

**ANNOTATED AGENDA
CITY COUNCIL MEETING
MAY 22, 2013
CITY OF DALLAS
1500 MARILLA
COUNCIL CHAMBERS, CITY HALL
DALLAS, TEXAS 75201
9:11 A.M. – 4:27 P.M.**

Invocation and Pledge of Allegiance (Council Chambers)
[13-0790]

Agenda Item/Open Microphone Speakers
[13-0791]

VOTING AGENDA

1. Approval of Minutes of the April 24, 2013 City Council Meeting and the Amended Minutes of the April 10, 2013 City Council Meeting
[13-0792; APPROVED]

CONSENT AGENDA
[13-0793; APPROVED]

Business Development & Procurement Services

2. Authorize **(1)** an Interlocal Agreement with Texas A & M AgriLife Research, a Texas state agency; and **(2)** a service contract for a vegetation study at Love Field - Texas A & M AgriLife Research - Not to exceed \$106,000 - Financing: Aviation Current Funds
[13-0794; APPROVED]
3. Authorize a service contract for the manufacturer suggested preventative maintenance of four industrial chillers at Love Field - TDIndustries, Inc., lowest responsible bidder of four - Not to exceed \$147,900 - Financing: Aviation Current Funds
[13-0795; APPROVED]
4. Authorize a one-year service contract, with two two-year renewal options, for marketing services for the Dallas Executive Airport - Rocket Red Ltd., most advantageous proposer of ten - Not to exceed \$248,845 - Financing Aviation Current Funds (subject to annual appropriations)
[13-0796; APPROVED]

CONSENT AGENDA (Continued)

Business Development & Procurement Services (Continued)

5. Authorize a service contract for ozone generator cleaning and repair services for Bachman Purification Treatment Plant - Fin-Tek Corporation dba Finnegan-Reztek, Inc., only bidder - Not to exceed \$129,894 - Financing: Water Utilities Capital Construction Funds
[13-0797; APPROVED]
6. Authorize a three-year service contract for courier services - Guaranteed Express, Inc., lowest responsible bidder of three - Not to exceed \$363,420 - Financing: Current Funds (subject to annual appropriations)
[13-0798; APPROVED]
7. Authorize a three-year service contract for grounds maintenance of Fire-Rescue, Housing/Community Services and Street Services properties - Jimmy Douglas Weldon dba Weldon's Lawn and Tree in the amount of \$141,445 and T Smith's Lawn Service in the amount of \$6,702, lowest responsible bidders of five - Total not to exceed \$148,147 - Financing: Current Funds (subject to annual appropriations)
[13-0799; APPROVED]
8. Authorize a three-year service contract to conduct corrosion inspections of water mains - Russell Corrosion Consultants, Inc., lowest responsible bidder of three - Not to exceed \$89,750 - Financing: Water Utilities Current Funds (subject to annual appropriations)
[13-0800; APPROVED]
9. Authorize **(1)** a five-year acquisition contract for the purchase and implementation of a bait car system for Police enforcement in the amount of \$1,018,600; **(2)** a five-year service contract for maintenance and support of the bait car system in the amount of \$363,079 - Supercircuits, Inc.; **(3)** a five-year acquisition contract for the purchase and implementation of an asset tracking system in the amount of \$818,100; and **(4)** a five-year service contract for maintenance and support of the asset tracking system in the amount of \$197,500 - CovertTrack Group, Inc., most advantageous proposers of two - Total not to exceed \$2,397,279 - Financing: Confiscated Monies Funds (subject to annual appropriations)
[13-0801; APPROVED]

CONSENT AGENDA (Continued)

Business Development & Procurement Services (Continued)

10. Authorize **(1)** the purchase of advanced traffic signal controller software - Intelight, Inc. in the amount of \$772,400; and **(2)** a one-year master agreement, with four one-year renewal options, for advanced traffic signal controllers in the amount of \$2,752,640 - Texas Highway Products, Ltd., through an Interlocal Purchasing Agreement with the City of Fort Worth - Total not to exceed \$3,525,040 - Financing: Current Funds (\$2,752,640) and 2003 Bond Funds (\$772,400)
[13-0802; APPROVED]
11. Authorize a two-year master agreement for best-selling books for the Dallas Public Library - Ingram Library Services, Inc., lowest responsible bidder of three - Not to exceed \$917,000 - Financing: Current Funds
[13-0803; APPROVED]
12. Authorize a two-year master agreement for coastal Bermuda and Johnson grass hay - Triple H Farms, lowest responsible bidder of two - Not to exceed \$85,345 - Financing: Current Funds
[13-0804; APPROVED]
13. Authorize a two-year master agreement for the purchase of tapping machines, parts and accessories - HD Supply Waterworks, Ltd., lowest responsible bidder of two - Not to exceed \$80,444 - Financing: Water Utilities Current Funds
[13-0805; APPROVED]
14. Authorize a three-year master agreement for the purchase of bagged ice - Emergency Ice, Inc., lowest responsible bidder of two - Not to exceed \$124,456 - Financing: Current Funds (\$85,000) and Water Utilities Current Funds (\$39,456)
[13-0806; APPROVED]
15. Authorize an increase to the master agreement for medical supplies with Bound Tree Medical, LLC in the amount of \$295,000, MMS A Medical Supply Company in the amount of \$246,393, Practical A/R Solutions, Inc. in the amount of \$125,000 and Criterion Services, LLC in the amount of \$40,000 to extend the contract by six months through December 30, 2013 - Total not to exceed \$706,393, from \$3,075,572 to \$3,781,965 - Financing: Current Funds (\$671,073) and Water Utilities Current Funds (\$35,320)
[13-0807; APPROVED]

CONSENT AGENDA (Continued)

City Attorney's Office

16. Authorize payment of a judgment in the lawsuit styled Edward Monton v. City of Dallas, Cause No. DC-11-15342-C - Not to exceed \$28,077 - Financing: Current Funds
[13-0808; APPROVED]

Communication and Information Services

17. Authorize an amendment to the five-year, three-month enterprise agreement for Microsoft software through the State of Texas Department of Information Resources with Dell Marketing, LP to add Microsoft Office 365 Subscription Services to allow for cloud email and cloud computing - Not to exceed \$3,175,565, from \$2,796,674 to \$5,972,239 - Financing: Current Funds (subject to annual appropriations)
[13-0809; APPROVED]

Economic Development

18. Authorize **(1)** approval of the Tourism Public Improvement District Service Plan for 2013; **(2)** a public hearing to be held on June 12, 2013 to receive comments concerning the annual assessment rate for the Tourism Public Improvement District, in accordance with Chapter 372 of the Texas Local Government Code, for the purpose of increasing hotel activities within the City of Dallas, to be funded by a special assessment on Dallas hotels with 100 or more rooms, based on hotel room nights sold; and, at the close of the hearing; **(3)** consideration of an ordinance establishing classifications for the apportionment of costs and the methods of assessing special benefits for the services and improvements to property in the District, approving and adopting the 2013 assessment roll on file with the City Secretary; closing the hearing and levying assessments for the cost of certain services and improvements to be provided in the District during 2013; fixing charges and liens against the property in the District and against the owners thereof; providing for the collection of the 2013 assessment; and providing an effective date - Financing: No cost consideration to the City
[13-0810; APPROVED]
19. Authorize an amendment to Resolution Nos. 12-2399 and 12-2400, previously approved on September 26, 2012, granting a tax abatement and a Chapter 380 economic development grant with St. Paul Holdings, LP, for the redevelopment of Patriot Tower in downtown Dallas to replace Exhibit A to include all owned property not subject to a ground lease that is outside the project area - Financing: No cost consideration to the City
[13-0811; APPROVED]

CONSENT AGENDA (Continued)

Economic Development (Continued)

20. Authorize an amendment to Resolution No. 13-0176, previously approved on January 23, 2013, to amend the Program Statement for the South Dallas/Fair Park Area Business Façade/Revitalization Program requiring business owners to provide verification of current insurance coverage - Financing: No cost consideration to the City **[13-0812; APPROVED]**

21. Authorize a public hearing to be held on June 12, 2013 to receive comments on amendments to Tax Increment Financing Reinvestment Zone Number Eight (Design District TIF District) and the Project and Reinvestment Zone Financing Plans for the Design District TIF District to: **(1)** create two sub-districts within the Design District TIF District: **(a)** Design District Sub-district (original district boundary and additional property) and **(b)** Market Center/Stemmons Sub-district; **(2)** increase the geographic area of the Design District TIF District to create the Market Center/Stemmons Sub-district; **(3)** increase the geographic area of the Design District TIF District to include certain properties along Slocum Street, Dragon Street, and Riverfront Boulevard in the Design District Sub-District (along with the original boundary area); **(4)** increase the Design District TIF District's total budget from \$34,825,000 NPV (approximately \$63,736,506 total dollars) to \$76,976,666 NPV (approximately \$132,433,370 total dollars); **(5)** authorize an amendment to the participation agreement with Dallas County as a component of this budget increase; **(6)** recognize the adopted Design District Grant Program in the Plan and make modifications as needed; **(7)** remove the restriction in the TIF Project Plan for costs associated with structured parking; **(8)** restructure the TIF budget to consolidate and broaden categories of eligible project costs into the Design District Sub-District (original boundary area plus additional property); a new category for the Market Center/Stemmons Sub-District; and retain the Old Trinity Trail and Administration and Implementation categories; and **(9)** make corresponding modifications to the Design District 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. 26021, previously approved on June 8, 2005; as amended, and Ordinance No. 26303, previously approved on April 12, 2006 to reflect these amendments - Financing: No cost consideration to the City **[13-0813; APPROVED]**

CONSENT AGENDA (Continued)

Economic Development (Continued)

22. Authorize **(1)** a public hearing to be held on June 12, 2013 to receive comments concerning the renewal of the Downtown Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the downtown area, 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; **(2)** a resolution approving creation of the District for seven years and approval of the District's Service Plan for 2014-2020 - Financing: No cost consideration to the City
[13-0814; APPROVED]
23. Authorize **(1)** a public hearing to be held on June 12, 2013 to receive comments concerning the creation of the University Crossing Public Improvement District (District), in accordance with Chapter 372 of the Texas Local Government Code, for the University Crossing area, 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; **(2)** a resolution approving creation of the District for seven years and approval of the District's Service Plan for 2014-2020 - Financing: No cost consideration to the City
[13-0815; APPROVED]

Fire

24. Authorize a two-year Interlocal contract with El Centro Community College of the Dallas County Community College District for reimbursement of City of Dallas Fire-Rescue Department training costs for the period September 1, 2013 through August 31, 2015 - Revenue: \$275,188
[13-0816; APPROVED]

Housing/Community Services

25. Authorize **(1)** the sale of one vacant lot located at 2639 Kilburn Avenue from the Dallas Housing Acquisition and Development Corporation to Jose L. Hernandez and Imelda Pinon; and **(2)** the execution of a release of lien for any non-tax liens that may have been filed by the City - Financing: No cost consideration to the City
[13-0817; APPROVED]

CONSENT AGENDA (Continued)

Housing/Community Services (Continued)

26. Authorize **(1)** approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Santos J. Coria for the construction of affordable houses; **(2)** the sale of 5 vacant lots (list attached) from Dallas Housing Acquisition and Development Corporation to Santos J. Coria; and **(3)** execution of a release of lien for any non-tax liens on the 5 properties that may have been filed by the City non-tax liens included in the foreclosure judgment, pre-judgment non-tax liens not included in the judgment, and post-judgment non-tax liens, if any - Financing: No cost consideration to the City
[13-0818; APPROVED]
27. Authorize the release of lien on a secured, no interest, forgivable loan with Supportive Housing, Inc. as Owner and PWA Coalition of Dallas, Inc. dba AIDS Services of Dallas as Project Sponsor, in order to comply with Americans with Disabilities Act (ADA) and other site improvements at Revlon Apartments located at 720 North Lancaster Avenue and minor site improvements at Ewing Center located at 731 North Ewing Avenue in the amount of \$266,453 - Financing: No cost consideration to the City
[13-0819; APPROVED]
28. Authorize the release of lien on a secured, no interest, forgivable loan, with Supportive Housing, Inc. as Owner and PWA Coalition of Dallas, Inc. dba AIDS Services of Dallas as Project Sponsor, for non-substantial rehabilitation at Ewing Center located at 731 North Ewing Avenue, Revlon Apartments located at 720 North Lancaster, and Spencer Gardens located at 717 Comal Street in the amount of \$202,270 - Financing: No cost consideration to the City
[13-0820; APPROVED]

Office of Management Services

29. Authorize the acquisition, jointly with the City of Fort Worth, for the benefit of and at the expense of the Dallas/Fort Worth International Airport (Airport), of 0.998+/- acres of land from the State of Texas, acting by and through the Texas Department of Transportation - Financing: No cost consideration to the City
[13-0821; APPROVED]
30. Authorize a Partial Rescission of Notices of Restriction on Dallas/Fort Worth International Airport Wetlands for the U.S. Army Corps of Engineers - Financing: No cost consideration to the City
[13-0822; APPROVED]

CONSENT AGENDA (Continued)

Park & Recreation

31. Authorize a twenty-eight-month Interlocal Agreement with Dallas County Schools to transport participants to various programs and activities for the period May 23, 2013 through September 30, 2015 - Not to exceed \$875,000 - Financing: Current Funds (subject to annual appropriations)
[13-0823; APPROVED]

32. Authorize **(1)** a construction contract for renovation of water features at Dealey Plaza located at 400 Main Street - Sawyers Construction, Inc., best value proposer of two; **(2)** the receipt and deposit of funds from The Dallas Foundation/Dealey Plaza Restoration Project Fund in an amount not to exceed \$131,205; and **(3)** an increase in appropriations in the amount of \$131,205 - Not to exceed \$335,625 - Financing: 2003 Bond Funds (\$86,070), 2006 Bond Funds (\$46,810) and The Dallas Foundation Funds (\$202,745)
[13-0824; APPROVED]

33. Authorize a contract for construction of a playground expansion at Lake Highlands North Park located at 9344 Church Road - A S Con, Inc., lowest responsible bidder of four - Not to exceed \$77,750 - Financing: 2003 Bond Funds
[13-0825; APPROVED]

34. Authorize **(1)** a professional services contract with Freese and Nichols, Inc. for planning and conceptual design services for the development of a master plan for the Elm Fork Greenbelt from Royal Lane southward to the confluence of the Trinity River; **(2)** the receipt and deposit of funds in the amount of \$140,000 from the Trinity Trust Foundation to the Capital Gifts, Donation and Development Fund; and **(3)** the establishment of appropriations in the amount of \$140,000 in the Capital Gifts, Donation and Development Fund - Not to exceed \$140,000 - Financing: Capital Gifts, Donation and Development Funds
[13-0826; APPROVED]

35. Authorize **(1)** a public hearing to be held on June 12, 2013 to receive comments on readopting and continuing in effect Chapter 12, "City Youth Program Standards of Care," of the Dallas City Code, to re-establish standards of care for certain city youth programs in compliance with State Law; and, at the close of the hearing, **(2)** approval of an ordinance to readopt Chapter 12 of the Dallas City Code - Financing: No cost consideration to the City
[13-0827; APPROVED]

CONSENT AGENDA (Continued)

Police

36. Authorize **(1)** the application for and acceptance of the "Click It or Ticket" Mobilization Grant from the Texas Department of Transportation for a safety belt enforcement initiative for the period May 1, 2013 through June 22, 2013 in the amount of \$59,949; **(2)** a City contribution of pension and Federal Insurance Contributions Act costs in the amount of \$17,355; and **(3)** execution of the grant agreement - Total not to exceed \$77,304 - Financing: Current Funds (\$17,355) and Texas Department of Transportation Grant Funds (\$59,949)
[13-0828; APPROVED]
37. Authorize renewal of the contract with El Centro College of the Dallas County Community College District for instructional services for police academy training, including receipt of payment from El Centro for the two-year period September 1, 2013 through August 31, 2015 - Not to exceed \$400,548 - Financing: Texas Higher Education Coordinating Board Funds
[13-0829; APPROVED]

Public Works Department

38. Authorize **(1)** the rejection of bids received for the construction of the A Lobby and C Area renovation at the Dallas Convention Center; and **(2)** the re-advertisement for new bids - Financing: No cost consideration to the City
[13-0830; APPROVED]
39. Authorize **(1)** street paving, storm drainage, water and wastewater main improvements for Burbank Street from Harry Hines Boulevard to Denton Drive; 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 June 26, 2013, to receive comments - Financing: No cost consideration to the City
[13-0831; APPROVED]
40. Authorize the second twenty-four month renewal option to the consultant contract with URS Corporation for program management support services related to the implementation of the Love Field Modernization Program and associated Love Field Capital Projects in an amount not to exceed \$5,000,000 (\$2,492,924 for the first twelve months, with funds for the second twelve month period subject to annual appropriations) - Total not to exceed \$5,000,000 - Financing: Aviation Capital Construction Funds (subject to annual appropriations)
[13-0832; APPROVED]

CONSENT AGENDA (Continued)

Public Works Department (Continued)

**Central Business District
Wayfinding and Signage Program, Phase II**

Note: Item Nos. 41 and 42
must be considered collectively.

41. * Authorize **(1)** an increase in the contract with Architectural Graphics, Inc. for the Central Business District Wayfinding and Signage Program, Phase II to provide alternative sign installation and sidewalk restoration due to conflicts with existing building basements and utilities in an amount not to exceed \$54,713, from \$575,891 to \$630,604; **(2)** the receipt and deposit of funds from the Texas Department of Transportation in an amount not to exceed \$43,770; **(3)** the receipt and deposit of funds from the Downtown Improvement District in an amount not to exceed \$10,943; and **(4)** an increase in appropriations in the amount of \$54,713 in the Capital Projects Reimbursement Fund - Total not to exceed \$54,713 - Financing: Capital Projects Reimbursement Funds
[13-0833; APPROVED AS AN INDIVIDUAL ITEM]
42. * Authorize **(1)** Amendment No. 1 to the Advance Funding Agreement with and payment to the Texas Department of Transportation for the Central Business District Wayfinding and Signage Program, Phase II in an amount not to exceed \$556; **(2)** the receipt and deposit of funds from the Downtown Improvement District in an amount not to exceed \$2,300; and **(3)** an increase in appropriations in the amount of \$2,300 in the Capital Projects Reimbursement Fund - Not to exceed \$556 - Financing: Capital Projects Reimbursement Funds
[13-0834; APPROVED AS AN INDIVIDUAL ITEM]
43. An ordinance adopting the boundary adjustment agreement with the City of Carrollton on property located along the west side of Midway Road from President George Bush Turnpike to the A.T. & S.F. Railroad, the north side of Rosemeade Parkway from Galloway Lane to Midway Road, the west side of Kelly Boulevard from north of Michaelangelo Drive to Rosemeade Parkway, and the north side of Trinity Mills Road from Midway Road to Vail Street - Financing: No cost consideration to the City
[13-0835; APPROVED; ORDINANCE 28985]
44. Authorize Supplemental Agreement No. 1 to the professional services contract with Camargo Copeland Architects, LLP to provide full design services from design development through construction administration to relocate the entry and add mechanical systems to the pavilion at the Homeless Assistance Center "the Bridge" located at 1818 Corsicana Street - Not to exceed \$182,082, from \$50,000 to \$232,082 - Financing: 2005 Bond Funds
[13-0836; APPROVED]

CONSENT AGENDA (Continued)

Public Works Department (Continued)

45. Authorize Supplemental Agreement No. 1 to the professional services contract with Salcedo Group, Inc. for additional engineering services to provide additional safe route improvements for Rosemont Safe Route to School project - Not to exceed \$4,000, from \$49,479 to \$53,479 - Financing: Davis Garden TIF District Funds
[13-0837; APPROVED]
46. Authorize Supplemental Agreement No. 8 to the professional services contract with HKS, Inc. for architectural, engineering and construction administration services for the Omni Convention Hotel and Convention Center DART Station Sustainable Development Infrastructure Project - Not to exceed \$771,638, from \$6,248,822 to \$7,020,460 - Financing: 2009 Convention Center Revenue Bonds
[13-0838; APPROVED]

Street Services

47. Authorize **(1)** the receipt and deposit of funds in the amount of \$23,921 from Wal-Mart Stores Texas, L.P. for construction of a proposed traffic signal at Blossom Lane and South Buckner Boulevard; and **(2)** an increase in appropriations in the amount of \$23,921 in the Capital Projects Reimbursement Fund - Not to exceed \$23,921 - Financing: Capital Projects Reimbursement Funds
[13-0839; APPROVED]

Sustainable Development and Construction

48. Authorize the **(1)** deposit of the amount awarded by the Special Commissioners in the lawsuit styled City of Dallas v. City Park A Lot, L.P., et al, Cause No. CC-12-06044-C, pending in County Court at Law No. 3, for acquisition from City Park A Lot, L.P., of approximately 4,500 square feet of land located near Main Street and Cesar Chavez Boulevard for the Central Expressway from Commerce to Live Oak Realignment Project, and **(2)** settlement of the lawsuit for an amount not to exceed the amount of the award - Not to exceed \$453,500 (\$450,000, being the amount of the award, plus closing costs and title expenses not to exceed \$3,500) - Financing: General Obligation Commercial Paper Funds
[13-0840; APPROVED]

CONSENT AGENDA (Continued)

Sustainable Development and Construction (Continued)

49. Authorize the **(1)** deposit of the amount awarded by the Special Commissioners in the lawsuit styled City of Dallas v. Tomaino Properties, L.P., et al., Cause No. CC-12-06590-B, pending in County Court at Law No. 2 for acquisition from Tomaino Properties, L.P. of approximately 12,389 square feet of land located near the intersection of Elm Street and Cesar Chavez Boulevard for the Central Expressway from Commerce to Live Oak Realignment Project, and **(2)** settlement of the lawsuit for an amount not to exceed the amount of the award - Not to exceed \$808,785 (\$805,285, being the amount of the award, plus closing costs and title expenses not to exceed \$3,500) - Financing: General Obligation Commercial Paper Funds
[13-0841; CORRECTED ON THE ADDENDUM; APPROVED]

50. Authorize acquisition from Diana Cardenas of two parcels of land containing a total of approximately 30,000 square feet located near the intersection of San Leon Avenue and Glencliff Drive for the San Leon Avenue Project - Not to exceed \$26,000 (\$24,000, plus closing costs and title expenses not to exceed \$2,000) - Financing: 2006 Bond Funds
[13-0842; APPROVED]

51. Authorize acquisition from Roy L. Smith, Inc. of approximately 10,260 square feet of land improved with a transmission repair facility located near the intersection of Zang Boulevard and Davis Street for Zang-Davis Median Improvement Project - Not to exceed \$375,368 (\$370,368, plus closing costs and title expenses not to exceed \$5,000) - Financing: 2010-11 Community Development Block Grant Reprogramming Funds
[13-0843; APPROVED]

52. Authorize acquisition from South Dallas/Fair Park Innercity Community Development Corporation of approximately 4,133 square feet of land located near the intersection of Spring and Troy Avenues for the Spring Avenue Redevelopment Project - Not to exceed \$15,433 (\$13,433, plus closing costs and title expenses not to exceed \$2,000) - Financing: 2008-09 Community Development Block Grant Reprogramming Funds
[13-0844; APPROVED]

53. A resolution authorizing a Joint Use Agreement with Dallas Area Rapid Transit for the construction, maintenance and use of its SE-1 Light Rail Transit System on, over and across City property containing approximately 334,654 square feet of land located near the intersection of Metropolitan and Trunk Avenues - Financing - No cost consideration to the City
[13-0845; APPROVED]

CONSENT AGENDA (Continued)

Sustainable Development and Construction (Continued)

54. An ordinance granting a revocable license to 7-Eleven, Inc. for the use of approximately 11 square feet of aerial space to install and maintain one projecting attached blade sign over a portion of Akard Street located near its intersection with Patterson Street - Revenue: \$1,000 annually, plus the \$20 ordinance publication fee
[13-0846; APPROVED; ORDINANCE 28986]
55. An ordinance granting a revocable license to Radiant Outdoor, LLC for the use of approximately 360 square feet of aerial space to install and maintain lights that illuminate a supergraphic facade over a portion of Pacific Avenue located near its intersection with Griffin Street - Revenue: \$1,717 annually, plus the \$20 ordinance publication fee
[13-0847; APPROVED; ORDINANCE 28987]
56. An ordinance granting a revocable license to Wal-Mart Stores Texas, LLC for approximately 11,587 square feet of land to install and maintain landscaping and irrigation on portions of Greenville and Belmont Avenues located near the intersection of Greenville and Belmont Avenues - Revenue: \$1,000 one-time fee, plus the \$20 ordinance publication fee
[13-0848; APPROVED; ORDINANCE 28988]
57. An ordinance granting renewal of a private license to Short Stack, LLC for the use of approximately 68 square feet of land to maintain and use the existing awning over Greenville Avenue located near its intersection with La Vista Court - Revenue: \$1,000 one-time fee, plus the \$20 ordinance publication fee
[13-0849; APPROVED; ORDINANCE 28989]
58. An ordinance abandoning a portion of SMU Boulevard to 5640 SMU Blvd, L.P., the abutting owner, containing approximately 803 square feet of land located near the intersection of SMU Boulevard and Greenville Avenue, and authorizing the quitclaim - Revenue: \$24,090, plus the \$20 ordinance publication fee
[13-0850; APPROVED; ORDINANCE 28990]
59. An ordinance abandoning a portion of a water line easement to Calisto Property Company, the abutting owner, containing approximately 900 square feet of land located near the intersection of Lemmon Avenue and Manor Way, and providing for the dedication of approximately 225 square feet of land needed for a water easement - Revenue: \$5,400, plus the \$20 ordinance publication fee
[13-0851; APPROVED; ORDINANCE 28991]

CONSENT AGENDA (Continued)

Sustainable Development and Construction (Continued)

60. An ordinance abandoning a portion of a water easement to Dallas County Schools, the abutting owner, containing approximately 1,398 square feet of land located near the intersection of Samuel Boulevard and Hunnicut Road – Revenue: \$5,400, plus the \$20 ordinance publication fee
[13-0852; APPROVED; ORDINANCE 28992]
61. An ordinance abandoning portions of two temporary working easements, a utility easement, a storm sewer easement, a sanitary sewer easement and three drainage easements to JLB 4662 Amesbury Partners L.P., the abutting owner, containing a total of approximately 18,222 square feet of land, located near the intersection of Skillman Street and Sandhurst Lane - Revenue: \$15,046, plus the \$20 ordinance publication fee
[13-0853; APPROVED; ORDINANCE 28993]
62. An ordinance closing a portion of East Side Avenue located near the intersection of East Side and Washington Avenues - Financing: No cost consideration to the City
[13-0854; APPROVED; ORDINANCE 28994]
63. An ordinance repealing Ordinance No. 4761, previously approved on April 18, 1950, which established building setbacks from various street segments - Financing: No cost consideration to the City
[13-0855; APPROVED; ORDINANCE 28995]

Water Utilities

64. Authorize a two-year Interlocal Agreement with the City of Dallas, City of Grapevine and Dallas County Park Cities Municipal Utility District for continuation of the reimbursement to the City of Grapevine for Dallas' cost share for the administration of the Lake Grapevine Reservoir Accounting Plan - Not to exceed \$8,000 - Financing: Water Utilities Current Funds (subject to annual appropriations)
[13-0856; APPROVED]
65. Authorize a Mitigation Credit Sales Agreement with Wetlands Management, LP for the purchase of wetlands mitigation credits to satisfy the terms of the U.S. Army Corps of Engineers Section 404 permit approval for the Southwest Water Transmission Pipeline Project - Not to exceed \$59,100 - Financing: Water Utilities Capital Construction Funds
[13-0857; APPROVED]

CONSENT AGENDA (Continued)

Water Utilities (Continued)

66. Authorize a Memorandum of Understanding with Texas Parks and Wildlife Department to: **(1)** continue the implementation of a public awareness campaign for the prevention and spread of zebra mussels for a three-year term in the amount of \$105,000; and **(2)** installation of "Clean, Drain and Dry Your Boat" stencils on boat ramps in the amount of \$16,370 - Total not to exceed \$121,370 - Financing: Water Utilities Current Funds (subject to annual appropriations)
[13-0858; APPROVED]
67. Authorize a contract for roof replacement and minor structural repairs at the Wastewater Collection Division building at 8915 Adlora Lane, and site improvements at the Walnut Hill Pump Station facility at 3822 Walnut Hill Lane - MART, INC., lowest responsible bidder of two - Not to exceed \$722,449 - Financing: Water Utilities Capital Improvement Funds
[13-0859; APPROVED]
68. Authorize a professional services contract with CDM Smith Inc. to provide engineering services associated with process control system improvements at the Central Wastewater Treatment Plant - Not to exceed \$2,450,976 - Financing: Water Utilities Capital Improvement Funds
[13-0860; APPROVED]
69. Authorize an increase in the contract with Archer Western Construction, LLC for additional work associated with miscellaneous improvements at the Forney Dam (Lake Ray Hubbard) - Not to exceed \$175,423, from \$4,821,922 to \$4,997,345 - Financing: Water Utilities Capital Improvement Funds
[13-0861; APPROVED]

ITEMS FOR INDIVIDUAL CONSIDERATION

City Secretary's Office

70. 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)
[13-0862; NO APPOINTMENTS MADE TO BOARDS AND COMMISSIONS]

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

Sustainable Development and Construction

71. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Ronald Dale Rains and Patricia Alice Rains, of a tract of land containing approximately 99,480 square feet located in Kaufman County for the Lake Tawakoni 144-inch Pipeline - Not to exceed \$280,000 (\$275,636, plus closing costs and title expenses not to exceed \$4,364) - Financing: Water Utilities Capital Construction Funds
[13-0863; APPROVED]
72. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from James A. Loven, of a tract of land containing approximately 83,113 square feet located in Kaufman County for the Lake Tawakoni 144-inch Pipeline - Not to exceed \$50,700 (\$47,700, plus closing costs and title expenses not to exceed \$3,000) - Financing: Water Utilities Capital Construction Funds
[13-0864; APPROVED]
73. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Michael Franklin Green, of a tract of land containing approximately 71,521 square feet located in Kaufman County for the Lake Tawakoni 144-inch Pipeline - Not to exceed \$44,050 (\$41,050, plus closing costs and title expenses not to exceed \$3,000) - Financing: Water Utilities Capital Construction Funds
[13-0865; APPROVED]
74. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Westley E. Raborn and Linda G. Raborn, of a tract of land containing approximately 67,530 square feet located in Kaufman County for the Lake Tawakoni 144-inch Pipeline - Not to exceed \$41,750 (\$38,750, plus closing costs and title expenses not to exceed \$3,000) - Financing: Water Utilities Capital Construction Funds
[13-0866; APPROVED]
75. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Jamie Zavala, of a tract of land containing approximately 57,564 square feet located in Kaufman County for the Lake Tawakoni 144-inch Pipeline - Not to exceed \$36,050 (\$33,050, plus closing costs and title expenses not to exceed \$3,000) - Financing: Water Utilities Capital Construction Funds
[13-0867; APPROVED]

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

Sustainable Development and Construction (Continued)

76. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Mary Joann Woods, of a tract of land containing approximately 34,588 square feet located in Kaufman County for the Lake Tawakoni 144-inch Pipeline - Not to exceed \$33,350 (\$30,350, plus closing costs and title expenses not to exceed \$3,000) - Financing: Water Utilities Capital Construction Funds
[13-0868; APPROVED]
77. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from the United States of America and the Estates of Leila May Bledsoe, Floyd W. Offhaus and Roy May, of a tract of land containing approximately 60,003 square feet located near the intersection of IH-20 and Dowdy Ferry Road for the Southwest 120/96-inch Water Transmission Pipeline Project - Not to exceed \$9,000 (\$7,200, plus closing costs and title expenses not to exceed \$1,800) - Financing: Water Utilities Capital Improvement Funds
[13-0869; APPROVED]
78. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Palestine Concrete Tile Company, L.P., of approximately 8,541 square feet of land located near Chalk Hill Road and Singleton Boulevard for the Chalk Hill Improvement Project - Not to exceed \$53,512 (\$50,512, plus closing costs and title expenses not to exceed \$3,000) - Financing: 2006 Bond Funds
[13-0870; APPROVED]

ITEMS FOR FURTHER CONSIDERATION

Public Works Department

79. Authorize an additional payment to the Texas Department of Transportation for the City's share of the preliminary engineering costs for improvements on Hatcher Street from Haskell Avenue to Spring Avenue - Not to exceed \$75,000 - Financing: 2003 Bond Funds (\$58,000) and General Obligation Commercial Paper Funds (\$17,000)
[13-0871; DEFERRED TO A FUTURE DATE]

ITEMS FOR FURTHER CONSIDERATION (Continued)

Sustainable Development and Construction

80. An ordinance abandoning an alley to Warwick Cedar Springs Corporation and Warwick Melrose Dallas Corporation, the abutting owners, containing approximately 1,947 square feet of land, located near the intersection of Cedar Springs Road and Reagan Street, and authorizing the quitclaim - Revenue: \$106,909, plus the \$20 ordinance publication fee
[13-0872; APPROVED; ORDINANCE 28996]

PUBLIC HEARINGS AND RELATED ACTIONS

Sustainable Development and Construction

ZONING CASES - CONSENT
[13-0873; APPROVED]

81. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Specific Use Permit No. 1739 for an Open-enrollment charter school on property within Subdistrict S2b of Planned Development District No. 521 for mixed uses on the south side of Camp Wisdom Road, west of Eagle Ford Drive
Recommendation of Staff and CPC: Approval, subject to a revised site plan and amended conditions
Z112-282(WE)
[13-0874; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 28997]
82. A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for a convenience store with drive-through on property zoned a CR Community Retail District on the west side of North Westmoreland Road, north of Angelina Drive
Recommendation of Staff and CPC: Approval for a two-year period, subject to a site plan and conditions
Z112-323(WE)
[13-0875; HEARING CLOSED; APPROVED AS AMENDED; ORDINANCE 28998]
83. 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 zoned an RR Regional Retail District on property bounded by Walton Walker Boulevard, Kiest Boulevard and Morse Drive
Recommendation of Staff and CPC: Approval for a ten-year period with eligibility for automatic renewal for additional fifteen-year periods, subject to a site plan, traffic management plan and conditions
Z123-145(RB)
[13-0876; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 28999]

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

Sustainable Development and Construction (Continued)

ZONING CASES - CONSENT (Continued)

84. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Subarea 6 of Conservation District No. 1, the Kings Highway Conservation District, on the south side of Kings Highway and the east side of Mary Cliff Road
Recommendation of Staff and CPC: Approval, subject to conditions
Z123-179(MW)
[13-0877; HEARING CLOSED; APPROVED AS AMENDED; ORDINANCE 29000]
85. A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for a Child-care facility on property zoned an R-7.5(A) Single Family District on the east side of South Beckley Avenue, between East McVey Avenue and East Corning Avenue
Recommendation of Staff and CPC: Approval for a two-year period with eligibility for automatic renewal for additional five-year periods, subject to a site plan and conditions
Z123-180(AB)
[13-0878; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 29001]
86. A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 1775 for a Medical clinic on property within the Tract la portion of Planned Development District No. 225, H/25, the State Thomas Special Purpose District, on the northwest line of Thomas Avenue, north of Fairmount Avenue
Recommendation of Staff and CPC: Approval for a five-year period, subject to a revised site plan and revised conditions
Z123-185(RB)
[13-0879; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 29002]
87. A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for a commercial parking lot on property zoned an NC Neighborhood Commercial Subdistrict within Planned Development District No. 595, the South Dallas/Fair Park Special Purpose District, on the south corner of Hickman Street and Malcolm X Boulevard
Recommendation of Staff and CPC: Approval for a ten-year period with eligibility for automatic renewal for additional ten-year periods, subject to a site plan and conditions
Z123-191(AB)
[13-0880; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 29003]

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

Sustainable Development and Construction (Continued)

ZONING CASES - CONSENT (Continued)

88. A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 1850 for the sale of alcoholic beverages in conjunction with a general merchandise store 3,500 square feet or less on property within Planned Development District No. 366 with a D-1 Liquor Control Overlay on the southeast corner of South Buckner Road (Loop 12) and Elam Road
Recommendation of Staff and CPC: Approval for a two-year period with eligibility for automatic renewal for additional five-year periods, subject to a revised site plan and conditions
Z123-202(AB)
[13-0881; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 29004]

ZONING CASES - INDIVIDUAL

89. A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for an alcoholic beverage establishment use limited to a bar, lounge or tavern and a commercial amusement (inside) use limited to a dance hall within Planned Development District No. 619 for mixed uses and a H/48 Historic District on the southwest corner of Pacific Avenue and Harwood Street
Recommendation of Staff: Approval for a two-year period, subject to a site plans/floor plans and conditions
Recommendation of CPC: Approval for a three-year period, subject to a site plans/floor plans and conditions
Z123-134(WE)
[13-0882; HEARING OPEN; HOLD UNDER ADVISEMENT UNTIL JUNE 12, 2013]
90. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for single family uses and an ordinance granting a Specific Use Permit for private streets on property zoned an MF-2(A) Multifamily District on the west line of Plano Road, south of Le Manns Drive
Recommendation of Staff: Approval of a Planned Development District, subject to a conceptual plan and staff's recommended conditions, and approval of a Specific Use Permit for a permanent period, subject to a site plan and conditions
Recommendation of CPC: Approval of a Planned Development District, subject to a conceptual plan and conditions, and approval of a Specific Use Permit for a permanent period, subject to a site plan and conditions
Z123-158(WE)
[13-0883; HEARING CLOSED; APPROVED AS AMENDED; ORDINANCE NOS. 29005 AND 29006]

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

Sustainable Development and Construction (Continued)

ZONING CASES – INDIVIDUAL (Continued)

91. A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 1851 for the sale of alcoholic beverages in conjunction with a general merchandise store or food store 3,500 square feet or less on property zoned a CS-D-1 Commercial Service District with a D-1 Liquor Control Overlay on the south line of C. F. Hawn Freeway, west of Silverado Drive
Recommendation of Staff: Approval for a five-year period with eligibility for automatic renewal for additional five-year periods, subject to conditions
Recommendation of CPC: Approval for a three-year period with eligibility for automatic renewal for additional five-year periods, subject to conditions
Z123-197(WE)
[13-0884; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 29007]

92. A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for Commercial amusement (inside) use, limited to a Class A dance hall, on property zoned a CS Commercial Service District on the west corner of East Grand Avenue and St. Mary Avenue
Recommendation of Staff and CPC: Approval for a three-year period, subject to a site plan and conditions
Z123-203(RB)
[13-0885; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 29008]

DESIGNATED ZONING CASES - INDIVIDUAL

93. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for CR Community Retail District uses and a resolution accepting the termination of deed restrictions on property zoned an MF-1(A) Multifamily District, CR Community Retail District and a P(A) Parking District with deed restrictions on the southwest corner of Midway Road and Lyndon B. Johnson Freeway (IH 635)
Recommendation of Staff and CPC: Approval of a Planned Development District, subject to a conceptual plan, development plan, elevations and conditions, and approval of the termination of the deed restrictions
Z123-183(WE)
[13-0886; HEARING CLOSED; APPROVED AS AMENDED; ORDINANCE 29009]

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

Sustainable Development and Construction (Continued)

DESIGNATED ZONING CASES - INDIVIDUAL (Continued)

94. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to and expansion of Planned Development District No. 385 for a Private school, a Convent or Monastery, and Single Family Dwellings, on property zoned Planned Development District No. 385 and an R-1ac(A) Single Family District in the southwest quadrant of Walnut Hill Lane and Inwood Road with consideration given to and an ordinance granting a Specific Use Permit for an Illuminated competitive athletic field on a portion of the property
Recommendation of Staff: Approval of an amendment to and expansion of Planned Development District No. 385, subject to a revised development plan, traffic management plan-school section and athletic field section, competitive athletic field landscape plan, and staff's recommended conditions, and approval of a Specific Use Permit for an Illuminated competitive athletic field for a three-year period with eligibility for automatic renewal for additional six-year periods, subject to site plan and staff's recommended conditions
Recommendation of CPC: Approval of an amendment to and expansion of Planned Development District No. 385, subject to a revised development plan, traffic management plan-school section and athletic field section, competitive athletic field landscape plan, and conditions, and approval of a Specific Use Permit for an Illuminated competitive athletic field for a five-year period with eligibility for automatic renewal for additional six-year periods, subject to site plan and conditions
Z112-290(RB)
[13-0887; HEARING CLOSED; APPROVED AS AMENDED; ORDINANCE NOS. 29010 AND 29011]
95. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for metal recycling related uses on property zoned an IM Industrial Manufacturing District, south of Singleton Boulevard at the terminus of Vinson Street with consideration being given to a Specific Use Permit for a recycling collection center for the collection of household and industrial metals, a metal salvage facility and an outside salvage or reclamation use in lieu of a Planned Development District
Recommendation of Staff: Approval of a Specific Use Permit for a recycling collection center for the collection of household and industrial metals and recyclable materials for a two-year period, subject to a site plan, traffic management plan and conditions, and approval of a Specific Use Permit for a metal salvage facility and an outside salvage or reclamation for a ten-year period with eligibility for automatic renewal for additional ten-year periods, subject to a site plan, traffic management plan and conditions in lieu of a Planned Development District for metal recycling related uses
Recommendation of CPC: Approval of a Planned Development District for metal recycling related uses, subject to a development plan, traffic management plan and conditions
Z123-118(WE)
[13-0888; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 29012]

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

Sustainable Development and Construction (Continued)

DESIGNATED ZONING CASES - INDIVIDUAL (Continued)

96. A public hearing to receive comments regarding an application for and an ordinance granting an MF-3(A) Multifamily District and a resolution accepting deed restrictions volunteered by the applicant on property zoned an MF-2(A) Multifamily District and a P(A) Parking District on the southwest line of Hill Avenue, between Simpson Street and Race Street
Recommendation of Staff and CPC: Approval, subject to deed restrictions volunteered by the applicant
Z123-136(RB)
[13-0889; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 29013]

MISCELLANEOUS HEARINGS

Mayor and City Council

97. A public hearing to receive comments on authorizing a public hearing to determine proper zoning on property zoned an R-5(A) Single Family District with Specific Use Permit No. 1541 for a child-care facility; community service center; and private recreation center, club, or area on the west side of Bernal Drive, southwest of Palacios Avenue with consideration being given to a Planned Development District for R-5(A) Single Family District uses and a child-care facility; community service center; and private recreation center, club, or area – Financing: No cost consideration to the City (via Mayor Pro Tem Medrano, and Councilmembers Alonzo, Allen, Koop, and Greyson)
[13-0890; HEARING CLOSED; APPROVED]

Office of Financial Services

98. A public hearing to receive comments on the proposed FY 2013-14 Operating, Capital, Grant and Trust budgets - Financing: No cost consideration to the City
[13-0891; HEARING CLOSED]

Sustainable Development and Construction

99. A public hearing to receive comments on an amendment to the forwardDallas! Comprehensive Plan to incorporate the Valley View - Galleria Area Plan and at the close of the public hearing, consideration of an ordinance amending the forwardDallas! Comprehensive Plan of the City of Dallas by adopting the Valley View - Galleria Area Plan generally located east of the Dallas North Tollway, south of Southern Boulevard, south of the northern boundary of (Block E) Montfort Place, south of the northern boundary of Woodchase Apartments, south of the northern boundary of Preston View Estates, west of Preston Road, and north of Interstate Highway 635 (LBJ Freeway) - Financing: No cost consideration to the City
[13-0892; HEARING CLOSED; APPROVED; ORDINANCE 29014]

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

MISCELLANEOUS HEARINGS - DESIGNATED PUBLIC SUBSIDY MATTERS

Economic Development

Downtown Connection TIF District

Note: Item Nos. 100 and 101 must be considered collectively.

100. * A public hearing to receive comments on amendments to Tax Increment Financing Reinvestment Zone Number Eleven (Downtown Connection TIF District) and the Project and Reinvestment Zone Financing Plans for the Downtown Connection TIF District to: **(1)** increase the Downtown Connection TIF District's budget from \$189,807,592 NPV (approximately \$391,744,162 total dollars) to \$231,593,554 NPV (approximately \$545,726,096 total dollars), an increase of \$41,785,962 NPV (approximately \$153,981,934 total dollars); **(2)** expand the District's focus of redevelopment efforts; and **(3)** make corresponding modifications to the Downtown Connection TIF District's budget and Project and Reinvestment Zone Financing Plans – Financing: No cost consideration to the City
[13-0893; HEARING CLOSED]
101. * An ordinance amending Ordinance No. 26020, originally approved on June 8, 2005, as amended, and Ordinance No. 26096, originally approved on August 25, 2009, as amended, to reflect these amendments - Financing: No cost consideration to the City
[13-0894; APPROVED; ORDINANCE 29015]

Downtown Connection TIF District

Note: Item Nos. 102, 103 and 104 must be considered collectively.

102. * Authorize Supplemental Agreement No. 2, an amendment to the development agreement with Ricchi Dallas Investments, LLC, for the renovation of 1600 Pacific Avenue, previously approved on October 26, 2010 by Resolution Nos. 10-2767 and 10-2768, to: **(1)** require only the completion of Stage 1 and a portion of Stage 2 work inclusive of renovation of elevator systems, roof, windows, restoration of the exterior of the building and installation of core components of a new heating and air conditioning system; **(2)** allow project's eligibility for reimbursement of TIF funding previously committed in 2010 of up to \$12,870,200 (\$8,830,000 plus interest in an amount not to exceed \$4,040,200) to be effective upon acquisition and closing of a construction loan for the LTV Tower Building by 1600 Pacific Landlord, LLC; **(3)** establish an acquisition and project construction financing closing date; and **(4)** establish that if 1600 Pacific Landlord, LLC, does not acquire and close construction financing for the LTV Tower Building by established acquisition and financing closing date, amendments (1) and (2) shall be void and the Certificate of Occupancy Date defined in the existing development agreement with Ricchi Dallas Investments, LLC, as amended, shall be extended - Financing: No cost consideration to the City
[13-0895; CORRECTED ON THE ADDENDUM; APPROVED]

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

MISCELLANEOUS HEARINGS - DESIGNATED PUBLIC SUBSIDY MATTERS (Continued)

Economic Development (Continued)

Downtown Connection TIF District

Note: Item Nos. 102, 103 and 104 must be considered collectively.

103. * Authorize **(1)** a Development Agreement with 1600 Pacific Landlord, LLC, for the completion of remaining portions of Stage 2, and Stage 3 work removed from the development agreement with Ricchi Dallas Investments, LLC and finish out of the entire building with hotel and residential uses; **(2)** an Economic Development Grant Agreement with First National Bank for TIF incentives associated with redevelopment of the building by 1600 Pacific Landlord, LLC; and **(3)** the Downtown Connection TIF District Board of Directors to dedicate an amount not to exceed \$17,500,000 from future Downtown Connection TIF District revenues in the form of a Economic Development TIF grant in accordance with the grant agreement - Not to exceed \$17,500,000 - Financing: Downtown Connection TIF District Funds
[13-0896; APPROVED]
104. * A resolution declaring the intent of Tax Increment Financing District Reinvestment Zone Number Eleven (Downtown Connection TIF District) to dedicate an amount not to exceed \$17,500,000 for the LTV Tower Redevelopment project to First National Bank, pursuant to the grant agreement with First National Bank - Financing: No cost consideration to the City
[13-0897; APPROVED]

**ANNOTATED ADDENDUM
CITY COUNCIL MEETING
MAY 22, 2013
CITY OF DALLAS
1500 MARILLA
COUNCIL CHAMBERS, CITY HALL
DALLAS, TEXAS 75201**

ADDITIONS:

Closed Session
[13-0898; HELD]

6ES

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

- Legal issues regarding gas drilling and production

Personnel (Sec. 551.074 T.O.M.A.)

- Personnel issues involving City Manager and City Attorney.

CONSENT ADDENDUM

City Attorney's Office

1. Authorize settlement of the lawsuit styled Thomas Hannon v. David L. Nevitt, et al., Civil Action No. 3:09-CV-0066-N - Not to exceed \$412,823 - Financing: Current Funds
[13-0899; APPROVED]

Convention and Event Services

2. An ordinance repealing Chapter 29 and amending Chapters 29A and 42A of the Dallas City Code to: **(1)** eliminate requirements, regulations, procedures and other provisions relating to the municipal produce market; and **(2)** provide requirements and exceptions for the Dallas Farmers Market in city code provisions governing neighborhood farmers markets and special events - Financing: No cost consideration to the City
13-0900; APPROVED; ORDINANCE 29016]

Housing/Community Services

3. Authorize an amendment to Resolution No.13-0459, previously approved on February 27, 2013, to extend the land-lease agreement between the City of Dallas and Serenity Place Apartments, L.P. from 35 years to 55 years for City of Dallas owned property to be developed as Serenity Place Apartments located at 3124 South Denley Drive - Revenue: \$200
[13-0901; APPROVED]

ADDITIONS: (Continued)

CONSENT ADDENDUM (Continued)

Note: Item Nos. 4 and 5 must be considered collectively.

Texas Horse Park

Office of Cultural Affairs

4. Authorize a contract with Curtis R. Patterson for the fabrication and installation of a site-specific artwork at the front entrance of the Texas Horse Park located at 811 Pemberton Hill Road - Not to exceed \$136,220 - Financing: 2006 Bond Funds
[13-0902; APPROVED AS AN INDIVIDUAL ITEM]

Park & Recreation

5. Authorize **(1)** the receipt and deposit of funds from the Hillcrest Foundation Trust in an amount not to exceed \$200,000; **(2)** the establishment of appropriations in the amount of \$200,000; and **(3)** a contract for construction of the Texas Horse Park located at 811 Pemberton Hill Road - Sedalco/MetalMan Design/Build Corporation, A Joint Venture, best value proposer of seven - Not to exceed \$10,883,100 - Financing: General Obligation Commercial Paper Funds (\$10,683,100) and Hillcrest Foundation Trust Funds (\$200,000)
[13-0903; APPROVED AS AMENDED]

Office of Financial Services

6. Authorize **(1)** preliminary adoption of the FY 2013-14 Consolidated Plan Budget for U.S. Department of Housing and Urban Development Grant Funds in an estimated amount of \$26,286,472 for the following programs and estimated amounts: **(a)** Community Development Block Grant in the amount of \$15,065,098; **(b)** HOME Investment Partnerships Program in the amount of \$4,700,686; **(c)** Housing Opportunities for Persons with AIDS in the amount of \$4,060,375; **(d)** Emergency Solutions Grant in the amount of \$1,375,313; and **(e)** estimated Program Income in the amount of \$1,085,000; **(2)** preliminary adoption of the FY 2012-13 Reprogramming Budget in the amount of \$773,873; and **(3)** a public hearing to be held on June 12, 2013 to receive comments on the proposed use of funds - Financing: No cost consideration to the City
[13-0904; APPROVED]

ADDITIONS: (Continued)

CONSENT ADDENDUM (Continued)

Sustainable Development and Construction

7. Authorize a thirty-nine year lease agreement with Dallas Convention Center Hotel Development Corporation for approximately 116,261 square feet of land located near the intersection of Young and Lamar Streets, the initial term of the Lease will commence on June 1, 2013, with two (2), five (5) year extension periods upon mutual agreement of the parties - Annual Revenue: \$697,600 (guaranteed minimum), plus an additional percentage rent equal to 100% of net profits from ancillary development
[13-0905; APPROVED AS AN INDIVIDUAL ITEM]
8. A resolution authorizing **(1)** the conveyance of an easement containing a total of approximately 68 acres of land to Dallas Area Rapid Transit (DART) for the purpose of constructing and operating an extension of its light rail transit system into the Dallas/Fort Worth (DFW) International Airport property; and **(2)** accepting conveyance from DART to DFW Airport of two perpetual easements containing a total of approximately 21,000 square feet of land across the Cotton Belt railway for roadway and utility purposes - Financing: No cost consideration to the City
[13-0906; APPROVED]
9. An ordinance abandoning a portion of Marilla Street, St. Louis Street, Paris Street and four alleys to the City of Dallas, the abutting owner, for the development of the Farmers Market containing a total of approximately 65,550 square feet of land, located near the intersection of Harwood and Marilla Streets - Financing: No cost consideration to the City
[13-0907; APPROVED; ORDINANCE 29017]

Trinity Watershed Management

10. Authorize a contract for the construction of the Continental Avenue Bridge and West Dallas Gateway Improvements - Gibson & Associates, Inc., lowest responsible bidder of three - Not to exceed \$8,347,936 - Financing: Private Funds (\$5,030,030), General Obligation Commercial Paper Funds (\$3,263,100) and 2006 Bond Funds (\$54,806)
[13-0908; APPROVED]
11. Authorize **(1)** a construction contract with Ratliff Hardscape, Ltd., lowest responsive bidder of thirteen, for the construction of 3.6 miles of multipurpose trail including stone bench rest areas for the AT&T Trail Project in an amount of \$1,910,453; and **(2)** authorize a license agreement with ONCOR to allow the trail to be built and maintained within the ONCOR right-of-way for a portion of the AT&T Trail - Not to exceed \$1,910,453 - Financing: Private Funds
[13-0909; APPROVED]

ADDITIONS: (Continued)

ITEMS FOR INDIVIDUAL CONSIDERATION

City Secretary's Office

12. 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 May 11, 2013 general election for members of the City Council and special election - Financing: No cost consideration to the City
[13-0910; APPROVED]
13. An ordinance ordering a runoff election to be held in the City of Dallas, on Saturday, June 15, 2013, for the purpose of electing members of the City Council to represent Places 5 and 14, in which no candidate received a majority of the votes in the general election held on Saturday, May 11, 2013 - Financing: No cost consideration to the City
[13-0911; APPROVED AS AMENDED; ORDINANCE 29018]
14. A resolution authorizing an increase in the joint elections agreement and election services contract between the City of Dallas, Dallas County, and various other jurisdictions within Dallas County, for the conduct of a runoff election to be held on Saturday, June 15, 2013, in an amount not to exceed \$408,636, to cover the cost of the June 15, 2013 city council runoff election - Not to exceed \$408,636, from \$449,708 to \$858,344 - Financing: Current Funds
[13-0912; APPROVED]
15. A resolution approving the appointment of citizens to serve as election judges for the June 15, 2013 runoff election - Financing: No cost consideration to the City
[13-0913; APPROVED AS AMENDED]
16. A resolution authorizing the Mayor to appoint an Ad Hoc City Council Canvassing Committee to review the returns of the June 15, 2013 runoff election, and submit a canvass report to the full City Council on Monday, June 24, 2013 - Financing: No cost consideration to the City
[13-0914; APPROVED]
17. A resolution designating an absence by Councilmember Delia Jasso as being for "official city business" - Financing: No cost consideration to the City
[13-0915; APPROVED]

ADDITIONS: (Continued)

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

Housing/Community Services

18. Authorize a conditional grant agreement in the amount of \$890,000 with Rudolph Edwards to provide funding for the construction of a commercial building at 3103 South Lancaster Road in accordance with the Lancaster Corridor Economic Development Program - Not to exceed \$890,000 - Financing: 2006 Bond Funds (\$470,055) and General Obligation Commercial Paper Funds (\$419,945)
[13-0916; APPROVED]

PUBLIC HEARING AND RELATED ACTIONS

Sustainable Development and Construction

DESIGNATED ZONING CASES - INDIVIDUAL

19. A public hearing to receive comments regarding an application for and an ordinance granting **(1)** a Planned Development District for MU-3 Mixed Use District uses on property zoned a GO(A) General Office District, an MU-3 (SAH) Mixed Use District (Affordable) and a portion of Subdistrict E in Planned Development District No. 305, Cityplace, on the northeast corner of North Central Expressway and North Carroll Avenue; and for an ordinance granting **(2)** a new subdistrict on property zoned Subdistrict E within Planned Development District No. 305 on the east side of North Central Expressway between North Carroll Avenue and North Haskell Avenue
Recommendation of Staff and CPC: Approval of a Planned Development District for Mixed Use District uses, subject to a conceptual plan and conditions, and approval of a new subdistrict within Planned Development District No. 305, subject to conditions
Z112-265(MW)
[13-0917; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE NOS. 29019 AND 29020]

ADDITIONS: (Continued)

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

Sustainable Development and Construction (Continued)

DESIGNATED ZONING CASES – INDIVIDUAL (Continued)

20. An application for and an ordinance granting an amendment to Planned Development District No. 759 for RR Regional Retail District uses in an area generally bounded by West Mockingbird Lane, Forest Park Road, Empire Central and Maple Avenue
Recommendation of Staff and CPC: Approval, subject to a conceptual plan and conditions
Z123-177(WE)
[13-0918; CPC RECOMMENDATION FOLLOWED; ORDINANCE 29021]

FLOODPLAIN APPLICATIONS

Trinity Watershed Management

21. A public hearing to receive comments regarding the application for and approval of the fill permit and removal of the floodplain (FP) prefix from approximately 8.73 acres of the current 185.39 acres of land located at 6300 Trinity Forest Way, within the floodplain of the Trinity River and Stream 4B5, Fill Permit 13-01 - Financing No cost consideration to the City
[13-0919; HEARING CLOSED; APPROVED]

CORRECTIONS:

Sustainable Development and Construction

49. Authorize the **(1)** deposit of the amount awarded by the Special Commissioners in the lawsuit styled City of Dallas v. Tomaino Properties, L.P., et al., Cause No. CC-12-06590-B, pending in County Court at Law No. 2 for acquisition from Tomaino Properties, L.P. of approximately 12,389 square feet of land located near the intersection of Elm Street and Cesar Chavez Boulevard for the Central Expressway from Commerce to Live Oak Realignment Project, and **(2)** settlement of the lawsuit for an amount not to exceed the amount of the award - Not to exceed \$808,785 (\$805,285, being the amount of the award, plus closing costs and title expenses not to exceed \$3,500) - Financing: General Obligation Commercial Paper Funds
[13-0841]

CORRECTIONS: (Continued)

Office of Economic Development

102. * Authorize Supplemental Agreement No. 2, an amendment to the development agreement with Ricchi Dallas Investments, LLC, for the renovation of 1600 Pacific Avenue, previously approved on October 26, 2010 by Resolution Nos. 10-2767 and 10-2768, to: **(1)** require only the completion of Stage 1 and a portion of Stage 2 work inclusive of renovation of elevator systems, roof, windows, restoration of the exterior of the building and installation of core components of a new heating and air conditioning system; **(2)** allow project's eligibility for reimbursement of TIF funding previously committed in 2010 of up to \$12,870,200 (\$8,830,000 plus interest in an amount not to exceed \$4,040,200) to be effective upon acquisition and closing of a construction loan for the LTV Tower Building by 1600 Pacific Landlord, LLC; **(3)** establish an acquisition and project construction financing closing date; and **(4)** establish that if 1600 Pacific Landlord, LLC, does not acquire and close construction financing for the LTV Tower Building by established acquisition and financing closing date, amendments (1) and (2) shall be void and the Certificate of Occupancy Date defined in the existing development agreement with Ricchi Dallas Investments, LLC, as amended, shall be extended - Financing: No cost consideration to the City
[13-0895]