

**ANNOTATED AGENDA  
CITY COUNCIL MEETING  
NOVEMBER 14, 2012  
CITY OF DALLAS  
1500 MARILLA  
COUNCIL CHAMBERS, CITY HALL  
DALLAS, TEXAS 75201  
9:05 A.M. – 2:54 P.M.**

Invocation and Pledge of Allegiance (Council Chambers)  
**[12-2720]**

Agenda Item/Open Microphone Speakers  
**[12-2721]**

VOTING AGENDA

1. Approval of Minutes of the October 24, 2012 City Council Meeting  
**[12-2722; APPROVED]**

CONSENT AGENDA  
**[12-2723; APPROVED]**

**Aviation**

2. Authorize **(1)** a forty-year lease agreement of approximately 635,538 square feet of land for aviation use development with a capital commitment of \$9,000,000 to be expended within 24 months from the effective date of the lease with an additional \$4,000,000 to be expended within 10 years; and **(2)** a forty-year lease agreement of approximately 414,600 square feet of land for commercial development with a total capital commitment of \$8,000,000 to be expended within 24 months from the effective date of the lease with Reed Enterprises Investment Holdings, LP at Dallas Love Field - Estimated Annual Revenue: \$926,238  
**[12-2724; APPROVED AS AN INDIVIDUAL ITEM]**

**Business Development & Procurement Services**

3. Authorize a three-year service contract for minor plumbing repair and installation of high-efficiency fixtures for low income households as part of the Water Conservation Program - Astar Heat & Air Inc. dba A Star Heat & Air, lowest responsible bidder of three - Not to exceed \$2,018,837 - Financing: Water Utilities Current Funds (subject to annual appropriations)  
**[12-2725; APPROVED]**

CONSENT AGENDA (Continued)

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

4. Authorize **(1)** a ten-year concession contract, with one five-year renewal option, with Service America Corporation dba Centerplate, the most advantageous proposer of four, to provide food and beverage services at the Convention Center with the City to receive a 95% concession revenue share of annual gross sales (annual gross revenues are estimated to be \$9,850,000 less allowable expenses and sales tax); and **(2)** the City to pay Service America Corporation dba Centerplate an annual management fee of \$450,000 for years 2012-2017 and \$500,000 for years 2018-2022 - Total management fee not to exceed \$4,750,000 - Financing: Convention and Event Services Current Funds (subject to annual appropriations)  
**[12-2726; APPROVED AS AN INDIVIDUAL ITEM]**
5. Authorize a one-year master agreement for Cisco communication equipment and SmartNet maintenance services for new projects - AT&T, through the State of Texas Department of Information Resources contract - Not to exceed \$1,684,353 - Financing: Current Funds  
**[12-2727; APPROVED]**
6. Authorize a two-year master agreement for the purchase of pesticides and herbicides - BWI Companies, Inc. in the amount of \$321,574, Winfield Solutions, LLC in the amount of ~~\$3,096,866~~ \$309,866 and Red River Specialties, Inc. in the amount of \$9,783, lowest responsible bidders of three - Total not to exceed \$641,223 - Financing: Current Funds (\$631,948) and Water Utilities Current Funds (\$9,275)  
**[12-2728; APPROVED] \*Note: Typographical error corrected.**
7. Authorize a two-year master agreement for ferric sulfates to be used in the water purification process - General Chemical Performance Products, LLC, lowest responsible bidder of three - Not to exceed \$13,244,000 - Financing: Water Utilities Current Funds  
**[12-2729; APPROVED]**
8. Authorize a three-year master agreement for ballistic body armor for Police - Renegade Armor, LLC in the amount of \$677,852 and GT Distributors, Inc. in the amount of \$120,787, most advantageous proposers of seven - Total not to exceed \$798,639 - Financing: Current Funds  
**[12-2730; APPROVED]**

CONSENT AGENDA (Continued)

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

9. Authorize a three-year master agreement for the purchase of furniture, floor covering and related support services with Haworth, Inc., Herman Miller, Inc., Knoll, Inc., Virco, Inc., National Office Furniture, Peter Pepper Products, Inc., Hon Office Furniture, Mohawk Industries, Milliken & Company, Shaw Industries, Interface, Texas Correctional Industries and their associated distributors through the U.S. Communities Government Purchasing Alliance, Texas Multiple Award Schedules and Texas Department of Criminal Justice, Texas Correctional Industries - Not to exceed \$9,923,000 - Financing: Current Funds (\$1,603,000), Capital Construction Funds (\$2,100,000), Aviation Capital Construction Funds (\$1,000,000), Water Utilities Current Funds (\$2,560,000), 2006 Bond Funds (\$2,140,000), 2009 Convention Center Revenue Bonds (\$485,000) and 2010 Certificates of Obligation (\$35,000)  
**[12-2731; APPROVED]**

**City Attorney's Office**

10. Authorize settlement of a lawsuit styled City of Dallas v. Carolyn McClain et al., Cause No. cc-11-04102-e, pending in County Court at Law No. 5, to acquire from defendants a tract of land containing approximately 2,500 square feet located near the intersection of Young and Lamar Streets - Not to exceed \$226,000 (\$223,000 plus closing costs and title expenses not to exceed \$3,000) - Financing: General Capital Reserve Funds (\$132,000) and 2008 Certificates of Obligation (\$94,000)  
**[12-2732; APPROVED]**

**City Controller's Office**

11. Authorize the annual adoption of the City's Investment Policy regarding funds under the City's control and the investment strategies for each of the funds under the City's management - Financing: No cost consideration to the City  
**[12-2733; APPROVED]**

**Housing/Community Services**

12. Authorize the subordination of a lien on a secured, no interest forgivable loan to Spida, Inc. (dba) Braswell Child Development Center (Spida), for substantial rehabilitation at 2203 South 2<sup>nd</sup> Avenue that was authorized pursuant to Resolution No. 00-3092, previously approved on October 11, 2000 - Financing: No cost consideration to the City  
**[12-2734; APPROVED]**

CONSENT AGENDA (Continued)

**Housing/Community Services** (Continued)

13. Authorize the re-designation of eighteen census tracts comprising five Neighborhood Investment Program target areas for a minimum of two years, beginning October 1, 2012 and designate all Neighborhood Investment Program target areas as Low Income Housing Tax Credit Community Revitalization Plan target areas - Financing: No cost consideration to the City  
**[12-2735; APPROVED]**
  
14. Authorize a twelve-month contract, with one twelve-month renewal option, with Legal Aid of Northwest Texas, Inc. to provide eligible Emergency Solutions Grant (ESG) essential services to the homeless for the period October 1, 2012 through September 30, 2013 - Not to exceed \$68,362 - Financing: 2012-13 Emergency Solutions Grant Funds  
**[12-2736; APPROVED]**
  
15. Authorize a twelve-month contract, with one twelve-month renewal option, with The Family Place, Inc. to provide eligible Emergency Solutions Grant (ESG) essential services, shelter operations, and homeless prevention services to the homeless for the period October 1, 2012 through September 30, 2013 - Not to exceed \$147,450 - Financing: 2012-13 Emergency Solutions Grant Funds  
**[12-2737; APPROVED]**
  
16. Authorize **(1)** an Interlocal Agreement with Dallas County to accept monthly payments in the amount of \$83,333 for eleven months and a final payment in the amount of \$83,337 for the period October 1, 2012 through September 30, 2013, total amount not to exceed \$1,000,000, for providing homeless assistance services at the Bridge through the City's contractor, Bridge Steps; **(2)** the acceptance of a grant from the Texas Department of Housing and Community Affairs (TDHCA) to provide services to the homeless through the Homeless Housing and Services Program (HHSP) in an amount not to exceed \$746,202 for the period October 1, 2012 through September 30, 2013 and execution of the required grant agreements; and **(3)** a fifth amendment to the Management Services Contract, Phase II, with Bridge Steps to: **(a)** allow Bridge Steps to count both the Dallas County and TDHCA funds towards Bridge Steps' required contribution to the Bridge operating budget for the period October 1, 2012 through September 30, 2013, and **(b)** require Bridge Steps to comply with all conditions of the Interlocal Agreement and TDHCA grant agreements - Not to exceed \$1,746,202, from \$3,500,000 to \$5,246,202 - Financing: Current Funds (\$1,000,000) and Texas Department of Housing and Community Affairs Grant Funds (\$746,202)  
**[12-2738; APPROVED]**

CONSENT AGENDA (Continued)

**Housing/Community Services** (Continued)

17. Authorize acquisition of two vacant parcels located at 5414 Bexar Street and 2475 Anderson Street for the proposed Bexar Street Redevelopment Project which is being implemented as part of the Neighborhood Investment Program (list attached) - Not to exceed \$55,000 (\$50,000 plus estimated closing costs and title expenses not to exceed \$5,000) - Financing: 2003-04 Community Development Block Grant Reprogramming Funds  
**[12-2739; APPROVED]**

**Office of Cultural Affairs**

18. Authorize **(1)** the acceptance of a grant from the Texas Commission on the Arts to provide cultural services for the period October 1, 2012 through September 30, 2013; and **(2)** execution of the grant agreement - Not to exceed \$36,150 - Financing: Texas Commission on the Arts Grant Funds  
**[12-2740; APPROVED]**

**Office of Management Services**

19. An ordinance amending Chapter 5A of the Dallas City Code to match recent state law changes to provide a defense to motor vehicle idling restrictions if a vehicle has a gross vehicle weight rating over 14,000 pounds and is equipped with a heavy-duty diesel engine or a liquefied or compressed natural gas engine meeting certain qualifications - Financing: No cost consideration to the City  
**[12-2741; APPROVED; ORDINANCE 28833]**
20. Authorize adoption of the City of Dallas' State Legislative Program for the 83rd Session of the Texas State Legislature - Financing: No cost consideration to the City  
**[12-2742; APPROVED]**
21. Authorize a personal services contract with Jesse Romero for state legislative services for the period October 1, 2012 through September 30, 2013 - Not to exceed \$15,000 - Financing: Current Funds  
**[12-2743; APPROVED]**
22. Authorize a personal services contract with Kwame Walker for state legislative services for the period October 1, 2012 through September 30, 2013 - Not to exceed \$45,000 - Financing: Current Funds  
**[12-2744; APPROVED]**

CONSENT AGENDA (Continued)

**Office of Management Services** (Continued)

23. Authorize a personal services contract with Randy C. Cain for state legislative services for the period October 1, 2012 through September 30, 2013 - Not to exceed \$75,000 - Financing: Current Funds  
**[12-2745; APPROVED]**
24. Authorize a professional services contract with HillCo Partners, LLC for state legislative information and related services for the period October 1, 2012 through September 30, 2013 - Not to exceed \$86,250 - Financing: Water Utilities Current Funds  
**[12-2746; APPROVED]**

**Trinity River Corridor Project**  
**Legislative Services**

**Note:** Item Nos. 25 and 26  
must be considered collectively.

25. \* Authorize a personal services contract with Hector Alcalde for legislative services regarding the Trinity River Corridor Project for the period October 1, 2012 through September 30, 2013 - Not to exceed \$73,800 - Financing: Current Funds  
**[12-2747; APPROVED]**
26. \* Authorize a personal services contract with Paul Schlesinger for legislative services regarding the Trinity River Corridor Project for the period October 1, 2012 through September 30, 2013 - Not to exceed \$43,650 - Financing: Current Funds  
**[12-2748; APPROVED]**
27. Authorize a professional services contract with CapitalEdge Strategies, LLC to provide federal legislative services to the City for the period October 1, 2012 through September 30, 2013 - Not to exceed \$160,000 - Financing: Current Funds  
**[12-2749; APPROVED]**

**Park & Recreation**

28. Authorize an Interlocal Agreement between the Dallas Independent School District (DISD) and the City of Dallas for the Provision of Enhanced Enrichment Programs at up to twenty-two DISD sites from the date of execution through June 30, 2015 - Estimated Revenue: \$441,000  
**[12-2750; APPROVED]**

CONSENT AGENDA (Continued)

**Park & Recreation** (Continued)

29. Authorize a twenty-year development maintenance agreement, with two, ten-year renewal options, between the City of Dallas and the Dallas United Crew Boathouse, LLC, a wholly owned subsidiary of Dallas United Crew, Inc. for the construction, renovation and operation and maintenance of a boathouse and other structures and improvements at White Rock Lake Park - Estimated Revenue: \$150,000  
**[12-2751; APPROVED AS AN INDIVIDUAL ITEM]**
30. Authorize a five-year maintenance agreement between the City of Dallas and Belo Foundation, a Texas nonprofit corporation to provide supplemental maintenance for certain repairs, improvements and enhancements above the normal operating expenses for Belo Garden Park - Financing: No cost consideration to the City  
**[12-2752; APPROVED AS AN INDIVIDUAL ITEM]**
31. Authorize a twelve-month funding agreement with **(1)** Dallas Arboretum and Botanical Society, Inc. in the amount of \$269,098; **(2)** Texas Discovery Gardens in the amount of \$95,862; and **(3)** Dallas County Audubon Society, Inc. dba Audubon Dallas for Cedar Ridge Preserve in the amount of \$33,949 to provide services and programs within the City of Dallas for the period October 1, 2012 through September 30, 2013 - Total not to exceed \$398,909 - Financing: Current Funds  
**[12-2753; APPROVED]**
32. Authorize Supplemental Agreement No. 1 to the professional services contract with Good Fulton & Farrell Architects for services, including specialty consultants for basic and enhanced commissioning of the building and conformity with City of Dallas Green Building Program and City of Dallas Energy Conservation Code for the Livestock Arena at Fair Park located at 1419 South Washington Avenue - Not to exceed \$53,400, from \$869,465 to \$922,865 - Financing: 2006 Bond Funds  
**[12-2754; APPROVED]**

**Police**

33. Authorize payment to the Dallas County Sheriff's Office to reimburse Dallas County for the Dallas County Highway Traffic Program for the period October 1, 2012 through September 30, 2013 - Not to exceed \$800,000 - Financing: Confiscated Monies Funds  
**[12-2755; APPROVED]**

CONSENT AGENDA (Continued)

**Police** (Continued)

34. Authorize **(1)** an application for and acceptance of the 2010 Internet Crimes Against Children Continuation Grant from the U.S. Department of Justice, Office of Juvenile Justice and Delinquency Prevention for response to the sexual abuse and exploitation of children facilitated by the use of computer technology related to the investigation of Internet-facilitated child exploitation, for the period April 1, 2010 through June 30, 2013; and **(2)** execution of the grant agreement - Not to exceed \$427,686, from \$824,027 to \$1,251,713 - Financing: U.S. Department of Justice, Office of Juvenile Justice and Delinquency Prevention Grant Funds  
**[12-2756; APPROVED]**
35. Authorize a continuation of cooperative working agreements with various entities for the period September 28, 2012 through June 30, 2013 through the 2010 Internet Crimes Against Children Continuation Grant (list attached) - Total not to exceed \$126,500, from \$284,780 to \$411,280 - Financing: U.S. Department of Justice, Office of Juvenile Justice and Delinquency Prevention Grant Funds  
**[12-2757; APPROVED]**

**Public Works Department**

36. Authorize a contract with Texas Standard Construction, Ltd., lowest responsible bidder of six, for the construction of street paving, storm drainage, water and wastewater main improvements for Street Group 06-450 (list attached) - Not to exceed \$2,767,919 - Financing: 2006 Bond Funds (\$2,188,307), Water Utilities Capital Construction Funds (\$16,972) and Water Utilities Capital Improvement Funds (\$562,640)  
**[12-2758; APPROVED]**
37. Authorize Supplemental Agreement No. 6 to the professional services contract with Hayden Consultants, Inc. for additional design of street paving, drainage, streetscape, and traffic signal upgrade for Continental Avenue from Core Street to IH 35E and Riverfront Boulevard from Parkhouse Street to the Union Pacific Railroad Project - Not to exceed \$109,118, from \$2,372,318 to \$2,481,436 - Financing: 2003 Bond Funds  
**[12-2759; APPROVED]**



CONSENT AGENDA (Continued)

**Sanitation Services**

38. Authorize a twelve-month Interlocal Agreement with Dallas County for participation in the Dallas Area Household Hazardous Waste Network collection program for the period of October 1, 2012 through September 30, 2013 with an option to extend the agreement for four additional twelve-month periods - Not to exceed \$745,824 - Financing: Current Funds (subject to annual appropriations)  
**[12-2760; APPROVED]**

**Sustainable Development and Construction**

39. Authorize acquisition of approximately 206,057 square feet of land from Gloria Bradford Rice located in Dallas County for the Southwest 120/96-inch Water Transmission Pipeline Project - Not to exceed \$33,408 (\$30,908 plus closing costs and title expenses not to exceed \$2,500) - Financing: Water Utilities Capital Improvement Funds  
**[12-2761; APPROVED]**
40. Authorize an amendment to the contract/application for parking with Central Parking System to extend the contract for an additional four and one-half month period for the continued use of approximately 34 parking spaces within the Elm Street Parking Garage located at 2102 Elm Street near its intersection with Harwood Street by the Public Works Department for the period September 19, 2012 through January 31, 2013 - Total not to exceed \$13,035 - Financing: 2006 Bond Funds  
**[12-2762; APPROVED]**
41. A resolution authorizing the conveyance of two easements containing a total of approximately 10,966 square feet of land to Oncor Electric Delivery Company, LLC to provide electric services to the Elm Fork Soccer Complex located near the intersection of Walnut Hill and Goodnight Lanes - Financing: No cost consideration to the City  
**[12-2763; APPROVED]**
42. Authorize moving expense and rental assistance payments for Walter Waggoner and Connie Poindexter as a result of an official written offer of just compensation to purchase real property at 5811 West Kiest Boulevard for the Future Fire Station Project - Not to exceed \$12,220 - Financing: 2006 Bond Funds  
**[12-2764; APPROVED]**
43. Authorize the quitclaim of 109 properties acquired by the taxing authorities from the Sheriff's Sale to the highest bidders (list attached) - Revenue: \$775,645  
**[12-2765; APPROVED]**

CONSENT AGENDA (Continued)

**Sustainable Development and Construction** (Continued)

44. An ordinance abandoning a portion of a water easement to the Estate of John Allen Curtis, the abutting owner, containing approximately 2,492 square feet of land located near the intersection of Manning Lane and Manchester Drive - Revenue: \$5,400 plus the \$20 ordinance publication fee  
**[12-2766; APPROVED; ORDINANCE 28834]**

**Trinity Watershed Management**

45. Authorize **(1)** execution of a Cooperating Technical Partners (CTP) Agreement with the Federal Emergency Management Agency (FEMA) for FY 2012-2013 to provide cost share for updating certain flood studies in the City of Dallas; **(2)** the receipt and deposit of funds from FEMA in an amount not to exceed \$300,000; **(3)** an increase in appropriations in the amount of \$300,000 in the FEMA Cooperating Technical Partnership Funds; and **(4)** Supplemental Agreement No. 2 with Half Associates, Inc. in the amount of \$620,000, from \$1,786,500 to \$2,406,500, for updating certain flood studies in accordance with the Cooperating Technical Partners (CTP) Agreement with the FEMA for Fiscal Year 2012-13 - Total not to exceed \$620,000 - Financing: Storm Drainage Management Funds (\$320,000) and FEMA Cooperating Technical Partnership Funds (\$300,000)  
**[12-2767; APPROVED]**
46. A resolution authorizing the sale of approximately 107 linear feet of City-owned land located near the intersection of IH-30 and Hotel Street to the Texas Department of Transportation - Revenue: \$1,000  
**[12-2768; APPROVED]**
47. Authorize an increase in the contract with Austin Filter Systems Inc. for erosion control improvements to provide additional gabion retaining wall and blankets, to include a portion of the creek not in the original contract, and additional work necessary due to a water line break (list attached) - Not to exceed \$132,161, from \$965,529 to \$1,097,690 - Financing: 2006 Bond Funds (\$73,720) and Water Utilities Capital Improvement Funds (\$58,441)  
**[12-2769; APPROVED]**

CONSENT AGENDA (Continued)

**Water Utilities**

48. Authorize a contract for the construction of grit removal and screening improvements at the Central Wastewater Treatment Plant - Cardinal Contractors, Inc., lowest responsible bidder of five - Not to exceed \$20,948,000 - Financing: Water Utilities Capital Improvement Funds  
**[12-2770; APPROVED]**
49. Authorize an increase in the contract with DCI Contracting, Inc. for additional work associated with the construction of approximately 1,616 linear feet of concrete trail for the completion of the Trinity Trails Phase Two improvements - Not to exceed \$82,499, from \$3,705,675 to \$3,788,174 - Financing: 1998 Bond Funds  
**[12-2771; APPROVED]**

**Note:** Item Nos. 50 and 51  
must be considered collectively.

**Lake Fork Pump Station**

50. \* Authorize an increase in the contract with BAR Constructors, Inc. for additional work associated with the construction of the Lake Fork Pump Station - Not to exceed \$4,112,949, from \$50,052,400 to \$54,165,349 - Financing: Water Utilities Capital Improvement Funds (\$2,102,960 to be reimbursed by Jacobs Engineering Group)  
**[12-2772; APPROVED]**
51. \* Authorize Supplemental Agreement No. 4 to the professional services contract with Jacobs Engineering Group Inc. to: **(1)** provide construction management and inspection services required for the additional work related to the construction of the Lake Fork Pump Station in the amount of \$799,820; **(2)** fund the maintenance and upkeep services during the re-evaluation and re-design process of the pump station in the amount of \$470,288; and **(3)** accept \$2,102,960 from Jacobs Engineering Group, Inc as compensation for alleged errors and omissions related to the original design of the pump station - Not to exceed \$1,270,108, from \$9,516,275 to \$10,786,383 - Financing: Water Utilities Capital Improvement Funds  
**[12-2773; CORRECTED ON THE ADDENDUM; APPROVED]**

ITEMS FOR INDIVIDUAL CONSIDERATION

**City Secretary's Office**

53 52. 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)

**[12-2774 AND 12-2775; CORRECTED ON THE ADDENDUM; INDIVIDUAL AND FULL COUNCIL; APPOINTMENTS MADE TO BOARDS AND COMMISSIONS]**

53. Receive the report of the Ad Hoc City Council Canvassing Committee and adopt a resolution and order accepting the canvassing committee's report declaring the results of the November 6, 2012 election for the purpose of authorizing general obligation bonds by the qualified voters of the City for funding street improvements, flood protection and storm drainage facilities, and economic development programs - Financing: No cost consideration to the City

**[12-2776; DEFERRED UNTIL SPECIAL CALLED MEETING NOVEMBER 19, 2012]**

**Sustainable Development and Construction**

54. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Richard Whitehead of approximately 1,808 square feet of land located near the intersection of Elm and Washington Streets for the CBD Fair Park Link Project - Not to exceed \$51,466 (\$49,466 plus closing costs and title expenses not to exceed \$2,000) - Financing: 2003 Bond Funds

**[12-2777; APPROVED]**

**DESIGNATED PUBLIC SUBSIDY MATTERS**

**Economic Development**

55. Authorize a six-month professional services contract for planning related to water infrastructure analysis in the Lancaster Corridor - Freese and Nichols, Inc., most advantageous proposer of nine - Not to exceed \$136,100 - Financing: U.S. Department of Housing and Urban Development Grant Funds

**[12-2778; APPROVED]**

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

DESIGNATED PUBLIC SUBSIDY MATTERS (Continued)

**Economic Development** (Continued)

56. Authorize a public hearing to be held on December 12, 2012 to receive comments concerning the creation of City of Dallas Reinvestment Zone No. 79 located at 2154 Royal Lane, Dallas, Texas; and at the close of the hearing, consideration of **(1)** an ordinance creating City of Dallas Reinvestment Zone No. 79; **(2)** a 75 percent real property tax abatement for ten years with 321 Commercial Avenue, LLC and 329 Commercial Avenue, LLC; and **(3)** a Chapter 380 economic development grant agreement pursuant to the Public/Private Partnership Program with 321 Commercial Avenue, LLC or 329 Commercial Avenue, LLC in an amount up to \$575,000 associated with expanding the company's existing operations and the development of a new mixed-use project located at 2144-2154 Royal Lane in Dallas - Financing: No cost consideration to the City  
**[12-2779; APPROVED]**
57. Authorize a public hearing to be held on December 12, 2012 to receive comments on amendments to Tax Increment Financing Reinvestment Zone Number Five (City Center TIF District) and the Project and Reinvestment Zone Financing Plans for the City Center TIF District to: **(1)** create two sub-districts within the City Center TIF District: **(a)** City Center Sub-district (original district boundary) and **(b)** Lamar Corridor/West End Sub-district; **(2)** increase the geographic area of the City Center TIF District to add approximately 27.14 acres to create the Lamar Corridor/West End Sub-district; **(3)** extend the current termination date of the City Center TIF District from December 31, 2012 to December 31, 2022 for the City Center Sub-district and establish a termination date for the Lamar Corridor/West End Sub-district of December 31, 2037; **(4)** decrease the percentage of tax increment contributed by the City of Dallas during the extended term of the TIF District and establish other taxing jurisdictions participation percentages; **(5)** increase the City Center TIF District's budget from \$87,567,717 total dollars to \$151,968,546 total dollars, an increase of \$75,599,171; and **(6)** make corresponding modifications to the City Center TIF District boundary, budget and Project and Reinvestment Zone Financing Plans; and at the close of the hearing consideration of an ordinance amending Ordinance No. 22802, previously approved on June 26, 1996, and Ordinance No. 23034, previously approved on February 12, 1997, as amended, to reflect these amendments - Financing: No cost consideration to the City  
**[12-2780; APPROVED]**

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

DESIGNATED PUBLIC SUBSIDY MATTERS (Continued)

**Economic Development** (Continued)

**Cypress Waters TIF District**

**Note:** Item Nos. 58 and 59  
must be considered collectively.

58. \* Authorize **(1)** a development agreement with Billingsley LD, Ltd., to dedicate future TIF revenues for TIF eligible project costs related to the Cypress Waters Phase 2 development located at the northeast quadrant of South Belt Line Road and Hackberry Road in Tax Increment Financing Reinvestment Zone Number Nineteen (Cypress Waters TIF District); and **(2)** the Cypress Waters TIF District Board of Directors to dedicate an amount not to exceed \$6,522,398 plus an additional grant in an amount not to exceed five percent per year of such dedication as necessary and convenient to the implementation of the Cypress Waters TIF District Project Plan - Not to exceed \$6,522,398 - Financing: Cypress Waters TIF District Funds  
**[12-2781; APPROVED]**
59. \* A resolution declaring the intent of Tax Increment Financing Reinvestment Zone Number Nineteen (Cypress Waters TIF District) to reimburse Billingsley LD, Ltd., a principal amount not to exceed \$6,522,398 plus an additional grant in an amount not to exceed five percent per year of such dedication, as necessary and convenient to the implementation of the Cypress Waters TIF District Project Plan and related to the Cypress Waters Phase 2 development located at the northeast quadrant of South Belt Line Road and Hackberry Road in the Cypress Waters TIF District - Financing: No cost consideration to the City  
**[12-2782; APPROVED]**

**Oak Cliff Gateway TIF District**

**Note:** Item Nos. 60 and 61  
must be considered collectively.

60. \* Authorize **(1)** a development agreement with ATA Apartments Limited Partnership and/or its affiliates in an amount not to exceed \$4,000,000, payable from future Oak Cliff Gateway TIF District funds in consideration of the development of Alexan Trinity in Tax Increment Financing Reinvestment Zone Number Three (Oak Cliff Gateway TIF District); and **(2)** the Oak Cliff Gateway TIF District Board of Directors to dedicate up to \$4,000,000 from future Oak Cliff Gateway TIF District revenues in accordance with the development agreement - Not to exceed \$4,000,000 - Financing: Oak Cliff Gateway TIF District Funds  
**[12-2783; APPROVED]**

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

DESIGNATED PUBLIC SUBSIDY MATTERS (Continued)

**Economic Development** (Continued)

**Oak Cliff Gateway TIF District**

**Note:** Item Nos. 60 and 61  
must be considered collectively.

61. \* A resolution declaring the intent of Tax Increment Financing Reinvestment Zone Number Three (Oak Cliff Gateway TIF District) to reimburse ATA Apartments Limited Partnership up to \$4,000,000 for TIF eligible expenditures related to the development of Alexan Trinity in the Oak Cliff Gateway TIF District - Financing: No cost consideration to the City  
**[12-2784; APPROVED]**

**Park & Recreation**

62. Authorize the City's participation by providing to The HOFD, Incorporated an economic development grant pursuant to our Public/Private Partnership program for participating universities from the Big Ten, Big 12 or Conference USA subject to the annual New Year's Day Bowl Game being played at the Cotton Bowl, \$400,000 in 2013, 2014, 2015, 2016, 2017, and 2018 - Financing: Current Funds (subject to annual appropriations)  
**[12-2785; APPROVED]**

PUBLIC HEARINGS AND RELATED ACTIONS

**Sustainable Development and Construction**

ZONING CASES - CONSENT  
**[12-2786; APPROVED]**

63. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to and expansion of Specific Use Permit No. 351 for a Day care center, Nursing home, Residence home for the aging, Child care institution, Health center, and Community Center on property zoned an MF-2(A) Multifamily District and a D(A) Duplex District in an area generally bounded by Fulton Street, Reiger Avenue, Juliette Fowler Street and Santa Fe Avenue  
Recommendation of Staff and CPC: Approval subject to a site plan and conditions  
Z112-253(RB)  
**[12-2787; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 28835]**

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

**Sustainable Development and Construction** (Continued)

ZONING CASES - CONSENT (Continued)

64. A public hearing to receive comments regarding an application for and a resolution accepting an amendment to deed restrictions volunteered by the applicant on property zoned an MU-1 (SAH) Mixed Use District (Affordable) with Specific Use Permit No. 1454 for a detached non-premise sign on the northeast corner of LBJ Freeway and Meandering Way  
Recommendation of Staff and CPC: Approval  
Z112-277(MW)  
**[12-2788; HEARING CLOSED; APPROVED]**
65. A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for an open-enrollment charter school on property within Planned Development District No. 37 on the west corner of Hargrove Drive and Sheila Lane  
Recommendation of Staff and CPC: Approval for a five-year period with eligibility for automatic renewals for additional five-year periods, subject to a site plan, traffic management plan and conditions  
Z112-302(MW)  
**[12-2789; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 28836]**
66. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to the development plan, landscape plan and conditions for Planned Development District No. 490 on the southeast corner of Ferguson Road and Peavy Road  
Recommendation of Staff and CPC: Approval, subject to a development plan, landscape plan, traffic management plan and conditions  
Z112-271(RB)  
**[12-2790; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 28837]**



PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

**Sustainable Development and Construction** (Continued)

ZONING CASES - INDIVIDUAL

67. A public hearing to receive comments regarding an application for a Planned Development District for CR Community Retail District uses on property zoned a CR Community Retail District on the north side of West Camp Wisdom Road and the west side of Del Rey Drive with consideration given to and an ordinance granting a Specific Use Permit for an open-enrollment charter school

Recommendation of Staff: Approval of a Specific Use Permit for an open-enrollment charter school for a five-year period with eligibility for automatic renewals for additional ten-year periods, subject to a site plan, traffic management plan, and conditions in lieu of a Planned Development District

Recommendation of CPC: Approval of a Specific Use Permit for an open-enrollment charter school for a ten-year period with eligibility for automatic renewals for additional ten-year periods, subject to a site plan, traffic management plan, and conditions in lieu of a Planned Development District

Z112-292(JH)

**[12-2791; HEARING CLOSED; APPROVED AS AMENDED; ORDINANCE 28838]**

68. 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 3,500 square feet or less on property zoned Subarea 1 within Planned Development District No. 366, the Buckner Boulevard Special Purpose District, with a D Liquor Control Overlay on the southeast corner of South Buckner Boulevard and Jennie Lee Lane

Recommendation of Staff: Approval of a D-1 Liquor Control Overlay and approval of a Specific Use Permit for a two-year period with eligibility for automatic renewals for additional five-year periods, subject to a site plan and conditions

Recommendation of CPC: Approval of a D-1 Liquor Control Overlay and approval of a Specific Use Permit for a five-year period with eligibility for automatic renewals for additional ten-year periods, subject to a site plan and conditions

Z112-293(MW)

**[12-2792; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 28839 AND 28840]**

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

**Sustainable Development and Construction** (Continued)

ZONING CASES - INDIVIDUAL (Continued)

69. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Specific Use Permit No. 1926 for the sale of alcoholic beverages in conjunction with a general merchandise or food store of 3,500 square feet or less on property zoned Subarea 5 of Planned Development District No. 533, the C.F. Hawn Special Purpose District No. 1, with a D-1 Liquor Control Overlay on the southwest corner C.F. Hawn Freeway and Great Trinity Forest Way  
Recommendation of Staff and CPC: Approval for a two-year period with eligibility for automatic renewals for additional five-year periods, subject to a site/landscape plan and conditions  
Z112-295(MW)  
**[12-2793; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 28841]**

ZONING CASES - UNDER ADVISEMENT - INDIVIDUAL

70. A public hearing to receive comments regarding an application for an MF-2(A) Multifamily District with deed restrictions volunteered by the applicant on property zoned a D(A) Duplex District on the south side of Ellsworth Avenue, west of McMillan Avenue  
Recommendation of Staff and CPC: Approval, subject to deed restrictions volunteered by the applicant  
Z112-289(MW)  
Note: This item was considered by the City Council at a public hearing on October 24, 2012, and was taken under advisement until November 14, 2012, with the public hearing open.  
**[12-2794; HEARING CLOSED; APPROVED AS AMENDED WITH ORDINANCE AND DEED RESTRICTIONS TO RETURN AT A LATER DATE]**

DESIGNATED ZONING CASES - INDIVIDUAL

71. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for MF-2(A) Multifamily District uses on property zoned an R-7.5(A) Single Family District and a CR Community Retail District on the northwest corner of Northwest Highway and West Lawther Drive  
Recommendation of Staff and CPC: Approval, subject to a development plan and conditions  
Z112-158(WE)  
**[12-2795; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 28842]**

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

**Sustainable Development and Construction** (Continued)

DESIGNATED ZONING CASES – INDIVIDUAL (Continued)

72. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for multifamily uses on property zoned an MF-1(A) Multifamily District on the southwest corner of Skillman Street and Sandhurst Lane and both sides of Amesbury Drive  
Recommendation of Staff and CPC: Approval, subject to a conceptual plan, street sections and conditions  
Z112-225(JH)  
**[12-2796; HEARING CLOSED; APPROVED AS AMENDED; ORDINANCE 28843]**

MISCELLANEOUS HEARINGS

**Park & Recreation**

73. A public hearing to receive comments on the proposed use of a portion of Turtle Creek Greenbelt, totaling approximately 1,584 square feet of land, for the installation of a storm sewer pipe and outfall wastewater line to serve adjacent storm water runoff needs; and at the close of the hearing, consideration of a resolution authorizing the use - Financing: No cost consideration to the City  
**[12-2797; HEARING CLOSED; APPROVED]**

**ANNOTATED ADDENDUM  
CITY COUNCIL MEETING  
NOVEMBER 14, 2012  
CITY OF DALLAS  
1500 MARILLA  
COUNCIL CHAMBERS, CITY HALL  
DALLAS, TEXAS 75201**

ADDITIONS:

CONSENT ADDENDUM

**Sustainable Development and Construction**

1. An ordinance abandoning portions of Jack Evans, Federal, Hawkins, Routh, and Leonard Streets to Spire Development Holdings, LLC, the abutting owner, containing a total of approximately 43,748 square feet of land located near the intersection of San Jacinto and Hawkins Streets, authorizing the quitclaim and providing for the dedication of approximately 15,362 square feet of land needed for right-of-way - Revenue: \$1,887,669 plus the \$20 ordinance publication fee  
**[12-2798; APPROVED; ORDINANCE 28844]**

ITEMS FOR INDIVIDUAL CONSIDERATION

DESIGNATED PUBLIC SUBSIDY MATTERS

**Housing/Community Services**

2. Authorize **(1)** preliminary adoption of Substantial Amendment No. 16 to the FY 2008-09 through 2012-13 Consolidated Plan for the Neighborhood Stabilization Program (NSP1) to receive and deposit program income in the amount of \$400,000; **(2)** an increase in appropriations in the amount of \$400,000, from \$3,400,000 to \$3,800,000 to be used for similar eligible activities; and **(3)** a public hearing to be held on December 12, 2012 to receive comments on Substantial Amendment No. 16 to the FY 2008-09 through 2012-13 Consolidated Plan for the NSP1 - Financing: No cost consideration to the City  
**[12-2799; APPROVED]**

CORRECTIONS:

**Water Utilities**

51. Authorize Supplemental Agreement No. 4 to the professional services contract with Jacobs Engineering Group Inc. to: **(1)** provide construction management and inspection services required for the additional work related to the construction of the Lake Fork Pump Station in the amount of \$799,820; **(2)** fund the maintenance and upkeep services during the re-evaluation and re-design process of the pump station in the amount of \$470,288; and **(3)** accept \$2,102,960 from Jacobs Engineering Group, Inc as compensation for alleged errors and omissions related to the original design of the pump station - Not to exceed \$1,270,108, from \$9,516,275 to \$10,786,383 - Financing: Water Utilities Capital Improvement Funds  
**[12-2773]**

**City Secretary's Office**

- ~~53~~ 52. 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)  
**[12-2774 AND 12-2775]**