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CITY SECRETARY  
DALLAS, TEXAS

**ADDENDUM  
CITY COUNCIL MEETING  
WEDNESDAY, MAY 14, 2014  
CITY OF DALLAS  
1500 MARILLA  
COUNCIL CHAMBERS, CITY HALL  
DALLAS, TX 75201  
9:00 A.M.**

**REVISED ORDER OF BUSINESS**

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

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

**OPEN MICROPHONE**

**CLOSED SESSION**

**MINUTES**

Item 1

**CONSENT AGENDA**

Items 2 - 34

**CONSENT ADDENDUM**

Items 1 - 6

**ITEMS FOR INDIVIDUAL CONSIDERATION**

No earlier  
than 9:15 a.m.

Items 35 - 39  
Addendum Items 7 - 10

**PUBLIC HEARINGS AND RELATED ACTIONS**

1:00 p.m.

Items 40 - 51

*Public Notice*

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POSTED CITY SECRETARY  
DALLAS, TX

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DALLAS, TEXAS 75201  
9:00 A. M.**

**ADDITIONS:**

Closed Session

6ES

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

- Legal briefing regarding contract with River Ranch Educational Charities for the Texas Horse Park.

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

- Discussion regarding performance evaluation of City Secretary Rosa Rios.
- Discussion regarding performance evaluation of City Auditor Craig Daniel Kinton.

**CONSENT ADDENDUM**

**City Attorney's Office**

1. Authorize settlement of the lawsuit styled Danny Cantu, et al. v. Mark Michaels et al., Civil Action No. 3:12-CV-0206-O - Not to exceed \$105,000 - Financing: Current Funds

**Economic Development**

2. Authorize **(1)** a public hearing to be held on June 25, 2014, to receive comments concerning the application with Texas Department of Housing and Community Affairs (TDHCA) for 4% tax credits in the approximate amount of \$16,944,690 with tax exempt bonds in the approximate amount of \$37 Million to be issued by Housing Options, Inc. (HOI) for the Fairmount Crossing Apartments, a proposed multi-family community comprised of 366 units for families, located at 2741 Hawthorne Avenue, Dallas, Texas 75219; **(2)** the issuance of tax-exempt bonds by Housing Options, Inc. (HOI) an agency created by The Housing Authority of the city of Dallas, Texas in the amount of \$37 Million in Multi-family Housing Mortgage Revenue Bonds Series 2014 to finance the new construction of 366 units for families by Kings Parc I, L. P., referred to as the Fairmount Crossing Apartments; and **(3)** a resolution in support of Texas Department of Housing and Community Affairs award of Low Income Housing Tax Credits for the new construction of the Fairmount Crossing housing development to be located at 2741 Hawthorne Avenue, Dallas, Texas by conducting a Public Hearing pursuant to Texas Government Code, §2306.67071(a) and 10 TAC §10.204(4)(A), Texas Government Code, §2306.67071(b) and 10 TAC§10.204(4)(B) and pursuant to §11.3(A-F) of the 2014 Qualified Allocation Plan (QAP) regarding Housing Deconcentration Factors - Financing: No cost consideration to the City

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ADDITIONS: (Continued)

CONSENT ADDENDUM (Continued)

**Office of Financial Services**

3. Authorize **(1)** preliminary adoption of the FY 2014-15 Consolidated Plan Budget for U.S. Department of Housing and Urban Development Grant Funds in an estimated amount of \$24,444,919 for the following programs and estimated amounts: **(a)** Community Development Block Grant in the amount of \$13,572,496; **(b)** HOME Investment Partnerships Program in the amount of \$4,365,818; **(c)** Housing Opportunities for Persons with AIDS in the amount of \$5,375,659; **(d)** Emergency Solutions Grant in the amount of \$1,130,946; and **(e)** estimated Program Income in the amount of \$1,450,000; **(2)** preliminary adoption of the FY 2013-14 Reprogramming Budget in the amount of \$1,185,650; and **(3)** a public hearing to be held on June 11, 2014 to receive comments on the proposed use of funds - Financing: No cost consideration to the City
4. An ordinance **(1)** denying rates as requested by Atmos Energy Corp. Mid-Tex Division (Atmos); and **(2)** authorizing increased rates to be charged by Atmos, as negotiated pursuant to its January 15, 2014 Dallas Annual Rate Review (DARR) filing - Financing: This action has no cost consideration to the City

**Sustainable Development and Construction**

5. An ordinance abandoning portions of Imperial Street, an alley and a street easement containing a total of approximately 20,835 square feet of land, located near the intersection of Hatcher and Imperial Streets to Frazier Revitalization Inc., Greater Mt. Calvary Church of God In Christ of Dallas, True Lee Missionary Baptist Church (also known as True Lee Baptist Church) and Frazier HS, LP, the abutting owners, and authorizing the quitclaim - Revenue: \$19,130, plus the \$20 ordinance publication fee

**Trinity Watershed Management**

6. Authorize a contract with DCI Contracting, Inc., lowest responsible bidder of five, for closed landfill improvements associated with the Simpkins Remediation located at 5950 Elam Road, 6300 Great Trinity Forest Way Boulevard, and 811 Pemberton Hill Road - Not to exceed \$2,371,711 - Financing: Stormwater Drainage Management Capital Construction Funds (\$2,000,000) and Company of Trinity Forest Golfers Funds (\$371,711) (to be reimbursed by the Company of Trinity Forest Golfer's, Inc.)



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ADDITIONS: (Continued)

ITEMS FOR INDIVIDUAL CONSIDERATION

**City Attorney's Office**

7. An ordinance **(1)** appointing 12 full-time municipal judges and 13 associate (part-time) municipal judges to preside over the City of Dallas municipal court of record for a term ending May 31, 2016; **(2)** designating an administrative municipal judge for the City of Dallas municipal court of record for a two-year term ending May 31, 2016; and **(3)** establishing the annual salary for the full-time and associate municipal judges and the administrative municipal judge - Financing: This action has no cost consideration to the City

**City Secretary's Office**

8. A resolution designating absences by Councilmember Carolyn R. Davis as being for "official city business" - Financing: No cost consideration to the City

**Trinity Watershed Management**

9. Authorize modifications to the Development and Operations Agreement with Equest for the Texas Horse Park to: **(1)** allow for a line of credit for Equest's operating account balance; **(2)** reduce the operating balance from three month average to one month average; and **(3)** strengthen the termination clauses - Financing: No cost consideration to the City

**DESIGNATED PUBLIC SUBSIDY MATTERS**

**Economic Development**

10. Authorize **(1)** an amendment to the development agreement with Rudolph Edwards, Linda Edwards, and RLE Properties, LLC (collectively referred to herein as "Rudy's"), previously approved on May 22, 2013, by Resolution No. 13-0916, to **(a)** allow the conveyance of certain parcels of real property located at 3111 and 3115 South Lancaster Road to City Wide Community Development Corporation (CWCDC) rather than to the City for the appraised value of \$548,200; and **(b)** reduce the original \$890,000 grant to Rudy's by \$548,200, being the appraised value of the parcels no longer being conveyed to the City, and requiring Rudy's to refund to the City said \$548,200; and **(2)** an amendment to the existing development loan with CWCDC for the Lancaster/Kiest project by increasing the loan amount by **(a)** \$548,200 to facilitate purchase of the parcels from Rudy's; and **(b)** \$50,000 for environmental, demolition, and other predevelopment costs to prepare the parcels for redevelopment - Total not to exceed \$598,200 - Financing: Lancaster Corridor Redevelopment Funds (\$548,200) and General Obligation Commercial Paper Funds (\$50,000) (Total net cost to the City \$50,000)

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**CORRECTION:**

**Housing/Community Services**

39. Authorize a housing development loan in an amount not to exceed \$900,000 with Dallas Area Habitat for Humanity, Inc. (DAHFH), a non-profit developer, for construction of up to thirty affordable single family homes for the Jimmy & Rosalynn Carter project to be located on Exeter, Wilhurt, Landrum, and Custer Streets - Not to exceed \$900,000 - Financing: 2013-14 HOME Investment Partnership Program Grant Funds (\$300,000) and FY 13-14 HOME Program Income #1 (\$600,000)