

RECEIVED

**\*SUPPLEMENTAL ADDENDUM TO THE REVISED ADDENDUM**

**CITY COUNCIL MEETING  
WEDNESDAY, JUNE 27, 2012  
CITY OF DALLAS  
1500 MARILLA  
COUNCIL CHAMBERS, CITY HALL  
DALLAS, TX 75201  
9:00 A.M.**

2012 JUN 23 AM 11:58

CITY SECRETARY  
DALLAS, TEXAS

**REVISED ORDER OF BUSINESS**

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

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

**OPEN MICROPHONE**

**CLOSED SESSION\***

**MINUTES**

Item 1

**CONSENT AGENDA**

Items 2 - 66

**CONSENT ADDENDUM**

Items 1 - 26

**ITEMS FOR INDIVIDUAL CONSIDERATION**

No earlier  
than 9:15 a.m.

Items 67 - 82  
Addendum Items 27 - 29, 30

**PUBLIC HEARINGS AND RELATED ACTIONS**

1:00 p.m.

Items 83 - 104

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

**ADDITIONS:**

**Closed Session**

6ES

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

- Legal issues under the Texas Public Information Act regarding requests for personally identifiable information

**CONSENT ADDENDUM**

**Aviation**

1. Authorize an application for and acceptance of a grant from the Federal Aviation Administration for the federal share of the eligible capital improvement projects at Dallas Love Field - Not to exceed \$3,435,277 - Financing: Federal Aviation Administration Airport Improvement Program Grant Funds

**Business Development & Procurement Services**

2. An ordinance amending Chapter 2 of the Dallas City Code to: **(1)** provide that a preference may be given to local businesses in awarding City contracts under certain circumstances; **(2)** raise the thresholds on when City contracts must be competitively bid or approved by the City Council as authorized by state law; and **(3)** raise the thresholds on when settlements of claims against the City must be approved by the City Council - Financing: This action has no cost consideration to the City
3. Authorize a three-year service contract, with two one-year renewal options, for a workforce leadership development program - Finish Well Companies, Inc. dba Global Bridgebuilders, most advantageous proposer of four - Not to exceed \$800,000 - Financing: Current Funds (\$515,000), Water Utilities Current Funds (\$225,000) and Aviation Current Funds (\$60,000) (subject to annual appropriations)
4. Authorize a five-year service contract for maintenance, support and upgrades for the Citizen Request Management System - Motorola Solutions, Inc. through the Houston-Galveston Area Council of Governments Purchasing Cooperative - Not to exceed \$1,835,653 - Financing: Current Funds (subject to annual appropriations)

**SUPPLEMENTAL ADDENDUM TO THE REVISED ADDENDUM  
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JUNE 27, 2012**

ADDITIONS: (Continued)

CONSENT ADDENDUM (Continued)

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

5. Authorize **(1)** a five-year service contract for maintenance, support and upgrade of the Kronos system in the amount of \$800,063; and **(2)** a five-year master agreement for hardware and software for the Kronos system in the amount of \$572,541 - Kronos Incorporated, most advantageous proposer of two - Total not to exceed \$1,372,604 - Financing: Current Funds (subject to annual appropriations)
6. Authorize Supplemental Agreement No. 1 to increase the maintenance and support service contract with Orion Communications, Inc. to provide enhancements to the Orion Communications software applications utilized by Police and Court and Detention Services for court case scheduling and to extend the term through January 31, 2015 - Not to exceed \$172,765, from \$223,870 to \$396,635 - Financing: Current Funds
7. Authorize an acquisition contract for the purchase and implementation of a ballistic identification system - Forensic Technology WAI, Inc., Sole Source - Not to exceed \$153,000 - Financing: Office of the Governor, Criminal Justice Division State Grant Funds
8. Authorize **(1)** an acquisition contract for the purchase and implementation of an enterprise virtual tape library system and decommission of the existing system in the amount of \$1,580,304; **(2)** a six-year service contract for maintenance and support of the virtual tape library system in the amount of \$726,052 - PetroSys Solutions, Inc. dba PSI Technology, most advantageous proposer of four; and **(3)** an increase in appropriations in the amount of \$1,580,304, from \$19,373,020 to \$20,953,324 in the Municipal Lease Agreement Fund - Total not to exceed \$2,306,356 - Financing: Municipal Lease Agreement Funds (\$1,580,304) and Current Funds (\$726,052) (subject to annual appropriations)

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ADDITIONS: (Continued)

CONSENT ADDENDUM (Continued)

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

9. Authorize **(1)** a five-year acquisition contract for the purchase and implementation of enterprise servers - Thomas Gallaway Corporation dba Technogent in the amount of \$1,559,835; **(2)** a five-year acquisition contract for the purchase and implementation of enterprise servers - Hewlett Packard Company in the amount of \$1,022,048, through the Department of Information Resources, State of Texas Cooperative contract; **(3)** a five-year service contract for maintenance and support of existing servers - Thomas Gallaway Corporation dba Technogent in the amount of \$805,912; and **(4)** a five-year service contract for system architecture, server management, configurations, and implementation - Hewlett Packard Company in the amount of \$837,737 through the Department of Information Resources, State of Texas Cooperative contract, most advantageous proposers of five - Total not to exceed \$4,225,532 - Financing: Current Funds (subject to annual appropriations)

**City Attorney's Office**

10. An ordinance adding Chapter 8A and an amendment to Chapter 33 of the Dallas City Code to provide: **(1)** licensing procedures, requirements, qualifications, and fees for boarding home facilities; **(2)** requirements and procedures for inspection of boarding home facilities; **(3)** construction, maintenance, reporting, record keeping, education, and care requirements for boarding home facilities; **(4)** requirement for criminal background history checks for the owners, operators, and employees of boarding home facilities; **(5)** food handler requirements for boarding home facilities that serve community meals; and **(6)** updated terminology in Chapter 33 to correspond with changes to Chapter 247 of the Texas Health and Safety Code governing assisted living facilities - Financing: No cost consideration to the City

**City Controller's Office**

11. Authorize the preparation of plans for issuance in an amount not to exceed \$435,000,000 in Waterworks and Sewer System Revenue Refunding Bonds, Series 2012A/B - Financing: This action has no cost consideration to the City

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ADDITIONS: (Continued)

CONSENT ADDENDUM (Continued)

**Housing/Community Services**

12. Authorize an amendment to Resolution No. 12-0167, previously approved on January 11, 2012, to amend the existing conditional grant agreement with Urban Mixed-Use, LLC to extend the construction start date from June 2012 to June 2013 for the construction of thirty-eight residential units as part of the Economic Development Plan for the JB Jackson Transit Area - Financing: No cost consideration to the City
13. Authorize acquisition of one parcel improved with a vacant multifamily residential structure located at 3015 Grand Avenue for the redevelopment of this site (list attached) - Not to exceed \$450,730 (including estimated closing costs and title expenses) - Financing: 2010-11 Community Development Block Grant Funds (\$430,730) and Current Funds (\$20,000)

**Office of Cultural Affairs**

14. Authorize a contract with the Museum of African American Life and Culture for services provided to the City through the Cultural Services Contracts Program during the period October 1, 2011 through September 30, 2012 - Not to exceed \$108,828 - Financing: Current Funds

**Office of Financial Services**

15. A resolution removing a requirement that Time Warner Cable, Inc. ("Time Warner Cable") provide free service to schools when operating under a State-Issued Cable Franchise; and providing an effective date - Financing: No cost consideration to the City

**Public Works Department**

16. Authorize an increase in the construction contract with Lee Lewis Construction, Inc. for the removal and replacement of concrete floor for the Lobby A and A/B Prefunction Area Interior Improvement Project at the Dallas Convention Center - Not to exceed \$171,333, from \$1,329,155 to \$1,500,488 - Financing: 2009 Convention Center Revenue Bonds

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ADDITIONS: (Continued)

CONSENT ADDENDUM (Continued)

**Public Works Department** (Continued)

17. Authorize an increase in the construction contract with Ratcliff Constructors, LP to the 2014 Main Street Municipal Building Annex Renovation Project for updated plan modifications that comply with amended program requirements including modifications to the mechanical, electrical and plumbing system, security enhancements, elevator upgrades, new electrical switchgear and new water utility service - Not to exceed \$646,172, from \$9,286,644 to \$9,932,816 - Financing: 2006 Bond Funds (\$616,706) and Current Funds (\$29,466)

**Sustainable Development and Construction**

18. Authorize an amended and restated lease agreement with Cobalt Industrial REIT to: **(1)** extend the lease term for an additional ten years with one five-year renewal option; and **(2)** amend the current leased square footage for office/classroom space of approximately 46,730 square feet to include an additional 11,371 square feet of office/classroom space for a total of approximately 58,101 square feet of space located at 5310 and 5610 Red Bird Center Drives, for the continued use of a Police Training and Education Academy and a vehicle obstacle course, for the extended period of August 1, 2012 through July 31, 2022, plus additional rental for leasehold improvements for the expansion space, in an amount not to exceed \$1,266,284 (additional base monthly rental during extended and amended term \$7,826,391) - Total not to exceed \$9,092,675 - Financing: Current Funds (subject to annual appropriations)
19. An ordinance amending Chapter 52, "Administrative Procedures for the Construction Codes," of the Dallas City Code, as amended; providing definitions for temporary structures and value or valuation, requiring research reports when supporting data is necessary to assist in the evaluation of alternate materials or methods of construction, amending the requirements for approval of alternate materials or methods of construction, amending the minimum requirements for a person to be considered for the position of building official, amending the scope of work that does not require a permit, correcting the occupancy of the alternative provisions section, adding provisions on withholding permits and inspections, and providing for fee exemptions for work involving structures owned by the United States or the State of Texas that are devoted exclusively to governmental use in Chapter 52; providing a penalty not to exceed \$2,000; providing a saving clause; providing a severability clause; and providing an effective date - Financing: No cost consideration to the City

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ADDITIONS: (Continued)

CONSENT ADDENDUM (Continued)

**Sustainable Development and Construction** (Continued)

20. An ordinance amending Ordinance No. 28485, which abandoned portions of two street and utility easements, two drainage easements, two water easements, and four utility easements to Lovers Tradition, LP, to allow for the dedication of needed right-of-way by separate instrument and/or replat, to extend the dedication deadline from one year to eighteen months and to extend the deadline to complete certain paving and drainage infrastructure requirements from one year to eighteen months - Revenue: \$5,400 plus the \$20 ordinance publication fee
21. An ordinance abandoning a portion of Llewellyn Avenue to Jose´ Fuentes Co., Inc., the abutting owner, containing approximately 5,917 square feet of land located near the intersection of Seventh Street and Llewellyn Avenue and authorizing the quitclaim - Revenue: \$65,088 plus the \$20 ordinance publication fee

**Trinity Watershed Management**

22. Authorize a construction contract with AUI Contractors, LP, lowest responsible bidder of eight, for the construction of the Levee Drainage System - Hampton-Oak Lawn Sump, also referred to as the Baker Pump Station - Not to exceed \$37,869,184 - Financing: 2006 Bond Funds
23. Authorize Supplemental Agreement No. 4 to the professional services contract with Jacobs Engineering Group, Inc., for additional design services on the Levee Drainage System - Hampton-Oak Lawn Sump also referred to as Baker Pump Station to complete the design of the sump improvements including the evaluation of the hydraulic conditions within the discharge pipe, respond to U.S. Army Corps of Engineers (USACE) approval process, and additional construction management services - Not to exceed \$1,500,000, from \$14,023,440 to \$15,523,440 - Financing: 2006 Bond Funds
24. Authorize Supplemental Agreement No. 2 to the contract with Oncor Electric Delivery Company LLC to increase the escrow of City funds for disbursement of the City's twenty-five percent share of the incremental cost to underground approximately 0.7 miles of the Public Utility Commission of Texas approved 345-kilovolt West Levee to Norwood transmission line from the West Levee switching station to near Sylvan Avenue - Not to exceed \$1,084,421, from \$4,500,000 to \$5,584,421 - Financing: 1998 Bond Funds

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ADDITIONS: (Continued)

CONSENT ADDENDUM (Continued)

**Trinity Watershed Management** (Continued)

25. Authorize acquisition from Oncor Electric Delivery Company, LLC of approximately 2,859 square feet of land improved with a fence and related electrical improvements which require relocation and the conveyance of an easement to Oncor containing approximately 2,112 square feet, both located near the intersection of Sylvan Avenue and Morris Street for the Sylvan Bridge Project - Not to exceed \$181,431 (\$29,431 plus closing costs and title expenses not to exceed \$2,000, plus a relocation expense not to exceed \$150,000) - Financing: 2006 Bond Funds
26. Authorize settlement, in lieu of proceeding with condemnation, for four unimproved tracts of land containing a total of approximately 73,441 square feet from TKD Mapleshade, LLC located on Creek Drive near its intersection with Cross Timbers Lane for the McKamy Branch (Upper) Project - Not to exceed \$447,376 (\$440,646 plus closing costs and title expenses not to exceed \$6,730) - Financing: 2003 Bond Funds

ITEMS FOR INDIVIDUAL CONSIDERATION

**DESIGNATED PUBLIC SUBSIDY MATTERS**

**Housing/Community Services**

27. Authorize a loan in the amount of \$3,653,000 to Cadillac Apartments LLC for development costs associated with the construction of Cadillac Apartments, a 164-unit multifamily residential development for low income permanent supportive housing, to be located at the Southwest corner of Cadiz and South Ervay Streets, contingent upon award of Texas Department of Housing and Community Affairs (TDHCA) 9% low-income housing tax credits (LIHTC) for 2012 - Total not to exceed \$3,653,000 - Financing: 2012-13 HOME Investment Partnership Program Grant Funds (subject to appropriations)



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ADDITIONS: (Continued)

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

DESIGNATED PUBLIC SUBSIDY MATTERS (Continued)

**Housing/Community Services** (Continued)

28. Authorize **(1)** a loan in an amount of \$2,000,000 to EVERgreen Residential Ltd. for development costs associated with the construction of EVERgreen Residences, a 130-unit multifamily residential development for low income permanent supportive housing for families, to be located at 1701 Canton Street, contingent upon award of Texas Department of Housing and Community Affairs (TDHCA) 9% low-income housing tax credits (LIHTC) for 2012; and **(2)** a set aside of up to \$2,603,720 for the acquisition and site improvements at the 1701 Canton Street contingent upon award of TDHCA 9% LIHTC for the EVERgreen Residences for 2012 - Total not to exceed \$4,603,720 - Financing: 2010-11 HOME Investment Partnership Program Grant Funds (\$2,000,000), 2005 Bond Funds (\$620,000) and 2012-13 Community Development Block Grant Funds (\$1,983,720) (subject to appropriations)
29. Authorize a loan in the amount of \$475,000 to Frazier HS, L.P. for development costs associated with the construction of Hatcher Square, a 136-unit multifamily residential development for low income families, to be located at 4600 Scyene Road, contingent upon award of Texas Department of Housing and Community Affairs (TDHCA) 9% low-income housing tax credits (LIHTC) for 2012 -Total not to exceed \$475,000 - Financing: 2011-12 HOME Investment Partnership Program Grant Funds

**Trinity Watershed Management**

30. Authorize an Interlocal Agreement with the Texas Department of Transportation to establish responsibilities for construction funding for the bicycle and pedestrian components of the Margaret McDermott (IH30) Bridge over the Trinity River - Financing: This action has no cost consideration to the City

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**DELETION:**

**Sustainable Development and Construction**

90. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Planned Development Subdistrict No. 82 for O-2 Subdistrict Uses with a D Liquor Control Overlay within Planned Development District No. 193, the Oak Lawn Special Purpose District, on the northeast line of Fairmount Street, between Enid Street and Turtle Creek Boulevard  
Recommendation of Staff and CPC: Approval, subject to a development plan, landscape plan, and conditions, with retention of the D Liquor Control Overlay  
Z112-153(RB)

**Grand Avenue Redevelopment Project**  
Addendum Item #13

<u>Owner</u>	<u>Property Address</u>	<u>Offer Amount</u>	<u>Mapsco</u>	<u>Council District</u>
Kouroush Investments, L.L.C.	3015 Grand Avenue	\$425,730	46-P	7