

**ADDENDUM  
CITY COUNCIL MEETING  
APRIL 22, 2009  
CITY OF DALLAS  
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.)

- City of Dallas, Texas et al. v. H. Dale Hall, et al., No. 08-10890
- Legal issues involving claims by Fire Department employees Leanne Siri-Edwards, Sherri Lopez, Sheila Schulte-De Albrecht, and the lawsuit styled Helen Watts v. City of Dallas, Cause No. 08-13000

**CONSENT ADDENDUM**

**City Attorney's Office**

1. Authorize an increase in the professional services contract with the law firm of Akin Gump Strauss Hauer & Feld, L.L.P., for additional legal services necessary in the lawsuit styled Terrell Bolton v. City of Dallas, Texas, No. 08-704 - Not to exceed \$5,000, from \$25,000 to \$30,000 - Financing: Current Funds

**City Secretary's Office**

2. An ordinance amending Ordinance Nos. 27490, 27502, and 27503, which ordered the May 9, 2009 general election and special elections, in order to change certain election day polling locations and early voting locations - Financing: No cost consideration to the City

**Economic Development**

**Lancaster Corridor Neighborhood  
Investment Program Area**

**Note:** Addendum Item Nos. 3 and 4  
must be considered collectively

3. \* Authorize a Chapter 380 economic development forgivable loan agreement with City Wide Community Development Corporation for development and related cost including land assemblage for a skills training center for the Dallas Urban League, mixed-use retail, housing, office and other commercial use in the Lancaster Corridor Neighborhood Investment Program Area from Stella Avenue north of Lancaster Road to Simpson Stuart/Camp Wisdom Road south of Lancaster Road - Not to exceed \$3,000,000 - Financing: Public/Private Partnership Funds

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ADDITIONS: (Continued)

CONSENT ADDENDUM (Continued)

**Economic Development** (Continued)

**Lancaster Corridor Neighborhood  
Investment Program Area** (Continued)

**Note:** Addendum Item Nos. 3 and 4  
must be considered collectively

4. \* Authorize a Chapter 380 economic development forgivable loan agreement with Sapphire Road Holdings and Investment for development and related cost including land assemblage for mixed-use retail, housing, office and other commercial use in the Lancaster Corridor Neighborhood Investment Program Area from Stella Avenue north of Lancaster Road to Simpson Stuart/Camp Wisdom Road south of Lancaster Road - Not to exceed \$2,000,000 - Financing: 2006 Bond Funds

**Environmental & Health Services**

5. Authorize **(1)** preliminary adoption of a substantial amendment to the FY2008-09 Consolidated Plan Budget and Action Plan regarding Homeless Prevention and Rapid Re-Housing Program Funds; and **(2)** a public hearing to be held on May 13, 2009 to receive public comments on the substantial amendment - Not to exceed \$7,187,357 - Financing: U.S. Department of Housing and Urban Development Grant Funds

**Office of Cultural Affairs**

6. Authorize renewal of the contract with the Museum of African American Life and Culture to provide a cultural awareness program for low-to moderate-income youth in the southern Dallas area for the period June 8, 2009 through July 31, 2009 - Not to exceed \$46,000 - Financing: 2008-09 Community Development Block Grant Funds
7. Authorize the fourth amendment to the Morton H. Meyerson Symphony Center Use Agreement with the Dallas Symphony Association, Inc. (DSA), a Texas nonprofit corporation, to **(1)** adopt a plan for joint scheduling at the Meyerson and the adjoining Annette Strauss Artists Square; **(2)** provide the Association with four annual no-rental fee event dates at Annette Strauss Artists Square for the period ending August 31, 2019; **(3)** modify the proportionate utility payments by City and DSA; **(4)** set the parking fee that the DSA will pay for the use of 140 parking spaces to be used by DSA staff; and **(5)** extend the term of the agreement to August 31, 2049 - Financing: No cost consideration to the City

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ADDITIONS: (Continued)

CONSENT ADDENDUM (Continued)

**Public Works & Transportation**

8. Authorize an increase in the contract with McCarthy Building Companies, Inc. to establish the Guaranteed Maximum Price for Phase II construction services for the construction of the City Performance Hall - Not to exceed \$31,384,455, from \$215,400 to \$31,599,855 - Financing: 2003 Bond Funds (\$57,359) and 2006 Bond Funds (\$31,327,096)

**Sanitation Services**

9. Authorize an increase in appropriations in the amount of \$386,078 in the Sanitation Waste Cell Sinking Fund - Financing: No cost consideration to the City

ITEMS FOR INDIVIDUAL CONSIDERATION

**Economic Development**

10. An ordinance amending the Tax Increment Financing Reinvestment Zone Number Eleven, (Downtown Connection TIF District) Project Plan and Reinvestment Zone Financing Plan, previously approved on August 29, 2005 by Ordinance No. 26096, to **(1)** amend the Affordable Housing Policy to (a) permit additional assistance in the form of affordable housing economic development grants to those projects providing affordable housing units, (b) extend the eligibility date for additional affordable housing assistance to projects which are approved by City Council from December 31, 2008 to December 31, 2011, (c) update the household income limit charts contained within to reflect the Dallas Area Median Household Income Limits for 2009; and **(2)** revise the budget to (a) reprogram \$515,000 from the Retail Initiative/Streetscape Improvements budget line item to a new Downtown Area Plan budget line item, and (b) update Exhibit G to reflect the reprogramming and new budget line item - Financing: No cost consideration to the City
11. Authorize **(1)** a professional services contract for preparation of the long-range strategic area plan and implementation of the "Dallas Downtown Area Plan" with Moore Iacofano Goltsman, Inc., most advantageous proposer of five; **(2)** an increase in appropriations in the amount of \$512,464 in the Downtown Connection TIF District Fund; and **(3)** the receipt and deposit of funds from the Downtown Dallas Development Authority in an amount not to exceed \$512,464 - Not to exceed \$512,464 - Financing: Downtown Connection TIF District Funds

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**CORRECTION:**

**Police**

29. Authorize application for the continuation of the Commercial Auto Theft Interdiction Squad/17 grant from the Texas Automobile Burglary & Theft Prevention Authority to provide a specialized proactive automobile burglary and theft program for the period September 1, 2009 through August 31, 2010 - Not to exceed \$507,847 (local match in the amount of ~~\$139,658~~ \$114,050 will be required if awarded and an in-kind contribution in the amount of ~~\$512,686~~ \$544,620 will be provided by the Dallas Police Department) - Financing: No cost consideration to the City

**DELETIONS:**

**Department of Development Services**

**ZONING CASES - INDIVIDUAL**

48. A public hearing to receive comments regarding an application for a Planned Development District for Multifamily uses on property zoned an MF-2(A) Multifamily District in an area bounded by Cabell Drive, Ashby Street, Lafayette Street and Peak Street and an area on the south side of Lafayette Street between Ashby Street and Peak Street  
Recommendation of Staff: Approval, subject to a development plan, landscape plan and conditions  
Recommendation of CPC: Denial without prejudice  
Z089-105(MAW)
50. 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 MF-2(A) Multifamily District on the north side of Meadow Road, west of Greenville Avenue with consideration given to an MU-2 Mixed Use District  
Recommendation of Staff: Approval of an MU-2 Mixed Use District in lieu of a Planned Development District.  
Recommendation of CPC: Approval of a Planned Development District for Mixed Uses, subject to a conceptual plan and conditions  
Z089-141(MAW)