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CITY SECRETARY  
DALLAS, TEXAS



# COUNCIL AGENDA

*Public Notice*

140530

POSTED CITY SECRETARY  
DALLAS, TX

May 14, 2014

Date

(For General Information and Rules of Courtesy, Please See Opposite Side.)  
(La Información General Y Reglas De Cortesía Que Deben Observarse  
Durante Las Asambleas Del Consejo Municipal Aparecen En El Lado Opuesto, Favor De Leerlas.)

## General Information

The Dallas City Council regularly meets on Wednesdays beginning at 9:00 a.m. in the Council Chambers, 6th floor, City Hall, 1500 Marilla. Council agenda meetings are broadcast live on WRR-FM radio (101.1 FM) and on Time Warner City Cable Channel 16. Briefing meetings are held the first and third Wednesdays of each month. Council agenda (voting) meetings are held on the second and fourth Wednesdays. Anyone wishing to speak at a meeting should sign up with the City Secretary's Office by calling (214) 670-3738 by 5:00 p.m. of the last regular business day preceding the meeting. Citizens can find out the name of their representative and their voting district by calling the City Secretary's Office.

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

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

## Rules of Courtesy

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

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

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

## Información General

El Ayuntamiento de la Ciudad de Dallas se reúne regularmente los miércoles en la Cámara del Ayuntamiento en el sexto piso de la Alcaldía, 1500 Marilla, a las 9 de la mañana. Las reuniones informativas se llevan a cabo el primer y tercer miércoles del mes. Estas audiencias se transmiten en vivo por la estación de radio WRR-FM 101.1 y por cablevisión en la estación *Time Warner City Cable* Canal 16. El Ayuntamiento Municipal se reúne en el segundo y cuarto miércoles del mes para tratar asuntos presentados de manera oficial en la agenda para su aprobación. Toda persona que desee hablar durante la asamblea del Ayuntamiento, debe inscribirse llamando a la Secretaría Municipal al teléfono (214) 670-3738, antes de las 5:00 pm del último día hábil anterior a la reunión. Para enterarse del nombre de su representante en el Ayuntamiento Municipal y el distrito donde usted puede votar, favor de llamar a la Secretaría Municipal.

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

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

## Reglas de Cortesía

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

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

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

**AGENDA  
CITY COUNCIL MEETING  
WEDNESDAY, MAY 14, 2014  
ORDER OF BUSINESS**

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

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

**OPEN MICROPHONE**

**MINUTES**

Item 1

**CONSENT AGENDA**

Items 2 - 34

**ITEMS FOR INDIVIDUAL CONSIDERATION**

No earlier  
than 9:15 a.m.

Items 35 - 39

**PUBLIC HEARINGS AND RELATED ACTIONS**

1:00 p.m.

Items 40 - 51

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

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

Invocation and Pledge of Allegiance (Council Chambers)

Agenda Item/Open Microphone Speakers

**VOTING AGENDA**

1. Approval of Minutes of the April 23, 2014 City Council Meeting

**CONSENT AGENDA**

**Business Development & Procurement Services**

2. Authorize a consultant contract for a comprehensive plan update and a recreation master plan study for Park and Recreation - Wallace Roberts & Todd, LLC, most advantageous proposer of three - Not to exceed \$480,750 - Financing: Current Funds (\$162,000) and Park and Recreation Program Funds (\$318,750)
3. Authorize a three-year service contract to provide ground transportation starter services at Love Field - Parking Systems of America, L.P., lowest responsible bidder of five - Not to exceed \$917,514 - Financing: Aviation Current Funds (subject to annual appropriations)
4. Authorize a three-year service contract for sports officiating services for Park and Recreation - Carl Richardson dba TOP Sports Official Association in the amount of \$568,250, Dallas Softball Umpires Association, Inc. in the amount of \$494,893 and Dallas Sports Alliance LLC dba Oak Cliff Sports Group in the amount of \$219,450, lowest responsible bidders of three - Total not to exceed \$1,282,593 - Financing: Current Funds (subject to annual appropriations)

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

5. Authorize a three-year service contract, with two one-year renewal options, for medical testing for Fire-Rescue new recruits and uniformed employees - HealthTexas Provider Network dba MedProvider in the amount of \$3,443,655 and Occupational Health Centers of the Southwest PA dba Concentra Medical Centers in the amount of \$154,950, most advantageous proposers of three - Total not to exceed \$3,598,605 - Financing: Current Funds (subject to annual appropriations)
6. Authorize a five-year service contract for alcohol and controlled substance testing for Police - JumpR2, Inc. dba Arcpoint Labs of Plano, lowest responsible bidder of six - Not to exceed \$115,023 - Financing: Current Funds (subject to annual appropriations)
7. Authorize a five-year service contract for event set up and janitorial services at the Kay Bailey Hutchison Convention Center Dallas - Andrew's Building Service, Inc., lowest responsible bidder of eight - Not to exceed \$16,789,100 - Financing: Convention and Event Services Current Funds (subject to annual appropriations)
8. Authorize Supplemental Agreement No. 1 to increase the service contract with Trane U.S., Inc. for service, parts and equipment for all Trane heating, ventilation and air conditioning equipment - Trane U.S., Inc. through The Cooperative Purchasing Network - Not to exceed \$2,848,174, from \$11,392,695 to \$14,240,869 - Financing: Current Funds (\$2,220,152), Aviation Current Funds (\$170,890), Convention and Event Services Current Funds (\$370,263), Stormwater Drainage Management Current Funds (\$1,424) and Water Utilities Current Funds (\$85,445) (subject to annual appropriations)

**Housing/Community Services**

9. Authorize **(1)** the sale of one vacant lot located at 4614 Jones Street from the Dallas Housing Acquisition and Development Corporation to True Vine Missionary Baptist Church; 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
10. Authorize **(1)** approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Dallas Area Habitat for Humanity for the construction of affordable houses; **(2)** the sale of 3 vacant lots (list attached) from Dallas Housing Acquisition and Development Corporation to Dallas Area Habitat for Humanity; and **(3)** execution of a release of lien for any non-tax liens on the 3 properties that may have been filed by the City - Financing: No cost consideration to the City
11. Authorize **(1)** approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Dallas Area Habitat for Humanity for the construction of affordable houses; **(2)** the sale of 3 vacant lots from Dallas Housing Acquisition and Development Corporation to Dallas Area Habitat for Humanity (list attached); **(3)** the exchange of deed restrictions from the 3 lots proposed to be purchased from the Land Bank to 3 comparable lots owned by the developer; and **(4)** 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

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

12. Authorize **(1)** approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Frazier Revitalization, Inc. for the construction of affordable houses; and **(2)** the exchange of deed restrictions from 3 lots previously purchased from the Dallas Housing Acquisition and Development Corporation to 3 comparable lots owned by the developer (list attached) - Financing: No cost consideration to the City
13. Authorize **(1)** approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Harvard Finance North America LLC for the construction of an affordable duplex; **(2)** the sale of 1 vacant lot (list attached) from Dallas Housing Acquisition and Development Corporation to Harvard Finance North America LLC; and **(3)** execution of a release of lien for any non-tax liens on the 1 property that may have been filed by the City - Financing: No cost consideration to the City
14. Authorize **(1)** approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Harvard Finance North America LLC for the construction of affordable houses; and **(2)** the exchange of deed restrictions from 2 lots previously purchased from the Dallas Housing Acquisition and Development Corporation to 2 comparable lots owned by the developer (list attached) - Financing: No cost consideration to the City
15. Authorize **(1)** approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Mascorro Properties for the construction of an affordable house; **(2)** the sale of 1 vacant lot (list attached) from Dallas Housing Acquisition and Development Corporation to Mascorro Properties; and **(3)** execution of a release of lien for any non-tax liens on the 1 property that may have been filed by the City - Financing: No cost consideration to the City
16. Authorize **(1)** approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by New Vision Properties & Land for the construction of affordable houses; **(2)** the sale of 2 vacant lots (list attached) from Dallas Housing Acquisition and Development Corporation to New Vision Properties & Land; and **(3)** execution of a release of lien for any non-tax liens on the 2 properties that may have been filed by the City - Financing: No cost consideration to the City
17. Authorize **(1)** the acceptance of an amended proposal from Frazier Revitalization, Inc. for the development of 1 improved property located at 4010 Montie obtained under the Land Assembly process through the Land Transfer Program; and **(2)** execution of amended Deed Restrictions - Financing: No cost consideration to the City

CONSENT AGENDA (Continued)

**Housing/Community Services** (Continued)

18. Authorize **(1)** an amendment to the grant agreement between the City of Dallas and the U. S. Department of Housing and Urban Development (HUD) to add Eban Village as a project site to the grant agreement; and **(2)** approval of a Memorandum of Understanding (MOU) between the City of Dallas and HHF Eban Village I & II, LLC herein referred to as Eban Village to provide project-based affordable housing to the Gateway to Permanent Supportive Housing Program, contingent upon approval of the amendment by HUD in Subject Number 1 for the term June 1, 2014 through May 31, 2015, with two twelve-month renewal options - Financing: No cost consideration to the City

**Office of Financial Services**

19. Authorize a public hearing to be held on May 28, 2014 to receive comments on the FY 2014-15 Operating, Capital, and Grant/Trust budgets - Financing: No cost consideration to the City

**Park & Recreation**

20. Authorize an agreement with Shakespeare Festival of Dallas dba Shakespeare Dallas to manage, operate and maintain the Samuell-Grand Amphitheatre for theatrical performances and events from May 1 through October 31 of each year for a period of ten years with two five-year renewal options - Estimated Revenue: \$5,000
21. Authorize an increase in the contract with RoeschCo Construction, Inc. for additional scope of work to include: repair of existing stormwater headwall, additional drainage, deletion of chain link fence, replacement of paving at new inlet and retaining wall stain at the Trinity Strand Trail located between Farrington Street to Oak Lawn Avenue - Not to exceed \$114,674, from \$5,435,933 to \$5,550,607 - Financing: North Central Texas Council of Governments Grant Funds
22. Authorize an increase in the contract with Travelers Casualty and Surety Company of America for repairs and replacements necessary as a result of vandalism to the facility and revisions to the plans at Cummings Recreation Center located at 2976 Cummings Street - Not to exceed \$214,661, from \$1,437,702 to \$1,652,363 - Financing: 2006 Bond Funds
23. Authorize **(1)** a public hearing to be held on May 28, 2014 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

**CONSENT AGENDA** (Continued)**Police**

24. 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 April 29, 2014 through June 7, 2014 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)

**Public Works Department**

25. Authorize a contract with Gilbert May, Inc. dba Phillips/May Corporation, lowest responsive bidder of three, for construction of the Kessler Theater pedestrian amenities project - Not to exceed \$195,323 - Financing: Regional Toll Revenue II Funds (\$179,200) and Davis Garden TIF District Funds (\$16,123)
26. Authorize a contract with Gilbert May, Inc. dba Phillips/May Corporation, best value proposer of two, for construction of the Central Police and Southwest Police substation renovations, located at 334 South Hall Street and 4230 West Illinois Avenue, respectively - Not to exceed \$808,333 - Financing: 2003 Bond Funds (\$578,308) and 2006 Bond Funds (\$230,025)
27. Authorize a contract with Jeske Construction Company, lowest responsible bidder of three, for the construction of street paving, storm drainage, traffic signals, street lights, landscape, water and wastewater upgrades for Routh Street from Flora Street to San Jacinto Street - Not to exceed \$1,306,700 - Financing: 2006 Bond Funds (\$306,000), General Obligation Commercial Paper Funds (\$872,447), Water Utilities Capital Improvement Funds (\$115,173) and Water Utilities Capital Construction Funds (\$13,080)
28. Authorize the rejection of bids for the construction of intersection improvements for North Beckley Avenue at Commerce Street; and, the re-advertisement for new bids - Financing: No cost consideration to the City

**Sustainable Development and Construction**

29. Authorize acquisition from Charlotte Skinner Coffman, of approximately 18,881 square feet of land located in Dallas County for the Southwest 120/96-inch Water Transmission Pipeline Project - Not to exceed \$6,608, increased from \$11,556 (\$10,385, plus closing costs and title expenses not to exceed \$1,171) to \$18,164 (\$16,993, plus closing costs and title expenses not to exceed \$1,171) - Financing: Water Utilities Capital Improvement Funds



CONSENT AGENDA (Continued)

**Sustainable Development and Construction (Continued)**

30. Authorize acquisition of six parcels of land consisting of four single family dwellings and two vacant lots in the Cadillac Heights neighborhood located near the intersection of Birdsong Drive and Gloyd Street for the Cadillac Heights Phase II Project (list attached) - Not to exceed - \$169,150 (\$157,150, plus closing costs and title expenses not to exceed \$12,000) - Financing: 2006 Bond Funds
31. Authorize moving expense and replacement housing payments for Nicandro Villa and Guadalupe Villa in the Cadillac Heights neighborhood as a result of an official written offer of just compensation to purchase real property at 719 Pontiac Avenue for future City facilities - Not to exceed \$53,550 - Financing: 2006 Bond Funds
32. An ordinance granting a private license to HPI/GSA-2B, L.P., for approximately 2,795 square feet of land to use and maintain existing landscaping and a subsurface tunnel for mechanical equipment under portions of Akard and Young Streets - Revenue: \$5,534 annually and a \$1,000 one-time fee, plus the \$20 ordinance publication fee

**Water Utilities**

33. Authorize a professional services contract with CP&Y, Inc. for preliminary engineering services associated with improvements to the grit removal and screenings handling processes at the Southside Wastewater Treatment Plant - Not to exceed \$850,000 - Financing: Water Utilities Capital Improvement Funds
34. Authorize an increase in the contract with John Bums Construction Company of Texas, Inc. for emergency repairs to a 60-inch wastewater main and other connected pipelines at the vicinity of Overton Road and Interstate Highway 45 - Not to exceed \$488,550, from \$8,327,448 to \$8,815,998 - Financing: Water Utilities Capital Improvement Funds

ITEMS FOR INDIVIDUAL CONSIDERATION

**City Secretary's Office**

35. 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)

**Trinity Watershed Management**

36. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from the City of Irving, of an unimproved tract of land containing approximately 20 acres located on the east bank of the Trinity River near the west termination of Mexicana Drive for the Dallas Floodway Project - Not to exceed \$39,700 (\$36,700 plus closing costs and title expenses not to exceed \$3,000) - Financing: 2006 Bond Funds

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

**Trinity Watershed Management (Continued)**

- 37. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from the Common Ground Community Economic Development Corporation, of an unimproved tract of land containing approximately 32,311 square feet located on Barber Avenue near its intersection with Dixon Avenue for the Mill Creek/Peaks Branch/State Thomas Drainage Relief Tunnel Project - Not to exceed \$36,000 (\$33,000 plus closing costs and title expenses not to exceed \$3,000) - Financing: 2006 Bond Funds
  
- 38. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from the John G. Campbell Trust, of an unimproved tract of land containing approximately 4 acres located on Wildwood Drive near its intersection with California Crossing Road for the Elm Fork Flood Control Project - Not to exceed \$18,279 (\$16,079 plus closing costs and title expenses not to exceed \$2,200) - Financing: 1998 Bond Funds

**DESIGNATED PUBLIC SUBSIDY MATTERS**

**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 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)

PUBLIC HEARINGS AND RELATED ACTIONS

**Sustainable Development and Construction**

ZONING CASES - CONSENT

- 40. A public hearing to receive comments regarding an application for and an ordinance granting an R-5(A) Single Family District on property zoned an A(A) Agricultural District south of East Belt Line Road and west of South Northlake Road  
Recommendation of Staff and CPC: Approval  
Z134-163(LHS)

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

**Sustainable Development and Construction (Continued)**

ZONING CASES - INDIVIDUAL

41. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for MF-1(A) Multifamily District Uses on property zoned an MF-1(A) Multifamily District, on property bounded by Milton Street, Birchbrook Drive, and Amesbury Drive  
Recommendation of Staff and CPC: Approval, subject to a development plan and conditions  
Z134-112(RB)

DESIGNATED ZONING CASES - INDIVIDUAL

42. 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 MF-2(A) Multifamily District on the southeast line of Fuqua Street, southwest line of Moser Avenue, northwest line of Monarch Street and northeast line of North Garrett Avenue  
Recommendation of Staff and CPC: Approval, subject to a conceptual plan and conditions  
Z123-365(MW)
43. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for MF-1(A) Multifamily District Uses on property zoned an MF-1(A) Multifamily District, on property at the southwest corner of Milton Street and Amesbury Drive  
Recommendation of Staff and CPC: Approval, subject to a development plan and conditions  
Z134-111(RB)
44. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for CS Commercial Service District uses on property zoned a CC Community Commercial Subdistrict within Planned Development District No. 595, the South Dallas/Fair Park Special Purpose District, on the south corner of Robert B. Cullum Boulevard and Borich Street  
Recommendation of Staff: Denial  
Recommendation of CPC: Approval, subject to a development plan and condition  
Z134-123(WE)
45. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Planned Development District No. 291 for MF-2(A) Multifamily District Uses and RR Regional Retail District Uses on the northeast corner of Verde Valley Lane and the Dallas North Tollway  
Recommendation of Staff and CPC: Approval, subject to a revised conceptual plan and revised conditions  
Z134-130(RB)

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

**Sustainable Development and Construction (Continued)**

DESIGNATED ZONING CASES - INDIVIDUAL (Continued)

46. A public hearing to receive comments regarding an application for an ordinance terminating Specific Use Permit No. 351 on property zoned an MF-2(A) Multifamily District and a D(A) Duplex District and an ordinance granting an MF-2(A) Multifamily District on property zoned a D(A) Duplex District on the southeast corner of Abrams Road and Reiger Avenue  
Recommendation of Staff and CPC: Approval of the termination of Specific Use Permit No. 351 and approval of an MF-2(A) Multifamily District  
Z134-142(MW)
47. A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for a motor vehicle fueling station on property zoned Subdistrict 1 in Planned Development District No. 621, the Old Trinity and Design District Special Purpose District, on the east corner of Oak Lawn Avenue and Market Center Boulevard  
Recommendation of Staff: Denial  
Recommendation of CPC: Approval for a five-year period with eligibility for automatic renewals for additional five-year periods, subject to a site plan and conditions  
Z134-158(MW)

SPECIAL PROVISION SIGN DISTRICT - INDIVIDUAL

48. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Subdistrict A of the Arts District Special Provision Sign District, Section 51A-7.1214.1 of the Dallas City Code, in an area generally bounded by Flora Street, Leonard Street, Ross Avenue, and Crockett Street  
Recommendation of Staff and CPC: Approval of the amendments to the amended application to increase the effective area from 20 to 30 square feet, approval to amend tenant and building identification signage, and approval to prohibit signage on Leonard Street  
SPSD134-002(CG)

**MISCELLANEOUS HEARINGS**

**Sustainable Development and Construction**

49. A public hearing on an application for and a resolution granting a variance to the alcohol spacing requirements from Sam Houston Elementary School required by Section 6-4 of the Dallas City Code to allow a restaurant with a mixed beverage permit pursuant to Chapter 28 of the Texas Alcoholic Beverage Code with a food and beverage certificate [La Paloma Taqueria Richardson, LLC, DBA Xamac Mexican Cuisine & Bar] on property on the southwest side of Cedar Springs Road, between Douglas Avenue and Knight Street - AV134-005 - Financing: No cost consideration to the City

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

MISCELLANEOUS HEARINGS - DESIGNATED PUBLIC SUBSIDY MATTERS

**Economic Development**

**Mall Area Redevelopment TIF District**

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

- 50. \* A public hearing to receive comments concerning the creation of Tax Increment Financing Reinvestment Zone Number Twenty for the Valley View Center Mall area and the Southwest Center Mall area, to be known as the Mall Area Redevelopment TIF District under the authority of the Tax Increment Financing Act, as amended (V.T.C.A, Tax Code Chapter 311) - Financing: No cost consideration to the City
  
- 51. \* An ordinance establishing Tax Increment Financing Reinvestment Zone Number Twenty to be known as the Mall Area Redevelopment TIF District under the authority of the Tax Increment Financing Act, as amended (V.T.C.A, Tax Code Chapter 311) - Financing: No cost consideration to the City

May 14, 2014

11

**Land Bank (DHADC) Sale of Lots to  
Dallas Area Habitat for Humanity  
Agenda Item # 10**

<b><u>Property Address</u></b>	<b><u>Council District</u></b>	<b><u>Amount of Non-Tax Liens</u></b>
1. 2606 Wilhurt	4	\$ 7,434.43
2. 2626 Exeter	4	\$14,478.12
3. 2538 Exeter	4	\$15,682.26

**Land Bank (DHADC) Sale of Lots to  
Dallas Area Habitat for Humanity  
Agenda Item # 11**

<b><u>Property Address</u></b>	<b><u>Mapsco</u></b>	<b><u>Council District</u></b>
1. 2022 Custer	65C	4
2. 2031 Custer	65C	4
3. 4231 Biglow	65C	4

**Lots to Be Exchanged By Developer**

<b><u>Property Address</u></b>	<b><u>Mapsco</u></b>	<b><u>Council District</u></b>
1. 2226 Exeter	65D	4
2. 2230 Exeter	65D	4
3. 2251 Exeter	65D	4

**Lots Acquired From Land Bank (DHADC) By  
Frazier Revitalization, Inc.  
Agenda Item # 12**

<b><u>Property Address</u></b>	<b><u>Mapsco</u></b>	<b><u>Council District</u></b>
1. 4018 Montie	47S	7
2. 4622 Imperial	47S	7
3. 4630 Imperial	47S	7

**Lots Owned by Frazier Revitalization, Inc.  
to Be Exchanged For Land Bank Lots**

<b><u>Property Address</u></b>	<b><u>Mapsco</u></b>	<b><u>Council District</u></b>
1. 4234 Copeland	46V	7
2. 4413 Metropolitan	46R	7
3. 2809 Foreman	46R	7



May 14, 2014

14

**Land Bank (DHADC) Sale of Lot to  
Harvard Finance North America LLC  
Agenda Item # 13**

<b><u>Property Address</u></b>	<b><u>Council District</u></b>	<b><u>Amount of Non-Tax Liens</u></b>
1. 3116 South	7	\$30,310.08

**Lots Acquired From Land Bank (DHADC) By  
Harvard Finance North America LLC  
Agenda Item # 14**

<b><u>Property Address</u></b>	<b><u>Mapsco</u></b>	<b><u>Council District</u></b>
1. 5424 Santa Fe	46G	2
2. 5420 Terry	46G	2

**Lots Owned By Harvard Finance North America LLC  
to Be Exchanged For Land Bank Lots**

<b><u>Property Address</u></b>	<b><u>Mapsco</u></b>	<b><u>Council District</u></b>
1. 1316 Fletcher	46L	7
2. 1322 Fletcher	46L	7

May 14, 2014

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**Land Bank (DHADC) Sale of Lot to  
Mascorro Properties  
Agenda Item # 15**

<b><u>Property Address</u></b>	<b><u>Council District</u></b>	<b><u>Amount of Non-Tax Liens</u></b>
1. 3423 Pueblo	6	\$9,479.19

May 14, 2014

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**Land Bank (DHADC) Sale of Lots to  
New Vision Properties & Land  
Agenda Item # 16**

<b><u>Property Address</u></b>	<b><u>Mapsc</u></b>	<b><u>Amount Of Non-Tax Liens</u></b>
1. 2522 Britton	55T	\$14,751.42
2. 2526 Britton	55T	\$23,721.88

**Cadillac Heights Phase II Project - Property List**  
Agenda Item # 30

<b><u>Parcel No.</u></b>	<b><u>Owner</u></b>	<b><u>Address</u></b>	<b><u>Legal Description</u></b>
1.	Maria Martinez	2942 Gloyd Street	Lot 26, Block 6642
2.	Jorge T. Arias	2946 Gloyd Street	Lot 27, Block 6642
3.	Jorge T. Arias and Lesvia Arias	2950 Gloyd Street	Lot 28, Block 6642
4.	Jesus Ugalde	708 Pontiac Avenue	Lot 7, Block 11/6641
5.	Jesus Ugalde	716 Pontiac Avenue	Lot 5, Block 11/6641
6.	Nicandro Villa	715 Pontiac Avenue	Lot 13, Block 12/6641

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

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