

AGENDA
CITY COUNCIL MEETING
AUGUST 22, 2007
CITY OF DALLAS
1500 MARILLA
COUNCIL CHAMBERS, CITY HALL
DALLAS, TEXAS 75201
9:00 A. M.

Invocation and Pledge of Allegiance (Council Chambers) **[07-2330]**

Agenda Item/Open Microphone Speakers **[07-2331]**

VOTING AGENDA

1. Approval of Minutes of the August 8, 2007 City Council Meeting **[07-2332; APPROVED]**

CONSENT AGENDA [07-2333]

Aviation

2. Authorize an application for and acceptance of a grant from the Federal Aviation Administration for the federal share of the eligible costs for capital improvement projects at Dallas Love Field and Dallas Executive Airport - Not to exceed \$7,298,360 - Financing: Federal Aviation Administration Airport Improvement Program Grant Funds **[07-2334; APPROVED]**

Business Development & Procurement Services

3. Authorize an increase in the service contract with Recana Solutions for temporary industrial labor - \$1,250,000, from \$5,840,991 to \$7,090,991 - Financing: Current Funds **[07-2335; APPROVED AS AN INDIVIDUAL ITEM]**

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

4. Authorize **(1)** a sixty-month service contract for solid waste refuse removal services and rental of refuse containers for City of Dallas facilities - Standard Waste Systems, Ltd. in the amount of \$726,651, and Moore Disposal Corporation in the amount of \$2,178,989, with lowest responsible bidders of four; **(2)** the rejection of bids received for recycling from Community Waste Disposal; and, **(3)** the re-advertisement for new bids - Total not to exceed \$2,905,640 - Financing: Current Funds (subject to annual appropriations) **[07-2336; APPROVED]**
5. Authorize a thirty-six-month leasing contract with SUN Microsystems for the lease of computer servers, and other computer equipment through the State of Texas Department of Information Resources to support the internal hosting of the Human Resources Information System - Not to exceed \$183,085 - Financing: Current Funds **[07-2337; APPROVED AS AN INDIVIDUAL ITEM]**
6. Authorize a thirty-six-month master agreement for the purchase of jet fuel to be used in helicopters for the Dallas Police Department with the lowest responsible bidder of three - Liberty Energy, LLC. - Not to exceed \$523,794 - Financing: Current Funds **[07-2338; APPROVED]**
7. Authorize a thirty-six-month service contract for the printing of water bill inserts to provide information to citizens on various City of Dallas programs - Best Press, Inc., lowest responsible bidder of three - Not to exceed \$656,392 - Financing: Water Utilities Current Funds **[07-2339; APPROVED AS AN INDIVIDUAL ITEM]**
8. Authorize a sixty-month service contract for janitorial service at the Dallas Fire Department training facility - All Star Cleaning USA, lowest responsible bidder of four - Not to exceed \$152,085 - Financing: Current Funds **[07-2340; APPROVED AS AN INDIVIDUAL ITEM]**
9. Authorize a thirty-six-month master agreement for dress and station wear uniforms and protective gear for the Dallas Fire Department - Nafeco in the amount of \$2,840,457, GST Public Safety Supply in the amount of \$760,486, Mag & Son LLC dba Mag & Son Clothing in the amount of \$590,675, Casco Industries, Inc. in the amount of \$507,497, Uniforms, Inc. in the amount of \$261,172, C & G Police Supply dba C & G Wholesale in the amount of \$192,354, Circle R Embroidery Co. dba Classic Cap & Embroidery in the amount of \$171,685 and Municipal Emergency Services, Inc. in the amount of \$21,725, lowest responsible bidders of ten - Total not to exceed \$5,346,051 - Financing: Current Funds **[07-2341; APPROVED]**
10. Authorize a twelve-month master agreement to provide animal food and supplies to the Dallas Police Department to the lowest responsible bidders of two - Dog World Services in the amount of \$81,445 and DC Lovelace, Inc., in the amount of \$1,520 - Total not to exceed \$82,965 - Financing: Current Funds **[07-2342; APPROVED]**
11. Authorize the purchase of two-three ton crew cab heavy duty trucks with fifth wheel and one thirty-two foot enclosed equipment transport trailer to be used with Regional Urban Search and Rescue Task Force - Chastang's Bayou City Ford in the amount of \$137,772, and Big Tex Trailers/Dallas in the amount of \$31,236, lowest responsible bidders of two - Total not to exceed \$169,008 - Financing: USHS-Law Enforcement and Public Safety Equipment and Training Grant Funds **[07-2343; APPROVED]**

CONSENT AGENDA (Continued)
City Secretary's Office

12. Authorize a one-year microfilm services contract with the United States National Archives and Records Administration (NARA) - Fort Worth Branch to microfilm essential and permanent city records in accordance with permanent preservation standards established by state law - Not to exceed \$69,000 - Financing: Current Funds (subject to appropriations) **[07-2344; APPROVED]**

Code Compliance

13. Authorize a replacement housing payment and disbursement of funds from the SHARE Program for homeowner, Lena Davis, as a result of an order to vacate and demolish by the Urban Rehabilitation Standards Board - Not to exceed \$70,000 - Financing: 1998-99 Community Development Grant Funds (\$27,500), 1999-2000 Community Development Grant Funds (\$20,000) and 2006-07 Community Development Grant Funds (\$22,500) **[07-2345; APPROVED]**
14. Authorize a replacement housing payment for homeowner, Alcide Dominique, Jr., as a result of an order to vacate and demolish by the Urban Rehabilitation Standards Board - Not to exceed \$67,500 - Financing: 2006-07 Community Development Grant Funds **[07-2346; APPROVED AS AN INDIVIDUAL ITEM]**
15. Authorize a replacement housing payment for homeowner, A.C. Jackson, as a result of an order to vacate and demolish by the Urban Rehabilitation Standards Board - Not to exceed \$93,200 - Financing: 2005-06 Community Development Grant Funds **[07-2347; APPROVED]**
16. Authorize a replacement housing payment for homeowner, Estella Lewis, as a result of an order to vacate and demolish by the Urban Rehabilitation Standards Board - Not to exceed \$65,900 - Financing: 2006-07 Community Development Grant Funds **[07-2348; APPROVED]**
17. Authorize a replacement housing payment for homeowner, John T. Abra, as a result of an order to vacate and demolish by the Urban Rehabilitation Standards Board - Not to exceed \$63,800 - Financing: 2006-07 Community Development Grant Funds **[07-2349; APPROVED]**
18. Authorize a replacement housing payment for homeowner, Willie E. Brown, as a result of an order to vacate and demolish by the Urban Rehabilitation Standards Board - Not to exceed \$75,900 - Financing: 2006-07 Community Development Grant Funds **[07-2350; APPROVED]**
19. Authorize an increase in the replacement housing payment for homeowner, Clarence Jones, from \$22,500 to \$70,900, due to the inability to find a decent, safe and sanitary replacement house for the \$22,500 previously approved on February 8, 2006, by Resolution No. 06-0528 - Not to exceed \$48,400, from \$22,500 to \$70,900 - Financing: 2006-07 Community Development Grant Funds (\$48,400) **[07-2351; APPROVED]**
20. Authorize an increase in the replacement housing payment for homeowner, Pearline Day, from \$22,500 to \$64,000, due to the inability to find a decent, safe and sanitary replacement house for the \$22,500 previously approved on May 23, 2007, by Resolution No. 07-1498 - Not to exceed \$41,500, from \$22,500 to \$64,000 - Financing: 2006-07 Community Development Grant Funds (\$41,500) **[07-2352; APPROVED]**

CONSENT AGENDA (Continued)**Department of Development Services**

21. An ordinance abandoning a sanitary sewer easement to TCI Woodmont Group IV, L.P., the abutting owner, containing approximately 3,886 square feet of land located near the intersection of Merit Drive and Churchill Way - Revenue: \$5,400 plus the \$20 ordinance publication fee **[07-2353; ORDINANCE 26892; APPROVED]**
22. An abandoning a drainage easement to Anland 2A, L.P., the abutting owner, containing approximately 395 square feet of land located near its intersection with Continental Avenue and Stemmons Freeway - Revenue: \$5,400 plus the \$20 ordinance publication fee **[07-2354; ORDINANCE 26893; APPROVED]**
23. Authorize **(1)** acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Macerich Valley View Adjacent Limited Partnership of approximately 2,132 square feet of land located near the intersection of Montfort Drive and Peterson Lane for the Montfort Drive Improvement Project in the amount of \$73,968; and **(2)** an increase in appropriations in an amount not to exceed \$59,174 in the Capital Projects Reimbursement Funds - Financing: 1998 Bond Funds (\$14,794), Capital Projects Reimbursement Funds (\$59,174 to be reimbursed by the Texas Department of Transportation) **[07-2355; APPROVED]**
24. Authorize settlement in lieu of proceeding with condemnation for a tract of land containing approximately 32 acres from Metropolitan Sand and Gravel Company, L.L.C. for the Trinity River Corridor Project located near the intersection of Elam and Pemberton Hill Roads - \$480,099 - Financing: 1998 Bond Funds **[07-2356; APPROVED]**
25. An ordinance authorizing a correction to Chapter 51P of the Dallas City Code to correct certain grammatical and semantic non-substantive errors - Financing: No cost consideration to the City **[07-2357; ORDINANCE 26894; APPROVED]**

Economic Development

26. Authorize Business Assistance Center (BACs) contracts with **(1)** Greater Dallas Hispanic Chamber of Commerce in an amount not to exceed \$80,000 to continue management and operation of BAC #1 located at 4622 Maple Avenue; **(2)** Inner City Community Development Corporation in an amount not to exceed \$80,000 to continue management and operation of BAC #2 located at 4907 Spring Avenue; **(3)** Greater Dallas Hispanic Chamber of Commerce in an amount not to exceed \$80,000 to continue management and operation of BAC #3 located at 2060 Singleton Boulevard; **(4)** Greater Dallas Hispanic Chamber of Commerce in an amount not to exceed \$80,000 to continue management and operation of BAC #4 located at 351 West Jefferson Boulevard; **(5)** MBA Consultants in an amount not to exceed \$80,000 to continue management and operation of BAC #5 located at 1201 West Camp Wisdom; and **(6)** Greater Dallas Asian American Chamber of Commerce Multi-Ethnic Education and Economic Development Center in an amount not to exceed \$80,000 to continue management and operation of BAC #6 located at 1327 North Peak Street - Not to exceed \$480,000 - Financing: 2007-08 Community Development Grant Funds **[07-2358; APPROVED AS AN INDIVIDUAL ITEM]**

CONSENT AGENDA (Continued)
Economic Development (Continued)

27. Authorize **(1)** the second twelve-month renewal option to the contract with the Southern Dallas Development Corporation to administer the Southern Dallas Economic Development Program's Business Revolving Loan Program, for the purpose of servicing and making loans to area businesses and creating and retaining jobs for low-to-moderate income persons; and **(2)** that any unexpended balances of program income and allocations from prior contracts be rolled over to continue the Business Revolving Loan Program - Financing: No cost consideration to the City **[07-2359; APPROVED AS AN INDIVIDUAL ITEM]**

Note: Item Nos. 28 and 29 must be considered collectively.

Cityplace Area TIF District

28. * Authorize **(1)** a development agreement with Dallas Independent School District to provide funding for the design, engineering, professional services and construction of public improvements and facility space improvements for the North Dallas High School project located at 3120 North Haskell Avenue; and **(2)** the Cityplace Area TIF District Board of Directors to dedicate up to \$1,097,987 from the 2004 TIF Bond Funds and future TIF revenues in accordance with the development agreement - Not to exceed \$1,097,987 - Financing: Cityplace TIF District Funds and/or Tax Increment Bond Funds **[07-2360; APPROVED AS AN INDIVIDUAL ITEM]**
29. * A resolution declaring the intent of Tax Increment Financing District Reinvestment Zone Number Two (Cityplace Area TIF District) to pay Dallas Independent School District up to \$1,097,987 for certain TIF-eligible project costs for public improvements and facility space improvements for the North Dallas High School project located at 3120 North Haskell Avenue in the Cityplace Area TIF District - Financing: No cost consideration to the City **[07-2361; APPROVED]**
30. Authorize an amendment to the development agreement with Belclaire Realty, LTD, previously approved on August 23, 2006, by Resolution No. 06-2281, to **(1)** revise the completion date for the new construction of a mixed-use project located at 1222 North Bishop Avenue in Tax Increment Financing Reinvestment Zone Number Three (Oak Cliff Gateway TIF District); and **(2)** extend the completion deadline date from December 31, 2007 to April 30, 2008 - Financing: No cost consideration to the City **[07-2362; DELETED ON THE ADDENDUM]**
31. Authorize rescission of Resolution Nos. 06-2277 and 06-2278, previously approved on August 23, 2006, that authorized a development agreement and intent to reimburse La Zona Verde, LLC to provide funding for TIF-eligible project costs related to the development of a performing arts venue (Green Zone Performing Arts Center) in Tax Increment Financing Reinvestment Zone Number Eight (Design District TIF District); with the dedication of up to \$217,000 from Design District TIF revenues in accordance with the development agreement - Financing: No cost consideration to the City **[07-2363; APPROVED]**

CONSENT AGENDA (Continued)
Economic Development (Continued)

32. Authorize Supplemental Agreement No. 3 to the development agreement with Forest City previously approved on June 13, 2007, Resolution No. 07-1821, Section 2B, to **(1)** clarify that Forest City shall 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; **(2)** provide a timetable, including a construction schedule and completion date for the Atmos Complex if Forest City decides to go forward with such redevelopment and, **(3)** that if Forest City decides not to go forward with such redevelopment at that time, then Forest City maintains its election currently described in Section 3.03 of the Development Agreement pertaining to ownership, payments and reversion of the Atmos Complex until October 31, 2009 - Financing: No cost consideration to the City **[07-2364; DEFERRED UNTIL SEPTEMBER 12, 2007]**

Environmental & Health Services

33. Authorize a five-year lease agreement with Larissa Lake June, Ltd. for approximately 6,000 square feet of office space located at 10325 Lake June Road, Suite 148, to be used as a Women, Infants and Children Clinic for the period October 1, 2007 through September 30, 2012 - Not to exceed \$390,000 - Financing: Texas Department of State Health Services Grant Funds (subject to annual appropriations) **[07-2365; APPROVED]**
34. Authorize **(1)** the discharge of the secured, no-interest, forgivable note with Housing Crisis Center in the amount of \$250,000; and **(2)** the release of lien on real property located at 629 North Peak Street - Financing: No cost consideration to the City **[07-2366; APPROVED]**
35. Authorize a contract with Community Dental Care for the continuation of dental health services to low-income children through age 19 and persons over age 60 for the period October 1, 2007 through September 30, 2008 - Not to exceed \$675,000 - Financing: Current Funds (subject to appropriations) **[07-2367; APPROVED]**
36. Authorize a contract with the Department of State Health Services for the continuation of the Special Supplemental Nutrition Program for women, infants, and children for the period October 1, 2007 through September 30, 2008 - Not to exceed \$11,116,800 - Financing: Department of State Health Services Grant Funds **[07-2368; APPROVED]**
37. Authorize a contract with the Department of State Health Services to continue the operations of a training center for the Special Supplemental Nutrition Program for women, infants, and children for the period October 1, 2007 through September 30, 2008 - Not to exceed \$87,365 - Financing: Department of State Health Services Grant Funds **[07-2369; APPROVED]**
38. Authorize a professional services contract with Temporary Medical Staffing, Inc. to provide a phlebotomist to obtain blood specimens for lead screening for residents of the City of Dallas for the period October 1, 2007 through September 30, 2008 - Not to exceed \$55,000 - Financing: Current Funds (subject to appropriations) **[07-2370; APPROVED AS AN INDIVIDUAL ITEM]**

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

39. Authorize a third amendment to the lease agreement with Dockside Threading, Inc. for a five-month and sixteen days holdover period through December 31, 2007 for approximately 3,843 square feet of office space located at 1111 West Ledbetter Drive, Suite 900 for the continued operation of the Women, Infants and Children Clinic - Not to exceed \$20,280 - Financing: Department of State Health Services Grant Funds **[07-2371; APPROVED]**
40. Authorize a twelve-month contract, with two twelve-month renewal options, with AIDS Interfaith Network, Inc. to provide a citywide HIV/AIDS education, outreach, and prevention program targeting primarily high-risk African American and Hispanic populations for the period October 1, 2007 through September 30, 2008 - Not to exceed \$53,016 - Financing: 2007-08 Current Funds (subject to appropriations) **[07-2372; APPROVED]**
41. Authorize a twelve-month contract, with two twelve-month renewal options, with Resource Center of Dallas, Inc. to provide a citywide HIV/AIDS education, outreach, and prevention program targeting primarily high-risk Hispanic populations for the period October 1, 2007 through September 30, 2008 - Not to exceed \$75,000 - Financing: 2007-08 Community Development Grant Funds **[07-2373; APPROVED]**
42. Authorize an Interlocal Agreement with Dallas County Health and Human Services for the continuation of the AIDS Investigation Program for the period October 1, 2007 through September 30, 2008 - Not to exceed \$44,484 - Financing: Current Funds (subject to appropriations) **[07-2374; APPROVED]**
43. Authorize an Interlocal Agreement with Dallas County Health and Human Services to provide the professional services of its Health Authority to the City for the period October 1, 2007 through September 30, 2009 - Not to exceed \$20,000 - Financing: Current Funds (subject to annual appropriations) **[07-2375; APPROVED AS AN INDIVIDUAL ITEM]**
44. Authorize an Interlocal Agreement with El Centro Community College to provide opportunities for students enrolled in the Vocational Nursing Program to gain practical work experience by assisting in the City of Dallas Health Clinics for the period September 1, 2007 through August 31, 2008 - Financing: No cost consideration to the City **[07-2376; APPROVED]**
45. Authorize an Interlocal Agreement with the University of Texas Southwestern Medical Center at Dallas for the continuation of a Minority AIDS Outreach Program for the period October 1, 2007 through September 30, 2008 - Not to exceed \$58,500 - Financing: Current Funds (subject to appropriations) **[07-2377; APPROVED]**
46. Authorize the first twelve-month renewal option to the contract with Homeward Bound, Inc. to provide residential substance abuse treatment services for low-income medically indigent adults for the period October 1, 2007 through September 30, 2008 - Not to exceed \$150,000 - Financing: Current Funds (subject to appropriations) **[07-2378; APPROVED]**

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

47. Authorize the first twelve-month renewal option to the contract with Nexus Recovery Center, Inc. to provide residential substance abuse treatment services for low-income uninsured adult females for the period October 1, 2007 through September 30, 2008 - Not to exceed \$63,840 - Financing: Current Funds (subject to appropriations) **[07-2379; APPROVED]**
48. Authorize the second twelve-month renewal option to the contract with Phoenix Houses of Texas, Inc. for outpatient substance abuse treatment services for low-income medically indigent adolescents for the period October 1, 2007 through September 30, 2008 - Not to exceed \$75,000 - Financing: Current Funds (subject to appropriations) **[07-2380; DEFERRED UNTIL SEPTEMBER 12, 2007]**

Equipment & Building Services

49. Authorize a professional services contract with Quimby McCoy Preservation Architecture, LLP for the waterproofing and mechanical improvements at the Hall of State Building at Fair Park - \$931,100 - Financing: 2006 Bond Funds **[07-2381; APPROVED AS AN INDIVIDUAL ITEM]**
50. Authorize Supplemental Agreement No. 1 to the professional services contract with Conley Group, Inc. to provide design and construction administration services for water infiltration remediation and roof replacement at the African American Museum located at 3536 Grand Avenue - \$78,800, from \$9,600 to \$88,400 - Financing: 2006 Bond Funds **[07-2382; APPROVED]**
51. Ratify an emergency purchase of a replacement chiller for the Fire Training building B located at the Dallas Fire-Rescue Training Center located at 5000 Dolphin Road - Carrier Sales and Distribution, LLC - \$43,885 - Financing: Current Funds **[07-2383; APPROVED AS AN INDIVIDUAL ITEM]**

Fire

52. Authorize a renewal to the contract with The University of Texas Southwestern Medical Center at Dallas for in-service training, re-training, and evaluation of City of Dallas paramedic personnel for the period September 1, 2007 through August 31, 2008 - Not to exceed \$413,078 - Financing: Current Funds (\$378,655 subject to annual appropriations) **[07-2384; APPROVED]**

Housing

53. Authorize a third amendment to the land bank contract with the Dallas Housing Acquisition and Development Corporation to **(1)** extend the term of the contract to September 30, 2008; **(2)** provide that the City may refer up to 300 parcels of real property for filing of tax lawsuits by March 31, 2008; **(3)** provide pro bono legal services to prosecute the lawsuits during the extended term of the contract; and **(4)** amend the requirements for environmental due diligence in the contract - Financing: No cost consideration to the City **[07-2385; APPROVED AS AN INDIVIDUAL ITEM]**

CONSENT AGENDA (Continued)**Housing** (Continued)

54. Authorize **(1)** a public hearing to be held on September 12, 2007 to receive comments on the proposed private sale by quitclaim deed of one unimproved property located at 2619 Custer acquired by the taxing authorities from the Sheriff's Sale to Dallas Neighborhood Alliance for Habitat, Inc., a qualified non-profit organization; and, at the close of the public hearing, **(2)** consideration of approval of the sale of this property - Financing: No cost consideration to the City **[07-2386; DELETED ON THE ADDENDUM]**
55. Authorize **(1)** approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Dallas City Homes for the construction of affordable houses, **(2)** the sale of 20 vacant lots from Dallas Housing Acquisition and Development Corporation to Dallas City Homes; and, **(3)** execution of a release of non-tax liens included in the foreclosure judgment and post-judgment non-tax liens, if any (list attached) - Financing: No cost consideration to the City **[07-2387; APPROVED]**
56. Authorize **(1)** approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Dallas Neighborhood Alliance for Habitat for the construction of affordable houses, **(2)** the sale of 2 vacant lots from Dallas Housing Acquisition and Development Corporation to Dallas Neighborhood Alliance for Habitat; and, **(3)** execution of a release of non-tax liens included in the foreclosure judgment and post-judgment non-tax liens, if any (list attached) - Financing: No cost consideration to the City **[07-2388; APPROVED]**
57. Authorize **(1)** approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Dallas Neighborhood Alliance for Habitat for the construction of affordable houses, **(2)** the sale of 32 vacant lots from Dallas Housing Acquisition and Development Corporation to Dallas Neighborhood Alliance for Habitat; and, **(3)** execution of a release of non-tax liens included in the foreclosure judgment and post-judgment non-tax liens, if any (list attached) - Financing: No cost consideration to the City **[07-2389; APPROVED]**

Intergovernmental Services

58. Authorize an amendment to paragraph 8J of the 1968 Contract and Agreement between the cities of Dallas and Fort Worth to move back by one month the respective dates by which the Dallas-Fort Worth International Airport Board's annual budget must be submitted to and approved by the owner cities, changing the submission and approval deadlines to August 15th and September 30th of each year - Financing: No cost consideration to the City **[07-2390; APPROVED]**
59. Authorize approval of the 2007-08 Dallas-Fort Worth International Airport Board Annual Budget - Financing: No cost consideration to the City **[07-2391; APPROVED]**

CONSENT AGENDA (Continued)**Library**

60. Authorize the acceptance of a grant from the Texas State Library for the continuation of interlibrary loan services for the period September 1, 2007 through August 31, 2008; and execution of the grant agreement - Not to exceed \$360,438 - Financing: Texas State Library and Archives Commission Grant Funds **[07-2392; CORRECTED ON THE ADDENDUM; APPROVED]**

Office of Cultural Affairs

61. Authorize a contract for the fabrication and installation of a site-specific artwork for the new Fire Station No. 42 located at 3333 West Mockingbird Lane - Bruce Taylor - Not to exceed \$31,784 - Financing: 2003 Bond Funds **[07-2393; APPROVED]**

Police

62. Authorize a thirty-six-month renewal and extension of the lease agreement with Galt II, L.P. for the continued use of approximately 1,121 square feet of office space located near Stemmons Freeway and Empire Central to be used for Police Department office space from September 1, 2007 through August 31, 2010 - \$53,809 - Financing: Current Funds (subject to annual appropriations) **[07-2394; APPROVED]**

Public Works & Transportation

63. Authorize a contract for the construction of street paving, storm drainage, water and wastewater main improvements on Motor Street from Medical Center Drive to Harry Hines Boulevard - Ed Bell Construction Company, lowest responsible bidder of three - \$2,042,000 - Financing: 2003 Bond Funds (\$1,725,390), Water Utilities Capital Improvement Funds (\$283,220), and Water Utilities Capital Construction Funds (\$33,390) **[07-2395; APPROVED AS AN INDIVIDUAL ITEM]**
64. Authorize a contract for the construction of the replacement Walnut Hill Branch Library located at the corner of Webb Chapel Road and El Centro Drive - Core Construction, best value proposer of seven - \$4,104,100 - Financing: 2003 Bond Funds **[07-2396; APPROVED AS AN INDIVIDUAL ITEM]**
65. Authorize a contract for the reconstruction of street paving, storm drainage, water and wastewater main improvements on Lippitt Avenue from Easton Road to Lochwood Boulevard - Jeske Construction Company, lowest responsible bidder of six - \$1,976,415 - Financing: 2003 Bond Funds (\$1,104,095), Water Utilities Capital Improvement Funds (\$836,525) and Water Utilities Capital Construction Funds (\$35,795) **[07-2397; APPROVED]**
66. Authorize an additional payment to the Texas Department of Transportation for the City's share of design costs for paving and drainage improvements on Hatcher Street from Haskell Avenue to Spring Avenue - \$120,000 - Financing: 1995 Bond Funds **[07-2398; APPROVED]**
67. Authorize funding for payment to Dallas County for the City of Dallas' local participation costs for the construction of Congestion Mitigation Air Quality intersection improvement projects (list attached) - \$638,150 - Financing: 1995 Bond Funds **[07-2399; APPROVED]**

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

68. Authorize **(1)** an increase in the contract with Centex Construction, LLC for exterior restoration and shell construction at 1530 and 1524 Main Street in an amount not to exceed \$111,683, from \$8,024,291 to \$8,135,974; **(2)** assignment of the contract to Dunhill 1530 Main LP for construction management; and **(3)** an increase in the payment to TIF Hotel, Inc. in an amount not to exceed \$593,744, from \$1,681,667 to \$2,275,411 for design, reimbursables and construction management - Total not to exceed \$705,427 - Financing: City Center TIF District Funds (to be advanced by the developer) **[07-2400; APPROVED]**
69. Authorize **(1)** street paving, storm drainage, water and wastewater main improvements for Street Group 03-444; 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 September 26, 2007, to receive comments (list attached) - Financing: No cost consideration to the City **[07-2401-1 AND 07-2401-02; APPROVED]**
70. Authorize **(1)** an increase in the contract with Flores Technical Services, Inc. to provide additional construction work necessary for the replacement of the Airport Access Control System at Dallas Love Field, in an amount not to exceed \$176,335, from \$4,837,487 to \$5,013,822; and **(2)** an increase in appropriations in an amount not to exceed \$176,335 in the Federal Aviation Administration Airport Improvement Program Grant Funds - Total not to exceed \$176,335 - Financing: Aviation Capital Construction Funds (\$44,084), Federal Aviation Administration Airport Improvement Grant Funds (\$132,251) **[07-2402; APPROVED]**

Sanitation Services

71. Authorize a professional services contract with Oncor Electric Delivery for placement of power poles and new electrical service adjacent to the south levee of the McCommas Bluff Landfill - Not to exceed \$150,000 - Financing: 2003 Bond Funds **[07-2403; APPROVED]**

Water Utilities

72. Authorize a contract for the construction of a new Transfer Pump Station No. 3 at the East Side Water Treatment Plant - BAR Constructors, Inc., lowest responsible bidder of three - \$38,520,700 - Financing: Water Utilities Capital Improvement Funds **[07-2404; APPROVED]**
73. Authorize a contract for the installation of water and wastewater mains at 22 locations (list attached) - John Burns Construction Company of Texas, Inc., lowest responsible bidder of two - \$5,853,083 - Financing: Water Utilities Capital Improvement Funds **[07-2405; APPROVED]**
74. Authorize an Advanced Funding Agreement with the Texas Department of Transportation for water main replacements and water and wastewater adjustments in Montfort Drive and Montfort Place from Peterson Lane to Alpha Road - \$272,971 - Financing: Water Utilities Capital Improvement Funds (\$260,810), Water Utilities Capital Construction Funds (\$12,161) **[07-2406; APPROVED]**

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

75. Authorize continuation of the contract with the United States Geological Survey for operation of streamflow and water quality gauging stations in the Trinity River basin, a bromide loading study in the Red River basin and a lake evaporation study on Lake Lewisville from October 1, 2007 through September 30, 2008 - \$259,392 - Financing: Water Utilities Current Funds **[07-2407; APPROVED]**
76. Authorize payment to the Town of Highland Park in accordance with the current Interlocal Agreement between the City of Dallas and the Town of Highland Park for the construction of a 24-inch and 30-inch water main and water main appurtenance adjustments in Mockingbird Lane from Westside Drive to Airline Road - \$5,248,811 - Financing: Water Utilities Capital Improvement Funds (\$5,229,632), Water Utilities Capital Construction Funds (\$19,179) **[07-2408; APPROVED]**
77. Authorize Supplemental Agreement No. 2 to the professional services contract with HDR Engineering, Inc., to provide additional hydrologic and engineering services in support of an amendment to Dallas' Lake Ray Hubbard water rights permit - \$240,000, from \$328,000 to \$568,000 - Financing: Water Utilities Capital Construction Funds **[07-2409; APPROVED AS AN INDIVIDUAL ITEM]**

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

78. 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) **[07-2410; NO BOARD APPOINTMENTS]**
79. Consideration and appointment of members to the DART Board (Closed Session, if necessary, Personnel, Sec. 551.074, T.O.M.A) (List of nominees is available in the City Secretary's Office) **[07-2411; APPROVED]**

ITEMS FOR FURTHER CONSIDERATION**Human Resources**

80. Authorize a thirty-six month renewal to the contract for on-going support of the Lawson Human Resources and payroll software, and end-user licenses to support the Human Resources Information System with Lawson Software, Incorporated for the period October 1, 2007 through September 30, 2010 - Sole Source - Not to exceed \$588,426 - Financing: Current Funds (subject to annual appropriations) **[07-2412; APPROVED]**

PUBLIC HEARINGS AND RELATED ACTIONS
Department of Development Services

ZONING CASES – CONSENT [07-2413]

81. A public hearing to receive comments regarding an application for an MC-2 Multiple Commercial District on property zoned an LO-2 Limited Office District on the northwest corner of Preston Road and Lyndon B. Johnson Freeway (I-635) and an ordinance granting an MU-1 Mixed Use District and a resolution accepting deed restrictions volunteered by the applicant **[07-2414; ORDINANCE 26895; CPC RECOMMENDATION FOLLOWED]**
Recommendation of Staff and CPC: Approval of an MU-1 Mixed Use District, subject to deed restrictions volunteered by the applicant in lieu of an MC-2 Multiple Commercial District Z056-226(WE)
82. A public hearing to receive comments regarding an application for and an ordinance granting an MU-2 Mixed Use District on property zoned an IR Industrial Research District, between Denton Drive and Maple Avenue, east of Bomar Avenue **[07-2415; ORDINANCE 26896; CPC RECOMMENDATION FOLLOWED]**
Recommendation of Staff and CPC: Approval Z067-241(WE)
83. A public hearing to receive comments regarding an application for and an ordinance granting a CR Community Retail District on property zoned an LO-1 Limited Office District on the west side of Marsh Lane, north of Walnut Hill Lane **[07-2416; DENIED]**
Recommendation of Staff and CPC: Approval Z067-242(JH)
84. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Specific Use Permit No. 599 for a private school on property zoned an R-7.5(A) Single Family District on the west side of Abrams Road, south of Walnut Hill Lane **[07-2417; ORDINANCE 26897; CPC RECOMMENDATION FOLLOWED]**
Recommendation of Staff and CPC: Approval, subject to a site plan and conditions Z067-253(WE)
85. A public hearing to receive comments regarding an application for and an ordinance granting the renewal of and amendment to Specific Use Permit No. 1581 on property zoned a TH-3(A) Townhouse District on the northwest side of Ryan Road, southwest of Garapan Drive **[07-2418; ORDINANCE 26898; CPC RECOMMENDATION FOLLOWED]**
Recommendation of Staff and CPC: Approval for a two-year period with eligibility for automatic renewals for additional five-year periods, subject to a site plan and conditions Z067-184(JH)
86. A public hearing to receive comments regarding an application for and an ordinance granting an MU-3 Mixed Use District on property zoned an NO(A) Neighborhood Office District and a GO(A) General Office District on the north side of Wheatland Road, east of West Virginia Drive **[07-2419; CONTINUE UNTIL SEPTEMBER 26, 2007; HEARING OPEN]**
Recommendation of Staff and CPC: Approval Z067-214(JH)

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

ZONING CASES - INDIVIDUAL

87. A public hearing to receive comments regarding an application for a Planned Development District for MF-2(A) Multifamily District Uses on property zoned a CR Community Retail District, located on the northeast line of Emerald Isle, north of Garland Road **[07-2420; DENIED WITHOUT PREJUDICE]**
Recommendation of Staff: Approval, subject to a conceptual plan and conditions
Recommendation of CPC: Denial
Z056-252(RB)

ZONING CASES - UNDER ADVISEMENT - INDIVIDUAL

88. 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 an R-7.5(A) Single Family District on the south side of Umphress Road, east of Jim Miller Road **[07-2421; HEARING CLOSED; ORDINANCE 26899; APPROVED]**
Recommendation of Staff and CPC: Approval, for a ten-year period with eligibility for automatic renewal for additional ten-year periods, subject to a site plan and conditions
Z067-144(OTH)
Note: This item was considered by the City Council at a public hearing on June 27, 2007, and was taken under advisement until August 22, 2007, with the public hearing open.
89. A public hearing to receive comments regarding an application for and an ordinance granting an IM Industrial Manufacturing and a resolution accepting deed restrictions volunteered by the applicant on property zoned an IR Industrial Research District on the northeast corner of Simpson Stuart and Interstate 45 **[07-2422; HEARING CLOSED; REMAND TO CITY PLAN COMMISSION]**
Recommendation of Staff: Denial
Recommendation of CPC: Approval, subject to deed restrictions volunteered by the applicant
Z056-311(OTH)
Note: This item was considered by the City Council at a public hearing on June 27, 2007, and was taken under advisement until August 22, 2007, with the public hearing open.
90. 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 **[07-2423; HEARING CLOSED; DENIED WITH PREJUDICE]**
Recommendation of Staff and CPC: Approval, subject to a conceptual plan and conditions
Z056-284(RB)
Note: This item was considered by the City Council at public hearings on February 28, March 28, April 25 and June 27, 2007, and was taken under advisement until August 22, 2007, with the public hearing open.

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

MISCELLANEOUS HEARINGS

Office of Financial Services

91. A public hearing to receive comments in preparation of the FY 2007-08 Operating, Capital, Grant and Trust budgets - Financing: No cost consideration to the City
[07-2424; HEARING CLOSED]

Public Works & Transportation

92. A benefit assessment hearing to receive comments on sidewalk paving for Sidewalk Group 03-131, and at the close of the hearing, authorize an ordinance levying benefit assessments (list attached) - Financing: No cost consideration to the City **[07-2425; ORDINANCE 26900; APPROVED]**

**ADDENDUM
CITY COUNCIL MEETING
AUGUST 22, 2007
CITY OF DALLAS
1500 MARILLA
COUNCIL CHAMBERS, CITY HALL
DALLAS, TEXAS 75201
9:00 A. M.**

ADDITIONS:
CONSENT ADDENDUM

Department of Development Services

1. An ordinance abandoning a portion of an alley to Dallas Jewish Coalition, Inc. and LakeTower Properties, L.P., the abutting owners, containing approximately 1,563 square feet of land located near the intersection of Akard and Griffin Streets, and authorizing the quitclaim - Revenue: \$17,600 plus the \$20 ordinance publication fee **[07-2426; ORDINANCE 26901; APPROVED]**
2. An ordinance abandoning a portion of Pleasant Valley Drive to Willis M. Deviney and Vanessa G. Deviney, the abutting owners, containing approximately 545 square feet of land located near its intersection with Cross Creek Drive, and authorizing the quitclaim - Revenue: \$5,400 plus the \$20 ordinance publication fee **[07-2427; ORDINANCE 26902; APPROVED]**
3. An ordinance closing a portion of Elihu Street at its intersection with the proposed Dallas Area Rapid Transit SE-1 Line Section of the Light Rail Transit System and providing for the dedication of approximately 2,578 square feet of land needed for street right-of-way - Financing: No cost consideration to the City **[07-2428; ORDINANCE 26903; APPROVED]**
4. An ordinance closing a portion of Pacific Avenue at its intersection with the proposed Dallas Area Rapid Transit SE-1 Line Section of the Light Rail Transit System - Financing: No cost consideration to the City **[07-2429; ORDINANCE 26904; APPROVED]**
5. An ordinance closing a portion of Peabody Avenue at its intersection with the proposed Dallas Area Rapid Transit SE-1 Line Section of the Light Rail Transit System and providing for the dedication of approximately 3,717 square feet of land needed for street right-of-way - Financing: No cost consideration to the City **[07-2430; ORDINANCE 26905; APPROVED]**
6. An ordinance closing a portion of Tuskegee Street at its intersection with the proposed Dallas Area Rapid Transit SE-1 Line Section of the Light Rail Transit System and providing for the dedication of approximately 1,880 square feet of land needed for street right-of-way - Financing: No cost consideration to the City **[07-2431; ORDINANCE 26906; APPROVED]**
7. An ordinance closing portions of Carpenter Avenue and Reed Lane at their intersections with the proposed Dallas Area Rapid Transit SE-1 Line Section of the Light Rail Transit System and providing for the dedication of approximately 11,502 square feet of land needed for street right-of-way - Financing: No cost consideration to the City **[07-2432; ORDINANCE 26907; APPROVED]**

**ADDENDUM
CITY COUNCIL MEETING
AUGUST 22, 2007**

ADDITIONS: (Continued)

CONSENT ADDENDUM (Continued)

Department of Development Services (Continued)

8. An ordinance closing portions of South Boulevard and Trezevant Street located at their intersections with the Dallas Area Rapid Transit SE-1 Line Section of the Light Rail Transit System and providing for the dedication of approximately 8,293 square feet of land needed for street right-of-way - Financing: No cost consideration to the City **[07-2433; ORDINANCE 26908; APPROVED]**
9. Authorize acquisition, from Anthony R. Lovgren, of approximately 43,560 square feet of land improved with a single-family residence located in Kaufman County for the Lake Tawakoni 144-inch Pipeline - \$275,330 - Financing: Water Utilities Capital Construction Funds **[07-2434; APPROVED]**
10. Authorize acquisition, from Darren Blaine Crowe and Barbara Crowe, of approximately 76,464 square feet of land improved with a single-family residence located in Kaufman County for the Lake Tawakoni 144-inch Pipeline - \$306,106 - Financing: Water Utilities Capital Construction Funds **[07-2435; APPROVED]**
11. Authorize the quitclaim of 18 properties acquired by the taxing authorities from the Sheriff's Sale to the highest bidders (list attached) - Revenue: \$215,691 **[07-2436; APPROVED AS AMENDED]**

Equipment & Building Services

12. Authorize **(1)** an amendment to reduce the loan from All American Investment Group, LLC in the amount of (\$2,550,073), from \$5,303,061 to \$2,752,988 to be repaid, plus interest, from electric and natural gas savings; **(2)** Supplemental Agreement No. 2 to the contract with Ameresco, Inc. for a reduction in the scope of work for the energy conservation related projects at Dallas Love Field, in the amount of (\$2,550,073), from \$5,303,061 to \$2,752,988, and **(3)** reduction of performance assurance support services in the amount of (\$379,956), from \$410,063 to \$30,107 to be repaid from electric and natural gas savings - Total reduction not to exceed (\$2,930,029) - Financing: Loans from All American Investment Group, LLC (\$2,550,073); Aviation Current Funds (\$379,956) **[07-2437; APPROVED AS AN INDIVIDUAL ITEM]**

**ADDENDUM
CITY COUNCIL MEETING
AUGUST 22, 2007**

ADDITIONS: (Continued)

CONSENT ADDENDUM (Continued)

Public Works and Transportation

13. Authorize **(1)** acceptance of a mediation settlement agreement between the City of Dallas, Thos. S. Byrne Ltd. and Halff Associates, Inc. for wall repairs at the Latino Cultural Center, located at 2600 Live Oak Street; **(2)** the receipt and deposit of funds from Halff Associates, Inc. for their share of the mediated cost for the wall repairs in an amount not to exceed \$85,000; and **(3)** an increase in appropriations in the amount of \$85,000 in the Capital Projects Reimbursement Fund - Financing: Private Funds **[07-2438; APPROVED]**

CORRECTION:

Library

60. Authorize the acceptance of a grant from the Texas State Library for the continuation of interlibrary loan services for the period September 1, 2007 through August 31, 2008; and execution of the grant agreement - Not to exceed ~~\$360,438~~ \$360,541 - Financing: Texas State Library and Archives Commission Grant Funds **[07-2392]**

DELETIONS:

Economic Development

30. Authorize an amendment to the development agreement with Belclaire Realty, LTD, previously approved on August 23, 2006, by Resolution No. 06-2281, to **(1)** revise the completion date for the new construction of a mixed-use project located at 1222 North Bishop Avenue in Tax Increment Financing Reinvestment Zone Number Three (Oak Cliff Gateway TIF District); and **(2)** extend the completion deadline date from December 31, 2007 to April 30, 2008 - Financing: No cost consideration to the City **[07-2362]**

Housing

54. Authorize **(1)** a public hearing to be held on September 12, 2007 to receive comments on the proposed private sale by quitclaim deed of one unimproved property located at 2619 Custer acquired by the taxing authorities from the Sheriff's Sale to Dallas Neighborhood Alliance for Habitat, Inc., a qualified non-profit organization; and, at the close of the public hearing, **(2)** consideration of approval of the sale of this property - Financing: No cost consideration to the City **[07-2386]**