06-10182-E, Love Terminal Partners, L.P. et al. v.  
City of Dallas, Texas, et al., Cause No. 06-11650-E,  
Love Terminal Partners, L.P. et al. v. City of Dallas, Texas, et al.,  
Civil Action No. 3:06-CV-1279-D

CONSENT ADDENDUM

AUTHORIZATIONS RELATED TO CONSTRUCTION PROJECTS

Authorization of Contracts

1. Authorize **(1)** a contract for the renovation of the Moorland Y.M.C.A. building located at 2700 Flora Street for the Dallas Black Dance Theatre with TMV LLC dba Triune Associates, best value proposer of nine in the amount of \$3,941,766, **(2)** the receipt and deposit of \$1,576,706 in participation costs in the Dallas Black Dance Theatre Participation Fund, and **(3)** the establishment of appropriations in the amount of \$1,576,706 in the Dallas Black Dance Theatre Participation Fund - Total not to exceed \$3,941,766 - Financing: 2003 Bond Funds (\$2,365,060), Private Funds (\$1,576,706)  
**[07-0742; APPROVED]**

Contract Amendments

2. Authorize Supplemental Agreement No. 1 to the development agreement with Ervay Residential Limited Partnership, Inc. to increase the design, construction management and reimbursables for the Republic Center Tower I Project located at 300 North Ervay Street - Not to exceed \$405,677, from \$2,028,651 to \$2,434,328 - Financing: City Center TIF District Funds (to be advanced by the developer) **[07-0743; APPROVED AS AN INDIVIDUAL ITEM]**

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**ADDENDUM  
CITY COUNCIL MEETING  
FEBRUARY 28, 2007**

ADDITIONS: (Continued)

CONSENT ADDENDUM (Continued)

AUTHORIZATIONS RELATED TO CONSTRUCTION PROJECTS (Continued)

Contract Amendments (Continued)

3. Authorize **(1)** an increase in the contract with Centex Construction, LLC for exterior exterior restoration and shell construction at 1530 and 1524 Main Street in an amount not to exceed \$137,670, from \$7,792,846 to \$7,930,516; **(2)** assignment of the contract to Dunhill 1530 Main LP for construction management; **(3)** an increase in appropriations in the amount of \$47,893 in the City Center TIF District Fund; and **(4)** a decrease in the payment to TIF Hotel, Inc. in an amount not to exceed (\$89,777) for design, reimbursables and construction management - Total not to exceed \$47,893 - Financing: City Center TIF District Funds (to be advanced by the developer) **[07-0744; APPROVED AS AN INDIVIDUAL]**

Construction Miscellaneous

4. Authorize an Interlocal Agreement with the Texas Department of Transportation to provide cost reimbursement for traffic signal improvements on SH 289 (Preston Road) at Belt Line Road - \$12,346 - Financing: Texas Department of Transportation Grant Funds **[07-0745; APPROVED]**

LAND MISCELLANEOUS

5. A resolution authorizing the rejection of the only bid received from Margaux City Lights Partners, Ltd. for City-owned land containing a total of approximately 83,478 square feet located at the intersection of Live Oak and Cantegral Streets, and the re-advertisement for sale at a minimum cash bid requirement of \$3,339,120 - Financing: No cost consideration to the City **[07-0746; APPROVED]**

PURCHASING OF EQUIPMENT, SUPPLIES AND SERVICES

6. Authorize a thirty-six-month service contract for temporary information technology professionals with the best value bidder of six - CIBER, Inc. - Not to exceed \$6,822,000 - Financing: Current Funds (subject to annual appropriations) **[07-0747; APPROVED]**

February 28, 2007

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**ADDENDUM  
CITY COUNCIL MEETING  
FEBRUARY 28, 2007**

ADDITIONS: (Continued)

CONSENT ADDENDUM (Continued)

PURCHASING OF EQUIPMENT, SUPPLIES AND SERVICES (Continued)

7. Authorize a twelve-month master agreement for automobiles, light trucks, vans, and utility trucks, with the lowest responsible bidders of fifteen - McKinney Dodge in the amount of \$1,638,800, Sam Pack's Five Star Ford in the amount of \$1,361,748, Southwest International in the amount of \$1,092,673, Sonic Lute Riley L.P. in the amount of \$863,260, Windham Motor Co. in the amount of \$721,200, B & C Body Co. in the amount of \$685,384, Planet Ford in the amount of \$333,900, Continental Equipment in the amount of \$287,780, Equipment Southwest in the amount of \$156,000, Prestige Ford in the amount of \$152,844, Landmark Equipment in the amount of \$130,197, Metro Truck Sales, Inc. in the amount of \$83,145 and Holt of Texas in the amount of \$61,158 - Total not to exceed \$7,568,089 - Financing: Current Funds (\$386,266), Water Utilities Current Funds (\$91,686), Water Utilities Capital Construction Funds (\$824,443), 2006 Equipment Acquisition Contractual Obligation Notes (\$6,265,694) **[07-0748; APPROVED]**

MISCELLANEOUS

8. Authorize payment to the U.S. Department of Justice as stipulated penalties for certain instances of noncompliance with the terms of the Consent Decree entered in the lawsuit styled United States of America and the State of Texas v. City of Dallas, Civil Action No. 3-06-CV-0845-B - Not to exceed \$80,000 - Financing: Current Funds **[07-0749; APPROVED]**
9. Authorize three-year contracts, with one two-year renewal option, with McCall, Parkhurst & Horton, L.L.P. and Escamilla & Poneck, Inc. (Team A) and Vinson & Elkins, L.L.P. and West and Associates, L.L.P. (Team B) to provide bond counsel and co-bond counsel services - Financing: Bond and co-bond counsel fees to be paid from bond proceeds and Water Utilities Current Funds, contingent upon completion of each bond sale **[07-0750; APPROVED]**
10. Authorize **(1)** moving expense and rental assistance payments for tenant Rocio Reyes; and **(2)** moving expense and replacement housing payments and disbursement of funds from the Mortgage Assistance Program to fund part of the replacement housing payment for homeowners Charlie Robinson and Doretha Robinson in the Cadillac Heights neighborhood as a result of an official written offer of just compensation to purchase real property for the new Dallas Police Academy - Not to exceed \$69,850 - Financing: 2003 Bond Funds (\$54,850) and Deerfield Housing Funds (\$15,000) **[07-0751; APPROVED]**

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**ADDENDUM  
CITY COUNCIL MEETING  
FEBRUARY 28, 2007**

ADDITIONS: (Continued)

MISCELLANEOUS (Continued)

11. An ordinance granting an MU-2 Mixed Use District on the north side of Park Lane, east of Greenville Avenue and a resolution accepting deed restrictions volunteered by the applicant - Z067-108 - Financing: No cost consideration to the City **[07-0752; ORDINANCE 26597; APPROVED]**
12. Authorize the City Manager to **(1)** evaluate the best practices of municipalities and other jurisdictions that have implemented employment re-entry programs for former offenders; and **(2)** modify policies and procedures where appropriate so that former offenders are not unreasonably denied City employment - Financing: No cost consideration to the City **[07-0753; APPROVED]**
13. Authorize a twelve-month time extension for Community Development Block Grant projects which have not met the twelve-month obligation or twenty-four-month expenditure requirement - Financing: No cost consideration to the City **[07-0754; APPROVED AS AMENDED]**
14. An ordinance amending Chapters 2, 5A, 10A, 17, 18, 24, 27, 45, and 50 of the Dallas City Code to revise and establish various fees for City services - Estimated Annual Revenue: \$742,018 - General Fund **[07-0755; ORDINANCE 26598; APPROVED AS AMENDED]**
15. Authorize the adoption of the operation and maintenance plans and manuals for the Dallas Floodway Levee System, the Rochester Park Levee System, the Central Wastewater Treatment Plant Levee System, the Southside Wastewater Treatment Plant Levee System, and the McCommas Bluff Landfill Levee System - Financing: No cost consideration to the City **[07-0756; APPROVED]**
16. Authorize a participation agreement with Dunhill 1530 Main, L.P. for infrastructure improvements along Main Street between Akard and Ervay Streets, in accordance with the Public/Private Partnership Guidelines and Criteria, which shall not exceed 30 percent of the total contract price - Not to exceed \$193,300 - Financing: 2003 Bond Funds **[07-0757; APPROVED]**
17. Authorize a public hearing to be held on March 28, 2007 to receive comments in preparation of the FY 2007-08 Operating, Capital, Grant, and Trust budgets - Financing: No cost consideration to the City **[07-0758; APPROVED]**

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**ADDENDUM  
CITY COUNCIL MEETING  
FEBRUARY 28, 2007**

ADDITIONS: (Continued)

PUBLIC HEARINGS AND RELATED ACTIONS

ZONING CASES - INDIVIDUAL

18. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development Subdistrict for GR General Retail Subdistrict Uses on property zoned an NS Neighborhood Service District, an MF-2 Multiple Family Subdistrict, a GR General Retail Subdistrict, and a P Parking Subdistrict, within Planned Development District No. 193, the Oak Lawn Special Purpose District, and a resolution terminating the existing deed restrictions on a portion of the site in an area generally bounded by Cedar Springs Road, Knight Street, Dickason Avenue, and Douglas Avenue and a resolution authorizing a variance to Dallas City Code, Section 43-62, prohibition against angled parking adjacent to the public right-of-way  
Recommendation of Staff and CPC: Approval, of a Planned Development Subdistrict for GR General Retail Subdistrict Uses, subject to a development plan and conditions, and approval of the termination of existing deed restrictions on a portion of the site  
**Z067-109(RB)[07-0759; ORDINANCE 26599; CPC RECOMMENDATION FOLLOWED]**

ITEMS FOR INDIVIDUAL CONSIDERATION

19. A resolution directing the Judicial Nominating Commission, pursuant to Section 2-164 of the Dallas City Code, to review and evaluate the performance of each administrative law judge regarding the application of the City's personnel rules, civil service rules and procedures, the City Charter, and other regulations governing personnel matters in conducting employee disciplinary appeals - Financing: No cost consideration to the City  
**[07-0760; APPROVED]**
20. An ordinance amending Chapter 34 of the Dallas City Code to revise grievance and appeal procedures for sworn members of the police department who have been discharged - Financing: No cost consideration to the City **[07-0761; DEFERRED UNTIL MARCH 28, 2007]**

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**ADDENDUM  
CITY COUNCIL MEETING  
FEBRUARY 28, 2007**

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

**Waterworks and Sewer System**

**Note:** Item Nos. 21 and

22 must

be considered collectively.

**Revenue Refunding Bonds, Series 2007**

21. \* Authorize the preparations of plans for issuance in an amount not to exceed \$500,000,000 in Waterworks and Sewer System Revenue Refunding Bonds, Series 2007 - Financing: This action has no cost consideration to the City **[07-0762; APPROVED]**
22. \* An ordinance authorizing the issuance and sale of an amount not to exceed \$500,000,000 in City of Dallas Waterworks and Sewer System Revenue Refunding Bonds, Series 2007; establishing parameters regarding the sale of the Bonds; approving the execution of a bond purchase contract and escrow agreement; and all other matters related thereto - \$812,000 - Financing: Water Utilities Current Funds **[07-0762; ORDINANCE 26600; APPROVED]**

DELETIONS:

80. A public hearing to receive comments regarding an application for a Planned Development Subdistrict for GR General Retail Subdistrict uses and other related uses on property zoned an MF-2 Multiple Family Subdistrict within Planned Development District No. 193, the Oak Lawn Special Purpose District, on both sides of Carlisle Street, between Hall Street and Carlisle Place **[07-0723]**  
Recommendation of Staff and CPC: Denial  
Z067-101(WE)

**Dallas Morning News at South Port**

91. \* Authorize rescinding Resolution No. 05-1608, previously approved on May 25, 2005, that authorized an infrastructure cost participation agreement with Dallas Morning News, L.P. at South Port in an amount up to 50 percent of the total cost of public improvements not to exceed \$1,300,000 - Financing: No cost consideration to the City **[07-0734]**
92. \* Authorize an amendment to the tax abatement agreement previously approved on May 25, 2005, by Resolution 05-1609, reducing the ten-year tax abatement with Dallas Morning News, L.P. at South Port from 90 percent to 50 percent on added value to real property, jobs created from 152 to 80, and required investment for real property improvements from \$46,000,000 to \$23,000,000 - Revenue: First year tax revenue estimated at \$83,858; ten-year tax revenue estimated at \$838,580 (Estimated revenue foregone for ten-year abatement is \$838,580) **[07-0735]**