

**AGENDA**  
**CITY COUNCIL MEETING**  
**JUNE 13, 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) **[07-1710]**

Agenda Item/Open Microphone Speakers **[07-1711]**

VOTING AGENDA

1. Approval of Minutes of the May 23, 2007 City Council Meeting **[07-1712; APPROVED]**

CONSENT AGENDA **[07-1713; APPROVED]**

**Business Development & Procurement Services**

2. Authorize a twelve-month service contract for barricade services - Dallas Lite & Barricade, Inc., only bidder - Not to exceed \$103,250 - Financing: Water Utilities Current Funds **[07-1714; APPROVED AS AN INDIVIDUAL ITEM]**
3. Authorize a twenty-four-month master agreement for temporary signs, sign posts, and installation hardware - Allied Tube & Conduit Corporation in the amount of \$210,000, Road Runner Traffic Supply, Inc. in the amount of \$145,900, Centerline Supply, Inc. in the amount of \$113,400, and Dyna Engineering, LTD in the amount of \$28,200, lowest responsible bidders of five - Total not to exceed \$497,500 - Financing: Current Funds (\$379,400), Water Utilities Current Funds (\$118,100) **[07-1715; APPROVED]**
4. Authorize **(1)** the rejection of bids received for asbestos abatement services; and, **(2)** the re-advertisement for new bids - Financing: No cost consideration to the City **[07-1716; APPROVED AS AN INDIVIDUAL ITEM]**

CONSENT AGENDA (Continued)**Business Development & Procurement Services (Continued)**

5. Authorize a forty-eight-month master agreement for ferric chloride for the Central Wastewater Treatment and Southside Wastewater Treatment Plants - Kemira Water Solutions, Inc., lowest responsible bidder of three - Not to exceed \$770,000 - Financing: Water Utilities Current Funds **[07-1717; APPROVED]**
6. Authorize a thirty-six-month master agreement for removal and disposal of bio-hazard medical waste - MedClean Management Solutions, Inc., only bidder - Not to exceed \$211,210 - Financing: Current Funds (\$101,607), Department of State Health Services Grant Funds (\$109,603) **[07-1718; APPROVED]**
7. Authorize the purchase of a replacement backhoe to be used for general construction needs at Dallas Love Field and Dallas Executive Airports, and the Dallas Heliport - Landmark Equipment, lowest responsible bidder of two - Not to exceed \$76,992 - Financing: Current Funds **[07-1719; APPROVED AS AN INDIVIDUAL ITEM]**
8. Authorize the purchase of school supply packets for the Mayor's 2007 Back-to-School Fair to be held on August 2, 2007 - Education Products, Inc., lowest responsible bidder of three - Not to exceed \$89,980 - Financing: Mayor's Back to School Fair Funds **[07-1720; APPROVED]**
9. Authorize a service contract for the purchase and installation of updated lighting console improvements at the Morton H. Meyerson Symphony Center - Barbizon Light of the Rockies, Inc., most advantageous proposer of two - Not to exceed \$163,040 - Financing: Capital Construction Funds **[07-1721; APPROVED AS AN INDIVIDUAL ITEM]**
10. Authorize a professional services contract for the rates and charges study for Dallas Love Field and Dallas Executive Airports, and the Dallas Heliport - Unison-Maximus, Inc., most advantageous proposer of five - Not to exceed \$239,600 - Financing: Current Funds **[07-1722; APPROVED AS AN INDIVIDUAL ITEM]**

**City Attorney's Office**

11. Authorize a professional services contract with the law firm of Bell, Nunnally & Martin L.L.P. for legal services necessary to represent the City in the lawsuit styled Roland R. Gamez v. The City of Dallas, Texas, Civil Action No. 2:06-CV-00158-TJW, and any other proceeding relating to the subject matter of this lawsuit - Not to exceed \$150,000 - Financing: Current Funds **[07-1723; APPROVED]**
12. Authorize settlement of the lawsuit styled Lashundrea Reed, individually and as next friend of Jessica West and Jessie West v. Arturo Espinoza and City of Dallas, Cause No. 06-03767-B - Not to exceed \$13,500 - Financing: Current Funds **[07-1724; APPROVED]**
13. Authorize settlement of the lawsuit styled William M. Trussell v. City of Dallas, Cause No. 06-08449-J - Not to exceed \$35,000 - Financing: Current Funds **[07-1725; APPROVED]**

CONSENT AGENDA (Continued)**City Attorney's Office** (Continued)

14. Authorize Supplemental Agreement No. 2 to the professional services contract with the law firm of Brown & Hofmeister, L.L.P. for additional legal services necessary in the lawsuit styled David Pabis, Individually and as Heir to and on Behalf of the Estate of Jason Pabis, Deceased v. Michael Adrian Tayem et al., Cause No. DC-06-06446-L, and any other proceeding relating to the subject matter of this lawsuit - Not to exceed \$30,000, from \$75,000 to \$105,000 - Financing: Current Funds **[07-1726; DELETED ON THE ADDENDUM]**
15. Authorize Supplemental Agreement No. 3 to the professional services contract with the law firm of Vinson & Elkins LLP for additional legal services necessary in connection with litigation and related matters involving Dallas Love Field and the Wright Amendment compromise - Not to exceed \$800,000, from \$875,000 to \$1,675,000 - Financing: Aviation Current Funds **[07-1727; APPROVED AS AN INDIVIDUAL ITEM]**
16. Authorize **(1)** an application to the North Texas Crime Commission, as fiscal agent for the U.S. Department of Justice, Office of Justice Programs, Bureau of Justice Assistance, for the Six Cities Anti-Gang Initiative Grant to create a Re-entry Docket within the Dallas Community Court to provide pre-release and post-release services to approximately 60 ex-offenders released from Texas Youth Commission and/or the Texas Department of Criminal Justice for the period of June 13, 2007 through May 31, 2009; and **(2)** execution of the grant agreement - Not to exceed \$96,402 - Financing: U.S. Department of Justice Grant Funds **[07-1728; APPROVED AS AN INDIVIDUAL ITEM]**

**Code Compliance**

17. Authorize a replacement housing payment for homeowner, Bernice McEntyre Skillern, as a result of an order to vacate and demolish by the Urban Rehabilitation Standards Board - Not to exceed \$76,600 - Financing: 2006-07 Community Development Grant Funds **[07-1729; APPROVED]**
18. Authorize moving expense and replacement housing payments and disbursement of funds from the Mortgage Assistance Program to fund part of the replacement housing payment for Juan Antonio Mendoza and Anita Mendoza 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 \$32,100 - Financing: 2003 Bond Funds (\$23,600) and Deerfield Housing Funds (\$8,500) **[07-1730; APPROVED]**
19. Authorize moving expense and replacement housing payments and disbursement of funds from the Mortgage Assistance Program to fund part of the replacement housing payment for Juana Rosas 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 \$32,400 - Financing: 2003 Bond Funds (\$23,900) and Deerfield Housing Funds (\$8,500) **[07-1731; APPROVED]**

CONSENT AGENDA (Continued)**Code Compliance** (Continued)

20. Authorize moving expense and replacement housing payments for Manuel Navarez and Beatriz Rodriguez 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 \$33,300 - Financing: 2003 Bond Funds **[07-1732; APPROVED]**

**Department of Development Services**

21. An ordinance abandoning a fire lane easement to MCN at Illinois, Ltd., the abutting owner, containing approximately 11,000 square feet of land located near the intersection of Illinois and Michigan Avenues - Revenue: \$5,400 plus the \$20 ordinance publication fee **[07-1733; ORDINANCE 26769; APPROVED]**
22. An ordinance authorizing a correction to Ordinance No. 26137 for an amendment to Planned Development District No. 143 on the northwest corner of LBJ Freeway and Valley View Lane to correct the omission of Exhibit 143D - Z045-233 - Financing: No cost consideration to the City **[07-1734; ORDINANCE 26770; APPROVED]**
23. An ordinance authorizing acquisition, from Carl Esrey, of approximately 305 square feet of land needed to improve access to the Katy Trail in exchange for the abandonment of a portion of alley right-of-way containing approximately 159 square feet of land located near the intersection of Blackburn and Travis Streets, and authorizing the quitclaim - Financing: No cost consideration to the City **[07-1735; ORDINANCE 26771; APPROVED]**
24. An ordinance closing and vacating a portion of Bristol Drive and the adjacent traffic island to Dallas Fire-Rescue, containing approximately 16,964 square feet of land located near its intersection with Vernon Street - Financing: No cost consideration to the City **[07-1736; ORDINANCE 26772; APPROVED]**
25. Authorize the quitclaim of 2 properties acquired by the taxing authorities from the Sheriff's Sale to the highest bidders (list attached) - Revenue: \$86,099 **[07-1737; APPROVED AS AN INDIVIDUAL ITEM]**

**Economic Development**

26. An ordinance **(1)** approving the Project Plan and Reinvestment Zone Financing Plan for Tax Increment Financing Reinvestment Zone Number Thirteen (Grand Park South TIF District); and **(2)** authorizing a participation agreement with Dallas County for the Grand Park South TIF District - Financing: No cost consideration to the City **[07-1738; ORDINANCE 26773; APPROVED]**

CONSENT AGENDA (Continued)

**Economic Development** (Continued)

**Note:** Item Nos. 27 and 28 must be considered collectively.

**Skillman Corridor TIF District**

- 27. \* Authorize **(1)** a development agreement with PC LH Land Partners, LP to provide funding for the TIF-eligible project costs related to the development of the Lake Highlands Town Center in Tax Increment Financing Reinvestment Zone Number Fourteen (Skillman Corridor TIF District); and **(2)** the Skillman Corridor TIF District Board of Directors to dedicate up to \$23,000,000 from future Skillman Corridor TIF revenues in accordance with the development agreement - Not to exceed \$23,000,000 - Financing: Skillman Corridor TIF District Funds **[07-1739; APPROVED AS AN INDIVIDUAL ITEM]**
  
- 28. \* A resolution declaring the intent of Tax Increment Financing Reinvestment Zone Number Fourteen (Skillman Corridor TIF District) to reimburse PC LH Land Partners, LP up to \$23,000,000 for certain TIF-eligible project costs related to the development of the Lake Highlands Town Center in the Skillman Corridor TIF District - Financing: No cost consideration to the City **[07-1740; APPROVED AS AN INDIVIDUAL ITEM]**

**Note:** Item Nos. 29 and 30 must be considered collectively.

**Farmers Market TIF District**

- 29. \* Authorize an amendment to the development agreement with Camden Realty, Inc., for the Townhomes Project, Phase IIA in Tax Increment Financing Reinvestment Zone Number Six (Farmers Market TIF District); to reduce the scope of the project from 55 townhomes to 17 townhomes and to reduce the amount of TIF funding by (\$362,775) from \$525,000 plus interest to an amount not to exceed \$162,225 - Financing: No cost consideration to the City **[07-1741; APPROVED AS AN INDIVIDUAL ITEM]**
  
- 30. \* Authorize an amendment to the development agreement with Camden Property Trust for the Farmers Market Project, Phase IB in Tax Increment Financing Reinvestment Zone Number Six (Farmers Market TIF District); to reduce the scope of the project from 585 apartment units and approximately 1,000 parking spaces to 284 apartment units and approximately 488 parking spaces and to reduce the amount of TIF funding by (\$603,703) from \$1,345,734 plus interest to an amount not to exceed \$742,031 - Financing: No cost consideration to the City **[07-1742; APPROVED]**
  
- 31. Authorize a development agreement with Next Block Dallas-I, LP for the construction of certain public improvements including street and drainage improvements in the area north of Walnut Hill Lane and east of North Central Expressway (U.S. 75) - Financing: No cost consideration to the City **[07-1743; APPROVED AS AN INDIVIDUAL ITEM]**

CONSENT AGENDA (Continued)**Environmental & Health Services**

32. Authorize **(1)** the acceptance of a Transitional Supportive Housing Grant in the amount of \$149,912 from the U.S. Department of Housing and Urban Development to provide tenant-based rental assistance and case management for homeless families and single homeless persons for the period December 1, 2007 through November 30, 2008; **(2)** a local match in an amount not to exceed \$9,978; and **(3)** execution of the grant agreement - Total not to exceed \$159,890 - Financing: U.S. Department of Housing and Urban Development Grant Funds (\$149,912) and Current Funds (\$9,978) (subject to appropriations) **[07-1744; APPROVED]**
33. Authorize **(1)** the acceptance of a Transitional Supportive Housing Grant in the amount of \$250,598 from the U.S. Department of Housing and Urban Development to provide tenant based rental assistance and case management for single homeless persons for the period October 1, 2007 through September 30, 2008 **(2)** a local match in an amount not to exceed \$15,866; and **(3)** execution of the grant agreement - Total not to exceed \$266,464 - Financing: U.S. Department of Housing and Urban Development Grant Funds (\$250,598) and Current Funds (\$15,866) (subject to appropriations) **[07-1745; APPROVED]**
34. Authorize **(1)** the acceptance of a Shelter Plus Care Grant from the U.S. Department of Housing and Urban Development in the amount of \$78,960 to provide sponsor-based rental assistance for permanent housing for homeless veterans with disabilities for the period October 1, 2007 through September 30, 2008; **(2)** a contract with Operation Relief Center, Inc. to provide sponsor-based rental assistance; and **(3)** execution of the grant agreement - Not to exceed \$78,960 - Financing: U.S. Department of Housing and Urban Development Grant Funds **[07-1746; APPROVED]**
35. Authorize **(1)** the acceptance of a Shelter Plus Care Grant from the U.S. Department of Housing and Urban Development to provide tenant based rental assistance for permanent housing and supportive services for homeless persons with disabilities for the period October 1, 2007 through September 30, 2008; and **(2)** execution of the grant agreement - Not to exceed \$806,400 - Financing: U.S. Department of Housing and Urban Development Grant Funds **[07-1747; APPROVED]**

**Equipment & Building Services**

36. Authorize Supplemental Agreement No. 4 to the design/build contract with Mitchell Enterprises, Ltd. for construction at the Northwest Service Center, Phase II, to install a communication tower at the Dodd J. Miller, Jr. Maintenance and Training Center located at 5000 Dolphin Road - \$52,442, from \$16,479,216 to \$16,531,658 - Financing: 2003 Bond Funds **[07-1748; APPROVED]**

CONSENT AGENDA (Continued)**Fire**

37. Authorize a 30-year lease agreement with Dallas Firefighter's Museum, Inc. for the continued use of former Fire Station No. 5 as a museum, gift shop and educational resource to students and the general public, containing approximately 8,816 square feet of space located at 3801 Parry Avenue from July 1, 2007 through June 30, 2037 - Annual Revenue: \$1 **[07-1749; APPROVED]**
38. An ordinance adopting the 2006 International Fire Code with amendments as the 2007 Dallas Fire Code - Financing: No cost consideration to the City **[07-1750; ORDINANCE 26774; APPROVED]**

**Intergovernmental Services**

39. Authorize **(1)** the application for and acceptance of the Edward Byrne Memorial Justice Assistance Grant from the U. S. Department of Justice in the amount of \$2,163,235 for support of a broad range of activities to help control and prevent crime, and to improve the criminal justice system; **(2)** a fund sharing and fiscal agency agreement between the City of Dallas, Dallas County, and eligible designated cities; **(3)** the disbursement of grant funds to Dallas County and other eligible designated cities in the amount of \$864,976; **(4)** acceptance of the City's portion of the grant in the amount of \$1,298,259; and **(5)** execution of the grant agreement - Total not to exceed \$2,163,235 - Financing: U. S. Department of Justice Grant Funds **[07-1751; APPROVED]**

**Office of Cultural Affairs**

40. Authorize a resolution to **(1)** maintain South Dallas Cultural Center as the official name of the cultural center located at 3400 South Fitzhugh; **(2)** deny the petition to rename the cultural center as the Arthello Beck, Jr. Cultural Arts Center; and **(3)** name a gallery located in the cultural center as the Arthello Beck, Jr. Gallery - Financing: No cost consideration to the City **[07-1752; APPROVED AS AN INDIVIDUAL ITEM]**

**Office of Financial Services**

41. Authorize the issuance of tax-exempt educational facilities bonds to be issued by the Health and Educational Facilities Authority of the State of Missouri in an aggregate principal amount not to exceed \$525,000 for the benefit of Lutheran High School of Dallas - Financing: No cost consideration to the City **[07-1753; APPROVED]**

**Park & Recreation**

42. Authorize **(1)** a contract for dredging and erosion control improvements for Stonebridge and Blackburn Ponds within the Turtle Creek Parkway, with Shirley and Sons Construction Company, Inc., lowest responsible bidder of three, in the amount of \$838,534; and, **(2)** the establishment of appropriations in the amount of \$247,222 in the Capital Gifts, Donation and Development Funds - Total not to exceed \$839,534 - Financing: 2003 Bond Funds (\$592,312) and Capital Gifts, Donation and Development Funds (\$247,222) **[07-1754; APPROVED AS AN INDIVIDUAL ITEM]**

CONSENT AGENDA (Continued)**Police**

43. Authorize a second amendment to the lease agreement with Bishop Street Partners, a joint venture, to extend the lease for an additional three-year period for the continued use of approximately 1,350 square feet of office space located at 408 Bishop Avenue near the intersection of Bishop Avenue and Eighth Street for the Police Neighborhood Assistance Center from July 1, 2007 through June 30, 2010 - \$33,300 - Financing: Current Funds (subject to annual appropriations) **[07-1755; APPROVED]**
44. Authorize participation with Dallas County in a collaborative effort to submit a consolidated application, with Dallas County as the lead agency, for and acceptance of the 2007-08 Juvenile Accountability Block Grant to provide further development and enhancements to an integrated data processing system from the Office of the Governor, Criminal Justice Division, and execution of the grant agreement, waiver of application and memorandum of understanding - \$92,758 - Financing: Office of the Governor, Criminal Justice Division State Grant Funds (\$83,482) and Current Funds (\$9,276) **[07-1756; APPROVED]**

**Public Works & Transportation**

45. Authorize a contract for culvert improvements and some dredging for Sump A ponds in the area generally bounded by Industrial Boulevard to the north, the Dallas Floodway East Levee to the south, IH-30 to the west, and Corinth Street to the east - Texas Sterling Construction, L.P., lowest responsible bidder of five - Not to exceed \$2,838,108 - Financing: Current Funds (to be reimbursed from Storm Water Drainage Management Funds) **[07-1757; APPROVED]**
46. Authorize a contract for paving, storm drainage, water and wastewater main improvements on the alley between Stewart Drive and Thomasson Drive from Turner Avenue to the existing concrete pavement west of Tyler Street - Canary Construction, Inc., lowest responsible bidder of six - \$141,945 - Financing: 2003 Bond Funds (\$48,345), Water Utilities Capital Improvement Funds (\$91,100), and Water Utilities Capital Construction Funds (\$2,500) **[07-1758; APPROVED]**
47. Authorize an increase in the contract with Jeske Construction Company to provide for the construction of a temporary road and the installation of new water services to accommodate new development along Bexar Street, to be constructed during the reconstruction of Bexar Street from C. F. Hawn Freeway (U.S. 175) Service Road to Brigham Lane and alley between Bexar Street and Ideal Avenue from C. F. Hawn Freeway (U.S. 175) to Macon Street - \$184,496, from \$3,145,746 to \$3,330,242 - Financing: 2004-05 Community Development Grant Funds (\$100,668), 2006-07 Community Development Grant Funds (\$41,460), and Water Utilities Capital Construction Funds (\$42,368) **[07-1759; APPROVED]**
48. Authorize an Interlocal Agreement with the North Central Texas Council of Governments for the acquisition of 6-inch resolution digital aerial orthophotos of the areas in and around the City of Dallas - \$25,139 - Financing: Current Funds **[07-1760; APPROVED]**



CONSENT AGENDA (Continued)**Public Works & Transportation (Continued)**

49. Authorize Supplemental Agreement No. 4 to the contract with HNTB Corporation to provide additional engineering services during construction on Samuell Boulevard from IH 30 to the Mesquite city limits - \$85,012, from \$1,328,327 to \$1,413,339 - Financing: 1998 Bond Funds **[07-1761; APPROVED]**
50. Authorize **(1)** street paving, storm drainage, water and wastewater main improvements for Street Group 03-443; 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 August 8, 2007, to receive comments (list attached) - Financing: No cost consideration to the City **[07-1762-01 AND 07-1762-02; APPROVED]**

**Homeless Assistance Center**

51. \* Authorize a contract to provide office furniture, furnishings and equipment for the new Homeless Assistance Center to be located at 1818 Corsicana Street - OP Ventures of Texas dba Workplace Resource of DFW, lowest responsible bidder of four - \$514,202 - Financing: 2005 Bond Funds **[07-1763; APPROVED]**
52. \* Authorize a contract to provide medical and residential furniture, furnishings and equipment for the new Homeless Assistance Center to be located at 1818 Corsicana Street - Business Interiors, lowest responsible bidder of four - \$304,830 - Financing: 2005 Bond Funds **[07-1764; APPROVED]**
53. Authorize a contract for construction of a replacement facility for Fire Station No. 33 located at 754 West Illinois Avenue - CME Builders & Engineers, Inc., best value proposer of two - \$3,051,273 - Financing: 2003 Bond Funds **[07-1765; APPROVED]**
54. Authorize a contract for improvements to Shed 2 and adjacent areas at the Dallas Farmers Market, to include new tenant storefront entries, a fire alarm system, building insulation, utility upgrades, public restrooms, and a climate control system - Gilbert May, Inc., dba Phillips May Corporation, best value proposer of four - \$2,389,850 - Financing: 2003 Bond Funds **[07-1766; APPROVED]**
55. Authorize a decrease in the contract with North Texas Contracting, Inc. to delete one fire station, add tie-ins and vent pipes, provide sewer line modifications, replace a concrete ramp and add 47 calendar days for storm water improvements to modify the storm water collection areas at 20 fire stations (list attached) - (\$6,257), from \$1,773,750 to \$1,767,493 - Financing: 2004 Certificates of Obligation **[07-1767; APPROVED]**

CONSENT AGENDA (Continued)**Public Works & Transportation** (Continued)

56. Authorize **(1)** a contract with Lea + Elliott, Inc. to provide a feasibility study for a people mover connector at Dallas Love Field, in an amount not to exceed \$749,396; and, **(2)** the establishment of appropriations in an amount not to exceed \$929,396 in the Federal Aviation Administration Airport Improvement Grant Funds - Total not to exceed \$929,396 - Financing: Aviation Capital Construction Funds (\$232,349), Federal Aviation Administration Airport Improvement Grant Funds (\$697,047) **[07-1768; APPROVED AS AN INDIVIDUAL ITEM]**
57. Authorize a professional services contract with Booziotis and Company Architects to provide programming, schematic design, design development, preparation of construction bid documents, bid evaluation and construction administration for the Oak Cliff Cultural Center located at 223 East Jefferson Boulevard - \$112,500 - Financing: 2003 Bond Funds **[07-1769; APPROVED]**

**Water Utilities**

58. Authorize **(1)** an Interlocal Agreement with Dallas Area Rapid Transit (DART) for the construction and relocation of wastewater main betterments within an easement on DART-owned property south of Lawnview Avenue and crossing the DART rail right-of-way east of Nutting Drive, and **(2)** the acceptance and deposit of funds from DART in the amount of \$864,974 for the relocation of a 48-inch wastewater main - Financing: This action has no cost consideration to the City **[07-1770; APPROVED]**
59. Authorize an increase in the contract with John Burns Construction Company of Texas, Inc. for additional work associated with the construction of 48-inch wastewater main relocations within the right-of-way of the Dallas Area Rapid Transit Southeast Corridor Line Section 2 (SE-2) light rail project at two locations (list attached) - \$1,120,181, from \$5,524,521 to \$6,644,702 - Financing: Water Utilities Capital Improvement Funds (\$255,207) and Water Utilities Capital Construction Funds (\$864,974 to be reimbursed from DART) **[07-1771; APPROVED]**
60. Authorize a professional services contract with Alan Plummer Associates, Inc. to provide engineering design services for the renewal of water and wastewater mains at 17 locations (list attached) - \$384,791 - Financing: Water Utilities Capital Improvement Funds **[07-1772; APPROVED]**
61. Authorize a professional services contract with APM & Associates, Inc. to provide engineering design services for the renewal of water and wastewater mains at 17 locations (list attached) - \$301,975 - Financing: Water Utilities Capital Improvement Funds **[07-1773; APPROVED]**

CONSENT AGENDA (Continued)**Water Utilities (Continued)**

62. Authorize a professional services contract with Dal-Tech Engineering, Inc. to provide engineering design services for the renewal of water and wastewater mains at 14 locations (list attached) - \$322,975 - Financing: Water Utilities Capital Improvement Funds **[07-1774; APPROVED]**
63. Authorize a professional services contract with GSWW, Inc. to provide engineering design services for the renewal of water and wastewater mains at 15 locations (list attached) - \$324,615 - Financing: Water Utilities Capital Improvement Funds **[07-1775; APPROVED]**
64. Authorize a professional services contract with RJN Group, Inc. to provide engineering design services for the renewal of water and wastewater mains at 15 locations (list attached) - \$337,165 - Financing: Water Utilities Capital Improvement Funds **[07-1776; APPROVED]**

ITEMS FOR INDIVIDUAL CONSIDERATION**City Secretary's Office**

65. 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) **[07-1777; APPOINTMENT MADE TO BOARD]**

**Department of Development Services**

66. Authorize a Historic Development Program tax abatement for the property located at 5601 East Side Drive for a ten-year abatement on 100 percent of the land and structure value - Estimated revenue foregone: \$72,191 **[07-1778; APPROVED]**
67. Authorize a Historic Development Program tax abatement for the old Parkland Hospital building located at 3801 Maple Avenue for ten years on the added value of the land and structure value - Revenue: First year tax revenue estimated at \$121,295 (Estimated revenue foregone for ten years is \$583,360) **[07-1779; APPROVED]**

PUBLIC HEARINGS AND RELATED ACTIONS**Department of Development Services**ZONING CASES - CONSENT [07-1780]

68. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development Subdistrict to allow the use of a Tower/Antenna for cellular communication within Planned Development District No. 323, on the northwest side of Crest Hill Road, northeast of Military Parkway **[07-1781; ORDINANCE 26775; CPC RECOMMENDED AS FOLLOWED]**  
Recommendation of Staff and CPC: Approval, subject to a development plan and conditions  
Z056-287(OTH)

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)  
**Department of Development Services** (Continued)

ZONING CASES - CONSENT (Continued)

69. A public hearing to receive comments regarding an application for and an ordinance granting a Conservation District on property zoned an R-7.5 Single Family Subdistrict within Planned Development District No. 193, the Oak Lawn Special Purpose District, on both sides of Rawlins Street generally bounded by Wycliff Avenue and Hawthorne Avenue **07-1782; ORDINANCE 26776; CPC RECOMMENDED FOLLOWED]**  
Recommendation of Staff and CPC: Approval of the conservation district and approval of the Conceptual Plan  
Z056-294(TC)
70. A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for mining and the placement of fill material on property zoned an A(A) Agricultural District on the northwest corner of Merrifield Road and Spur 408 **[07-1783; ORDINANCE 26777; CPC RECOMMENDED FOLLOWED ]**  
Recommendation of Staff and CPC: Approval for a ten-year period with eligibility for automatic renewal of additional ten-year periods subject to a site/operation plan for drilling, a site/operation plan for production, a reclamation plan, a road repair plan, and conditions  
Z067-129(JH)
71. A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for mining and the placement of fill material on property zoned an A(A) Agricultural District on the east side of Mountain Creek Parkway, north of Kiest Boulevard **[07-1784; ORDINANCE 26778; CPC RECOMMENDED FOLLOWED]**  
Recommendation of Staff and CPC: Approval for a ten-year period with eligibility for automatic renewal of additional ten-year periods, subject to a site/operation plan for drilling, a site/operation plan for production, a reclamation plan, a road repair plan, and conditions  
Z067-130(JH)
72. A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for mining and the placement of fill material on property zoned an A(A) Agricultural District on the west side of Merrifield Road, south of Kiest Boulevard **[07-1785; ORDINANCE 26779; CPC RECOMMENDED FOLLOWED]**  
Recommendation of Staff and CPC: Approval for a ten-year period with eligibility for automatic renewal of additional ten-year periods, subject to a site/operation plan for drilling, a site/operation plan for production, a reclamation plan, a road repair plan, and conditions  
Z067-131(JH)

**Department of Development Services (Continued)**ZONING CASES - CONSENT (Continued)

73. A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for a tower/antenna for cellular communication on property zoned a CR Community Retail District, on the southwest corner of Vermont Avenue and Ewing Avenue **[07-1786; REFER BACK TO CITY PLAN AND ZONING COMMISSION]**  
Recommendation of Staff and CPC: Approval for a five-year period with eligibility for automatic renewal for additional five-year periods, subject to a site plan and conditions Z067-133(OTH)
74. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Planned Development District No. 724 for a public school other than an open-enrollment charter school and R-16(A) Single Family District uses, bounded by Killon Drive, Walnut Hill Lane and Hedgeway Drive **[07-1787; ORDINANCE 26780; APPROVED AS AMENDED]**  
Recommendation of Staff and CPC: Approval, subject to a development plan and conditions Z067-172(WE)
75. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development Subdistrict for LC Light Commercial Subdistrict Uses and certain other residential and nonresidential uses inclusive of consideration of a development plan and landscape plan for the Subarea B, C, D, and G portions of the request site, on property zoned an LC Light Commercial District, an MF-3 Multiple Family Subdistrict, an I-2 Industrial Subdistrict, an HC Heavy Commercial Subdistrict, Planned Development Subdistrict No. 18 for I-2 Industrial Subdistrict Uses, Planned Development Subdistrict No. 25-D for O-2 Office Subdistrict Uses, all within Planned Development District No. 193, the Oak Lawn Special Purpose District; the termination of the Dry Liquor Control Overlay that encumbers portions of the site; the termination of Planned Development Subdistrict Nos. 18 and 25; and, a resolution accepting the termination of existing deed restrictions on a portion of the site in an area generally bounded by McKinnon Street, Moody Street, Akard Street, Ashland Street, Field Street, Payne Street, Harry Hines Boulevard, and Randall Street **[07-1788; ORDINANCE 26781; APPROVED AS AMENDED]**  
Recommendation of Staff: Approval, subject to a conceptual plan and staff conditions for the requested Planned Development Subdistrict; approval of a development plan and landscape plan for the Subarea B, C, D, and G portions of the request site; approval of the termination of existing deed restrictions; and, approval of the termination of Subdistrict Nos. 18 and 25, with retention of the Dry Liquor Control Overlay  
Recommendation of CPC: Approval, subject to a conceptual plan and conditions for the requested Planned Development Subdistrict; approval of a development plan and landscape plan for the Subarea B, C, D, and G portions of the request site; approval of the termination of existing deed restrictions; approval of the termination of Subdistrict Nos. 18 and 25; and, approval of the removal of the Dry Liquor Control Overlay Z067-173(RB)

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)**Department of Development Services (Continued)**ZONING CASES - CONSENT (Continued)

76. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to the Office Area of Planned Development District No. 85 for Shopping Center, Office-2 and Multiple Family-3 uses on the north side of Pineland Drive, east of Greenville Avenue [07-1789; **ORDINANCE 26782; CPC RECOMMENDED FOLLOWED**]  
Recommendation of Staff and CPC: Approval, subject to a development plan, landscape plan and conditions  
Z067-175(WE)
77. A public hearing to receive comments regarding an application for and an ordinance granting an MF-2(A) Multifamily District and a resolution accepting deed restrictions volunteered by the applicant on property zoned an RR Regional Retail District on the west corner of Starr Street and 9th Street [07-1790; **ORDINANCE 26783; CPC RECOMMENDED FOLLOWED**]  
Recommendation of Staff and CPC: Approval, subject to deed restrictions volunteered by the applicant  
Z067-180(OTH)
78. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Tract II of Planned Development District No. 214 to allow Commercial Service District uses, northeast of the terminus of Cheanult Street, east of Buckner Boulevard [07-1791; **ORDINANCE 26784; CPC RECOMMENDED FOLLOWED**]  
Recommendation of Staff and CPC: Approval of an amendment to Tract II of Planned Development District No. 214 for Light Commercial Service District uses, subject to a conceptual plan and conditions  
Z067-181(OTH)
79. A public hearing to receive comments regarding an application for and an ordinance granting a CS Commercial Service District on property zoned an R-7.5(A) Single Family District southeast of the terminus of Cheanult Street east of Buckner Boulevard  
Recommendation of Staff and CPC: Approval [07-1792; **ORDINANCE 26785; CPC RECOMMENDED FOLLOWED**]  
Z067-182(OTH)
80. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for mixed uses on property zoned an MF-1(A) Multifamily District and an R-7.5(A) Single Family District on both sides of Walnut Hill Lane, east of Skillman Road [07-1793; **ORDINANCE 26786; CPC RECOMMENDED FOLLOWED**]  
Recommendation of Staff: Approval, subject to a conceptual plan and staff conditions  
Recommendation of CPC: Approval, subject to a conceptual plan and conditions  
Z067-190(JH)

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)**Department of Development Services** (Continued)ZONING CASES - CONSENT (Continued)

81. A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for multiple family uses on property zoned an I-2 Industrial Subdistrict within Planned Development District No. 193, the Oak Lawn Special Purpose District, in an area generally bounded by Houston Street, Harry Hines Boulevard, Dallas North Tollway and the Katy Trail **[07-1794; ORDINANCE 26787; CPC RECOMMENDED FOLLOWED]**  
Recommendation of Staff and CPC: Approval, for a permanent time period, subject to a site plan and conditions  
Z067-196(WE)
82. A public hearing to receive comments regarding a Landmark Commission authorized hearing to consider a Historic Overlay for the Park's Estate on property zoned an R-10(A) Single Family District on the east corner of Worth Street and Paulus Avenue (6220 Worth Street), and an ordinance granting the Historic Overlay  
Recommendation of Staff and CPC: Approval, subject to preservation criteria  
Z067-198(JA) **[07-1795; ORDINANCE 26788; APPROVED AS AMENDED]**
83. A public hearing to receive comments regarding an application for and an ordinance granting a Historic Overlay on property zoned an MF-2(A) Multifamily District on the south corner of Bryan Street and Bennett Avenue (4928 Bryan Street)  
Recommendation of Staff and CPC: Approval, subject to preservation criteria  
Z067-199(MW) **[07-1796; ORDINANCE 26789; CPC RECOMMENDED FOLLOWED]**
84. A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 1518 for a Bed and Breakfast Use on property zoned Planned Development District No. 98/Historic District No. 72, on the north side of Junius Street, between Peak Street and Haskell Avenue  
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  
Z067-205(OTH) **[07-1797; ORDINANCE 26790; CPC RECOMMENDED FOLLOWED]**
85. A public hearing to receive comments regarding an application for and an ordinance granting a Historic Overlay on property zoned Planned Development District No. 98 on the east corner of Reiger Avenue and Colson Street (4602 Reiger Avenue)  
Recommendation of Staff and CPC: Approval, subject to preservation criteria  
Z067-206(MW) **[07-1798; ORDINANCE 26791; CPC RECOMMENDED FOLLOWED]**

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)**Department of Development Services (Continued)**ZONING CASES - CONSENT (Continued)

86. A public hearing to receive comments regarding a City Plan Commission authorized hearing to determine the proper zoning on property zoned Tract B and Tract E within Planned Development District No. 521, the Mountain Creek Planned Development District, with consideration being given to amending provisions restricting the square footage that can be developed pending the completion of Mountain Creek Parkway to Kiest Boulevard, on both sides of Mountain Creek Parkway, north of Interstate 20 and an ordinance granting the amendment **[07-1799; ORDINANCE 26792; CPC RECOMMENDED FOLLOWED]**  
Recommendation of Staff and CPC: Approval, subject to amended conditions Z067-208(DC)

ZONING CASES - INDIVIDUAL

87. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to the Tract V portion of Planned Development District No. 314, the Preston Center Special Purpose District, and an application for and an ordinance granting an amendment to the site plan and conditions for Specific Use Permit No. 744 for a Bank with drive-in windows on the north line of Weldon Howell Parkway between Westchester Drive and Douglas Avenue **[07-1800; CONTINUE UNTIL JUNE 20, 2007; HEARING OPEN]**  
Recommendation of Staff: Denial  
Recommendation of CPC: Approval of an amendment to the Tract V portion of Planned Development District No. 314, subject to a conceptual plan and revised conditions and approval of an amendment to the site plan and conditions Z056-319(RB)
88. A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for a child care facility on property zoned an R-7.5(A) Single Family District, on the east side of Manitoba Avenue, north of Camp Wisdom Road **[07-1801; ORDINANCE 26793; CPC RECOMMENDED FOLLOWED]**  
Recommendation of Staff: Denial  
Recommendation of CPC: Approval for a five-year period with eligibility for automatic renewal for additional five-year periods, subject to a site plan and conditions Z067-146(OTH)



PUBLIC HEARINGS AND RELATED ACTIONS (Continued)**Department of Development Services (Continued)**ZONING CASES UNDER ADVISEMENT - INDIVIDUAL

89. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for R-7.5(A) Single Family uses and an open-enrollment charter school on property zoned an R-7.5(A) Single Family District on the north side of Wheatland Road, west of Houston School Road  
Recommendation of Staff and CPC: Approval, subject to a development plan, landscape plan and conditions  
Z067-115(JH) [07-1802; ORDINANCE 26794; APPROVED AS AMENDED]  
Note: This item was considered by the City Council at a public hearing on May 23, 2007, and was taken under advisement until June 13, 2007, with the public hearing open.
90. A public hearing to receive comments regarding an application for and an ordinance granting an IM Industrial Manufacturing District and a resolution accepting deed restrictions volunteered by the applicant and an ordinance granting a Specific Use Permit for Industrial (outside) potentially incompatible uses on property zoned an IR Industrial Research District on the west side of South Central Expressway, south of Choate Street **[07-1803; ORDINANCE 26795 AND 26796; APPROVED AS AMENDED]**  
  
Recommendation of Staff and CPC: Approval of an IM Industrial Manufacturing District subject to deed restrictions volunteered by the applicant and approval of a Specific Use Permit for a five-year period, subject to a site plan and conditions  
Z067-152(JH)  
Note: This item was considered by the City Council at a public hearing on May 23, 2007, and was taken under advisement until June 13, 2007, with the public hearing open.
91. A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for an alcoholic beverage establishment to be used as a private club/bar on property zoned an IR Industrial Research District on the south side of John W. Carpenter Freeway, south of Mockingbird Lane  
Recommendation of Staff and CPC: Approval for a two-year period with eligibility for automatic renewal for additional two-year periods, subject to a site plan and conditions  
Z067-165(OTH) [07-1804; ORDINANCE 26797; APPROVED AS AMENDED]  
Note: This item was considered by the City Council at a public hearing on May 23, 2007, and was taken under advisement until June 13, 2007, with the public hearing open.

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

## MISCELLANEOUS HEARINGS

**Economic Development****Fort Worth Avenue TIF District**

**Note:** Item Nos. 92 and 93  
must be considered collectively.

92. \* A public hearing to receive comments concerning the creation of Tax Increment Financing Reinvestment Zone Number Fifteen for the Fort Worth Avenue area to be known as the Fort Worth Avenue TIF District under the authority of the Tax Increment Financing Act, as amended (V.T.C.A, Tax Code Chapter 311) - Financing: No cost consideration to the City **[07-1805; HEARING CLOSED]**
93. \* An ordinance establishing Tax Increment Financing Reinvestment Zone Number Fifteen to be known as the Fort Worth Avenue TIF District under the authority of the Tax Increment Financing Act, as amended (V.T.C.A, Tax Code Chapter 311) - Financing: No cost consideration to the City **[07-1805; ORDINANCE 26798; APPROVED]**

**Twelve Hills TIF District**

**Note:** Item Nos. 94 and 95  
must be considered collectively.

94. \* A public hearing to receive comments concerning the creation of Tax Increment Financing Reinvestment Zone Number Sixteen for the Twelve Hills area to be known as the Twelve Hills TIF under the authority of the Tax Increment Financing Act, as amended (V.T.C.A, Tax Code Chapter 311) - Financing: No cost consideration to the City **[07-1806; HEARING CLOSED]**
95. \* An ordinance establishing Tax Increment Financing Reinvestment Zone Number Sixteen to be known as the Twelve Hills TIF District under the authority of the Tax Increment Financing Act, as amended (V.T.C.A, Tax Code Chapter 311) - Financing: No cost consideration to the City **[07-1806; ORDINANCE 26799; APPROVED]**

**Office of Financial Services**

96. A public hearing to receive comments on the proposed FY 2007-08 Consolidated Plan Budget for U.S. Department of Housing and Urban Development Grant Funds, the proposed FY 2006-07 Reprogramming Budget and amendments to the Citizen Participation Plan to modify the required minimum number of neighborhood public hearings during the 3-year or 5-year Consolidated Plan development from 14 meetings to 6 meetings and to modify the required number of days between calling a public hearing and holding a public hearing from no less than 15 days to no less than 14 days - Financing: No cost consideration to the City **[17-1807; HEARING CLOSED; APPROVED]**

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

## MISCELLANEOUS HEARINGS (Continued)

**Park & Recreation**

97. A public hearing to receive comments on readopting and continuing in effect Chapter 12, "City Youth Program Standards of Care," of the Dallas City Code, to re-establish standards of care for certain city-sponsored youth programs in compliance with State law, and, at the close of the hearing, approval of an ordinance on readopting Chapter 12 of the Dallas City code - Financing: No cost consideration to the City **[07-1808; ORDINANCE 26800; HEARING CLOSED; APPROVED]**

**Public Works & Transportation**

98. A public hearing to receive comments regarding the application for a fill permit and removal of the floodplain (FP) prefix from 1.24 acres of a 43.91 acre tract of land, zoned PD-742, located at the northwest corner of Skillman Street and Northwest Highway known as the Timber Creek Apartments Redevelopment, currently in the floodplain of Caruth Creek, Fill Permit 07-02 - Financing: No cost consideration to the City **[07-1809; HEARING CLOSED; APPROVED]**
99. A benefit assessment hearing to receive comments on sidewalk paving for Sidewalk Group 03-130, and at the close of the hearing, authorize an ordinance levying benefit assessments (list attached) - Financing: No cost consideration to the City **[07-1810; ORDINANCE 26801; HEARING CLOSED; APPROVED]**
100. A public hearing to receive comments regarding an amendment to the City of Dallas Thoroughfare Plan to add two new roadways; **(1)** unnamed SE5, a special six-lane divided principal arterial within 113 feet of right-of-way between Langdon Road and the Hutchins city limits; and **(2)** unnamed SE6, a special four-lane undivided collector within 72 feet of right-of-way between unnamed SE5 and Cleveland Road; and, at the close of the hearing, authorize an ordinance implementing the changes - Financing: No cost consideration to the City **[07-1811; ORDINANCE 26802; HEARING CLOSED; APPROVED]**

## MISCELLANEOUS HEARINGS - HELD UNDER ADVISEMENT

**Public Works & Transportation**

101. A public hearing to receive comments to amend the City of Dallas' Thoroughfare Plan to delete St. Augustine Road between Military Parkway and Sam Houston Road as a four-lane undivided roadway - Financing: No cost consideration to the City **[07-1812; HEARING CLOSED; DENY]**

Note: This item was considered by the City Council at a public hearing on April 25, 2007, and was taken under advisement until June 13, 2007, with the public hearing open.

**ADDENDUM  
CITY COUNCIL MEETING  
JUNE 13, 2007  
CITY OF DALLAS  
1500 MARILLA  
COUNCIL CHAMBERS, CITY HALL  
DALLAS, TEXAS 75201  
9:00 A. M.**

ADDITIONS:

Closed Session **[07-1813; HELD]**

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

- Legal issues involving proposed newsrack ordinance

CONSENT ADDENDUM

**Business Development & Procurement Services**

1. Authorize a professional services contract for the preparation of a one-hundred-year forest management plan for the Great Trinity Forest - Gary D. Kronrad, Ph.D., only proposer - Not to exceed \$473,673 - Financing: Current Funds **[07-1814; APPROVED]**

**City Secretary's Office**

2. An ordinance amending Ordinance No. 26767 ordering the June 16, 2007 runoff election, in order to change some election-day voting locations - Financing: No cost consideration to the City **[07-1815; ORDINANCE 26803; APPROVED]**

**Economic Development**

3. Authorize a development agreement with Allen Development of Texas, LLC for the construction of certain public improvements including street and drainage improvements in the area south of Interstate 20 near Bonnie View Road in southeast Dallas - Financing: No cost consideration to the City **[07-1816; APPROVED]**
4. Authorize a master development agreement with Cherokee New Transit, LLC, and/or its affiliates, to promote Transit Oriented Development pursuant to the Public/Private Partnership Program - Financing: No cost consideration to the City **[07-1817; APPROVED AS AN INDIVIDUAL ITEM]**
5. Authorize an amendment to Resolution No. 06-0658, previously approved on February 22, 2006, for a Historic Development Program tax abatement for the Tower Petroleum Building located at 1907 Elm Street to remove the requirement that a development agreement be executed with operational and fine dining provisions for the Hart Furniture Building - Financing: No cost consideration to the City **[07-1818; APPROVED AS AMENDED]**

**ADDENDUM  
CITY COUNCIL MEETING  
JUNE 13, 2007**

ADDITIONS: (Continued)

CONSENT ADDENDUM (Continued)

**Economic Development** (Continued)

**Note:** Item Nos. 6 and 7 must be considered collectively.

**Downtown Connection TIF District**

6. \* Authorize **(1)** a development agreement with Pacific 2004 Holdings, Ltd., to provide funding for TIF-eligible project costs related to the development and redevelopment of the Tower Petroleum Building located at 1907 Elm Street and 1900 Pacific Avenue in Tax Increment Financing Reinvestment Zone Eleven (Downtown Connection TIF District); and **(2)** the Downtown Connection TIF District Board of Directors to dedicate the subsidy from future Downtown Connection TIF District revenues in accordance with the development agreement - Not to exceed \$12,000,000 - Financing: Downtown Connection TIF District Funds **[07-1819; APPROVED AS AN INDIVIDUAL ITEM]**
  
7. \* A resolution declaring the intent of Tax Increment Financing District Reinvestment Zone Number Eleven (Downtown Connection TIF District) to reimburse Pacific 2004 Holdings, Ltd., for certain TIF-eligible project costs pursuant to the development agreement with Pacific 2004 Holdings, Ltd., for the development and redevelopment of the Tower Petroleum Building located at 1907 Elm Street and 1900 Pacific Avenue in the Downtown Connection TIF District - Financing: No cost consideration to the City **[07-1820; APPROVED AS AN INDIVIDUAL ITEM]**
  
8. Authorize Supplemental Agreement No. 2 to the development agreement among the City of Dallas, the Downtown Dallas Development Authority (DDDA), FC Merc Complex, L.P., FC Continental Complex, L.P., FC Atmos, Inc., FC Lessee (collectively Forest City) to extend the completion date of the Continental Building from October 3, 2009 to June 3, 2011 and, in consideration for the extension and without affecting existing conditions and penalties of the development agreement for delaying development of the Atmos Complex, Forest City shall agree to **(1)** delay the first TIF payment from completion of environmental remediation to start of construction on the Continental Building as evidenced by execution of the construction contract; **(2)** initiate a due diligence process on the Atmos Complex and advise the City by December 31, 2007, of their future intentions regarding redevelopment of the property; **(3)** provide a timetable, including a construction schedule and completion date for the Atmos Complex if the decision is made to go forward with such redevelopment; and **(4)** make available for use by the City, at the option of the City, the ground floor of the Continental Building after Forest City vacates the premises of their temporary offices - Financing: No cost consideration to the City **[07-1821; APPROVED]**

**ADDENDUM  
CITY COUNCIL MEETING  
JUNE 13, 2007**

ADDITIONS: (Continued)

CONSENT ADDENDUM (Continued)

**Police**

9. Authorize a five-year amendment to the lease agreement with Cobalt Industrial REIT, with two five-year renewal options, for the continued use of approximately 13 acres of land with approximately 31,050 square feet of office/classroom space and a vehicle obstacle course located at 5310 Red Bird Center Drive and to include approximately 15,680 square feet of additional office/classroom space located at 5610 Red Bird Center Drive for a total of approximately 46,730 square feet of office/classroom space to be used for a Police Training Academy for the period of August 1, 2007 through July 31, 2012, plus additional annual rent in the amount of \$25,000 for maintenance and ad valorem taxes in an amount not to exceed \$541,247 during the first five-year term - Total not to exceed \$3,546,349 - Financing: Current Funds (subject to annual appropriations) **[07-1822; APPROVED]**

**Public Works & Transportation**

10. Authorize **(1)** a contract for roof replacement at Union Station with Supreme Systems, Inc., lowest responsible bidder of three, in an amount not to exceed \$1,227,231, **(2)** assignment of the contract to Hunt-Woodbine Realty Corporation as the construction manager for contract administration, inspection, supervision and coordination of construction work, and **(3)** the establishment of appropriations in the amount of \$1,411,316, in the Union Station Renovation Developer Advance Fund - Financing: Private Funds (to be reimbursed without interest from the proceeds of the future sale of General Obligation Bonds) **[07-1823; APPROVED AS AN INDIVIDUAL ITEM]**
11. Authorize **(1)** an increase in the contract with TMV LLC dba Triune Associates for renovation of the Moorland YMCA building located at 2700 Flora Street for the Dallas Black Dance Theatre, in the amount of \$57,045, from \$3,941,766 to \$3,998,811; **(2)** the receipt and deposit of funds in the amount of \$22,818 in participation costs in the Dallas Black Dance Theatre Participation Fund; and **(3)** the establishment of appropriations in the amount of \$22,818 in the Dallas Black Dance Theatre Participation Fund - Total not to exceed \$57,045 - Financing: 2003 Bond Funds (\$34,227); Private Funds (\$22,818) **[07-1824; APPROVED]**
12. Authorize an amendment to the Elm Fork Floodplain Management Study to revise the recommended plan for flood control improvements in an area bounded by Stemmons Freeway and Walton Walker Freeway to the east, Royal Lane to the north, the Elm Fork of the Trinity River to the west and south - Financing: No cost consideration to the City **[07-1825; APPROVED]**

**ADDENDUM  
CITY COUNCIL MEETING  
JUNE 13, 2007**

ADDITIONS: (Continued)  
ITEMS FOR INDIVIDUAL CONSIDERATION

**City Attorney's Office**

13. An ordinance amending Chapter 2 of the Dallas City Code to authorize the City Council to waive, after a review of specific circumstances, the requirement for two independent fee appraisals for real property acquisitions in which the consideration exceeds \$500,000 - Financing: No cost consideration to the City **[07-1826; ORDINANCE 26804; APPROVED]**

**Mayor and City Council**

14. Authorize **(1)** an increase in the contract with MetalMan Design/Build Corporation to provide Tier 1 - Signature Sculpture, Tier II - Silhouette Sculpture, and Tier III - The Conversation Sculptures, and cost estimating services for the re-designed Tier IV - Recognition Sculpture and a Memorial Wall at Opportunity Park located at 3105 Pine Street; and, **(2)** approval of the list of honorees for the Walk of Fame (list attached) - \$32,420, from \$590,246 to \$622,666 - Financing: 2003 Bond Funds (Mayor Pro Tem Hill, Deputy Mayor Pro Tem Garcia, Councilmembers Chaney, Oakley, Salazar, Medrano and Hunt via Mayor Miller) **[07-1827; REFER BACK TO PARKS AND RECREATION BOARD]**

**Office of Financial Services**

15. An ordinance authorizing the issuance and sale of City of Dallas, Texas General Obligation Bonds, Series 2007 in an amount not to exceed \$135,350,000; accepting the bids and awarding the sale of the bonds; approving the Preliminary Official Statement; and enacting other provisions in connection therewith - Not to exceed \$341,406 - Financing: 2006 Bond Funds - Interest Earnings **(To be considered before 12:00 noon) [07-1828; ORDINANCE 26805; APPROVED]**

**Park & Recreation**

16. Authorize a professional services contract with Quimby-McCoy Preservation Architecture, LLP for the restoration and reconstruction of the esplanade fountain and Parry Avenue gate at Fair Park - \$1,062,900 - Financing: 2006 Bond Funds **[07-1829; APPROVED]**

**Public Works & Transportation**

17. Authorize a contract for stormwater improvements to modify the stormwater collection areas at 27 fire stations, Phase II (list attached) - Texas Standard Construction, Ltd., lowest responsible bidder of two - \$1,981,000 - Financing: 2005 Certificates of Obligation (\$1,055,808), 2004 Certificates of Obligation (\$64,755), and 2006 Bond Funds (\$860,437) **[07-1830; APPROVED]**

**ADDENDUM  
CITY COUNCIL MEETING  
JUNE 13, 2007**

ADDITIONS: (Continued)

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

**Public Works & Transportation** (Continued)

18. Authorize an additional payment to Dallas Area Rapid Transit for the City's share of design and construction costs for the paving and drainage improvements at the intersection of U.S. 75 and Bryan Street - \$1,090,000 - Financing: 2006 Bond Funds  
**[07-1831; APPROVED]**
  
19. Authorize Supplemental Agreement No. 2 to the contract with Corgan Associates, Inc. for design development, construction documents, bidding and construction administration services for the Dallas Center for the Performing Arts, City Performance Hall - \$4,846,727, from \$2,223,340 to \$7,070,067 - Financing: 2006 Bond Funds  
**[07-1832; APPROVED]**
  
20. Authorize **(1)** a professional services contract with HNTB Corporation for program management of major flood management and storm drainage projects included in the 2006 Bond Program, in an amount not to exceed \$8,423,300; **(2)** a professional services contract with Carter & Burgess, Inc. for the design of the levee drainage system at Hampton/Oaklawn Sump and Pavaho Sump, in an amount not to exceed \$7,621,000; **(3)** a professional services contract with Half Associates, Inc. for the design of Mill Creek, Phase I, and Middle Peaks Branch, Phases I and II, in an amount not to exceed \$8,571,100; and **(4)** a professional services contract with Nathan D. Maier Consulting Engineers, Inc. for preliminary engineering for the State-Thomas at Woodall Rodgers Storm Drainage Study, in an amount not to exceed \$231,705 - Total not to exceed \$24,847,105 - Financing: 2006 Bond Funds **[07-1833; APPROVED]**

**Sanitation Services**

21. Authorize Supplemental Agreement No. 1 to the contract with R.W. Beck, Inc. to provide an appraisal and valuation of the lease at the McCommas Landfill Gas Plant - Not to exceed \$96,000, from \$121,949 to \$217,949 - Financing: Current Funds  
**[07-1834; APPROVED]**



**ADDENDUM  
CITY COUNCIL MEETING  
JUNE 13, 2007**

ADDITIONS: (Continued)

PUBLIC HEARINGS AND RELATED ACTIONS

MISCELLANEOUS HEARINGS

**Department of Development Services**

**Municipal Setting Designation  
at 16 Properties**

**Note:** Item Nos. 22 and 23 must be considered collectively.

22. \* A public hearing to receive comments on a proposed municipal setting designation to prohibit the use of groundwater beneath 16 properties located at 2119, 2301, 2313, 2345, 2411, 2415, 2419, 2423 and 2449 West Mockingbird Lane; 6616, 6820, 6840 and 6910 Forest Park Road; 2232 and 2328 Empire Central Drive; 6641 Maple Avenue and adjacent City rights-of-way - Financing: No cost consideration to the City **[07-1835; HEARING CLOSED]**
23. \* An ordinance authorizing support of the issuance of a municipal setting designation to Balcones Realty Partners, LLC by the Texas Commission on Environmental Quality and prohibiting the use of groundwater beneath the 16 designated properties as potable water - Financing: No cost consideration to the City **[07-1835; ORDINANCE 26806; APPROVED]**  
Recommendation of Staff: Approval

DELETION:

**City Attorney's Office**

14. Authorize Supplemental Agreement No. 2 to the professional services contract with the law firm of Brown & Hofmeister, L.L.P. for additional legal services necessary in the lawsuit styled David Pabis, Individually and as Heir to and on Behalf of the Estate of Jason Pabis, Deceased v. Michael Adrian Tayem et al., Cause No. DC-06-06446-L, and any other proceeding relating to the subject matter of this lawsuit - Not to exceed \$30,000, from \$75,000 to \$105,000 - Financing: Current Funds **[07-1726]**