

AGENDA
CITY COUNCIL MEETING
JANUARY 27, 2010
CITY OF DALLAS
1500 MARILLA
COUNCIL CHAMBERS, CITY HALL
DALLAS, TEXAS 75201
9:00 A. M.

Invocation and Pledge of Allegiance (Council Chambers) **[10-0302]**

Agenda Item/Open Microphone Speakers **[10-0303]**

VOTING AGENDA

1. Approval of Minutes of the January 13, 2010 City Council Meeting **[10-0304; APPROVED]**

CONSENT AGENDA **[10-0305; APPROVED]**

Business Development & Procurement Services

2. Authorize a two-year master agreement for sodium hypochlorite - FSTI, Inc., lowest responsible bidder of four - Not to exceed \$172,500 - Financing: Water Utilities Current Funds **[10-0306; APPROVED]**
3. Authorize a two-year master agreement for mobile concrete - Custom Crete/Custom Stone in the amount of \$2,704,982, Southern Star Concrete, Inc. in the amount of \$2,016,080 and Ashley Concrete, LLC in the amount of \$600,870, lowest responsible bidders of four - Total not to exceed \$5,321,932 - Financing: Current Funds (\$2,955,075) and Water Utilities Current Funds (\$2,366,857) **[10-0307; APPROVED]**
4. Authorize a three-year master agreement for reflective and non-reflective sheeting - 3M Company, lowest responsible bidder of three - Not to exceed \$689,799 - Financing: Current Funds **[10-0308; APPROVED]**

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

5. Authorize a three-year master agreement for high density polyethylene pipe and fittings for the completion of the Enhanced Leachate Recirculation system at the McCommas Bluff Landfill - Ferguson Enterprises, Inc., lowest responsible bidder of six - Not to exceed \$200,538 - Financing: Current Funds **[10-0309; APPROVED]**
6. Authorize a service contract for the purchase and installation of furniture to complete the renovation of the Children's Center and shipping and receiving area for the inter-library loan at the J. Erik Jonsson Central Library - Intelligent Interiors, Inc. in the amount of \$106,262, Putsi, Inc. dba Cultural Surroundings in the amount of \$47,691, BKM Total Office of Texas, LLC. in the amount of \$24,177 and Wilson Project Management in the amount of \$7,519, lowest responsible bidders of ten - Total not to exceed \$185,649 - Financing: 2003 Bond Funds (\$137,958) and 2006 Bond Funds (\$47,691) **[10-0310; CORRECTED ON THE ADDENDUM; APPROVED AS AN INDIVIDUAL ITEM]**
7. Authorize a one-year service contract, with a one-year renewal option, to provide contractor labor for minor home repairs for the People Helping People Program - Torres Construction, lowest responsible bidder of four - Not to exceed \$123,640 - Financing: 2008-09 Community Development Block Grant Funds **[10-0311; APPROVED]**
8. Authorize the purchase of three specialized trucks to support the canine search and rescue and swift water rescue teams for Dallas Fire-Rescue - Chastang's Bayou City Ford in the amount \$99,913 and Philpott Motors, Inc. in the amount of \$83,328 through the Houston-Galveston Area Council of Governments - Total not to exceed \$183,241 - Financing: U.S. Department of Homeland Security Grant Funds **[10-0312; APPROVED]**

City Attorney's Office

9. Authorize settlement of a claim filed by Maria Cardenas, Claim No. 08208894 - Not to exceed \$9,700 - Financing: Current Funds **[10-0313; DELETED ON THE ADDENDUM]**
10. Authorize a two-year lease agreement with City Wide Community Development Corporation for approximately 2,058 square feet of office space located at 3730 South Lancaster Road, Suite 100 to be used by the City Attorney's Office for the South Oak Cliff Community Court office for the period March 1, 2010 through February 29, 2012 - Total not to exceed \$49,392 - Financing: 2008-09 Community Development Block Grant - Recovery Funds (subject to annual appropriations) **[10-0314; APPROVED]**

CONSENT AGENDA (Continued)**Fire**

Note: Item Nos. 11 and 12 must be considered collectively.

Urban Search and Rescue Task Force

11. * Authorize acceptance of a grant from the Governor's Division of Emergency Management to be used for expenses associated with the purchase of equipment and training of personnel needed to enhance the Urban Search and Rescue Task Force response capabilities for the period September 1, 2009 through August 31, 2011 - Not to exceed \$1,400,000 - Financing: 2009-10 Governor's Division of Emergency Management Grant Funds **[10-0315; APPROVED]**
12. * Authorize **(1)** a Memorandum of Agreement to provide guidelines, policies, procedures, and responsibilities for participating members of the Dallas sponsored Urban Search and Rescue Task Force; and **(2)** payment and reimbursement of expenses related to travel, training, and personnel costs incurred by participating task force members and agencies - Not to exceed \$340,000 - Financing: 2009-10 Governor's Division of Emergency Management Grant Funds **[10-0316; APPROVED]**

Housing/Community Services

13. Authorize **(1)** a public hearing to be held on February 10, 2010 to receive comments on the proposed private sale by quitclaim deed of two unimproved properties acquired by the taxing authorities from the Sheriff's Sale to Builders of Hope Community Development Corporation, a qualified non-profit organization; and at the close of the public hearing, **(2)** consideration of approval of the sale of these properties (list attached) - Financing: No cost consideration to the City **[10-0317; APPROVED]**
14. Authorize **(1)** the acceptance of a grant from the Texas Department of Housing and Community Affairs to provide services to the homeless through the Homeless Housing and Services Program for the period December 16, 2009 through August 31, 2011; and **(2)** execution of the grant agreement - Not to exceed \$3,361,364 - Financing: Texas Department of Housing and Community Affairs Grant Funds **[10-0318; APPROVED]**
15. Authorize an amendment to the contract with the Department of State Health Services to accept additional grant funds for the continuation of the Special Supplemental Nutrition Program for the Women, Infants and Children Program for the period October 1, 2009 through September 30, 2010 - Not to exceed \$393,173, from \$14,081,565 to \$14,474,738 - Financing: Department of State Health Services Grant Funds **[10-0319; APPROVED]**

Park & Recreation

16. Authorize a three-year agreement with the American National Red Cross for the use of a vacant lot located at Fair Park for a staging and/or shelter site for placement of up to fifteen storage units stocked with disaster relief supplies, vehicles or other assets to respond to a mass disaster for the period January 28, 2010 through January 28, 2013 - Financing: No cost consideration to the City **[10-0320; APPROVED]**

CONSENT AGENDA (Continued)**Park & Recreation** (Continued)

17. Authorize a contract for construction of a new pavilion, erosion control improvements and a parking lot at Lakewood Park located at 7000 Williamson Road - Hasen Design Build and Development dba Hasen Construction Services, best value proposer of five - Not to exceed \$674,057 - Financing: 2003 Bond Funds (\$484,792), 2006 Bond Funds (\$159,172) and Capital Gifts, Donation and Development Funds (\$30,093) **[10-0321; APPROVED]**
18. Authorize **(1)** a contract with C. Green Scaping, LP, lowest responsible bidder of five, in the amount of \$1,966,182 for athletic field improvements, including a baseball field, concession and rest room building, playground improvements, parking lot, trail connection and covered grandstand structures at Randall Park located at 100 South Glasgow Drive; **(2)** the receipt and deposit of funds in the amount of \$1,040,000 from the Dallas Independent School District in the Capital Gifts, Donation and Development Fund; and **(3)** an increase in appropriations in the amount of \$1,040,000 in the Capital Gifts, Donation and Development Fund - Not to exceed \$1,966,182 - Financing: 2003 Bond Funds (\$500,000), 2006 Bond Funds (\$483,091) and Capital Gifts, Donation and Development Funds (\$983,091) **[10-0322; APPROVED]**
19. Authorize a professional services contract with Berkenbile Landscape Architects, Inc. for schematic design through construction administration services for playground replacements at Apache Park located at 701 Apache Lane, Lake Highlands Park located at 9500 Lake Highlands Drive and Sand Springs Park located at 10243 Hillhouse Lane - Not to exceed \$45,822 - Financing: 2006 Bond Funds **[10-0323; APPROVED]**
20. Authorize a professional services contract with Dan Shipley Architect, Inc. for schematic design through construction administration services for the design of new pavilions at McCree Park located at 9016 Plano Road and at Moss Park located at 2600 Sunset Street - Not to exceed \$61,020 - Financing: 2006 Bond Funds **[10-0324; APPROVED AS AMENDED]**
21. Authorize rescinding the award of Supplemental Agreement No. 1 to the professional services contract with Salcedo Group, Inc., previously approved on October 14, 2009, by Resolution No. 09-2526, for platting services at Oak Cliff Founders Park located at 1300 North Zang Boulevard - Financing: No cost consideration to the City **[10-0325; APPROVED]**

Public Works & Transportation

22. Authorize an amendment to the Interlocal Agreement with the Texas Department of Transportation to increase the total allowable project cost for traffic signal improvements at the intersections of Inwood Road and the entrance of St. Paul Hospital, Medical Center Drive, IH 35E Northbound Frontage Road, IH 35E Southbound Frontage Road, Irving Boulevard, Lupo Drive and Conveyor Lane - Not to exceed \$67,232, from \$195,819 to \$263,051 - Financing: Texas Department of Transportation Grant Funds **[10-0326; APPROVED]**

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

23. Authorize a contract for the construction of sidewalk improvements and water adjustments for Preston Road (east side) from Royal Lane to Forest Lane - Admiral Concrete Paving Corp., d/b/a Admiral Construction Company, lowest responsible bidder of eleven - Not to exceed \$155,593 - Financing: 2006 Bond Funds (\$148,468) and Water Utilities Capital Construction Funds (\$7,125) **[10-0327; APPROVED]**
24. Authorize a professional services contract with HKS, Inc. for architectural and engineering design services to include the finish out of the Upper Level "D" Meeting Rooms and assessment for operational improvements and renovation of existing spaces for the Dallas Convention Center Capital Improvement Program - Not to exceed \$2,616,466 - Financing: 2009 Convention Center Revenue Bonds **[10-0328; APPROVED AS AN INDIVIDUAL ITEM]**
25. Authorize Supplemental Agreement No. 1 to the professional services contract with Brockette, Davis, Drake, Inc. for additional engineering and survey services for Project Petition Group I (list attached) - Not to exceed \$56,328, from \$330,532 to \$386,860 - Financing: 2003 Bond Funds (\$42,093) and 2006 Bond Funds (\$14,235) **[10-0329; APPROVED]**
26. Authorize Supplemental Agreement No. 1 to the professional services contract with Lina T. Ramey & Associates, Inc. for additional engineering and survey services for Goodnight Lane from Joe Field Road to Royal Lane - Not to exceed \$53,730, from \$216,075 to \$269,805 - Financing: 2006 Bond Funds **[10-0330; APPROVED]**

Sustainable Development and Construction

27. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Wayne Bynoe and Eva Watkis-Bynoe of approximately 32,187 square feet of land located in Dallas County for the Lake Tawakoni 144-inch Raw Water Transmission Pipeline Project - Not to exceed \$18,638 (\$16,995 plus closing costs not to exceed \$1,643) - Financing: Water Utilities Capital Construction Funds **[10-0331; APPROVED]**
28. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Fausto Martinez and Maria Martinez of approximately 7 acres of land located in Dallas County for the Lake Tawakoni 144-inch Raw Water Transmission Pipeline Project - Not to exceed \$67,882 (\$64,640 plus closing costs not to exceed \$3,242) - Financing: Water Utilities Capital Construction Funds **[10-0332; APPROVED]**
29. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from RJC Theatres, LLC of approximately 15,761 square feet of land located in Dallas County for the Southwest 120/96-inch Water Transmission Pipeline Project - Not to exceed \$45,126 (\$43,343 plus closing costs not to exceed \$1,783) - Financing: Water Utilities Capital Improvement Funds **[10-0333; APPROVED]**

CONSENT AGENDA (Continued)**Sustainable Development and Construction** (Continued)

30. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Matthew Millard of approximately 122,789 square feet of land located in Dallas County for the Southwest 120/96-inch Water Transmission Pipeline Project - Not to exceed \$72,444 (\$70,470 plus closing costs not to exceed \$1,974) - Financing: Water Utilities Capital Improvement Funds [**10-0334; APPROVED**]
31. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Michael Ruibal and Linda Ruibal of seven tracts of land containing a total of approximately 465,546 square feet located in Dallas County for the Southwest 120/96-inch Water Transmission Pipeline Project - Not to exceed \$1,115,000 (\$1,100,000 plus closing costs not to exceed \$15,000) - Financing: Water Utilities Capital Improvement Funds [**10-0335; APPROVED**]
32. A resolution authorizing the conveyance of a total of approximately 126,369 square feet of land to the State of Texas located at Dallas/Fort Worth International Airport near the intersections of State Highway 183 and Valley View Lane and State Highway 114 and Dallas Road in exchange for the dedication of a total of approximately 129,156 square feet of land located near the intersections of North Beltline Road and State Highway 161 and State Highway 360 and FAA Boulevard from the State of Texas - Financing: No cost consideration to the City [**10-0336; CORRECTED ON THE ADDENDUM; APPROVED**]
33. A resolution authorizing the City to execute and file deed restrictions on behalf of Dallas/Fort Worth International Airport at the Northwest Cargo area as required by Texas Commission on Environmental Quality Voluntary Clean-up Program - Financing: No cost consideration to the City [**10-0337; APPROVED**]
34. Authorize settlement in lieu of proceeding with condemnation of a tract of land containing approximately 3,520 square feet from Star Productions, Inc. located near the intersection of Live Oak and St. Paul Streets for the Pacific Plaza Park Project - Not to exceed \$392,200 (\$387,200 plus closing cost not to exceed \$5,000) - Financing: 2006 Bond Funds [**10-0338; APPROVED AS AN INDIVIDUAL ITEM**]
35. Authorize settlement in lieu of proceeding with condemnation of a tract of land containing approximately 22,801 square feet located near the intersection of Live Oak and St. Paul Streets for the Pacific Plaza Park Project (list attached) - Not to exceed \$2,528,110 (\$2,508,110, plus closing cost not to exceed \$20,000) - Financing: 2006 Bond Funds [**10-0339; APPROVED AS AN INDIVIDUAL ITEM**]
36. An ordinance abandoning a portion of a floodway easement to Prescott Interests, Ltd., the abutting owner, containing approximately 20,608 square feet of land located near the intersection of Preston and Arapaho Roads - Revenue: \$5,400 plus the \$20 ordinance publication fee [**10-0340; APPROVED; ORDINANCE 27796**]

CONSENT AGENDA (Continued)**Trinity Watershed Management**

37. Authorize **(1)** the acceptance of a grant from the Trinity Trust foundation for the design and construction of the Continental Avenue Pedestrian Bridge to be placed in the Continental Avenue Bridge Donation Fund in an amount not to exceed \$10,000,000; **(2)** the City Manager to execute a grant agreement with the Trinity Trust Foundation for reimbursement of costs associated with the design and construction of the Continental Avenue Pedestrian Bridge; **(3)** establishment of appropriations in the amount of \$10,000,000 in the Continental Avenue Bridge Donation Fund; and **(4)** Supplemental Agreement No. 4 in the amount of \$1,335,158 for additional design and project management services for design of the Continental Avenue Pedestrian Bridge to extend the Trinity lakes design for the Trinity River Corridor Project - Total not to exceed \$1,335,158, from \$20,110,860 to \$21,446,018 - Financing: Private Funds (\$1,127,000) and 1998 Bond Funds (\$208,158) **[10-0341; APPROVED]**
38. Authorize settlement in lieu of proceeding with condemnation of a tract of land containing approximately 18,449 square feet of improved land from Brian Famkar and Seyed Moosavi located at the intersection of Lamar Street and Starks Avenue for the Trinity Parkway - Not to exceed \$295,000 (\$290,000 plus closing costs not to exceed \$5,000) - Financing: 1998 Bond Funds **[10-0342; APPROVED]**
39. Authorize settlement in lieu of proceeding with condemnation in the lawsuit styled City of Dallas v. Okon Family Partnership, et al, Cause No. cc-08-04118-c, pending in the County Court at Law No. 3, for the acquisition of two tracts of land containing a total of approximately 14.5 acres from the Okon Family Partnership located near the intersection of I.H. 45 and Lamar Street for the Dallas Floodway Extension portion of the Trinity River Corridor Project - Not to exceed \$63,000 (\$60,000 plus closing costs not to exceed \$3,000) - Financing: U. S. Army Corps of Engineers Project Cooperation Funds **[10-0343; APPROVED]**
40. Authorize settlement in lieu of proceeding with condemnation of an unimproved tract of land containing approximately 18,729 square feet from Shelly R. Borin and Linda K. Garonzik located near the intersection of Lamar Street and I.H. 45 for the Dallas Floodway Extension portion of the Trinity River Corridor Project - Not to exceed \$12,300 (\$10,500 plus closing costs not to exceed \$1,800) - Financing: U.S. Army Corps of Engineers Project Cooperation Funds **[10-0344; APPROVED]**

Water Utilities

41. Authorize a professional services contract with CP&Y, Inc. to provide engineering services for improvements to Transfer Pump Stations 1 and 2 at the East Side Water Treatment Plant - \$949,766 - Financing: Water Utilities Capital Improvement Funds **[10-0345; APPROVED]**
42. Ratify an emergency purchase of approximately 180 linear feet of 90-inch pipe and twelve repair clamps to repair a raw water transmission pipeline from Lake Ray Hubbard Reservoir to the Eastside Water Treatment Plant - Hanson Pipe Products, Inc. - Not to exceed \$276,000 - Financing: Water Utilities Capital Construction Funds **[10-0346; APPROVED]**

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

43. 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) **[10-0347 AND 10-0348; INDIVIDUAL AND FULL; APPOINTMENTS MADE TO BOARDS AND COMMISSIONS]**

ITEMS FOR FURTHER CONSIDERATION

Equipment & Building Services

44. Authorize a contract for facility pavement repairs to the Northeast Transfer Station located at 7677 Fair Oaks Avenue, Southwest Transfer Station located at 4610 Westmoreland Road and the McCommas Bluff Landfill located at 5100 Youngblood Road - Master Construction and Engineering, Inc., lowest responsible bidder of three - Not to exceed \$315,832 - Financing: 2006 Bond Funds **[10-0349; DEFERRED UNTIL AUGUST 11, 2010]**

DESIGNATED PUBLIC SUBSIDY MATTERS

Economic Development

45. Authorize a Special Economic Development Loan Agreement, and two Commercial Loan Agreements to enhance the quality of life for the residents in the South Dallas/Fair Park Trust Fund target area to provide funding as follows: **(1)** Richard Knight d/b/a the MLK/175 Gateway Project in an amount not to exceed \$92,800; **(2)** Freedom Fashions in an amount not to exceed \$50,000; and **(3)** Namamai Services, LLC in an amount not to exceed \$50,000 - Total not to exceed \$192,800 - Financing: South Dallas/Fair Park Trust Funds **[10-0350; DELETED ON THE ADDENDUM]**

Housing/Community Services

46. Authorize acquisition of one parcel improved with an occupied residential structure located at 2435 Hooper Street from Aleez Simpson for the proposed Bexar Street Redevelopment Project which is being implemented as part of the Neighborhood Investment Program - Not to exceed \$23,500 (\$21,500 plus closing costs not to exceed \$2,000) - Financing: 2002-03 Community Development Block Grant Funds **[10-0351; APPROVED]**

Sustainable Development and Construction

47. Authorize moving expense and replacement housing payments for Alvie and Birdie White as a result of an official written offer of just compensation to purchase real property at 2414 Hooper Street to be used in conjunction with the Bexar Street Redevelopment Project as part of the Neighborhood Investment Program - Not to exceed \$56,700 - Financing: 2002-03 Community Development Block Grant Funds **[10-0352; APPROVED]**

PUBLIC HEARINGS AND RELATED ACTIONS**Sustainable Development and Construction**ZONING CASES – CONSENT [10-0353]

48. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for a public school other than an open-enrollment charter school and R-5(A) Single Family District uses on property zoned an R-5(A) Single Family District and a CH Clustered Housing District on the south line of Camp Wisdom Road, between Houston School Road and Lancaster Road **[10-0354; HEARING CLOSED; APPROVED AS AMENDED; ORDINANCE 27797]**
Recommendation of Staff and CPC: Approval, subject to a development plan and conditions
Z090-102(WE)

ZONING CASES - UNDER ADVISEMENT - INDIVIDUAL

49. A public hearing to receive comments regarding an application for and an ordinance granting a renewal of Specific Use Permit No. 1691 for a Bar, lounge, or tavern on property zoned Planned Development District No. 269, the Deep Ellum/Near East Side Special Purpose District, on the southwest line of Exposition Avenue, east of Ash Lane **[10-0355; HEARING CLOSED; APPROVED AS AMENDED; ORDINANCE 27798]**
Recommendation of Staff and CPC: Approval for a two-year period, subject to a site plan and conditions
Z089-279(RB)
Note: This item was considered by the City Council at a public hearing on January 13, 2010, and was taken under advisement until January 27, 2010, with the public hearing open.
50. 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, an ordinance granting a Specific Use Permit for commercial motor vehicle parking and a resolution accepting deed restrictions volunteered by the applicant on property zoned a CS-D-1 Commercial Service District with a D-1 Dry Liquor Control Overlay and an R-7.5(A) Single Family District on the north side of C.F. Hawn Freeway, east of Silverado Drive **[10-0356; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCES 27799 AND 27800]**
Recommendation of Staff: Approval of a CS Commercial Service District with retention of the D-1 Dry Liquor Control Overlay, approval of a Specific Use Permit for a three-year period with eligibility for automatic renewals for additional three-year periods, subject to a revised site plan and conditions and approval of the deed restrictions volunteered by the applicant
Recommendation of CPC: Approval of a CS Commercial Service District with retention of the D-1 Dry Liquor Control Overlay, approval of a Specific Use Permit for a three-year period, subject to a revised site plan and conditions and approval of the deed restrictions volunteered by the applicant
Z089-196(WE)
Note: This item was considered by the City Council at public hearings on August 12, October 14, and December 9, 2009, and was held under advisement until January 27, 2010, with the public hearing open.

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

Sustainable Development and Construction (Continued)

DESIGNATED ZONING CASES - INDIVIDUAL

51. 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 on property zoned an IR industrial Research District located on the east side of Duncanville Road, south of Kiest Boulevard **[10-0357; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 27801]**
Recommendation of Staff: Denial
Recommendation of CPC: Approval
Z090-113(WE)

MISCELLANEOUS HEARINGS

Office of Management Services

52. A public hearing to receive comments on a proposed municipal setting designation to prohibit the use of groundwater as potable water beneath properties owned by 318 Cadiz, L.P., 1817 South Industrial, L.P., Misty Doan, Brian Famkar, Nicole Famkar, Mohammad Pomorooz, Michael Uhrick, Jean Louise Uhrick, Sportatorium Associates, Inc., and JSA Sportatorium, Inc. located near the intersection of Cadiz Street and South Riverfront Boulevard and adjacent street rights-of-way, and an ordinance authorizing support of the issuance of a municipal setting designation to 318 Cadiz, L.P. by the Texas Commission on Environmental Quality and prohibiting the use of groundwater beneath the designated property as potable water - Financing: No cost consideration to the City **[10-0358; HEARING CLOSED; APPROVED; ORDINANCE 27802]**
Recommendation of Staff: Approval

**ADDENDUM
CITY COUNCIL MEETING
JANUARY 27, 2010
CITY OF DALLAS
1500 MARILLA
COUNCIL CHAMBERS, CITY HALL
DALLAS, TEXAS 75201
9:00 A. M.**

ADDITIONS:

Closed Session [**10-0359; HELD**]

6ES

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

- Beverly Davis v. City of Dallas, Civil Action No. 3:08-CV-1123-B
- Roosevelt Holiday v. City of Dallas, et al., Civil Action No. 3:08-CV-2110-D
- City of Dallas v. Thos. S. Byrne Ltd., f/k/a Thos. S. Byrne, Inc. and Half Associates, Inc. v. Steel Lite Roofing, Inc.; Redland Ins. Co.; J & J Roofing Co.; and Travelers Casualty and Surety Co.; Cause No. 08-01181-1

CONSENT ADDENDUM

Aviation

1. Authorize **(1)** the issuance, sale, and delivery of Love Field Airport Modernization Corporation ("LFAMC" or "Issuer") special facilities revenue bonds in one or more series, guaranteed by Southwest Airlines Co. ("Southwest"), subject to certain parameters; **(2)** the LFAMC to enter into all agreements and instruments to which the Issuer is a party in connection with the issuance of its bonds, including, but not limited to, a special facility agreement, a trust indenture, and a bond purchase agreement; **(3)** the LFAMC and its consultants to take all other actions deemed necessary in connection with the issuance of the LFAMC special facilities revenue bonds including the engagement of the bond underwriters, trustee, co-bond counsel, and co-financial advisors; **(4)** the City Manager to enter into a special facility agreement and a revenue credit agreement; and **(5)** other actions by the LFAMC and the City Manager deemed necessary in connection with the foregoing - Financing: No cost consideration to the City [**10-0360; APPROVED**]

Business Development & Procurement Services

2. Authorize **(1)** an acquisition contract for the purchase and implementation of software and hardware for a records management system for Police, Court & Detention Services and Dallas-Fire Rescue to replace the legacy mainframe system in the amount of \$4,910,627; and **(2)** a five-year service contract for maintenance and support for a records management system in the amount of \$2,484,902 - Unisys Corporation, most advantageous proposer of five - Total not to exceed \$7,395,529 - Financing: Current Funds (\$3,153,903) (subject to annual appropriations), Urban Area Security Initiative Grant Funds (\$3,602,385) and 2008 Equipment Acquisition Contractual Obligation Notes (\$639,241) [**10-0361; APPROVED AS AN INDIVIDUAL ITEM**]

**ADDENDUM
CITY COUNCIL MEETING
JANUARY 27, 2010**

ADDITIONS: (Continued)

CONSENT ADDENDUM (Continued)

City Controller's Office

3. Authorize the preparation of plans for the issuance of the Combination Tax and Revenue Certificates of Obligation, Series 2010 in an amount not to exceed \$23,000,000; and enacting other provisions in connection therewith - Financing: No cost consideration to the City [**10-0362; APPROVED AS AMENDED**]
4. Authorize the preparation of plans for the issuance of General Obligation Refunding and Improvement Bonds, Series 2010 in an amount not to exceed \$164,500,000 - Financing: No cost consideration to the City [**10-0363; APPROVED AS AMENDED**]

Human Resources

5. Authorize a contract with Dallas Area Rapid Transit for the purchase of 450 annual passes in support of the City's 2008 clean air initiative - Not to exceed \$147,951 - Financing: Current Funds (to be reimbursed by participating employees) [**10-0364; APPROVED**]

Public Works & Transportation

Fiji-Compton Project

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

6. * Authorize **(1)** a contract for the construction of paving and drainage improvements for Avenue A, Avenue B, Avenue C, Compton Street, Fran Way, Fiji Street, Sphinx Street, Tonga Street, and associated alleys with Alta Construction Services, Inc., lowest responsible bidder of six; and **(2)** assignment of the construction contract to Sphinx Development Corporation for construction administration and material testing - Not to exceed \$1,818,799 - Financing: Capital Projects Reimbursement Funds [**10-0365; APPROVED**]
7. * Authorize Amendment No. 2 to the Development Agreement with Sphinx Development Corporation to revise the payment method of the construction contract - Financing: No cost consideration to the City [**10-0366; APPROVED**]

**ADDENDUM
CITY COUNCIL MEETING
JANUARY 27, 2010**

ADDITIONS: (Continued)

CONSENT ADDENDUM (Continued)

Public Works & Transportation (Continued)

Note: Addendum Item Nos. 8, 9 and 10 must be considered collectively.

Katy Trail, Phase III

- 8. * Authorize **(1)** a contract with JRJ Paving, L.P., lowest responsible bidder of eleven, for construction of Katy Trail, Phase III from McCommas Street to Sandhurst Street in an amount not to exceed \$809,298; **(2)** the receipt and deposit of funds from the Texas Department of Transportation in an amount not to exceed \$647,438; and **(3)** an increase in appropriations in the amount of \$647,438 in the Capital Projects Reimbursement Fund - Total not to exceed \$809,298 - Financing: 1998 Bond Funds (\$161,860) and Capital Projects Reimbursement Funds (\$647,438) **[10-0367; APPROVED]**
- 9. * Authorize a license agreement with Dallas Area Rapid Transit for the use of DART right-of-way to construct and maintain the proposed Katy Trail, Phase III from Worcola Street to Skillman Avenue - Financing: No cost consideration to the City **[10-0368; APPROVED]**
- 10. * Authorize a license agreement with ONCOR for the use of ONCOR right-of-way to construct and maintain the proposed Katy Trail, Phase III from Worcola Street to Skillman Avenue - Financing: No cost consideration to the City **[10-0369; APPROVED]**

Sustainable Development and Construction

- 11. A resolution declaring an un-developable City-owned tract of land containing approximately 780 square feet located near the intersection of Shady Trail and Southwell Road as unwanted and unneeded and authorize its sale to William B. Jordan, the abutting owner - Revenue: \$5,800 **[10-0370; APPROVED]**

ITEMS FOR INDIVIDUAL CONSIDERATION

DESIGNATED PUBLIC SUBSIDY MATTERS

Economic Development

- 12. Authorize **(1)** amendments to the Dallas Development Fund's certificate of formation and bylaws; and **(2)** the City Manager to file the amended certificate of formation with the Secretary of State - Financing: No cost consideration to the City **[10-0371; APPROVED]**

**ADDENDUM
CITY COUNCIL MEETING
JANUARY 27, 2010**

ADDITIONS: (Continued)

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

DESIGNATED PUBLIC SUBSIDY MATTERS (Continued)

Housing/Community Services

13. Authorize a loan in the amount of \$2,000,000 at 2% interest to FC Continental Complex, L.P. for the acquisition of property located at 1810 Commerce Street and for conversion of the vacant commercial building into 199 residential rental units and 5,000 square feet of retail space, in accordance with the Downtown Connection Tax Increment Financing District Project Plan & Reinvestment Zone Financing Plan - Not to exceed \$2,000,000 - Financing: Downtown Connection Tax Increment Financing District Funds **[10-0372; APPROVED]**

CORRECTIONS:

Business Development & Procurement Services

6. Authorize a service contract for the purchase and installation of furniture to complete the renovation of the Children's Center and shipping and receiving area for the inter-library loan at the J. Erik Jonsson Central Library – Intelligent Interiors, Inc. in the amount of \$106,262, Putsi, Inc. dba Cultural Surroundings in the amount of \$47,691, BKM Total Office of Texas, LLC. in the amount of \$24,177 and Wilson Project Management in the amount of \$7,519, lowest responsible bidders of ten - Total not to exceed \$185,649 - Financing: 2003 Bond Funds (~~\$137,958~~ \$138,814) and 2006 Bond Funds (~~\$47,691~~ \$46,835) **[10-0310]**

Sustainable Development and Construction

32. A resolution authorizing the conveyance of a total of approximately 126,368~~9~~ square feet of land to the State of Texas located at Dallas/Fort Worth International Airport near the intersections of State Highway 183 and Valley View Lane and State Highway Business 114 and Dallas Road in exchange for the dedication of a total of approximately ~~126,368~~129,156 square feet of land located near the intersections of North Belt Line ~~Beltline~~ Road and State Highway 161 and State Highway 360 and FAA Boulevard from the State of Texas - Financing: No cost consideration to the City **[10-0336]**

**ADDENDUM
CITY COUNCIL MEETING
JANUARY 27, 2010**

DELETIONS:

City Attorney's Office

9. Authorize settlement of a claim filed by Maria Cardenas, Claim No. 08208894 - Not to exceed \$9,700 - Financing: Current Funds **[10-0313]**

Economic Development

45. Authorize a Special Economic Development Loan Agreement, and two Commercial Loan Agreements to enhance the quality of life for the residents in the South Dallas/Fair Park Trust Fund target area to provide funding as follows: **(1)** Richard Knight d/b/a the MLK/175 Gateway Project in an amount not to exceed \$92,800; **(2)** Freedom Fashions in an amount not to exceed \$50,000; and **(3)** Namamai Services, LLC in an amount not to exceed \$50,000 - Total not to exceed \$192,800 - Financing: South Dallas/Fair Park Trust Funds **[10-0350]**

Tax Foreclosure and Seizure Property Resale
 Agenda Item #13

<u>Parcel No.</u>	<u>Address</u>	<u>Non-Profit Organization</u>	<u>Mapsco</u>	<u>DCAD Value</u>	<u>Sale Amount</u>	<u>Vac/ Imp</u>	<u>Zoning</u>	<u>Council District</u>
1.	3814 Aransas Street	Builders of Hope Community Development Corporation	43K	\$12,000	\$1,000.00	V	R-5(A)	3
2.	3343 Canada Drive	Builders of Hope Community Development Corporation	43F	\$12,000	\$1,605.15	V	R-5(A)	6

Project Petition Group 1
Agenda Item #25

<u>Project List</u>	<u>Council District</u>
Alley between Goodwin Avenue and Vanderbilt Avenue from Laneri to Glencoe Street	14
Kimsey Drive from Maple Avenue to Denton Drive	2
Laneri Avenue from Merrimac Avenue to Mercedes Avenue	14
Alley between Nebraska Avenue and Ramona Avenue from Maywood Avenue to Graceland Avenue	4
Old Gate Lane from Gaston Avenue to Diceman Drive	9
Saint Mary Avenue from Garland Avenue to Terry Street	2
Alley between Thurston Drive and Wanebe Drive from Bombay Avenue to Gilford Street	2

Goodwin Avenue and Laneri Avenue are in Council District 14. These locations were included in the original contract, but are not included in this supplemental agreement. (City will provide needed survey).

Pacific Plaza Park Project Property Owner List
Agenda Item #35

Owners

Star Productions, Inc. - Chris M. Cockrell, President
Dealey Ltd, Inc. - John C. Dealey, President
SLCS Properties, LLC
Richard J. Stevens, Jr.
Thomas Alexander Cockrell
Chris Mounts Cockrell
Linda Cockrell DeSanders
Sara Cockrell Revocable Living Trust
Kathryn Cockrell Bolinger
Jana Bartlit
Gerald L. Cockrell
Mary Alice Dealey
Alice Wilson Burke
Martha Cockrell Gafford