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CITY SECRETARY
DALLAS, TEXAS

**ADDENDUM
CITY COUNCIL MEETING
WEDNESDAY, SEPTEMBER 10, 2008
CITY OF DALLAS
1500 MARILLA
COUNCIL CHAMBERS, CITY HALL
DALLAS, TX 75201
9:00 A.M.**

REVISED ORDER OF BUSINESS

Agenda items for which individuals have registered to speak will be considered no earlier than the time indicated below:

9:00 a.m. **INVOCATION AND PLEDGE OF ALLEGIANCE**

OPEN MICROPHONE

CLOSED SESSION

MINUTES

Item 1

CONSENT AGENDA

Items 2 - 58

CONSENT ADDENDUM

Items 1 - 12

ITEMS FOR INDIVIDUAL CONSIDERATION

No earlier
than 9:30 a.m.

Items 59 - 60
Addendum Item 13

PUBLIC HEARINGS AND RELATED ACTIONS

1:00 p.m.

Items 61 - 71
Addendum Item 14

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1500 MARILLA
COUNCIL CHAMBERS, CITY HALL
DALLAS, TEXAS 75201
9:00 A. M.**

ADDITIONS:

Closed Session

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

- Legal issues regarding minimum wage provisions in temporary labor contracts
- Legal issues regarding accident response fees
- Legal issues involving acceptance of benefits by public officials

CONSENT ADDENDUM

Business Development & Procurement Services

1. Authorize a forty-eight-month master agreement for best-selling books for the Dallas Public Library - Baker & Taylor, Inc., best value bidder of two - Not to exceed \$1,182,750 - Financing: Current Funds
2. A resolution confirming the sale of three items sold at public auction, on August 27, 2008, one 1999 John Deere backhoe 410E, equipment number 999004, to El Cachas Ranch in the amount of \$25,000, one 1986 Link Belt Drag Line crane, equipment number 6957, to Jayhawk Crane in the amount of \$27,500, and one 1993 John Deer grader/maintainer, equipment number 939016, to TNT Equipment Sales in the amount of \$36,000 - Revenue: \$88,500

Department of Development Services

3. Authorize settlement in lieu of proceeding with condemnation of a tract of land containing approximately 1,268 square feet near the intersection of Samuell Boulevard and Lawnview Avenue for the Samuell Boulevard Improvement Project - \$12,500 Financing: 1995 Bond Funds
4. Authorize settlement in lieu of proceeding further with condemnation in City of Dallas vs. Mark Alan Bond, Lea Rosenthal-Bond, Collin County, and City of Dallas, Defendants, Cause No. 002-1600-2008, pending in the County Court at Law No. 2, for acquisition from Mark Alan Bond and Lea Rosenthal-Bond of approximately 10,399 square feet of land located near the intersection of Creek Drive and Mapleshade Lane for the Upper McKamy Flood Control Improvements Project - \$111,000 (\$389,000 total settlement award - \$278,000 previously approved by Resolution No. 06-0115) - Financing: 2003 Bond Funds

**ADDENDUM
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SEPTEMBER 10, 2008**

ADDITIONS: (Continued)

CONSENT ADDENDUM (Continued)

Department of Development Services (Continued)

5. Authorize a 7-year lease agreement with ARI-Forest Green L.P. for approximately 4,290 square feet of office space located at 11910 Greenville Avenue, Suite 100 to be used by Building Inspection's North Central District for the period October 1, 2008 through September 30, 2015 - Total not to exceed \$500,991 - Financing: Building Inspection Current Funds (subject to annual appropriations)
6. An ordinance abandoning a fire lane and utility easement and various easement rights to certain areas labeled as a private drive to Northlake Highlands Partners, LTD., Chartwell at Lake Highlands, L.P., and Chartwell Holdings, LLC, the abutting owners, containing a total of approximately 74,702 square feet of land located near the intersection of Lullwater Drive and Northwest Highway - Revenue: \$5,400 plus the \$20 ordinance publication fee
7. An ordinance abandoning a portion of a water and wastewater easement to Baylor Health Care System, the abutting owner, containing approximately 8,595 square feet of land located near the intersection of Pauline and Worth Streets - Revenue: \$5,400 plus the \$20 ordinance publication fee

Economic Development

8. Authorize the rescission of Resolution No. 08-2199, previously approved on August 20, 2008, which authorized **(1)** a public hearing to be held on September 10, 2008, to receive comments concerning the early renewal of the Prestonwood Public Improvement District for a period of seven years, in accordance with Chapter 372 of the Texas Local Government Code, for the Prestonwood Public Improvement District for the purpose of providing supplemental public services, to be funded by assessments on real property and real property improvements in the District; and **(2)** at the close of the hearing, consideration of a resolution authorizing the early renewal of the Prestonwood Public Improvement District for a period of seven years; approval of the 2009-2015 Service Plan; designating the Prestonwood Homeowners Association, Inc., as the management entity for the District; approving and filing the tax roll, and providing an effective date - Financing: No cost consideration to the City

Office of Financial Services

9. An ordinance extending the term of Ordinance No. 21666, an Ordinance granting a franchise to Texas Utilities Inc., now known as Oncor Electric Distribution Company, for an additional six months and providing for compensation during the extension period - Financing: No cost consideration to the City

**ADDENDUM
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ADDITIONS: (Continued)

CONSENT ADDENDUM (Continued)

Trinity River Corridor Project

10. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, of two tracts of land containing a total of approximately 103,201 square feet located at the intersection of Long Acre Lane and Loop 12 for the Trinity River Audubon Center (list attached) - Not to exceed \$363,000 (\$355,000 plus closing costs not to exceed \$8,000) - Financing: 1998 Bond Funds
11. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, of two tracts of land containing a total of approximately 23,943 square feet located at the intersection of Starks Street and South Central Expressway (service road) for the Trinity Parkway (list attached) - Not to exceed \$114,000 (\$110,000 plus closing costs not to exceed \$4,000) - Financing: 1998 Bond Funds
12. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Stemmons Hotel Limited Partnership, of approximately 197,480 square feet of land improved with a 120-room motel located at the intersection of Commonwealth Drive and Stemmons Freeway (service road) for the Trinity Parkway - Not to exceed \$3,177,000 (\$3,160,000 plus closing costs not to exceed \$17,000) - Financing: 1998 Bond Funds

ITEMS FOR INDIVIDUAL CONSIDERATION

Convention and Event Services

13. Authorize **(1)** execution of a three-party Pre-Development Agreement between Matthews Holdings Southwest, Inc., the City of Dallas and the City's local government corporation (Dallas Convention Center Hotel Development Corporation) for the development of a convention center hotel adjacent to the Dallas Convention Center on the site commonly known as the Chavez site, **(2)** an economic development grant in an amount not to exceed \$4,000,000 to the Dallas Convention Center Hotel Development Corporation for payment of specified pre-development costs in accordance with the terms of the three-party Pre-Development Agreement (to be reimbursed from the sale of Hotel Revenue Bonds), **(3)** proceeding with geotechnical and environmental studies of the Chavez site in accordance with the previously approved Memorandum of Understanding between the City and Matthews Holdings Southwest, Inc, not to exceed \$400,000, **(4)** the establishment of appropriations in the amount of \$4,000,000 in the Convention Center Hotel Development Corp. (LGC) Fund, and **(5)** other matters related thereto - \$4,400,000 - Financing: Convention and Event Services Capital Construction Funds (to be reimbursed from the future sale of Hotel Revenue Bonds)

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PUBLIC HEARINGS AND RELATED ACTIONS

MISCELLANEOUS HEARINGS

Public Works & Transportation

14. A public hearing to receive comments regarding an amendment to Chapter 51A, "Dallas Development Code", Section 51A-5.101, of the Dallas City Code to modify the list of definitions, and amending Section 51A-5.102, to adopt the Rockwall County maps which become effective on September 26, 2008, as a requirement of the Federal Emergency Management Agency - Financing: No cost consideration to the City

DELETION:

Department of Development Services

ZONING CASES - INDIVIDUAL

65. A public hearing to receive comments regarding an application for a Planned Development District for CR uses and attended donation center use on property zoned a CR Community Retail District on the southwest side of Haskell Avenue, between Lafayette Street and Delano Place
Recommendation of Staff and CPC: Denial
Z078-201(JH)

Trinity River Audubon Center Property List
Addendum Item #10

<u>Tract No.</u>	<u>Property Owner</u>	<u>Address</u>	<u>Tract Size Square Feet</u>	<u>Offer Amount</u>
I	Lanny Gatlin and The Estate of Steve Gatlin	506 South Loop 12	54,154 sq ft	\$185,000 (plus closing costs, not to exceed \$4,000)
II	James Robert McDaniel	6510 South Loop 12	49,047 sq ft	\$170,000 (plus closing costs, not to exceed \$4,000)

Trinity Parkway Property List
Addendum Item #11

Tract No.	<u>Property Owner</u>	<u>Address</u>	<u>Tract Size Square Feet</u>	<u>Offer Amount</u>
I	M. L. Matassa	5305 South Central Expressway 1640 Starks Street	14,061 sq ft	\$78,000 (plus closing costs, not to exceed \$2,000)
II	M. L. Matassa and J. T. Matassa Limited Partnership	5325 South Central Expressway	9,882 sq ft	\$32,000 (plus closing costs, not to exceed \$2,000)