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POSTED CITY SECRETARY  
DALLAS, TX



# COUNCIL AGENDA

June 22, 2011

DATE

(FOR GENERAL INFORMATION AND RULES OF COURTESY PLEASE SEE OPPOSITE SIDE.)

(LA INFORMACIÓN GENERAL Y REGLAS DE CORTESÍA QUE DEBEN OBSERVARSE  
DURANTE LAS ASAMBLEAS DEL CONSEJO MUNICIPAL APARECEN EN EL LADO OPUESTO, FAVOR DE LEERLAS.)

AN

## General Information

The Dallas City Council regularly meets on Wednesdays beginning at 9:00 a.m. in the Council Chambers, 6th floor, City Hall, 1500 Marilla. Council agenda meetings are broadcast live on WRR-FM radio (101.1 FM) and on Time Warner City Cable Channel 16. Briefing meetings are held the first and third Wednesdays of each month. Council agenda (voting) meetings are held on the second and fourth Wednesdays. Anyone wishing to speak at a meeting should sign up with the City Secretary's Office by calling (214) 670-3738 before 9:00 a.m. on the meeting date. Citizens can find out the name of their representative and their voting district by calling the City Secretary's Office.

Sign interpreters are available upon request with a 48-hour advance notice by calling (214) 670-5208 V/TDD. The City of Dallas is committed to compliance with the Americans with Disabilities Act. **The Council agenda is available in alternative formats upon request.**

If you have any questions about this agenda or comments or complaints about city services, call 311.

## Rules of Courtesy

City Council meetings bring together citizens of many varied interests and ideas. To insure fairness and orderly meetings, the Council has adopted rules of courtesy which apply to all members of the Council, administrative staff, news media, citizens and visitors. These procedures provide:

- That no one shall delay or interrupt the proceedings, or refuse to obey the orders of the presiding officer.
- All persons should refrain from private conversation, eating, drinking and smoking while in the Council Chamber.
- Posters or placards must remain outside the Council Chamber.
- No cellular phones or audible beepers allowed in Council Chamber while City Council is in session.

"Citizens and other visitors attending City Council meetings shall observe the same rules of propriety, decorum and good conduct applicable to members of the City Council. Any person making personal, impertinent, profane or slanderous remarks or who becomes boisterous while addressing the City Council or while attending the City Council meeting shall be removed from the room if the sergeant-at-arms is so directed by the presiding officer, and the person shall be barred from further audience before the City Council during that session of the City Council. If the presiding officer fails to act, any member of the City Council may move to require enforcement of the rules, and the affirmative vote of a majority of the City Council shall require the presiding officer to act." Section 3.3(c) of the City Council Rules of Procedure.

## Informacion General

El Ayuntamiento de la Ciudad de Dallas se reúne regularmente los miércoles en la Cámara del Ayuntamiento en el sexto piso de la Alcaldía, 1500 Marilla, a las 9 de la mañana. Las reuniones informativas se llevan a cabo el primer y tercer miércoles del mes. Estas audiencias se transmiten en vivo por la estación de radio WRR-FM 101.1 y por cablevisión en la estación *Time Warner CityCable* Canal 16. El Ayuntamiento Municipal se reúne el segundo y cuarto miércoles del mes para tratar asuntos presentados de manera oficial en la agenda para su aprobación. Toda persona que desee hablar durante la asamblea del Ayuntamiento, debe inscribirse llamando a la Secretaría Municipal al teléfono (214) 670-3738, antes de las 9 de la mañana del día de la asamblea. Para enterarse del nombre de su representante en el Ayuntamiento Municipal y el distrito donde usted puede votar, favor de llamar a la Secretaría Municipal.

Intérpretes para personas con impedimentos auditivos están disponibles si lo solicita con 48 horas de anticipación llamando al (214) 670-5208 (aparato auditivo V/TDD). La Ciudad de Dallas se esfuerza por cumplir con el decreto que protege a las personas con impedimentos, *Americans with Disabilities Act*. **La agenda del Ayuntamiento está disponible en formatos alternos si lo solicita.**

Si tiene preguntas sobre esta agenda, o si desea hacer comentarios o presentar quejas con respecto a servicios de la Ciudad, llame al 311.

## Reglas de Cortesia

Las asambleas del Ayuntamiento Municipal reúnen a ciudadanos de diversos intereses e ideologías. Para asegurar la imparcialidad y el orden durante las asambleas, el Ayuntamiento ha adoptado ciertas reglas de cortesía que aplican a todos los miembros del Ayuntamiento, al personal administrativo, personal de los medios de comunicación, a los ciudadanos, y a visitantes. Estos reglamentos establecen lo siguiente:

- Ninguna persona retrasará o interrumpirá los procedimientos, o se negará a obedecer las órdenes del oficial que preside la asamblea.
- Todas las personas deben abstenerse de entablar conversaciones, comer, beber y fumar dentro de la cámara del Ayuntamiento.
- Anuncios y pancartas deben permanecer fuera de la cámara del Ayuntamiento.
- No se permite usar teléfonos celulares o enlaces electrónicos (*paggers*) audibles en la cámara del Ayuntamiento durante audiencias del Ayuntamiento Municipal.

"Los ciudadanos y visitantes presentes durante las asambleas del Ayuntamiento Municipal deben obedecer las mismas reglas de comportamiento, decoro y buena conducta que se aplican a los miembros del Ayuntamiento Municipal. Cualquier persona que haga comentarios impertinentes, utilice vocabulario obsceno o difamatorio, o que al dirigirse al Ayuntamiento lo haga en forma escandalosa, o si causa disturbio durante la asamblea del Ayuntamiento Municipal, será expulsada de la cámara si el oficial que esté presidiendo la asamblea así lo ordena. Además, se le prohibirá continuar participando en la audiencia ante el Ayuntamiento Municipal. Si el oficial que preside la asamblea no toma acción, cualquier otro miembro del Ayuntamiento Municipal puede tomar medidas para hacer cumplir las reglas establecidas, y el voto afirmativo de la mayoría del Ayuntamiento Municipal precisará al oficial que esté presidiendo la sesión a tomar acción." Según la sección 3.3(c) de las reglas de procedimientos del Ayuntamiento.

**AGENDA  
CITY COUNCIL MEETING  
WEDNESDAY, JUNE 22, 2011  
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**

**MINUTES**

Item 1

**CONSENT AGENDA**

Items 2 - 91

**ITEMS FOR INDIVIDUAL CONSIDERATION**

No earlier  
than 9:15 a.m.

Items 92 - 113

**PUBLIC HEARINGS AND RELATED ACTIONS**

1:00 p.m.

Items 114 - 149

**NOTE:** A revised order of business may be posted prior to the date of the council meeting if necessary.

**AGENDA**  
**CITY COUNCIL MEETING**  
**JUNE 22, 2011**  
**CITY OF DALLAS**  
**1500 MARILLA**  
**COUNCIL CHAMBERS, CITY HALL**  
**DALLAS, TEXAS 75201**  
**9:00 A. M.**

Invocation and Pledge of Allegiance (Council Chambers)

Agenda Item/Open Microphone Speakers

VOTING AGENDA

1. Approval of Minutes of the June 8, 2011 City Council Meeting

CONSENT AGENDA

**Aviation**

2. Authorize an amendment to extend the lease agreement for an additional five year term with the Oak Cliff Country Club dba Country Club of Dallas containing approximately 400 square feet of land improved with facilities and equipment for the instrument landing system at Dallas Executive Airport for the period through September 30, 2016 - Not to exceed \$5 - Financing: Aviation Current Funds
3. Authorize a five-year sublease agreement with the Federal Aviation Administration for approximately 400 square feet of land to house facilities and equipment for the instrument landing system at Dallas Executive Airport - Financing: No cost consideration to the City

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

4. Authorize a one-year service contract, with two one-year renewal options, for the publishing of official notices and City advertising - The Dallas Morning News, Sole Source - Not to exceed \$1,000,000 - Financing: Current Funds (subject to annual appropriations)
5. Authorize a three-year service contract for marketing and selling, through public auction, of City owned land and facilities that have been declared surplus property - Hudson & Marshall, LLC, most advantageous proposer of two - Estimated Net Revenue: \$3,180,241
6. Authorize a three-year service contract for online access to a reference database service - InfoUSA Marketing, Inc., through an Interlocal Agreement with the City of Ft. Worth - Not to exceed \$274,200 - Financing: Current Funds (subject to annual appropriations)
7. Authorize a three-year service contract for grounds maintenance services at floodway sumps - Good Earth Landscaping & Management, LTD, lowest responsible bidder of three - Not to exceed \$1,398,044 - Financing: Stormwater Drainage Management Funds (subject to annual appropriations)
8. Authorize a three-year service contract for non-emergency wrecker services - Recovery Systems, Inc. dba Pro-Tow Wrecker Service in the amount of \$1,465,500 and Brad's Towing Service, Inc. in the amount of \$359,070, lowest responsible bidders of six - Total not to exceed \$1,824,570 - Financing: Current Funds (subject to annual appropriations)
9. Authorize a three-year service contract, with two one-year extension options, for independent review of ambulance billing and health care programs as required in the Integrity Agreement with the U. S. Department of Health and Human Services - Page, Wolfberg & Wirth, LLC, most advantageous proposer of four - Not to exceed \$516,564 - Financing: Current Funds (subject to annual appropriations)
10. Authorize a three-year master agreement for printed goods - Visual Communications in the amount of \$1,368,366, AC Printing in the amount of \$1,736,061, Janus Signs dba FastSigns in the amount of \$114,601 and Delphi Legal Technologies, Inc. in the amount of \$165,086, most advantageous proposers of eleven - Total not to exceed \$3,384,114 - Financing: Current Funds (\$3,095,973), Stormwater Drainage Management Current Funds (\$7,200), Aviation Current Funds (\$32,500), Water Utilities Current Funds (\$168,442) and Convention and Event Services Current Funds (\$79,999)
11. Authorize a three-year master agreement for cardiac and pharmaceutical injectable drugs for Dallas Fire-Rescue - Taylor Distribution Group in the amount of \$1,005,512, Regimed Medical in the amount of \$344,128, GTL Supply Solutions, LLC in the amount of \$109,693, Bound Tree Medical, LLC in the amount of \$71,739 and Ever Ready First Aid & Medical Supply in the amount of \$622, lowest responsible bidders of eight - Total not to exceed \$1,531,694 - Financing: Current Funds

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

12. Authorize a three-year master agreement for the purchase of additional data storage and peripherals for Communication and Information Services - ViON Corporation, only bidder - Not to exceed \$938,103 - Financing: Current Funds
13. Authorize the purchase of four ambulances for Dallas Fire-Rescue - San Antonio Ambulance Sales, Inc. through the Houston-Galveston Area Council of Governments - Not to exceed \$614,120 - Financing: Current Funds (\$460,480) and 2006 Bond Funds (\$153,280)
14. Authorize the purchase of one regenerative air type sweeper and one conveyor for the Aviation Department - Texan Waste Equipment dba Heil of Texas in the amount of \$103,854 and Sunbelt Rentals, Inc. in the amount of \$31,100, lowest responsible bidders of four - Total not to exceed \$134,954 - Financing: Aviation Current Funds
15. Authorize Supplemental Agreement No. 1 to increase the service contract with Physio-Control, Inc. through The National Association of State Procurement Officials for a term of four years for the maintenance of 61 LIFEPAK® Model 1000 units - Not to exceed \$94,779, from \$379,115 to \$473,894 - Financing: Current Funds (subject to appropriations)
16. Authorize Supplemental Agreement No. 6 to increase the service contract with CGI Technologies and Solutions, Inc. for five years of maintenance and support for the City's financial and accounting system, through the State of Texas Department of Information Resources, to extend the contract term through September 30, 2016 - Not to exceed \$1,875,255, from \$4,887,191 to \$6,762,446 - Financing: Current Funds (subject to annual appropriations)

**City Attorney's Office**

17. Authorize settlement of a claim filed by Oncor Electric, Claim No. LDWU-10-00024-01-50 - Not to exceed \$22,933 - Financing: Current Funds
18. Authorize settlement of the lawsuit styled Hilda Morales and Delia Vargas v. City of Dallas, Cause No. 10-03460-F - Not to exceed \$60,000 - Financing: Current Funds

**Economic Development**

19. Authorize Community Based Non-Profit Grant Agreements, approved by the South Dallas/ Fair Park Trust Fund Advisory Board for programs that enhance the quality of life for the residents in the South Dallas/Fair Park Trust Fund target area, to provide funding as follows: **(1)** St. Phillip's School and Community Center in an amount not to exceed \$35,000; **(2)** H.I.S. BridgeBuilders in an amount not to exceed \$35,000; and **(3)** Big Thought in an amount not to exceed \$35,000 - Total not to exceed \$105,000 - Financing: South Dallas/Fair Park Trust Funds

CONSENT AGENDA (Continued)**Economic Development** (Continued)

20. Authorize Community Based Non-Profit Grant Agreements, approved by the South Dallas/Fair Park Trust Fund Advisory Board for programs that enhance the quality of life for the residents in the South Dallas/Fair Park Trust Fund target area, to provide funding as follows: **(1)** Academy for Young Victors, Inc. d/b/a Eco Life Services International in an amount not to exceed \$35,000; and **(2)** The Family Place in an amount not to exceed \$35,000 - Total not to exceed \$70,000 - Financing: South Dallas/Fair Park Trust Funds

**Housing/Community Services**

21. Authorize an Interlocal Agreement with the University of Texas at Dallas, to provide program evaluation services for the Project Reconnect HIV/AIDS Health Improvements for Re-entering Ex-offenders (HIRE) Initiative Grant for the period October 1, 2010 through September 30, 2011 - Not to exceed \$32,500 - Financing: U.S. Department of Health and Human Services Grant Funds
22. Authorize **(1)** the acceptance of a Permanent Supportive Housing Grant in the amount of \$701,906 from the U.S. Department of Housing and Urban Development to provide tenant-based rental assistance and case management for single chronically homeless persons and to provide funding for four staff positions to administer the program for the period October 1, 2011 through September 30, 2012; **(2)** a local match in an amount not to exceed \$36,981; and **(3)** execution of the grant agreement - Total not to exceed \$738,887 - Financing: U.S. Department of Housing and Urban Development Grant Funds (\$701,906) and Current Funds (\$36,981) (subject to appropriations)
23. Authorize **(1)** the acceptance of a Shelter Plus Care Grant Funds from the U.S. Department of Housing and Urban Development to provide sponsor-based rental assistance for permanent housing for homeless veterans with disabilities for the period October 1, 2011 through September 30, 2012; **(2)** a contract between the City of Dallas and Operation Relief Center, Inc. to provide sponsor-based rental assistance to homeless veterans with disabilities; and **(3)** execution of the grant agreement - Not to exceed \$88,560 - Financing: U.S. Department of Housing and Urban Development Grant Funds
24. Authorize **(1)** the acceptance of a Shelter Plus Care Grant from the U.S. Department of Housing and Urban Development to provide tenant based rental assistance for permanent housing and supportive services for homeless persons with disabilities for the period October 1, 2011 through September 30, 2012; and **(2)** execution of the grant agreement - Not to exceed \$903,960 - Financing: U.S. Department of Housing and Urban Development Grant Funds

CONSENT AGENDA (Continued)**Housing/Community Services** (Continued)

25. Authorize **(1)** the acceptance of a Transitional Supportive Housing Grant in the amount of \$154,027 from the U.S. Department of Housing and Urban Development to provide tenant-based rental assistance and case management for homeless families and single homeless persons for the period December 1, 2011 through November 30, 2012; **(2)** a local match in an amount not to exceed \$9,978; and **(3)** execution of the grant agreement - Total not to exceed \$164,005 - Financing: U.S. Department of Housing and Urban Development Grant Funds (\$154,027) and Current Funds (\$9,978) (subject to appropriations)
26. Authorize **(1)** the acceptance of a Transitional Supportive Housing Grant in the amount of \$257,606 from the U.S. Department of Housing and Urban Development to provide tenant-based rental assistance and case management for families and single homeless persons for the period October 1, 2011 through September 30, 2012; **(2)** a local match in an amount not to exceed \$15,866; and **(3)** execution of the grant agreement - Total not to exceed \$273,472 - Financing: U.S. Department of Housing and Urban Development Grant Funds (\$257,606) and Current Funds (\$15,866) (subject to appropriations)
27. Authorize **(1)** approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by East Dallas Community Organization for the construction of affordable houses; **(2)** the sale of 6 vacant lots from Dallas Housing Acquisition and Development Corporation to East Dallas Community Organization; and **(3)** execution of a release of lien for any non-tax liens that may have been filed by the City (list attached) - Financing: No cost consideration to the City
28. Authorize **(1)** approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Builders of Hope, Inc., DBA Ecological Community Builders, for the construction of affordable houses, **(2)** the sale of 10 vacant lots from Dallas Housing Acquisition and Development Corporation to Ecological Community Builders; and, **(3)** execution of a release of lien for any non-tax liens that may have been filed by the City (list attached) - Financing: No cost consideration to the City
29. 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; and **(2)** the exchange of the deed restrictions from 11 vacant lots previously purchased from the Dallas Housing Acquisition and Development Corporation to comparable lots owned by Dallas Neighborhood Alliance for Habitat (list attached) - Financing: No cost consideration to the City
30. Authorize the expansion of the Oak Cliff-Marsalis Neighborhood Investment Program target area to include the 500 block of East 8<sup>th</sup> Street to the 300 block of West Davis Street for gateway improvements to the Bishop Arts District - Financing: No cost consideration to the City



CONSENT AGENDA (Continued)**Housing/Community Services (Continued)**

31. Authorize approval of a Business Incentive Program as per the Program Statement for the use of \$180,813 of Community Development Block Grant Funds - Not to exceed \$180,813 - Financing: 2000- 01 Community Development Block Grant Reprogramming Funds
32. A resolution declaring 3 unimproved properties unwanted and unneeded and authorizing their conveyance by Deed without Warranty to Builders of Hope, Inc., DBA Ecological Community Builders, for \$10 and a senior housing rental development on the properties within 3 years of execution of the deed (list attached) - Financing: No cost consideration to the City

**Office of Financial Services**

33. Authorize **(1)** adoption of the final FY 2011-12 Consolidated Plan Budget for U.S. Department of Housing and Urban Development Grant Funds in an estimated amount of \$29,375,880 for the following programs and estimated amounts: **(a)** Community Development Block Grant in the amount of \$17,105,526; **(b)** HOME Investment Partnerships Program in the amount of \$7,530,380; **(c)** Housing Opportunities for Persons with AIDS in the amount of \$3,969,841; and **(d)** Emergency Shelter Grant in the amount of \$770,133; and **(2)** adoption of the Proposed FY 2010-11 Reprogramming Budget in the amount of \$1,719,511 - Financing: No cost consideration to the City

**Park & Recreation**

34. Authorize a hike and bike trail license agreement for use of Oncor right-of-way for the Northaven Trail Project - Financing: No cost consideration to the City
35. An ordinance amending Chapter 32 of the Dallas City Code to: **(1)** clarify when selling, distributing, or attempting to sell services and goods in city parks and other property under the control of the Park and Recreation Board is prohibited; **(2)** provide for defenses; and **(3)** provide for enforcement - Financing: No cost consideration to the City
36. Authorize a contract for a new playground and lighting at Fox Hollow Park located at 5701 FM Road 1382 - VA Construction, Inc., lowest responsible bidder of six - Not to exceed \$301,176 - Financing: 2006 Bond Funds
37. Authorize a contract 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 - Henneberger Construction, Inc., lowest responsible bidder of three - Not to exceed \$370,160 - Financing: 2006 Bond Funds
38. Authorize a contract for renovation and an addition to include a new multi-purpose room, restrooms and a fitness room at Cummings Recreation Center located at 2976 Cummings Street - Primestar Construction Corporation, best value proposer of fifteen - Not to exceed \$1,383,740 - Financing: 2006 Bond Funds

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

39. Authorize a contract for grading and utilities, soccer fields, parking, drives, lighting, vending and toilet pavilions, loop trail, irrigation, landscaping, fencing and site furnishings at Elm Fork Athletic Complex located at 2200 block of Walnut Hill Lane - Rogers-O'Brien Construction Company, Ltd., best value proposer of seven - Not to exceed \$15,289,695 - Financing: 2006 Bond Funds (\$14,789,695) and Texas Parks and Wildlife Grant Funds (\$500,000)
40. Authorize a professional services contract with Nathan D. Maier Consulting Engineers, Inc. for alternative analysis, master erosion control report, review and reconnaissance, project meetings, coordination, and prioritization of erosion areas for Citywide Park Erosion Control Study - Not to exceed \$209,004 - Financing: 2003 Bond Funds
41. Authorize a professional services contract with Perkins+Will Architects for assessment of the existing facility, programming, space planning, conceptual design and cost estimate for renovation of office space and maintenance facilities at Muchert Center located at 10031 East Northwest Highway - Not to exceed \$68,400 - Financing: 2003 Bond Funds
42. Authorize an increase in the contract with Riverway Contractors and Management, Inc. for modifications to the original trail design, additional trail extension, ADA ramp, retaining wall, gabion wall and additional lighting at Bachman Lake Park, Phase II, located at 3500 Northwest Highway - Not to exceed \$87,663, from \$604,600 to \$692,263 - Financing: 2006 Bond Funds
43. Authorize an increase in the contract with Wall Enterprises for modification to the scope of work to include additional grading at pond, excavation, and concrete sidewalk at NorthBark Park located at 4899 Gramercy Oaks Drive; and for installation of a concrete parking lot at Daniieldale Park located at 500 West Wheatland Road - Not to exceed \$247,468, from \$1,574,019 to \$1,821,487 - Financing: 2006 Bond Funds
44. Authorize Supplemental Agreement No. 1 to the professional services contract with DAL-TECH Engineering, Inc. for topographic surveys, bathometric surveys and schematic design through construction administration services for levee repair and irrigation storage improvements at Grover C. Keeton Golf Course located at 2323 Jim Miller Road - Not to exceed \$66,639, from \$24,974 to \$91,613 - Financing: 2006 Bond Funds
45. Authorize Supplemental Agreement No. 2 to the professional services contract with Freese and Nichols, Inc. for additional design services, bid phase services, and construction administration services for the renovation of the existing golf course, erosion control improvements, recycled water irrigation system, maintenance and cart barn at Stevens Park Golf Course located at 1005 North Montclair Avenue - Not to exceed \$207,655, from \$968,985 to \$1,176,640 - Financing: 2006 Bond Funds

CONSENT AGENDA (Continued)**Police**

46. Authorize renewal of the contract with El Centro College of the Dallas County Community College District to place authorized Police Department training in the El Centro Community Service Program, including receipt of payment from El Centro for the two-year period September 1, 2011 through August 31, 2013 - Not to exceed \$406,125 - Financing: Texas Higher Education Coordinating Board Funds

**Public Works & Transportation**

47. Authorize an agreement with the Texas Department of Transportation for the City's match to install a new traffic signal at the intersection of Easton Road and Hermosa Drive - Not to exceed \$10,000 - Financing: 2006 Bond Funds
48. Authorize a contract with Jeske Construction Company, lowest responsible bidder of eight, for the construction of street paving, storm drainage, water and wastewater main improvements for Street Reconstruction Group 06-621 (list attached) - Not to exceed \$450,104 - Financing: 2003 Bond Funds (\$137,170), 2006 Bond Funds (\$208,136), Water Utilities Capital Construction Funds (\$10,885) and Water Utilities Capital Improvement Funds (\$93,913)

**IH 635 (LBJ)  
at Skillman Street Interchange**

**Note:** Item Nos. 49 and 50  
must be considered collectively.

49. \* Authorize a professional services contract with Bridgefarmer and Associates, Inc. for the preliminary engineering design of bridge, paving and drainage improvements for the LBJ Freeway at Skillman Street interchange planned improvements - Not to exceed \$323,127 - Financing: 2003 Bond Funds
50. \* Authorize a Local Project Advance Funding Agreement with the Texas Department of Transportation for voluntary engineering design services for the LBJ Freeway at Skillman Street interchange planned improvements - Financing: No cost consideration to the City

**Katy Trail, Phase VI**

**Note:** Item Nos. 51, 52, 53 & 54  
must be considered collectively

51. \* Authorize **(1)** a license agreement with Dallas Area Rapid Transit for the use of their right-of-way to construct and maintain the proposed Katy Trail, Phase VI from Ellsworth Street to Worcola Street; and **(2)** Supplemental Agreement No. 9 to the Master Interlocal Agreement with Dallas Area Rapid Transit for the use of their right-of-way to construct and maintain the pedestrian bridges over Mockingbird Lane and over the DART Light Rail Train Red Line track near Twin Sixties Drive - Financing: No cost consideration to the City

CONSENT AGENDA (Continued)**Public Works & Transportation** (Continued)Katy Trail, Phase VI (Continued)

**Note:** Item Nos. 51, 52, 53 & 54 must be considered collectively

52. \* Authorize **(1)** termination of the existing Interlocal Agreement with and payment to the Texas Department of Transportation for the Katy Trail, Phase VI from Ellsworth Street to Worcola Street, previously approved on November 8, 2006, by Resolution No. 06-3065; **(2)** a Local Project Advance Funding Agreement with the Texas Department of Transportation for the design and construction of the Katy Trail, Phase VI from Ellsworth Street to Worcola Street; and **(3)** the receipt and deposit of Regional Toll Revenue funds from the Texas Department of Transportation in an amount not to exceed \$6,480,000; and **(4)** an increase in appropriations in the amount of \$6,480,000 in the Regional Toll Revenue II Fund - Total not to exceed \$6,674,000 - Financing: 2006 Bond Funds (\$194,000) and Regional Toll Revenue II Funds (\$6,480,000)
53. \* Authorize **(1)** a Project Specific Agreement with Dallas County for the Katy Trail, Phase VI from Ellsworth Street to Worcola Street; and **(2)** the receipt and deposit of funds from Dallas County in an amount not to exceed \$1,000,000; and **(3)** an increase in appropriations in the amount of \$1,000,000 in the Capital Projects Reimbursement Fund - Not to exceed \$1,000,000 - Financing: Capital Projects Reimbursement Funds (\$1,000,000)
54. \* Authorize a contract with AUI Contractors, LLC, lowest responsible bidder of four, for construction of the Katy Trail, Phase VI from Ellsworth Street to Worcola Street - Not to exceed \$6,974,629 - Financing: 2006 Bond Funds (\$697,463), Capital Projects Reimbursement Funds (\$697,463) and Regional Toll Revenue II Funds (\$5,579,703)
55. Authorize a professional services contract with Halff Associates, Inc. for the engineering design of Pedestrian and Bicycle Enhancements to the Cedar Crest Bridge and the Moore Park Trail Extension - Not to exceed \$549,945 - Financing: 1998 Bond Funds
56. Authorize **(1)** street paving, storm drainage, water and wastewater main improvements for Street Group 06-455; provide for partial payment of construction cost by assessment of abutting property owners; an estimate of the cost of the improvements to be prepared as required by law; and **(2)** a benefit assessment hearing to be held on August 10, 2011, to receive comments (list attached) - Financing: No cost consideration to the City
57. Authorize an increase in the construction contract with Lee Lewis Construction, Inc. for structural, mechanical, electrical and audio visual changes to the construction of Upper Level D Meeting Room Project at the Dallas Convention Center - Not to exceed \$96,267, from \$12,630,327 to \$12,726,594 - Financing: 2009 Convention Center Revenue Bonds

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

58. Authorize an increase in the contract with JRJ Paving, L.P. to provide additional resurfacing to add the street segment Westmoreland Road from Jefferson Boulevard to 9<sup>th</sup> Street to the Asphaltic Concrete Street Resurfacing Group for 2011 - Not to exceed \$199,855, from \$16,287,910 to \$16,487,765 - Financing: 2006 Bond Funds
59. Authorize **(1)** an increase to the construction contract with Ever Construction Corporation for additional work to include roof replacement and heating and air conditioning repairs at the Majestic Theater located at 1925 Elm Street; and **(2)** extension of the contract term - Not to exceed \$95,803, from \$1,260,937 to \$1,356,740 - Financing: 2006 Bond Funds
60. Authorize Supplemental Agreement No. 1 to the professional services contract with BDS Technologies, Inc. to provide additional surveying services for the Bexar Street Employment Center, Street Group III, consisting of seven reconstruction projects (list attached) - Not to exceed \$88,155, from \$476,118 to \$564,273 - Financing: 2008-09 Community Development Block Grant Reprogramming Funds (\$36,047) and 2009-10 Community Development Block Grant Funds (\$52,108)
61. Authorize Supplemental Agreement No. 1 to the professional services contract with Urban Engineers Group, Inc. to provide alley improvements between McKee Street and Beaumont Street from Browder Street to McKee Street - Not to exceed \$45,329, from \$187,033 to \$32,362 - Financing: Cedars TIF District Funds (\$31,759) and Water Utilities Capital Improvement Funds (\$13,570)
62. Authorize **(1)** an amendment to the development agreement with Prescott Realty Group and Southern Methodist University to add implementation of three projects with the Mockingbird Plaza Sustainable Development Project; and **(2)** payment to Prescott Realty Group for engineering design cost (list attached) - Not to exceed \$300,000 - Financing: 2006 Bond Funds
63. Authorize Supplemental Agreement No. 2 to the professional services contract with HKS, Inc. for architectural and engineering design services to include waterproofing building envelope, fire alarm and emergency lighting system replacement, and Area C concept design for the Dallas Convention Center - Not to exceed \$1,437,740, from \$2,671,091 to \$4,108,831 - Financing: 2009 Convention Center Revenue Bonds
64. Authorize Supplemental Agreement No. 2 to the professional services contract with the Conley Group for design modifications necessary for the renovation of the 2014 Main Street Building - Not to exceed \$109,700, from \$1,252,800 to \$1,362,500 - Financing: 2006 Bond Funds

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

65. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Donna Beth Babb Witherspoon of a tract of land containing approximately 1,910 square feet located near the intersection of Dowdy Ferry Road and Interstate Highway 20 for the Southwest 120/96-inch Water Transmission Pipeline Project - Not to exceed \$2,000 (\$859 plus closing costs not to exceed \$1,141) - Financing: Water Utilities Capital Improvement Funds
66. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Dennis Rogers and Linda Rogers of a tract of land containing approximately 4,631 square feet located in Dallas County for the Southwest 120/96-inch Water Transmission Pipeline Project - Not to exceed \$4,973 (\$3,473 plus closing costs not to exceed \$1,500) - Financing: Water Utilities Capital Improvement Funds
67. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from M. A. Marsh of a tract of land containing approximately 7,199 square feet located in Dallas County for the Southwest 120/96-inch Water Transmission Pipeline Project - Not to exceed \$6,200 (\$4,679 plus closing costs not to exceed \$1,521) - Financing: Water Utilities Capital Improvement Funds
68. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Thomas Kay and Sue Kay of a tract of land containing approximately 6,587 square feet located in Dallas County for the Southwest 120/96-inch Water Transmission Pipeline Project - Not to exceed \$7,500 (\$5,355 plus closing costs not to exceed \$2,145) - Financing: Water Utilities Capital Improvement Funds
69. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Clemmie Skief of three tracts of land containing a total of approximately 18,073 square feet located near the intersection of Telephone and Bonnie View Roads for the Southwest 120/96-inch Water Transmission Pipeline Project - Not to exceed \$29,000 (\$27,111 plus closing costs not to exceed \$1,889) - Financing: Water Utilities Capital Improvement Funds
70. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Thomas, LP of a total of approximately 188 square feet of land improved with brick pavers and landscaping located near the intersection of Thomas Avenue and Hall Street for the State-Thomas TIF Infrastructure Improvements Project - Not to exceed \$12,850 (\$11,650 plus closing costs not to exceed \$1,200) - Financing: State-Thomas TIF District Funds
71. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Shero Industrial Properties, LP of approximately 2,157 square feet of land located near the intersection of Cadiz Street and Riverfront Boulevard for the Cadiz Street Improvements Project - Not to exceed \$18,178 (\$16,178 plus closing costs not to exceed \$2,000) - Financing: 2006 Bond Funds

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

72. A resolution declaring City-owned land improved with a library located at 1125 Buckner Boulevard near the intersection of Loma Garden Avenue and Buckner Boulevard unwanted and unneeded and authorizing its advertisement for sale by sealed bid with no minimum bid specified - Financing: No cost consideration to the City
73. Authorize moving expense and replacement housing payments for Elpidia Orta in the Cadillac Heights neighborhood as a result of an official written offer of just compensation to purchase real property at 1003 Pontiac Avenue for future City facilities - Not to exceed \$35,000 - Financing: 2006 Bond Funds
74. Authorize moving expense and rental assistance payments for five eligible residents in the Acacia Village Apartments as a result of an official written offer of just compensation to purchase real property near the intersection of Park Lane and Ridgecrest Road to be used in conjunction with the Vickery Meadows Branch Library Project (list attached) - Not to exceed \$104,011 - Financing: 2006 Bond Funds
75. Authorize settlement in lieu of proceeding with condemnation of a tract of land containing approximately 11,669 square feet from John H. Adams and Dolly D. Adams, located near the intersection of Wintergreen Road and Chapman Drive for the Southwest 120/96-inch Water Transmission Pipeline Project - Not to exceed \$20,300 (\$18,500 plus closing costs not to exceed \$1,800) - Financing: Water Utilities Capital Improvement Funds
76. Authorize settlement in lieu of proceeding further with condemnation in City of Dallas vs. Pinnacle Industrial Center, L.P., et al., Case No. cc-09-04103-C, pending in the County Court at Law No. 3, for acquisition from Pinnacle Industrial Center, LP of approximately 15 acres of land located near the intersection of Pinnacle Point Drive and Pinnacle Park Boulevard for Joey Georgusis Park - Not to exceed \$615,000 (\$600,000 plus closing costs not to exceed \$15,000) - Financing: 2003 Bond Funds
77. An ordinance granting a revocable license to 7-Eleven, Inc. for the use of approximately 36 square feet of aerial space to install and maintain one projecting, attached blade sign over a portion of Commerce Street near its intersection with Harwood Street - Revenue: \$1,000 annually plus the \$20 ordinance publication fee
78. An ordinance abandoning a portion of a detention area easement and drainage easement to PR Crow I-20 II, LLP, the abutting owner, containing a total of approximately 229,176 square feet of land, located near the intersection of Beckleymeade Avenue and Hampton Road - Revenue: \$5,400 plus the \$20 ordinance publication fee

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

79. An ordinance abandoning a portion of an alley to Sapphire Road Development, LLC, the abutting owner, containing approximately 9,086 square feet of land located near the intersection of Lancaster Road and Mentor Avenue, authorizing the quitclaim and providing for the dedication of approximately 4,068 square feet of land needed for right-of-way - Revenue: \$18,172 plus the \$20 ordinance publication fee
80. An ordinance abandoning portions of Tenth Street, an alley and a sight easement to Dallas Independent School District, the abutting owner, containing a total of approximately 52,813 square feet of land located near the intersection of Crawford and Tenth Streets and authorizing the quitclaim - Revenue: \$221,571 plus the \$20 ordinance publication fee

**Trinity Watershed Management**

81. Authorize a contract for the construction of the Rush Creek Diversion System and Drainage Improvements - S. J. Louis Construction of Texas, Ltd., lowest responsible bidder of twelve - Not to exceed \$9,191,615 - Financing: 2003 Bond Funds (\$1,221,505), 2006 Bond Funds (\$7,106,026), Water Utilities Capital Improvement Funds (\$862,196) and Water Utilities Capital Construction Funds (\$1,888)
82. Authorize settlement in lieu of proceeding further with condemnation in the lawsuit styled, City of Dallas v. Mainland Land & Equipment Co., et al, Cause No. cc-09-09703-a, pending in the County Court at Law No. 1, for an unimproved tract of land containing approximately 48 acres from Mainland Land & Equipment Co. located near the intersection of Morrell Avenue and Sargent Road for the Dallas Floodway Extension portion of the Trinity River Corridor Project - Not to exceed \$171,500 (\$168,000 plus closing costs not to exceed \$3,500) - Financing: 1998 Bond Funds
83. Authorize Supplemental Agreement No. 3 to the professional services contract with Halff Associates, Inc. for additional floodplain management assistance - Not to exceed \$310,000, from \$672,700 to \$982,700 - Financing: Stormwater Drainage Management Funds

**Water Utilities**

84. Authorize an operation and maintenance contract with Tarrant Regional Water District ("TRWD") for the delivery of water through a joint transmission pipeline that will deliver Lake Palestine water to Dallas - Financing: This action has an estimated operational expense of \$800,000,000 over a fifty-year period, all funds to come from the Dallas Water Utilities Current Funds



CONSENT AGENDA (Continued)**Water Utilities (Continued)****Water Supply Invasive Species Initiative-  
Zebra Mussels****Note:** Item Nos. 85 and 86 must be considered collectively.

85. \* Authorize a Memorandum of Understanding with Texas Parks and Wildlife Department to assist in the development and distribution of print and media educational materials for the prevention of the spread of Zebra Mussels - Not to exceed \$25,000 - Financing: Water Utilities Current Funds
86. \* Authorize an increase to the contract with the United States Geological Survey for Zebra Mussel monitoring on Lake Ray Hubbard and Lake Lewisville from June 22, 2011 through September 30, 2011 - Not to exceed \$40,000, from \$329,404 to \$369,404 - Financing: Water Utilities Current Funds
87. Authorize a contract for the cleaning and rehabilitation of the Elm Fork Water Treatment Plant Sludge Ponds A, B, and C - Merrell Bros., Inc., lowest responsible bidder of four - Not to exceed \$8,701,959 - Financing: Water Utilities Capital Construction Funds
88. Authorize a contract for major maintenance and rehabilitation improvements at the Central Wastewater Treatment Plant - Archer Western Construction, LLC, lowest responsible bidder of five - Not to exceed \$2,228,000 - Financing: Water Utilities Capital Improvement Funds
89. Authorize a contract for the installation of water and wastewater mains at 8 locations (list attached) - P & E Contractors, Inc., lowest responsible bidder of eight - Not to exceed \$6,611,551 - Financing: Water Utilities Capital Improvement Funds
90. Authorize a thirty-six-month service contract for pavement repairs at various locations throughout the City - Omega Contracting, Inc., lowest responsible bidder of five - Not to exceed \$14,259,312 - Financing: Water Utilities Capital Construction Funds (\$6,935,412), Current Funds (\$5,088,650) (subject to annual appropriations), 1998 Bond Funds (\$921,548) and 2003 Bonds Funds (\$1,313,702)
91. Authorize Supplemental Agreement No. 1 to the professional services contract with Black & Veatch Corporation for additional engineering design services for the East Side Water Treatment Plant water quality improvements - Not to exceed \$3,995,000, from \$2,047,315 to \$6,042,315 - Financing: Water Utilities Capital Improvement Funds

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

92. 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)

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

**City Secretary's Office (Continued)**

93. A resolution designating absences by Councilmembers Tennell Atkins and Councilmember Angela Hunt as being for "official city business" - Financing: No cost consideration to the City

ITEMS FOR FURTHER CONSIDERATION

**Business Development & Procurement Services**

94. Authorize a three-year master agreement for employee uniforms and safety shoes for civilian City employees - Promotional Designs, Inc. in the amount of \$4,535,979, Work Wear Safety Shoes in the amount of \$852,800, C & G Police Supply dba C & G Wholesale in the amount of \$44,100, Regali, Inc. in the amount of \$40,700, Lehigh Outfitters, LLC in the amount of \$12,500 and Fisher Scientific Company, LLC in the amount of \$1,500, lowest responsible bidders of ten - Total not to exceed \$5,487,579 - Financing: Current Funds (\$3,236,398), Water Utilities Current Funds (\$2,040,999) Aviation Current Funds (\$124,908) and Convention and Event Services Current Funds (\$85,274)

**Sustainable Development and Construction**

95. An ordinance granting a Planned Development District for mixed uses subject to conditions, a conceptual plan, and urban design guidelines on property zoned an R-7.5(A) Single Family District on the east line of Coit Road, south of Frankford Road - Financing: No cost consideration to the City

DESIGNATED PUBLIC SUBSIDY MATTERS

**Economic Development**

96. Authorize a Chapter 380 economic development grant agreement pursuant to the Public/Private Partnership Program with CCH Lamar Partners I, L.P. to promote local economic development at the company's property located at 2901 South Lamar Street - Not to exceed \$235,000 - Financing: Public/Private Partnership Funds

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

## DESIGNATED PUBLIC SUBSIDY MATTERS (Continued)

**Economic Development** (Continued)**Skillman Corridor TIF District**

**Note:** Item Nos. 97 and 98 must be considered collectively.

97. \* Authorize an amendment to the development agreement with PC LH Land Partners, LP for the development of the Lake Highlands Town Center, previously approved on June 13, 2007, by Resolution No. 07-1739 and 07-1740, in Tax Increment Financing Reinvestment Zone Number Fourteen (Skillman Corridor TIF District) to: **(1)** change TIF funding dedication of future TIF revenues from \$23,000,000 to a maximum of \$40,000,000; **(2)** require that a third party consultant acceptable to the City be engaged to complete an analysis and recommendations for the physical and economic elements of the development plan; **(3)** allow a portion of the TIF funding as an economic development grant; **(4)** allow a portion of the TIF District's available cash up to \$1,370,000 to be released toward reimbursement of completed infrastructure; **(5)** extend project completion deadlines; **(6)** restructure minimum square footage and investment requirements for a Phase I and Future Phases; and **(7)** change the method of reimbursement to reflect the district's Increment Allocation policy as amended by the Skillman Corridor TIF District Board of Directors on June 1, 2011 - Not to exceed \$40,000,000 - Financing: Skillman Corridor TIF District Funds
98. \* A resolution declaring the intent of Tax Increment Financing District Reinvestment Zone Number Fourteen (Skillman Corridor TIF District) to reimburse PC LH Land Partners, LP in an amount not to exceed \$40,000,000 for TIF-eligible project costs pursuant to the development agreement with PC LH Land Partners, LP - Financing: No cost consideration to the City

**Downtown Connection TIF District**

**Note:** Item Nos. 99 and 100 must be considered collectively.

99. \* Authorize **(1)** a development agreement with Ricchi Development Group, LLC, to dedicate future TIF revenues for eligible project costs related to environmental remediation and demolition, façade restoration, street and utility improvements and an Economic Development TIF Grant to provide funding for the redevelopment of 1914 Commerce Street (Former Statler Hilton Hotel building) located in Tax Increment Financing Reinvestment Zone Eleven (Downtown Connection TIF District), and **(2)** the Downtown Connection TIF District Board of Directors to dedicate an amount not to exceed \$13,168,950 from future Downtown Connection TIF District revenues, a portion in the form of a TIF Economic Development grant, in accordance with the development agreement - Not to exceed \$13,168,950 - Financing: Downtown Connection TIF District Funds

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

## DESIGNATED PUBLIC SUBSIDY MATTERS (Continued)

**Economic Development** (Continued)Downtown Connection TIF District (Continued)

**Note:** Item Nos. 99 and 100 must be considered collectively.

100. \* A resolution declaring the intent of Tax Increment Financing District Reinvestment Zone Number Eleven (Downtown Connection TIF District) to reimburse Ricchi Development Group, LLC up to \$13,168,950 for TIF-eligible project costs pursuant to the development agreement with Ricchi Development Group, LLC - Financing: No cost consideration to the City

Downtown Connection TIF District

**Note:** Item Nos. 101 and 102 must be considered collectively.

101. \* Authorize **(1)** a development agreement with Ricchi 1954 Development Group, LLC, to dedicate future TIF revenues for eligible project costs related to environmental remediation and demolition, façade restoration, street and utility improvements and an Economic Development TIF Grant to provide funding for the redevelopment of 1954 Commerce Street (Former Dallas Public Library building) located in Tax Increment Financing Reinvestment Zone Eleven (Downtown Connection TIF District); and **(2)** the Downtown Connection TIF District Board of Directors to dedicate an amount not to exceed \$3,020,350 from future Downtown Connection TIF District revenues, a portion in the form of a TIF Economic Development Grant, in accordance with the development agreement - Not to exceed \$3,020,350 - Financing: Downtown Connection TIF District Funds
102. \* A resolution declaring the intent of Tax Increment Financing District Reinvestment Zone Number Eleven (Downtown Connection TIF District) to reimburse Ricchi 1954 Development Group, LLC up to \$3,020,350, for TIF-eligible project costs pursuant to the development agreement with Ricchi 1954 Development Group, LLC - Financing: No cost consideration to the City
103. Authorize a third amendment to the development agreement with INCAP Master Development, LLC, originally approved on May 28, 2008, by Resolution No. 08-1585, in Tax Increment Financing Reinvestment Zone Number Sixteen (Davis Garden TIF District) to: **(1)** waive the deadlines for the environmental remediation and demolition activities that were required in the development agreement; and **(2)** accept the deposit of funds in the amount of \$1,000,000 to the Davis Garden TIF District Tax Increment Fund for future TIF infrastructure improvements that benefit the District in lieu of the developer constructing median improvements, streetscape or other public improvements within the Davis Garden TIF District by December 31, 2011 - Financing: No cost consideration to the City

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

## DESIGNATED PUBLIC SUBSIDY MATTERS (Continued)

**Economic Development** (Continued)**Davis Garden TIF District**

**Note:** Item Nos. 104 and 105 must be considered collectively.

104. \* Authorize a development agreement with SLF III – The Canyon TIF, L.P., “SLF” to dedicate future TIF revenues pursuant to the Davis Garden TIF District Grant Program that are necessary or convenient to the implementation of the project plans for the Davis Garden TIF District to extend and to support the North Oak Cliff Streetcar in the Davis Garden TIF District - Not to exceed \$3,000,000 - Financing: Davis Garden TIF District Funds
105. \* A resolution declaring the intent of Tax Increment Financing Reinvestment Zone Number Sixteen (Davis Garden TIF District) to reimburse the SLF III - The Canyon TIF, L.P., “SLF” a grant of up to \$3,000,000, pursuant to the Davis Garden TIF District Grant Program, for expenditures necessary or convenient to the implementation of the project plans for the Davis Garden TIF District to extend and to support the North Oak Cliff Streetcar in the Davis Garden TIF District - Financing: No cost consideration to the City
106. Authorize **(1)** an amendment to the Project Plan and Reinvestment Zone Financing Plan (“Plan”) for Tax Increment Financing Reinvestment Zone Number Twelve, City of Dallas, Texas (“Deep Ellum TIF District”) in accordance with the Tax Increment Financing Act, as amended (V.T.C.A. Tax Code, Chapter 311, hereafter the “Act”), to allow a directed sale of City-owned property to facilitate implementation of the proposed development plan for the City Lights Project; and **(2)** related changes to the Plan required to allow this directed land sale - Financing: No cost consideration to the City

**Note:** Item Nos. 107 and 108 must be considered collectively.

**Metro Paws Animal Hospital**

107. \* Authorize **(1)** a development agreement with J & K Investments, LLC and/or its affiliate Metro Paws Animal Hospital, LLC in an amount not to exceed \$116,000, payable from future Fort Worth Avenue TIF District funds in consideration of the development of Metro Paws Animal Hospital in Tax Increment Financing Reinvestment Zone Number Fifteen (Fort Worth Avenue TIF District); and **(2)** the Fort Worth Avenue TIF District Board of Directors to dedicate up to \$116,000 from future Fort Worth Avenue TIF revenues in accordance with the development agreement - Not to exceed \$116,000 - Financing: Fort Worth Avenue TIF District Funds

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

## DESIGNATED PUBLIC SUBSIDY MATTERS (Continued)

**Economic Development** (Continued)**Metro Paws Animal Hospital** (Continued)

**Note:** Item Nos. 107 and 108 must be considered collectively.

108. \* A resolution declaring the intent of Tax Increment Financing Reinvestment Zone Number Fifteen (Fort Worth Avenue TIF District) to reimburse J & K Investments, LLC and/or its affiliate Metro Paws Animal Hospital, LLC for eligible expenditures pursuant to the development agreement up to \$116,000 for certain improvements related to the development of Metro Paws Animal Hospital in the Fort Worth Avenue TIF District - Financing: No cost consideration to the City

**Housing/Community Services**

109. Authorize **(1)** the acceptance of \$7,600,000 of Community Development Block Grant Section 108 Guaranteed Loan Program Funds (Section 108 Loan Funds) from the U.S. Department of Housing and Urban Development (HUD) for the Continental Building downtown commercial building conversion project; **(2)** a loan agreement with FC Dallas TIF, LLC (the Section 108 Borrower) in the amount of \$7,600,000 of Section 108 Loan Funds for the Continental Building project (the Section 108 Borrower Loan) including conversion of the vacant commercial building at 1810 Commerce Street into 199 apartment units with 40 units for individuals and families with incomes at 80% or less of Area Median Family Income as established by HUD, and a loan interest reserve; **(3)** the City Manager, to enter into all necessary agreements with HUD including a Funding Approval/Agreement, a Fiscal Agency Agreement, a promissory Note, up to two letters of agreement, for establishment of a custodial account, documents relating to additional security if required by HUD, and a letter requesting advance funds for interim financing; **(4)** amendments to Resolution No. 10-0372, previously approved on January 27, 2010, to modify the loan terms of the \$2,000,000 Downtown Connection Tax Increment Financing (TIF) District Affordable Housing Loan (the TIF Borrower Loan) with FC Continental Landlord, LLC by extending the maturity date of such loan to be coterminous with the senior project loan (described below) and by changing the payment terms to coincide with the new maturity date and to agree to limited rights of enforcement in addition to subordination of the City's lien to the senior loan with Forest City Capital Corporation, insured by HUD under the 221(d)(4) insurance program (the Senior Loan); **(5)** a loan agreement with FC Continental Landlord, LLC in the amount of \$2,000,000 from Downtown Connection TIF District Funds; **(6)** the City Manager to establish appropriations for Section 108 Loan Funds and Downtown Connection TIF District Funds for an Affordable Housing Loan; and **(7)** the City Controller to deposit and disburse funds from an identified account with total disbursements not to exceed \$7,600,000 in Section 108 Loan Funds and \$2,000,000 in Downtown Connection TIF District Funds - Total not to exceed \$9,600,000 - Financing: Community Development Block Grant Section 108 Guaranteed Loan Funds (\$7,600,000) and Downtown Connection TIF District Funds (\$2,000,000)

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

## DESIGNATED PUBLIC SUBSIDY MATTERS (Continued)

**Housing/Community Services** (Continued)

110. Authorize on-site reconstruction of six homes in accordance with the requirements of the Reconstruction/SHARE Program Statement for the properties located at: 2310 Alaska Avenue in the amount of \$93,400, 2527 South Ewing Avenue in the amount of \$93,400, 6366 Denham Street in the amount of \$93,400, 2514 Kilburn Avenue in the amount of \$93,400, 649 Elwayne Avenue in the amount of \$93,400, and 4022 Ladale Drive in the amount of \$93,400 - Total not to exceed \$560,400 - Financing: 2010-11 Home Investment Partnership Program Grant Funds
111. Authorize **(1)** an amendment to Resolution No. 10-0577, previously approved on February 24, 2010, to increase the economic development loan amount from \$530,800 to \$690,300 with Hai Tak Enterprises, Inc. for predevelopment costs and development financing for the construction of the retail component of a mixed-use building at 5203 Bexar Street; and **(2)** an amendment to Resolution No. 10-0577, previously approved on February 24, 2010, to increase a housing development loan amount from \$796,200 to \$892,700 with Hai Tak Enterprises, Inc. for the construction of nine affordable rental housing units at 5203 Bexar Street as part of a mixed-use building - Total not to exceed \$256,000 - Financing: 2006 Bond Funds (\$63,000), 2003-04 Community Development Block Grant Reprogramming Funds (\$96,500) and 2010-11 HOME Investment Partnership Funds (\$96,500)
112. Authorize an amendment to Resolution No. 10-2771, previously approved on October 26, 2010, to increase the loan amount by \$300,000 on an existing Chapter 380 economic development forgivable loan with Sapphire Road Development, LLC for the acquisition of improved and unimproved properties, located along the Lancaster Corridor Neighborhood Investment Program Area, including associated closing costs, relocation, environmental remediation, demolition, and/or predevelopment costs for the purpose of constructing residential, retail, commercial, or mixed-use redevelopment as part of the Economic Development Plan for the area - Total not to exceed \$300,000, from \$4,000,000 to \$4,300,000 - Financing: 2006 Bond Funds

**Sustainable Development and Construction**

113. A resolution authorizing the sale of approximately 83,478 square feet of unneeded and unwanted City-owned land located near the intersection of Live Oak and Cantegral Streets to Minerva Partners, Ltd., a Texas Limited Partnership, for the development of a high density mixed use project in accordance with the Deep Ellum TIF District Project Plan - Revenue: \$2,170,000

PUBLIC HEARINGS AND RELATED ACTIONS**Sustainable Development and Construction**ZONING CASES - CONSENT

114. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development Subdistrict for O-2-D Office Subdistrict uses and a horticultural center on property zoned an O-2-D Office Subdistrict with a D Liquor Control Overlay within Planned Development District No. 193, the Oak Lawn Special Purpose District on the southeast corner of Cedar Springs Road and Welbourn Street  
Recommendation of Staff and CPC: Approval for a Planned Development Subdistrict for O-2 Office Subdistrict and a horticultural center, subject to a conceptual plan and conditions and retention of the D Liquor Control Overlay.  
Z090-223(WE)
115. A public hearing to receive comments regarding an application for and an ordinance granting a D-1 Liquor Control Overlay and an ordinance granting Specific Use Permit for the sale of alcoholic beverages in conjunction with a general merchandise or food store use of 3,500 square feet or less on property zoned RR Regional Retail District with a D Liquor Control Overlay at the northeast corner of South Hampton Road and U.S. 67 / Marvin D. Love Freeway  
Recommendation of Staff and CPC: Approval of the D-1 Liquor Control Overlay and approval of a Specific Use Permit for a two-year period with eligibility for automatic renewal of additional five year periods, subject to a site plan and conditions.  
Z101-168(JH)
116. A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for the sale of alcoholic beverages in conjunction with a general merchandise or food store use of 3,500 square feet or less on property zoned a CR-D-1 Community Retail District with a D-1 Liquor Control Overlay on the north side of Scyene Road, west of Jim Miller Road  
Recommendation of Staff and CPC: Approval for a two-year period with eligibility for automatic renewal of additional five year periods, subject to a site plan and conditions.  
Z101-169(JH)
117. A public hearing to receive comments regarding an application for and an ordinance granting a D-1 Liquor Control Overlay and an ordinance granting Specific Use Permit for the sale of alcoholic beverages in conjunction with a general merchandise store less than 3,500 square feet on property zoned a CR-D Community Retail District with a D Liquor Control Overlay on the southwest corner of Lake June Road and St. Augustine Road  
Recommendation of Staff and CPC: Approval of a D-1 Liquor Control Overlay and approval of a Specific Use Permit for a two year time period with eligibility for automatic renewals for additional five year periods, subject to a site plan and conditions.  
Z101-174(WE)



PUBLIC HEARINGS AND RELATED ACTIONS (Continued)**Sustainable Development and Construction** (Continued)ZONING CASES - CONSENT (Continued)

118. A public hearing to receive comments regarding an application for and an ordinance granting a D-1 Liquor Control Overlay and an ordinance granting Specific Use Permit for the sale of alcoholic beverages in conjunction with a general merchandise or food store less than 3,500 square feet on property zoned a CR-D Community Retail District with a D Liquor Control Overlay on the southeast corner of Lake June Road and Holcomb Road  
Recommendation of Staff and CPC: Approval of a D-1 Liquor Control Overlay and approval of a Specific Use Permit for a two year time period with eligibility for automatic renewals for additional five year periods, subject to a site plan and conditions.  
Z101-181(WE)
119. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to and renewal of Specific Use Permit No. 1609 for a potentially incompatible industrial (outside) use, limited to a concrete and asphalt crushing use, on property zoned an IM Industrial Manufacturing District, on the west side of Spangler Road, north of Manana Drive  
Recommendation of Staff and CPC: Approval for one year period, subject to a site plan and conditions.  
Z101-183(OTH)
120. A public hearing to receive comments regarding an application for and an ordinance granting a D-1 Liquor Control Overlay and an ordinance granting a Specific Use Permit for the sale of alcoholic beverages in conjunction with a general merchandise or food store of less than 3,500 square feet on property zoned a CR-D Community Retail District with a D Liquor Control Overlay on the southwest corner of Lake June Road and Holcomb Road  
Recommendation of Staff and CPC: Approval of a D-1 Liquor Control Overlay and approval of a Specific Use Permit for a two year time period with eligibility for automatic renewals for additional five year periods, subject to a site plan and conditions.  
Z101-186(WE)
121. A public hearing to receive comments regarding an application for and an ordinance granting a D-1 Liquor Control Overlay and an ordinance granting a Specific Use Permit for the sale of alcoholic beverages in conjunction with a general merchandise or food store use of less than 3,500 square feet on property zoned a CR-D Community Retail District with a D Liquor Control Overlay on the north side of Elam Road between Southgate Lane and Sunburst Drive  
Recommendation of Staff and CPC: Approval of the D-1 Liquor Control Overlay and approval of a Specific Use Permit for a two-year period with eligibility for automatic renewal of additional five-year periods, subject to a site plan and conditions.  
Z101-191(MG)

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)**Sustainable Development and Construction** (Continued)ZONING CASES - CONSENT (Continued)

122. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Planned Development District No. 780, and an expansion of Planned Development District No. 780 on property currently zoned LI Light Industrial District and a resolution accepting an amendment to the deed restrictions on the expansion area on property on the west side of Waterview Parkway, south of Frankford Road  
Recommendation of Staff and CPC: Approval of the amendment to and expansion of Planned Development District No. 780; subject to a development/conceptual plan, traffic management plan, conditions and approval of the amendment to the deed restrictions on the expansion area.  
Z101-208(MW)
123. A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for a Medical clinic on property within the Tract 1A portion of Planned Development District No. 316, the Jefferson Area Special Purpose District, on the northeast corner of Jefferson Boulevard and South Llewellyn Avenue  
Recommendation of Staff and CPC: Approval for a three-year period with eligibility for automatic renewal of additional three-year periods, subject to a site plan and conditions  
Z101-216(RB)
124. A public hearing to receive comments regarding an application for and an ordinance granting a D-1 Liquor Control Overlay and an ordinance granting a Specific Use Permit for the sale of alcoholic beverages in conjunction with a general merchandise or food store use of greater than 3,500 square feet on property zoned a CR-D Community Retail District with a D Liquor Control Overlay on the southeast corner of the intersection of Bonnie View Road and Simpson Stuart Road  
Recommendation of Staff and CPC: Approval of the D-1 Liquor Control Overlay and approval of a Specific Use Permit for a two-year period with eligibility for automatic renewal for additional five-year periods, subject to a site plan and conditions.  
Z101-218(MG)
125. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for a Mini-warehouse and CR Community Retail District Uses on property zoned a CR Community Retail District, on the east line of Northwest Plaza Drive, north of the site's approximate nine feet of frontage on Northwest Highway  
Recommendation of Staff and CPC: Approval, subject to a development plan and conditions.  
Z101-222(RB)

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)**Sustainable Development and Construction** (Continued)ZONING CASES - CONSENT (Continued)

126. A public hearing to receive comments regarding an application for and an ordinance granting an IM Industrial Manufacturing District, a resolution accepting deed restrictions volunteered by the applicant and an ordinance granting a Specific Use Permit for an industrial (inside) potentially incompatible use, on property zoned an IR Industrial Research District on the west line of Gemini Lane, south of Royal Lane  
Recommendation of Staff and CPC: Approval of an IM Industrial Manufacturing District, subject to deed restrictions volunteered by the applicant, and approval of a Specific Use Permit for an industrial (inside) potentially incompatible use for a five-year period with eligibility for automatic renewals for additional five-year periods, subject to a site plan  
Z101-223(OTH)
127. A public hearing to receive comments regarding an application for and an ordinance granting a renewal of Specific Use Permit No. 1344 for an open-enrollment charter school or private school on property zoned an MF-1(A) Multifamily District on the northeast corner of Frankford Road and Marsh Lane  
Recommendation of Staff and CPC: Approval for a five-year period, with eligibility for automatic renewal of additional five-year periods, subject to conditions.  
Z101-225(MW)
128. A public hearing to receive comments regarding an application for and an ordinance granting a renewal of Specific Use Permit No. 1747 for an alcoholic beverage establishment limited to a private-club bar on property zoned an IR Industrial Research District on the northwest corner of Stemmons Freeway and Harcourt Street  
Recommendation of Staff and CPC: Approval for a three-year period subject to conditions.  
Z101-229(MW)
129. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Specific Use Permit No. 1669 for a child-care facility to allow a foster home use on property zoned an R-7.5(A) Single Family District, on the east line of Manitoba Avenue, south of Fidelis Avenue  
Recommendation of Staff and CPC: Approval for a five-year period with eligibility for automatic renewal for additional five-year periods, subject to a site plan and conditions.  
Z101-235(MG)
130. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Specific Use Permit No. 1347 for a public school and tower/antenna for cellular communication property zoned an R-7.5(A) Single Family District generally on the northwest corner of Frankford Road and Appleridge Drive  
Recommendation of Staff and CPC: Approval, subject to a revised site plan and revised conditions.  
Z101-236(MG)

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)**Sustainable Development and Construction (Continued)**ZONING CASES - UNDER ADVISEMENT - INDIVIDUAL

131. A public hearing to receive comments regarding an application for and an ordinance granting a D-1 Dry Liquor Control Overlay and an ordinance granting a Specific Use Permit for the sale of alcoholic beverages in conjunction with a general merchandise or food store use 3,500 square feet or less on property zoned CR Community Retail District with a D Dry Liquor Control Overlay at the northwest corner of West Jefferson Boulevard and North Brighton Avenue  
Recommendation of Staff and CPC: Approval of the D-1 Dry Liquor Control Overlay and approval of a Specific Use Permit for the sale of alcoholic beverages in conjunction with a general merchandise use greater than 3,500 square feet for a two-year period with eligibility for automatic renewal for additional five-year periods, subject to a site plan and conditions  
Z101-150(JH)  
Note: This item was considered by the City Council at a public hearing on April 13, 2011, and was taken under advisement until June 22, 2011, with the public hearing open.

DESIGNATED ZONING CASES - INDIVIDUAL

132. A public hearing to receive comments regarding an a City Plan Commission authorized hearing to determine proper zoning on property zoned an R-7.5(A) Single Family District and an MF-2(A) Multifamily District in an area generally bounded by Plymouth Road, Atlantic Street and Hampton Road with consideration given to and an ordinance granting a Conservation District  
Recommendation of Staff and CPC: Approval of the Conservation District and approval of the Conceptual Plan.  
Z089-163(MD)
133. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for industrial and mixed uses on property zoned an RS-MU Regional Service-Mixed Use Subdistrict within Planned Development District No. 595, the South Dallas Fair Park Special Purpose District, and Planned Development District No. 276 on the southwest side of South Lamar Street, generally between Hatcher Street and Herald Street with consideration for a Specific Use Permit for metal salvage facility, outside salvage or reclamation, outside storage, recycle buy-back center for the collection of household metals, industrial metals, and recyclable materials, and commercial motor vehicle parking uses  
Recommendation of Staff: Denial  
Recommendation of CPC: Approval, subject to a development plan, traffic management plan and conditions  
Z101-182(JH)

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)**Sustainable Development and Construction (Continued)**DESIGNATED ZONING CASES - INDIVIDUAL (Continued)

134. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to and an expansion of Planned Development District No. 287, the Dallas Arboretum and Botanical Garden, on property zoned Planned Development District No. 287 and a CR Community Retail District generally at on the northeast, southwest and northwest corners of Garland Road and Lakeland Drive  
Recommendation of Staff and CPC: Approval, subject to conceptual plan and conditions.  
Z101-192(MW)
135. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for MO-1 Midrange Office District and MU-2 Mixed Use District uses on property zoned an MO-1 Midrange Office District, MU-2 Mixed Use District, LI Light Industrial District, and Subdistrict 1 of Planned Development District No. 318 on the northwest, northeast, southwest and southeast corners of the intersection of President George Bush Turnpike/TX 190 and the Dallas North Tollway  
Recommendation of Staff and CPC: Approval, subject to a conceptual plan and conditions.  
Z101-251(JH)

DESIGNATED ZONING CASES - UNDER ADVISEMENT - INDIVIDUAL

136. A public hearing to receive comments regarding an application for and an ordinance granting an MU-3 Mixed Use District on property zoned an IR Industrial Research District and a resolution accepting deed restrictions volunteered by the applicant on the east side of Maple Avenue, between Inwood Road and Butler Street  
Recommendation of Staff and CPC: Approval of the MU-3 Mixed Use District and approval of the deed restrictions volunteered by the applicant  
Z090-169(WE)  
Note: This item was considered by the City Council at public hearings on October 26 and December 8, 2010, and March 9, 2011, and was taken under advisement until June 22, 2011, with the public hearing open.

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)**Sustainable Development and Construction (Continued)**DESIGNATED ZONING CASES - UNDER ADVISEMENT - INDIVIDUAL (Continued)

137. A public hearing to receive comments regarding an application for a D-1 Liquor Control Overlay and a Specific Use Permit for the sale of alcoholic beverages in conjunction with a general merchandise or food store use greater than 3,500 square feet on property zoned Subdistrict 1 within Planned Development District No. 366 with a D Liquor Control Overlay, at the northwest corner of South Buckner Boulevard and Cordell Drive

Recommendation of Staff: Approval of the D-1 Liquor Control Overlay and approval of a Specific Use Permit for the sale of alcoholic beverages in conjunction with a general merchandise use greater than 3,500 square feet for a two-year period with eligibility for automatic renewal of additional five-year periods, subject to a site plan and conditions

Recommendation of CPC: Denial

Z101-146(JH)

Note: This item was considered by the City Council at a public hearing on May 25, 2011, and was taken under advisement until June 22, 2011, with the public hearing open.

DEVELOPMENT CODE AMENDMENTS - INDIVIDUAL

138. A public hearing to receive comments regarding consideration of amendments to Chapter 51A, the Dallas Development Code, to amend regulations pertaining to sidewalk width requirements in the CA-1(A)-CP and CA-1(A)-SP Districts to allow for a wavier to sidewalk width requirements and an ordinance granting the amendments.

Recommendation of Staff and CPC: Approval

DCA101-006

**BENEFIT ASSESSMENT HEARINGS****Public Works & Transportation**

139. A benefit assessment hearing to receive comments on alley paving and water and wastewater adjustments for the alley between Goodwin Avenue and Vanderbilt Avenue from Laneri Avenue to Glencoe Street, and at the close of the hearing, authorize an ordinance levying benefit assessments, and a contract for the construction with Estrada Concrete Company, LLC, lowest responsible bidder of six - Not to exceed \$59,875 - Financing: 2006 Bond Funds (\$52,675) and Water Utilities Capital Construction Funds (\$7,200)

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

## BENEFIT ASSESSMENT HEARINGS (Continued)

**Public Works & Transportation** (Continued)

140. A benefit assessment hearing to receive comments on alley paving, wastewater main improvements and installation of a storm drainage system for Alley Group 06-1124, and at the close of the hearing, authorize an ordinance levying benefit assessments, and a contract for the construction with Texas Standard Construction, Ltd., lowest responsible bidder of six (list attached) - Not to exceed \$164,459 - Financing: 2003 Bond Funds (\$7,343), 2006 Bond Funds (\$99,192), Water Utilities Capital Improvement Funds (\$55,686) and Water Utilities Capital Construction Funds (\$2,238)

## THOROUGHFARE PLAN AMENDMENTS

**Sustainable Development and Construction**

141. A public hearing to receive comments regarding an amendment to the City of Dallas Thoroughfare Plan to change the dimensional classification of Lamar Street from IH-30 to Corinth Street from a six-lane divided roadway M-6-D(A) within 100 feet of right-of-way to a special five-lane undivided roadway (SPCL-5-U) within 80 feet of right-of-way and 60 feet of pavement; and at the close of the hearing, authorize an ordinance implementing the change - Financing: No cost consideration to the City

## MISCELLANEOUS HEARINGS

**Office of Management Services**

142. A public hearing to receive comments on a proposed expansion and amendment municipal setting designation to prohibit the use of groundwater as potable water beneath property owned by Brenntag Southwest, Inc. and Dallas Area Rapid Transit located near the intersection of Plano and Turbeville Roads and adjacent street rights-of-way, and an ordinance authorizing support of the issuance of a municipal setting designation to Brenntag Southwest, Inc. 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  
Recommendation of Staff: Approval
143. A public hearing to receive comments on a proposed municipal setting designation to prohibit the use of groundwater as potable water beneath property owned by Branham Ringer Partnership located near the intersection of Commerce Street and Vilbig Road and adjacent street rights-of-way, and an ordinance authorizing support of the issuance of a municipal setting designation to Quality Ironworks, Inc. 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  
Recommendation of Staff: Approval

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

## MISCELLANEOUS HEARINGS (Continued)

**Office of Management Services (Continued)**

144. A public hearing to receive comments on a proposed municipal setting designation to prohibit the use of groundwater as potable water beneath property owned by Westdale Properties America I, Ltd., Westdale Properties, Westdale Deep Ellum Lofts, and Dallas Area Rapid Transit located near the intersection of Main Street and Trunk Avenue and adjacent street rights-of-way, and an ordinance authorizing support of the issuance of a municipal setting designation to Westdale Asset Management, Ltd. 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  
Recommendation of Staff: Approval

## MISCELLANEOUS HEARINGS - DESIGNATED PUBLIC SUBSIDY MATTERS

**Economic Development**Cedars TIF District

**Note:** Item Nos. 145 and 146 must be considered collectively.

145. \* A public hearing to receive comments to consider an amendment to the Tax Increment Financing Reinvestment Zone Number Four (Cedars TIF District) Project Plan and Reinvestment Zone Financing Plan (Project Plan) to: **(1)** extend the term of the TIF District for a 10 year period from December 31, 2012 through December 31, 2022; **(2)** decrease the City of Dallas' participation after tax year 2012 from 100% to 90%; **(3)** direct the City Manager to negotiate an increase in Dallas County's participation rate after tax year 2012 from 65% to 75% and to execute an amendment to the Inter-local Agreement between the City of Dallas and Dallas County to reflect such increase; **(4)** amend the Cedars TIF Infrastructure Improvements - Street Construction/Streetscape/ Water/Wastewater/Drainage Improvements/ East-West Corridor Construction budget line item to include Public Open Spaces and Economic Development Grants; and **(5)** make corresponding modifications to the Cedars Project Plan to reflect these amendments - Financing: No cost consideration to the City
146. \* An ordinance amending Ordinance Nos. 21492 and 23092, passed on December 9, 1992 and April 9, 1997, respectively to: **(1)** extend the term of the TIF District for a 10 year period from December 31, 2012 through December 31, 2022; **(2)** decrease the City of Dallas' participation after tax year 2012 from 100% to 90%; **(3)** direct the City Manager to negotiate an increase in Dallas County's participation rate after tax year 2012 from 65% to 75% and to execute an amendment to the Inter-local Agreement between the City of Dallas and Dallas County to reflect such increase; **(4)** amend the Cedars TIF Infrastructure Improvements - Street Construction/Streetscape/ Water/Wastewater/Drainage Improvements/ East-West Corridor Construction budget line item to include Public Open Spaces and Economic Development Grants; and **(5)** make corresponding modifications to the Cedars Project Plan to reflect these amendments - Financing: No cost consideration to the City



PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

MISCELLANEOUS HEARINGS - DESIGNATED PUBLIC SUBSIDY MATTERS (Continued)

**Economic Development (Continued)**

**Cedars TIF District**

**Note:** Item Nos. 147 and 148 must be considered collectively.

- 147. \* Authorize **(1)** a development agreement with 1400 Belleview GP, LLC., to dedicate existing and future TIF revenues supporting the development of 1400 Belleview project located at 1401 Browder Street located in Tax Increment Financing Reinvestment Zone Four (Cedars TIF District); and **(2)** the Cedars TIF District Board of Directors to dedicate up to \$1,657,916 from existing and future Cedars TIF District revenues in accordance with the development agreement - Not to exceed \$1,657,916 - Financing: Cedars TIF District Funds
  
- 148. \* A resolution declaring the intent of Tax Increment Financing District Reinvestment Zone Number Four (Cedars TIF District) to pay 1400 Belleview GP, LLC., for eligible expenditures pursuant to the development agreement with 1400 Belleview GP, LLC. - Financing: No cost consideration to the City
  
- 149. A public hearing to receive comments concerning the renewal of the Prestonwood Public Improvement District, in accordance with Chapter 372 of the Texas Local Government Code, for the specified area of 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 at the close of the hearing, authorize **(1)** approval of a resolution renewing the Prestonwood Public Improvement District for a period of seven years; **(2)** approval of the Service Plan for the purpose of providing supplemental public services, to be funded by assessments on real property and real property improvements in the District; and **(3)** a management contract with the Prestonwood Homeowners Association Inc., a non-profit corporation as the management entity for the Prestonwood Public Improvement District - Financing: No cost consideration to the City

**Land Bank (DHADC) Sale of Lots to East Dallas Community Organization**  
Agenda Item #27

<u>Property Address</u>	<u>Mapsco</u>	<u>Council District</u>
2519 Ghent Street	56C	7
2340 Harding Street	56C	7
2344 Harding Street	56C	7
2414 Harding Street	56C	7
2431 Hooper Street	56C	7
2439 Hooper Street	56C	7

**Land Bank (DHADC) Sale of Lots to Ecological Community Builders**  
Agenda Item #28

<u>Property Address</u>	<u>Mapsc</u>	<u>Council District</u>
2403 Hooper Street	56C	7
2254 Macon Street	56C	7
2337 Macon Street	56C	7
2344 Starks Avenue	56C	7
2404 Starks Avenue	56C	7
2410 Starks Avenue	56C	7
2415 Starks Avenue	56C	7
2543 Starks Avenue	56D	7
2555 Starks Avenue	56D	7
2559 Starks Avenue	56D	7

**Lots Acquired from Land Bank (DHADC) by Dallas Neighborhood Alliance For Habitat**  
Agenda Item #29

<u>Property Address</u>	<u>Mapsco</u>	<u>Council District</u>
2510 Hooper Street	56C	7
2531 Hooper Street	56D	7
2563 Starks Avenue	56D	7
4922 Crozier Street	56C	7
2430 Starks Avenue	56C	7
5027 Marne Street	56D	7
2701 Hastings Street	56C	7
2714 Stephenson Street	56C	7
5118 Echo Avenue	56D	7
2718 Hastings Street	56C	7
5034 Marne Street	56D	7

**Lots Owned by Dallas Neighborhood Alliance  
for Habitat to be Exchanged for Land Bank Lots**

<u>Property Address</u>	<u>Mapsco</u>	<u>Council District</u>
4515 Baldwin Street	46R	7
4606 Baldwin Street	46R	7
4620 Baldwin Street	46R	7
4507 Jamaica Street	46R	7
4527 Jamaica Street	46R	7
1931 Angelina Drive	44E	3
4317 Aztec Drive	65D	4
4403 Cardinal Drive	65D	4
4406 Cardinal Drive	65D	4
2414 Custer Drive	65D	4
2630 Wilhurt Avenue	65D	4

**Bexar Street Neighborhood Lots to be  
Conveyed to Ecological Community Builders**  
Agenda Item #32

<u>Parcel No.</u>	<u>Address</u>	<u>DCAD Amount</u>
W17	2451 Starks Avenue	\$2,000
W27	2449 Starks Avenue	\$4,000
W28	2445 Starks Avenue	\$4,000

**Street Reconstruction Group 06-621**  
Agenda Item #48

<u>Project</u>	<u>Limits</u>	<u>Council District</u>
Gordon Street	from Swiss Avenue to Live Oak Street	14
St. Paul Street (S)	from Gano Street to 250 feet South of Gano Street	2

**Street Group 06-455**  
Agenda Item #56

<u>Project</u>	<u>Limits</u>	<u>Council District</u>
Bainbridge Drive	from Camp Wisdom Road to Cliffwood Drive	8
Fairway Avenue	from alley west of Gill Street to James Street	7
Fowler Street	from Missouri Avenue to Illinois Avenue	4
Locust Avenue	from Dalton Drive to Aztec Drive including Dalton Drive from Scotland Drive to Locust Avenue	4
Missouri Avenue (E)	from Fowler Street to Illinois Avenue	4
Old Homestead Drive	from Pleasant Drive to Jeran Drive to Manhattan Drive to Holcomb Road	5

**Bexar Street Employment Center, Street Group III**  
Agenda Item #60

<b><u>Street Reconstruction Projects</u></b>	<b><u>Council District</u></b>	<b><u>Amount</u></b>
Budd Street from Bexar Street to Sunday Street	7	\$15,125.00
Canaan Street from Dead-end to Bonton Street	4	\$18,275.00
Easley Street from Bexar Street to Municipal Street	7	\$5,670.00
Municipal Street from Bexar Street to Easley Street	4, 7	\$5,940.00
Saint Claire Street from Sunday Street to Bexar Street	7	\$9,900.00
Sunday Street from Budd Street to Easley Street	7	\$8,110.00
Wells Street from Bexar Street to Canaan Street	4, 7	\$25,135.00



**Mockingbird Plaza Sustainable Development Project**  
Agenda Item #62

<b><u>Project</u></b>	<b><u>Council District</u></b>
Twin Sixties Drive from Central Expressway Service Road to Worcola Street	14
SMU Boulevard from Central to Greenville Avenue	14
Sidewalk/Trail along DART rail line from SMU Boulevard to Mockingbird Station	14

**Acacia Village Apartments Resident List**  
Agenda Item #74

<u>Apt #</u>	<u>Occupant(s)</u>	<u>Rental Assistance Payment</u>	<u>Moving Expense Payment</u>	<u>Total Relocation Assistance</u>
111	Domingo Rayo & Carolina Rayo	\$25,753	\$1,000	\$26,753
156	Hipolito Aguilar & Herma Gonzalez	\$34,944	\$1,100	\$36,044
157	Agapito Renteria & Martina Flores	\$20,748	\$1,000	\$21,748
1002	Joel Rodriguez & Veronica Medina	\$9,408	\$850	\$10,258
2011	Martin O. Cruz & Ema Salgado-Calderon	<u>\$8,358</u>	<u>\$850</u>	<u>\$9,208</u>
	<b>Total</b>	\$99,211	\$4,800	\$104,011

**Installation of Water and Wastewater Mains at 8 Locations**  
Agenda Item #89

**District 4**

Loop 12 (Ledbetter Drive) from Houston School Road to Marsalis Avenue  
Missouri Avenue from Kellogg Avenue to Lancaster Road

**District 11**

Montfort Drive / Knoll Trail Drive from Keller Springs Road to Belt Line Road\*  
U.S. Highway 75 (Central Expressway) from Walnut Hill Lane north

**District 13**

Boedeker Street from Loop 12 (Northwest Highway) to Walnut Hill Lane  
Edgemere Road from Walnut Hill Lane to Prestonshire Lane

**District 14**

Brookside Drive from La Vista Drive to Tremont Street  
Reiger Avenue from Paulus Avenue to Dysart Circle

\*Trenchless Technology

June 22, 2011

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**Alley Group 06-1124**  
Agenda Item #140

<b><u>Project Limits</u></b>	<b><u>Council District</u></b>
Alley between Nebraska Avenue and Ramona Avenue from Maywood Avenue to Graceland Avenue	4
Alley between Thurston Drive and Wanebe Avenue from Bombay Avenue to Gilford Street	2

A closed executive session may be held if the discussion of any of the above agenda items concerns one of the following:

1. Contemplated or pending litigation, or matters where legal advice is requested of the City Attorney. Section 551.071 of the Texas Open Meetings Act.
2. The purchase, exchange, lease or value of real property, if the deliberation in an open meeting would have a detrimental effect on the position of the City in negotiations with a third person. Section 551.072 of the Texas Open Meetings Act.
3. A contract for a prospective gift or donation to the City, if the deliberation in an open meeting would have a detrimental effect on the position of the City in negotiations with a third person. Section 551.073 of the Texas Open Meetings Act.
4. Personnel matters involving the appointment, employment, evaluation, reassignment, duties, discipline or dismissal of a public officer or employee or to hear a complaint against an officer or employee. Section 551.074 of the Texas Open Meetings Act.
5. The deployment, or specific occasions for implementation of security personnel or devices. Section 551.076 of the Texas Open Meetings Act.
6. Deliberations regarding Economic Development negotiations. Section 551.087 of the Texas Open Meetings Act.

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**PUBLIC MEETINGS FOR JUNE 16 - JUNE 30, 2011**

**Tuesday, June 28, 2011**

Municipal Library Board

4:00 p.m.

J. Erik Jonsson Central Library, Municipal Library Board Room