

**ANNOTATED AGENDA  
CITY COUNCIL MEETING  
MARCH 25, 2015  
CITY OF DALLAS  
1500 MARILLA  
COUNCIL CHAMBER, CITY HALL  
DALLAS, TEXAS 75201  
9:11 A.M. – 3:28 P.M.**

Invocation and Pledge of Allegiance (Council Chamber)  
**[15-0470]**

Agenda Item/Open Microphone Speakers  
**[15-0471]**

VOTING AGENDA

1. Approval of Minutes of the February 25, 2015 City Council Meeting  
**[15-0472; APPROVED WITH CORRECTIONS]**

CONSENT AGENDA  
**[15-0473; APPROVED]**

**Business Development & Procurement Services**

2. Authorize a service contract to conduct job analysis and examination plans for Fire-Rescue rank structure - Ergometrics & Applied Personnel Research, Inc. most advantageous proposer of three - Not to exceed \$140,928 - Financing: Current Funds  
**[15-0474; APPROVED]**
3. Authorize a two-year service contract for barricade services - Dallas Lite & Barricade, Inc., only responsive bidder of two - Not to exceed \$117,675 - Financing: Current Funds (\$2,475) and Water Utilities Current Funds (\$115,200) (subject to annual appropriations)  
**[15-0475; APPROVED]**
4. Authorize a five-year service contract for elevator inspection services for Aviation and Convention and Event Services - PetroChem Inspection Services, Inc. dba TUV SUD America Chemical Oil & Gas, lowest responsible bidder of three - Not to exceed \$249,080 - Financing: Aviation Current Funds (\$124,540) and Convention and Event Services Current Funds (\$124,540) (subject to annual appropriations)  
**[15-0476; APPROVED]**

CONSENT AGENDA (Continued)

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

5. Authorize an acquisition contract for software, hosting and a five-year service contract for maintenance and support of a budget preparation management system - Entap, Inc., most advantageous proposer of five - Not to exceed \$2,292,720 - Financing: Current Funds (\$861,143) and Municipal Lease Agreement (\$1,431,577) (subject to annual appropriations)  
**[15-0477; APPROVED]**
  
6. Authorize a one-year master agreement for the purchase of **(1)** eighty-seven fleet vehicles and equipment – Rush Truck Centers of Texas, LP dba Rush Crane & Refuse Systems International in the amount of \$2,192,504, The Around The Clock Freightliner Group, LLC in the amount of \$2,038,730, Freedom Chevrolet in the amount of \$1,258,030, Southwest International Trucks, Inc. in the amount of \$1,076,486, Equipment Southwest, Inc. in the amount of \$784,665, RDO Equipment Company in the amount of \$803,325, Kirby-Smith Machinery, Inc. in the amount of \$596,920 and Bobcat of Dallas in the amount of \$68,136, lowest responsible bidders of sixteen; **(2)** twenty fleet vehicles and equipment – Holt Texas, Ltd. dba Holt Cat in the amount of \$1,105,672, Caldwell Country Chevrolet in the amount of \$457,350, Sam Pack's Five Star Ford, Ltd. in the amount of \$220,560 and Southwest International Trucks, Inc. in the amount of \$157,458 through Texas Association of School Boards (BuyBoard); and **(3)** one-hundred nine fleet vehicles and equipment - Sam Pack's Five Star Ford, Ltd. in the amount of \$4,279,479 through State of Texas CO-OP Program - Total not to exceed \$15,039,315 - Financing: Current Funds (\$78,130), Municipal Lease Agreement Funds (\$9,717,014), Stormwater Drainage Management Capital Construction Funds (\$1,826,413), Water Utilities Current Funds (\$1,748,368), 2005 Equipment Acquisition Contractual Obligation Notes (\$397,045), 2004 Equipment Acquisition Contractual Obligation Notes (\$382,236), 2010 Equipment Acquisition Notes (\$315,817), 2007 Equipment Acquisition Contractual Obligation Notes (\$312,717), 2003 Equipment Acquisition Contractual Obligation Notes (\$131,948), 2006 Equipment Acquisition Contractual Obligation Notes (\$88,095) and 2008 Equipment Acquisition Contractual Obligation Notes (\$41,532)  
**[15-0478; APPROVED]**
  
7. Authorize a three-year master agreement for fasteners - Grayson Industries, Inc. in the amount of \$317,700, Fastenal Company in the amount of \$71,800 and D.F. Sales in the amount of \$45,500, lowest responsible bidders of four - Total not to exceed \$435,000 - Financing: Current Funds (\$13,150), Water Utilities Current Funds (\$417,750) and Stormwater Drainage Management Current Funds (\$4,100)  
**[15-0479; APPROVED]**

CONSENT AGENDA (Continued)

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

8. Authorize supplemental agreement no. 1 to increase the service contract with TIBH Industries, Incorporated for janitorial services at various facilities for the Office of Cultural Affairs and extend the term from June 26, 2015 through June 26, 2016 - Not to exceed \$960,000, from \$1,300,471 to \$2,260,471 - Financing: Current Funds (\$942,309) and Municipal Radio Current Funds (\$17,691) (subject to annual appropriations)  
**[15-0480; APPROVED]**

**City Attorney's Office**

9. Authorize settlement of the lawsuit styled Dorothy Taylor v. City of Dallas, Cause No. DC-14-07278 - Not to exceed \$35,000 - Financing: Current Funds  
**[15-0481; APPROVED]**

**Code Compliance**

10. Authorize **(1)** an application for and acceptance of the Technical Assistance Scholarship Program Grant from the Center for Community Progress for consulting services for the period February 2, 2015 through August 27, 2015; and **(2)** execution of the grant agreement - Financing: No cost consideration to the City  
**[15-0482; APPROVED AS AN INDIVIDUAL ITEM]**

**Communication and Information Services**

11. Authorize a twelve-month renewal service agreement for software use and support of the Socrata Open Data Portal - Alamo City Engineering Services, Inc., through the U.S. General Services Administration - Not to exceed \$460,000 - Financing: Current Funds  
**[15-0483; APPROVED]**

**Housing/Community Services**

12. 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 1 vacant lot (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 1 property that may have been filed by the City - Financing: No cost consideration to the City  
**[15-0484; APPROVED]**

CONSENT AGENDA (Continued)

**Housing/Community Services** (Continued)

13. Authorize **(1)** approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by DeSoto Real Estate Resource LLC for the construction of affordable houses; **(2)** the sale of 24 vacant lots (list attached) from Dallas Housing Acquisition and Development Corporation to DeSoto Real Estate Resource LLC; and **(3)** execution of a release of lien for any non-tax liens on the 24 properties that may have been filed by the City - Financing: No cost consideration to the City  
**[15-0485; APPROVED]**
  
14. Authorize **(1)** approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Opportunity Construction, LLC for the construction of affordable houses; **(2)** the sale of 6 vacant lots (list attached) from Dallas Housing Acquisition and Development Corporation to Opportunity Construction, LLC; and **(3)** execution of a release of lien for any non-tax liens on the 6 properties that may have been filed by the City - Financing: No cost consideration to the City  
**[15-0486; APPROVED]**
  
15. Authorize **(1)** approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Santos Coria for the construction of affordable houses; **(2)** the sale of 9 vacant lots (list attached) from Dallas Housing Acquisition and Development Corporation to Santos Coria; and **(3)** execution of a release of lien for any non-tax liens on the 9 properties that may have been filed by the City - Financing: No cost consideration to the City  
**[15-0487; APPROVED]**

**Park & Recreation**

**Note:** Item Nos. 16 and 17 must be considered collectively.

16. Authorize a contract for construction of improvements to include: resurfacing of the greens and tee improvements, bunker restoration, putting greens, and short game area at Cedar Crest Golf Course located at 1800 Southerland Avenue - Frontier Construction Company, Inc. dba Frontier Golf, Inc., lowest responsible bidder of one - Not to exceed \$845,430 - Financing: Golf Improvement Funds  
**[15-0488; DELETED ON THE ADDENDUM]**

CONSENT AGENDA (Continued)

**Park & Recreation** (Continued)

**Note:** Item Nos. 16 and 17 must be considered collectively.

17. Authorize an amendment to the one hundred twenty-six month concession contract with Ira McGraw dba IAMJ Enterprises, Inc. to define roles, responsibilities and compensation due to renovations and closure of Cedar Crest Golf Course - Not to exceed \$210,120 - Financing: Golf Improvement Funds  
**[15-0489; DELETED ON THE ADDENDUM]**

**Public Works Department**

18. Authorize a professional services contract with Hayden Consultants, Inc. for the engineering design services of street improvements on Canada Drive from Westmoreland Road to Hampton Road, and the development of Integrated Stormwater Management standards and training services for City staff - Not to exceed \$611,569 - Financing: 2006 Bond Funds (\$257,302), 2012 Bond Funds (\$270,000), Stormwater Drainage Management Current Funds (\$50,258) and Water Utilities Capital Improvement Funds (\$34,009)  
**[15-0490; APPROVED]**
19. Authorize a professional services contract with Garver, LLC for engineering services for design and construction documents for the Pavement Rehabilitation and Reconstruction Project at Dallas Love Field - Not to exceed \$1,323,890 - Financing: Aviation Capital Construction Funds  
**[15-0491; APPROVED]**
20. Authorize a construction contract with CORE Construction Services of Texas, Inc., best value proposer of five, for construction of the Fire Station No. 6 replacement facility located at 2301 Pennsylvania Avenue - Not to exceed \$5,663,210 - Financing: 2006 Bond Funds  
**[15-0492; APPROVED]**
21. Authorize Supplemental Agreement No. 1 to the professional services contract with Kimley-Horn and Associates, Inc. for additional engineering design services for street reconstruction and storm drainage improvements for Montie Street from Lagow Street to Junction Street and additional water and wastewater main replacement for the Montie Street and Imperial Street projects (list attached) - Not to exceed \$84,540, from \$41,815 to \$126,355 - Financing: 2012 Bond Funds (\$52,515) and Water Utilities Capital Improvement Funds (\$32,025)  
**[15-0493; APPROVED]**

CONSENT AGENDA (Continued)

**Street Services**

22. Authorize **(1)** a Local Project Advance Funding Agreement with the Texas Department of Transportation for a 2013 Highway Safety Improvement Program grant to design, upgrade and/or construct three traffic signals and associated intersection improvements at Westmoreland Road and Clarendon Drive, Jefferson Boulevard and Merrifield Road and McKinney Avenue and Maple Avenue; **(2)** a required local match in the amount of \$106,606 to be paid by warrant check at the beginning of the project; and **(3)** a required in-kind contribution for design of the signals in the amount of \$48,238 - Total not to exceed \$1,072,053 - Financing: Texas Department of Transportation Grant Funds (\$917,209), Current Funds (\$106,606) and In-Kind Contributions (\$48,238)  
**[15-0494; APPROVED]**

**Sustainable Development and Construction**

23. Authorize acquisition from Morning Park, Inc., of approximately 11,481 square feet of land located near the intersection of Interstate Highway 30 and Chalk Hill Road for the Chalk Hill Street Improvement Project - \$13,632 (\$11,481, plus closing costs and title expenses not to exceed \$2,151) - Financing: 2006 Bond Funds  
**[15-0495; APPROVED]**
24. Authorize acquisition from Richard L. Mai of approximately two acres of land located near the intersection of West Wintergreen Road and Country Ridge Drive for the Southwest 120/96-inch Water Transmission Pipeline Project - Not to exceed \$16,775 (\$14,775, plus closing costs and title expenses not to exceed \$2,000) - Financing: Water Utilities Capital Improvement Funds  
**[15-0496; APPROVED]**
25. Authorize a thirty-six month extension of the current newsrack services contract with The Dallas Morning News, Inc. for the repair, replacement, and installation of newsracks for designated existing newsrack locations and to continue the maintenance services for newsracks within the Expanded Central Business District - Not to exceed \$107,200 - Current Funds (subject to annual appropriations)  
**[15-0497; APPROVED AS AN INDIVIDUAL ITEM]**
26. An ordinance abandoning a portion of a water easement to SPUS6 Tollway Plaza, LP, the abutting owner, containing approximately 1,200 square feet of land, located near the intersection of Bent Tree Forest and Knoll Trail Drives - Revenue: \$5,400, plus the \$20 ordinance publication fee  
**[15-0498; APPROVED; ORDINANCE 29667]**

CONSENT AGENDA (Continued)

**Sustainable Development and Construction** (Continued)

**Note:** Item Nos. 27, 28, 29, 30, 31, 32, 33, 34 and 35 must be considered collectively.

27. An ordinance adopting a boundary adjustment agreement with the City of Rowlett on approximately 3.7 acres of land north of Cooke Drive and east of Fuqua Road - Financing: No cost consideration to the City  
**[15-0499; APPROVED; ORDINANCE 29668]**
28. An ordinance adopting a boundary adjustment agreement with the City of Rowlett on approximately 36.5 acres of land east of Fuqua Road and west of Chiesa Road - Financing: No cost consideration to the City  
**[15-0500; APPROVED; ORDINANCE 29669]**
29. An ordinance adopting a boundary adjustment agreement with the City of Rowlett on approximately 33.6 acres of land north of Marina Circle and southwest of Chiesa Road - Financing: No cost consideration to the City  
**[15-0501; APPROVED; ORDINANCE 29670]**
30. An ordinance adopting a boundary adjustment agreement with the City of Rowlett on approximately 30 acres of land northwest of I-30 and southeast of Chiesa Road - Financing: No cost consideration to the City  
**[15-0502; APPROVED; ORDINANCE 29671]**
31. An ordinance adopting a boundary adjustment agreement with the City of Rowlett on approximately 40.2 acres of land at the southwest corner of Chiesa Road and Dalrock Road - Financing: No cost consideration to the City  
**[15-0503; APPROVED; ORDINANCE 29672]**
32. An ordinance adopting a boundary adjustment agreement with the City of Rowlett on approximately 45.9 acres of land on both sides of I-30 at Dalrock Road - Financing: No cost consideration to the City  
**[15-0504; APPROVED; ORDINANCE 29673]**
33. An ordinance adopting a boundary adjustment agreement with the City of Rowlett on approximately 40.9 acres of land south of I-30, south of the terminus of Dalrock Road - Financing: No cost consideration to the City  
**[15-0505; APPROVED; ORDINANCE 29674]**

CONSENT AGENDA (Continued)

**Sustainable Development and Construction** (Continued)

**Note:** Item Nos. 27, 28, 29, 30, 31, 32, 33, 34 and 35 must be considered collectively.

34. An ordinance adopting a boundary adjustment agreement with the City of Rowlett on approximately 52.2 acres of land south of I-30 and south of Launch Circle - Financing: No cost consideration to the City  
**[15-0506; APPROVED; ORDINANCE 29675]**
35. An ordinance adopting a boundary adjustment agreement with the City of Rowlett on approximately 8.7 acres of land south of I-30 and south of Cooke Drive - Financing: No cost consideration to the City  
**[15-0507; APPROVED; ORDINANCE 29676]**

**Trinity Watershed Management**

36. Authorize Supplemental Agreement No. 2 to the professional services contract with Raftelis Financial Consultants, Inc. for Storm Drainage Management Fund financial planning services and fee study to develop associated data, systems improvements and interface, training and support for the rate structure change - Not to exceed \$675,000, from \$575,207 to \$1,250,207 - Financing: Stormwater Drainage Management Current Funds  
**[15-0508; APPROVED]**
37. Authorize Supplemental Agreement No. 7 to the professional services contract with Half Associates, Inc. for the Community Rating System 2014 Recertification and the Dallas Dams Emergency Action Plan and Operation and Maintenance Plan Updates - Not to exceed \$172,973, from \$1,495,816 to \$1,668,789 - Financing: Stormwater Drainage Management Current Funds  
**[15-0509; APPROVED]**

**Water Utilities**

38. Authorize a contract for the installation of water and wastewater mains at 20 locations (list attached) - Ark Contracting Services, LLC, lowest responsible bidder of three - Not to exceed \$13,013,619 - Financing: Water Utilities Capital Improvement Funds  
**[15-0510; APPROVED]**



CONSENT AGENDA (Continued)

**Water Utilities** (Continued)

**Installation of water and wastewater mains  
at 12 locations**

**Note:** Item Nos. 39, 40 and 41  
must be considered collectively.

39. \* Authorize **(1)** an 18-month master agreement for water and wastewater small services installations at various locations in the amount of \$4,380,637; **(2)** a contract for the installation of water and wastewater mains at 12 locations in the amount of \$3,762,971 (list attached); and **(3)** an 18-month master agreement for water and wastewater mainline extensions and emergency mainline installations and relocations at various locations in the amount of \$2,838,256 with Omega Contracting, Inc., lowest responsible bidder of four - Total not to exceed \$10,981,864 - Financing: Water Utilities Capital Improvement Funds (\$3,762,971) and Water Utilities Capital Construction Funds (\$7,218,893)  
**[15-0511; APPROVED]**
40. \* Authorize a Pipeline Crossing Agreement with Union Pacific Railroad Company to allow the City of Dallas to construct, maintain, and operate a proposed water pipeline under railroad tracks and right-of-way in Urban Avenue at the Union Pacific Railroad crossing - Financing: This action has no cost consideration to the City  
**[15-0512; APPROVED]**
41. \* Authorize a Pipeline Crossing Agreement with Union Pacific Railroad Company to allow the City of Dallas to construct, maintain, and operate a proposed water pipeline under railroad tracks and right-of-way north of the alley between Red Bud Drive and Lovett Avenue at the Union Pacific Railroad crossing - Financing: This action has no cost consideration to the City  
**[15-0513; APPROVED]**

ITEMS FOR INDIVIDUAL CONSIDERATION

**City Secretary's Office**

42. 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)  
**[15-0514; INDIVIDUAL APPOINTMENTS MADE TO BOARDS AND COMMISSIONS]**

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

**City Secretary's Office** (Continued)

43. A resolution authorizing the Mayor to appoint an Ad Hoc City Council Canvassing Committee to review the returns of the May 9, 2015 general election and submit a canvass report to the full City Council on Wednesday, May 20, 2015 - Financing: No cost consideration to the City  
**[15-0515; APPROVED]**

**Trinity Watershed Management**

44. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Aghdas Eshgh Toriki Ferooshani and Samadian Family Limited Partnership, of a subsurface easement under approximately 6,471 square feet of land located on South Haskell Avenue at its intersection with Terry Street for the Mill Creek/Peaks Branch/State Thomas Drainage Relief Tunnel Project - Not to exceed \$9,765 (\$7,765 plus closing costs and title expenses not to exceed \$2,000) - Financing: 2006 Bond Funds  
**[15-0516; APPROVED]**
45. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Monica Huerta, of a subsurface easement under approximately 3,202 square feet of land located on Alcalde Street near its intersection with Victor Street for the Mill Creek/Peaks Branch/State Thomas Drainage Relief Tunnel Project - Not to exceed \$3,772 (\$1,972 plus closing costs and title expenses not to exceed \$1,800) - Financing: 2006 Bond Funds  
**[15-0517; APPROVED]**
46. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Pure Ice and Cold Storage Company, of a subsurface easement under approximately 3,105 square feet of land located on South Haskell Avenue at its intersection with Parry Avenue for the Mill Creek/Peaks Branch/State Thomas Drainage Relief Tunnel Project - Not to exceed \$4,938 (\$2,938 plus closing costs and title expenses not to exceed \$2,000) - Financing: 2006 Bond Funds  
**[15-0518; APPROVED]**

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

DESIGNATED PUBLIC SUBSIDY MATTERS

**Economic Development**

**Note:** Item Nos. 47 and 48  
must be considered collectively.

**Kimberly-Clark Global Sales, LLC**

47. \* Authorize a real property tax abatement agreement with Prologis, L.P., a Delaware limited partnership, for the purpose of granting a ten-year abatement of 90 percent of the taxes on added value to the real property for the development of a new distribution and warehouse facility located on the east side of the 4800 block of Mountain Creek Parkway, north of Merrifield Road in Dallas, Texas in accordance with the City's Public/Private Partnership Program - Revenue: First year revenue estimated at \$17,534; ten-year revenue estimated at \$175,340 (Estimated revenue forgone for the ten-year real property abatement estimated at \$1,578,060)  
**[15-0519; APPROVED]**
48. \* Authorize a Chapter 380 economic development grant agreement with Kimberly-Clark Global Sales, LLC, a Wisconsin limited liability company, associated with the operation of a new distribution and warehouse facility located on the east side of the 4800 block of Mountain Creek Parkway, north of Merrifield Road in Dallas, Texas in accordance with the City's Public/Private Partnership Program - Not to exceed \$350,000 - Financing: Public/Private Partnership Funds  
**[15-0520; APPROVED]**
49. Authorize a Chapter 380 economic development grant agreement with Comparex USA, Inc., in an amount up to \$350,000 in consideration of the relocation of the company's operations to 600 North Pearl Street, in Dallas pursuant to the Public/Private Partnership Program - Not exceed to \$350,000 - Financing: Public/Private Partnership Funds  
**[15-0521; APPROVED]**
50. Authorize a 75 percent business personal property tax abatement agreement for 8 years with Pioneer Frozen Foods, Inc., a Texas corporation in consideration of the acquisition of 4616 Langdon Road for the purpose of establishing a food production facility of approximately 132,000 square feet located on approximately 50 acres within an Enterprise Zone in Dallas pursuant to the City's Public/Private Partnership Program - Revenue: First year revenue estimated at \$19,948; eight-year revenue estimated at \$159,584 (Estimated revenue foregone for eight-year real property tax abatement estimated at \$478,740)  
**[15-0522; APPROVED]**

PUBLIC HEARINGS AND RELATED ACTIONS

**Sustainable Development and Construction**

ZONING CASES - CONSENT

**[15-0523; APPROVED]**

51. A public hearing to receive comments regarding an application for and an ordinance granting a new tract within Planned Development District No. 730 on property zoned Subdistrict R-5(A) within Planned Development District No. 595, the South Dallas/Fair Park Special Purpose District and Planned Development District No. 730 on the northwest line of Hooper Street, west of Bexar Street

Recommendation of Staff and CPC: Approval, subject to a development plan and conditions

Z145-119(AF)

**[15-0524; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 29677]**

52. A public hearing to receive comments regarding an application for and an ordinance granting a D-1 Liquor Control Overlay and an ordinance granting a Specific Use Permit for the sale of alcoholic beverages in conjunction with a general merchandise or food store 3,500 square feet or less on property zoned an RR Regional Retail District with a D Liquor Control Overlay on the southwest corner of West Ledbetter Drive and South Hampton Road

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

Z145-133(OTH)

**[15-0525; HEARING OPEN; DEFERRED UNTIL APRIL 8, 2015 BY COUNCILMEMBER HILL]**

53. A public hearing to receive comments regarding an application for and an ordinance granting a new Planned Development Subdistrict for a medical clinic or ambulatory surgical center on property zoned Tract 2, Subdistrict 1A of Planned Development District No. 830, the Davis Street Special Purpose District on the east side of North Bishop Avenue, north of Neches Street

Recommendation of Staff and CPC: Approval, subject to conditions

Z145-137(WE)

**[15-0526; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 29678]**

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

**Sustainable Development and Construction** (Continued)

ZONING CASES - INDIVIDUAL

54. 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 northwest corner of Cleveland Road and Bonnie View Road  
Recommendation of Staff: Approval for a three-year period with eligibility for automatic renewals for additional five-year periods, subject to a site plan and conditions  
Recommendation of CPC: Approval for a three-year period, subject to a site plan and conditions  
Z112-316(LHS)  
**[15-0527; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 29679]**
55. A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for a vehicle display, sales, and service use on property zoned Tract 1, Subdistrict 2 in Planned Development District No. 535, the C.F. Hawn Special Purpose District No. 3 on the southwest corner of C.F. Hawn Freeway and Thelma Street  
Recommendation of Staff: Approval for a five-year period, subject to a site/landscape plan and conditions  
Recommendation of CPC: Approval for a three-year period, subject to a site/landscape plan and conditions  
Z134-188(LHS)  
**[15-0528; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 29680]**
56. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for residential uses on property zoned an R-7.5(A) Single Family District generally on the west line of North Hampton Road, on the east and west sides of North Boulevard Terrace and north of West Davis Street  
Recommendation of Staff and CPC: Approval, subject to a conceptual plan, development plan and conditions  
Z134-291(CG)  
**[15-0529; HEARING OPEN; DEFERRED UNTIL APRIL 8, 2015 BY COUNCILMEMBER GRIGGS]**

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

**Sustainable Development and Construction** (Continued)

ZONING CASES - INDIVIDUAL (Continued)

57. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development Subdistrict for MF-3 Multiple-family Subdistrict uses on property zoned an MF-3 Multiple-family Subdistrict within Planned Development District No. 193, the Oak Lawn Special Purpose District on the southwest line of Fairmount Street at the terminus of Enid Street  
Recommendation of Staff and CPC: Approval, subject to a development plan, landscape plan and conditions  
Z134-337(WE)  
**[15-0530; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 29681]**
58. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Specific Use Permit No. 2003 for an industrial (outside) not potentially incompatible use limited to a concrete batch plant on property zoned an IR Industrial Research District on the northeast corner of Ryan Road and Luna Road  
Recommendation of Staff: Approval for a five-year period, subject to a revised site plan and conditions  
Recommendation of CPC: Approval for a five-year period with eligibility for automatic renewals for additional five-year periods, subject to a revised site plan and condition  
Z145-122(AF)  
**[15-0531; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 29682]**
59. A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 1571 for a tower/antenna for cellular communication limited to a monopole cellular tower on property zoned a CR Community Retail District northeast of the intersection of Lancaster Road and Kiest Boulevard  
Recommendation of Staff: Approval for a ten-year period with eligibility for automatic renewals for additional ten-year periods, subject to conditions  
Recommendation of CPC: Approval for a twenty-year period with eligibility for automatic renewals for additional twenty-year periods, subject to conditions  
Z145-125(OTH)  
**[15-0532; HEARING OPEN; REMAND TO CITY PLAN COMMISSION BY COUNCILMEMBER CARAWAY]**

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

**Sustainable Development and Construction (Continued)**

ZONING CASES - INDIVIDUAL (Continued)

60. A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for the sale of alcoholic beverages in conjunction with a general merchandise or food store 100,000 square feet or more on property zoned an RR Regional Retail District with a D-1 Liquor Control Overlay on the north line of Samuell Boulevard, west of South Buckner Boulevard  
Recommendation of Staff: Approval for a two-year period with eligibility for automatic renewals for additional five-year periods, subject to a site plan and conditions  
Recommendation of CPC: Approval for a two-year period, subject to a site plan and conditions  
Z145-130(OTH)  
**[15-0533; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 29683]**

~~ZONING CASES - UNDER ADVISEMENT - INDIVIDUAL~~  
DESIGNATED - ZONING CASES - UNDER ADVISEMENT - INDIVIDUAL

61. An ordinance granting an amendment to, and expansion of, Planned Development District No. 468 and a resolution accepting the termination of deed restrictions Z812-227 (located at the northwest corner of East 8th Street and North Marsalis Avenue), Z834-399 (located at the southwest corner of East 5th Street and North Crawford Street), and Z867-185 (property bounded by East 6th Street, North Beckley Avenue, West Neely Street and North Zang Boulevard) for a City Plan Commission authorized hearing to determine proper zoning on property zoned Planned Development District No. 468, the Oak Cliff Special Purpose District, with deed restrictions on a portion, Specific Use Permit No. 10 for a nursing home, Specific Use Permit No. 1032 for a utility or government installation, Specific Use Permit No. 1623 for a financial institution with a drive-in window, and Specific Use Permit No. 1679 for a financial institution with a drive-in window, H/84 Lake Cliff Historic District, H/71 Betterton House Historic District; Planned Development District No 160 with Specific Use Permit 2079 for a child-care facility; Planned Development District No 340; Planned Development District No 364; Planned Development District No 830; an R-5(A) Single Family District; an R-7.5(A) Single Family District; a TH-2(A) Townhouse District; a CH Clustered Housing District; an MF-2(A) Multifamily District; a CR Community Retail District with deed restrictions; an IR Industrial/Research District; a CS Commercial Service District with deed restrictions; an LO-1 Office District with deed restrictions; an RR Regional Retail District; an MU-1 Mixed-Use District with deed restrictions; an MU-2 Mixed-Use District; and a P(A) Parking District the property is generally bounded by Interstate 30 to the north, the

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

**Sustainable Development and Construction** (Continued)

ZONING CASES - UNDER ADVISEMENT – INDIVIDUAL (Continued)

DESIGNATED - ZONING CASES - UNDER ADVISEMENT – INDIVIDUAL (Continued)

61. (Continued)

east levee of the Trinity River to the northeast, Interstate 35 to the east, Marsalis Street to the west, Eighth Street and Seventh Street to the south, Zang Boulevard to the west, Davis Street to the south, Elsbeth Street to the west, Neches Street to the south, Madison Street to the west, between blocks BLK M/3363 LOT 1& 2 to the south, between blocks BLK M/3363 TR 23-A and 24 to the south, Bishop Avenue to the west, Colorado Boulevard to the north, both sides of Beckley Avenue to the west including property facing Interstate 30 service road

Recommendation of Staff: Approval of amendments to and expansion of Planned Development District No. 468, subject to a street hierarchy plan and approval of the termination of deed restrictions Z812-227, Z834-399, and Z867-185 with retention of Historic Overlay District No. 84 Lake Cliff, Historic Overlay District No. 71 Betterton House, Specific Use Permit Nos. 10, 1032, 1623, and 1679, and existing deed restrictions Z034-301, Z801-168, Z890-182, Z923-112, Z923-183, Z945-113 and no change of zoning on: 1) a portion of Tract 1C within Planned Development District No. 160 on the east side of Elsbeth Avenue between Neely Street and 5<sup>th</sup> Street; 2) an R-5(A) Single Family District on the east side of Elsbeth Avenue between 5<sup>th</sup> Street and Neches Street; 3) a portion of Subdistrict 6 within Planned Development District No. 830 on the northeast corner of Davis Street and Elsbeth Avenue; 4) a CR Community Retail District and an MF-2(A) Multifamily District south of Davis Street between Beckley Avenue and Patton Avenue; and 5) Planned Development District No. 340

Recommendation of CPC: Approval of amendments to and expansion of Planned Development District No. 468, subject to a yard, lot, space chart; a parking chart; and a street hierarchy plan and approval of the termination of deed restrictions Z812-227, Z834-399, and Z867-185 with retention of H/84 Lake Cliff Historic District and H/71 Betterton House Historic District, Specific Use Permit Nos. 10, 1032, 1623, 1679, and deed restrictions Z034-301, Z801-168, Z890-182, Z923-112, Z923-183, Z945-113 and no change of zoning on: 1) a portion of Tract 1C within Planned Development District No. 160 on the east side of Elsbeth Avenue between Neely Street and 5<sup>th</sup> Street; 2) a portion of Subdistrict 6 within Planned Development District No. 830 on the northeast corner of Davis Street and Elsbeth Avenue; and 3) Planned Development District No. 340

Z067-203(VM)

Note: This item was considered by the City Council at a public hearing on February 25, 2015, and was taken under advisement until March 25, 2015, with the public hearing closed

**[15-0534; CORRECTED ON ADDENDUM; HEARING REOPENED; HELD UNDER ADVISEMENT UNTIL APRIL 22, 2015 BY COUNCILMEMBER GRIGGS]**



PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

**Sustainable Development and Construction** (Continued)

ZONING CASES - UNDER ADVISEMENT – INDIVIDUAL (Continued)

62. A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 1763 for a community service center on property zoned an R-5(A) Single Family District on the southeast corner of Gallagher Street and Winnetka Avenue

Recommendation of Staff and CPC: Approval for a five-year period with eligibility for automatic renewals for additional five-year periods, subject to conditions

Z134-245(DJ)

Note: This item was considered by the City Council at public hearings on August 27, 2014 and December 10, 2014, and was taken under advisement until March 25, 2015, with the public hearing open

**[15-0535; HEARING OPEN; DEFERRED UNTIL MAY 27, 2015 BY DEPUTY MAYOR PRO TEM ALONZO]**

63. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Planned Development Subdistrict No. 16 for O-2 Office Subdistrict uses within Planned Development District No. 193, the Oak Lawn Special Purpose District on the south corner of McKinnon Street and Wolf Street

Recommendation of Staff and CPC: Approval, subject to conditions

Z134-314(WE)

Note: This item was considered by the City Council at a public hearing on February 25, 2015, and was taken under advisement until March 25, 2015, with the public hearing open

**[15-0536; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 29684]**

DESIGNATED ZONING CASES - INDIVIDUAL

64. 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 a TH-1(A) Townhouse District and a CR Community Retail District with deed restrictions along the south line of Clarkwood Drive, the east line of Clark Springs Drive, and north of West Camp Wisdom Road

Recommendation of Staff and CPC: Approval, subject to a development plan and conditions

Z134-116(CG)

**[15-0537; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 29685]**

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

**Sustainable Development and Construction** (Continued)

DESIGNATED ZONING CASES – INDIVIDUAL (Continued)

65. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Planned Development District No. 183 for certain MU-3 Mixed Use District uses on the east line of North Central Expressway, south of Haskell Avenue  
Recommendation of Staff and CPC: Approval, subject to a revised development plan and conditions  
Z134-323(RB)  
**[15-0538; HEARING CLOSED; APPROVED AS AMENDED; ORDINANCE 29686]**

DEVELOPMENT CODE AMENDMENTS - INDIVIDUAL

66. A public hearing to receive comments regarding consideration of and an ordinance granting amendments to Chapters 51 and Chapter 51A of the Dallas Development Code, Section 51-4.215, "Animal Related Uses," to amend Farm or Ranch regulations and Section 51A-4.201, "Agricultural Uses," to amend regulations pertaining to Animal Production and Crop Production and an ordinance granting an amendment to Chapter 52, Section 301.2.1, "Building"  
Recommendation of Staff and CPC: Approval  
DCA123-004(VM)  
**[15-0539; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE NOS. 29687 AND 29688]**

MISCELLANEOUS HEARINGS

**Housing/Community Services**

67. A public hearing to receive comments on Substantial Amendment No. 2 to the Neighborhood Stabilization Program 3 (NSP3) for the construction of homes, associated administrative and soft costs using \$600,000 in program income received as part of the Neighborhood Stabilization Program 3; and at the close of the public hearing, authorize **(1)** final adoption of Substantial Amendment No. 2 to the NSP3; and **(2)** an increase in appropriations in the amount of \$600,000, from \$1,020,000 to \$1,620,000 - Financing: 2010-11 Neighborhood Stabilization Program 3 Funds  
**[15-0540; HEARING CLOSED; APPROVED]**

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

MISCELLANEOUS HEARINGS (Continued)

**Office of Environmental Quality**

68. A public hearing to receive comments on a proposed municipal setting designation to prohibit the use of groundwater as potable water beneath property owned by Uplift Education located near the intersection of Elm Street and Crowds Street and adjacent street rights-of-way; and an ordinance authorizing support of the issuance of a municipal setting designation to Uplift Education by the Texas Commission on Environmental Quality and prohibiting the use of groundwater beneath the designated property as potable water - Financing: No cost consideration to the City  
Recommendation of Staff: Approval  
**[15-0541; HEARING CLOSED; APPROVED; ORDINANCE 29689]**

**Office of Financial Services**

69. A public hearing to receive comments on the proposed FY 2015-16 Operating, Capital, and Grant/Trust budgets - Financing: No cost consideration to the City  
**[15-0542; HEARING CLOSED]**

MISCELLANEOUS HEARINGS - UNDER ADVISEMENT

**Planning and Neighborhood Vitality**

70. An amendment to the City of Dallas Thoroughfare Plan to change the dimensional classification of Mountain Creek Parkway from Eagle Ford Drive to Clark Road from a six-lane divided roadway {M-6-D(A)} within 100 feet of right-of-way to a special four-lane divided roadway (SPCL 4D) with a bicycle facility within 100 feet right-of-way; and at the close of the hearing, authorize an ordinance implementing the change - Financing: No cost consideration to the City  
**[15-0543; HEARING CLOSED; APPROVED; ORDINANCE 29690]**

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

MISCELLANEOUS HEARINGS - UNDER ADVISEMENT (Continued)

**Sustainable Development and Construction**

71. A public hearing on an application for and a resolution granting a variance to the alcohol spacing requirements from a public school, James B. Bonham Elementary School, as required by Section 6-4 of the Dallas City Code to allow a mixed beverage permit for a restaurant without drive-in or drive-through service with a food and beverage certificate [Pie Tap Henderson LLC, dba Pie Tap] on the northeast line of North Henderson Avenue south of Bonita Avenue - AV145-002 - Financing: No cost consideration to the City  
**[15-0544; HEARING CLOSED; DENIED BY COUNCILMEMBER MEDRANO]**

**ANNOTATED ADDENDUM  
CITY COUNCIL MEETING  
MARCH 25, 2015  
CITY OF DALLAS  
1500 MARILLA  
COUNCIL CHAMBER, CITY HALL  
DALLAS, TEXAS 75201  
9:11 A.M. – 3:28 P.M.**

ADDITIONS:

CONSENT ADDENDUM

**City Attorney's Office**

1. A resolution authorizing **(1)** amendments and updates to the City's Title VI/Nondiscrimination policy statement, plan, assurances, and complaint procedures, in order to strengthen the City's commitment to nondiscrimination in city programs and activities and assure nondiscrimination in Federally-assisted programs and activities; and **(2)** the designation of a Title VI Coordinator to ensure proper monitoring of Title VI activities - Financing: No cost consideration to the City  
**[15-0545; APPROVED]**

**Economic Development**

2. Authorize a public hearing to be held on April 22, 2015, 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 (b,c,d) of the 2015 Qualified Allocation Plan (QAP) regarding Housing Deconcentration Factors to receive comments concerning the application with The Texas Department of Housing and Community Affairs (TDHCA) for 4% housing tax credits in the approximate amount of \$4,286,460 with tax-exempt bonds in the approximate amount of \$10 Million to be issued by the Dallas Housing Finance Corporation (DHFC) for the proposed Martha's Vineyard Place Apartment Development, consisting of a new 100-unit, 4-story multi-family structure to be located at 3115 Crestview Road, including the demolition of existing structures; and at the close of the public hearing, authorize: **(1)** DHFC to issue tax exempt bonds in an amount not to exceed \$10 Million to the Deaf Action Center, its successors and assigns, in tax-exempt Multi-family Housing Mortgage Revenue Bonds Series, to finance the new construction of 100 units for families; **(2)** a resolution to support the TDHCA's award of the 4% housing tax credits for the new construction of the Martha's Vineyard Apartments to be located at 3115 Crestview Road, Dallas, Texas; **(3)** DHFC to form a subsidiary single-purpose entity, to be the General Partner of the limited partnership, that will develop and own the improvements to be constructed on 3115 Crestview Road; and **(4)** DHFC to acquire the land at 3115 Crestview Road and ground lease the land to the limited partnership which will develop and own the improvements to ensure that the project is exempt from ad valorem taxes - Financing: No cost consideration to the City  
**[15-0546; APPROVED]**

ADDITIONS: (Continued)

CONSENT ADDENDUM (Continued)

**Fire**

3. Authorize **(1)** an application for and acceptance of a grant from The Heritage Program by Fireman's Fund to provide training and education for Fire Station 56; and **(2)** execution of the grant agreement - Not to exceed \$12,927 - Financing: Fireman's Fund  
**[15-0547; APPROVED]**

**Park & Recreation**

4. Authorize an application for an Urban Outdoor Recreation Grant in the amount of \$1,000,000 from the Texas Parks and Wildlife Department for development of the Bachman Lake Park Trail Renovation, Phase III Project located at 3500 West Northwest Highway - Financing: This action has no cost consideration to the City (see Fiscal Information for potential future cost)  
**[15-0548; APPROVED]**

**Police**

5. Authorize Supplemental Agreement No. 7 to exercise the option of a one-year renewal to the contract with Xerox, State and Local Solutions, Inc. (formerly ACS State and Local Solutions, Inc) for services related to meter operations and a parking management information system for the period May 2, 2015 through May 1, 2016 - Estimated Net Annual Parking Revenue: \$7,500,000  
**[15-0549; APPROVED AS AN INDIVIDUAL ITEM]**

**Sustainable Development and Construction**

6. Authorize **(1)** an Encroachment Agreement between the City of Dallas and DF Market 2, LLC; and **(2)** an Encroachment Agreement between the City of Dallas and FM Harvest, Ltd, to encroach upon a 15' Drainage Easement located near the intersection of Harwood and Taylor Streets - Revenue: \$2,500  
**[15-0550; APPROVED]**

ADDITIONS: (Continued)

CONSENT ADDENDUM (Continued)

MULTI-DEPARTMENT ITEMS

**Office of Environmental Quality/Convention and Event Services**

7. An ordinance amending Chapter 29A, "Neighborhood Farmers Markets," of the Dallas City Code by amending Sections 29A-5, 29A-6, 29A-8, and 29A-11 to: **(1)** increase application fees; **(2)** waive application fees for new neighborhood farmers markets for one year; **(3)** allow an applicant to apply for more than one neighborhood farmers market annually; **(4)** allow 40 neighborhood farmers markets at each location annually; **(5)** allow 70 vendors at each neighborhood farmers market; **(6)** allow stalls to be a maximum 10 feet by 15 feet; **(7)** provide a penalty not to exceed \$500; **(8)** provide a saving clause; **(9)** provide a severability clause; and **(10)** provide an effective date - Financing: No cost consideration to the City  
**[15-0551; APPROVED AS AMENDED; ORDINANCE 29691]**
8. Authorize **(1)** the establishment of appropriations in an amount not to exceed \$9,502 in the Community Garden Donation Fund, to encourage and support the creation or expansion of community gardens, food donation and water conservation practices; and **(2)** approval of the application process and Program Guidelines for qualified applicants to apply for a grant to create a community garden or expand an existing garden using organic growing methods and/or rain water harvesting and drip irrigation - Not to exceed \$9,502 - Financing: Community Garden Donation Funds  
**[15-0552; APPROVED AS AN INDIVIDUAL ITEM]**

ITEMS FOR INDIVIDUAL CONSIDERATION

**City Secretary's Office**

9. An ordinance amending Ordinance No. 29662 to change certain election day polling locations and certain early voting locations, dates, and times for the Saturday, May 9, 2015, general election - Financing: No cost consideration to the City  
**[15-0553; APPROVED WITH CORRECTIONS; ORDINANCE 29692]**
10. A resolution approving the appointment of citizens to serve as election judges for the May 9, 2015, joint election and the June 13, 2015, runoff election, if necessary - Financing: No cost consideration to the City  
**[15-0554; APPROVED]**

ADDITIONS: (Continued)

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

**City Secretary's Office** (Continued)

11. A resolution authorizing an increase in the joint elections agreement and election services contract between the City of Dallas and Dallas County for the May 9, 2015 general election - Not to exceed \$586,665, from \$573,814 to \$1,160,479 - Financing: Contingency Reserve Funds  
**[15-0555; APPROVED]**
12. A resolution designating absences by Mayor Pro Tem Tennell Atkins, Deputy Mayor Pro Tem Monica Alonzo, Councilmember Dwaine R. Caraway and Councilmember Lee Kleinman as being for "Official City Business" - Financing: No cost consideration to the City  
**[15-0556; APPROVED]**

**Trinity Watershed Management**

13. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Daniel Rivas Properties, of a subsurface easement under approximately 1,899 square feet of land located on Alcalde Street near its intersection with Victor Street for the Mill Creek/Peaks Branch/State Thomas Drainage Relief Tunnel Project - Not to exceed \$2,870 (\$1,170 plus closing costs and title expenses not to exceed \$1,700) - Financing: 2006 Bond Funds  
**[15-0557; APPROVED]**
14. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from FRIS CHKN, LLC, of a subsurface easement under approximately 9,686 square feet of land located on Gaston Avenue at its intersection with Peak Street for the Mill Creek/Peaks Branch/State Thomas Drainage Relief Tunnel Project - Not to exceed \$26,215 (\$24,215 plus closing costs and title expenses not to exceed \$2,000) - Financing: 2006 Bond Funds  
**[15-0558; APPROVED]**
15. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from 4-Golden Properties, LLC, of a subsurface easement under approximately 3,073 square feet of land located on Peak Street near its intersection with Junius Street for the Mill Creek/Peaks Branch/State Thomas Drainage Relief Tunnel Project - Not to exceed \$7,846 (\$6,146 plus closing costs and title expenses not to exceed \$1,700) - Financing: 2006 Bond Funds  
**[15-0559; APPROVED]**



ADDITIONS: (Continued)

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

**Trinity Watershed Management** (Continued)

16. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from James C. DeLay and Danny G. Lewis, of a subsurface easement under approximately 5,621 square feet of land located on East Side Avenue near its intersection with Haskell Avenue for the Mill Creek/Peaks Branch/State Thomas Drainage Relief Tunnel Project - Not to exceed \$12,961 (\$10,961 plus closing costs and title expenses not to exceed \$2,000) - Financing: 2006 Bond Funds  
**[15-0560; APPROVED]**
17. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Rainier Swiss Avenue Investors, LLC, of a subsurface easement under approximately 29,401 square feet of land located on Swiss Avenue at its intersection with Haskell Avenue for the Mill Creek/Peaks Branch/State Thomas Drainage Relief Tunnel Project - Not to exceed \$103,463 (\$99,963 plus closing costs and title expenses not to exceed \$3,500) - Financing: 2006 Bond Funds  
**[15-0561; APPROVED]**
18. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from AT&T Corp., of a subsurface easement under approximately 14,702 square feet of land located on San Jacinto Street at its intersection with Apple Street for the Mill Creek/Peaks Branch/State Thomas Drainage Relief Tunnel Project - Not to exceed \$50,046 (\$47,046 plus closing costs and title expenses not to exceed \$3,000) - Financing: 2006 Bond Funds  
**[15-0562; APPROVED]**
19. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Bryan/Haskell, Ltd., of a subsurface easement under approximately 12,070 square feet of land located on Haskell Avenue at its intersection with Bryan Street for the Mill Creek/Peaks Branch/State Thomas Drainage Relief Tunnel Project - Not to exceed \$47,159 (\$44,659 plus closing costs and title expenses not to exceed \$2,500) - Financing: 2006 Bond Funds  
**[15-0563; APPROVED]**

ADDITIONS: (Continued)

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

**Trinity Watershed Management** (Continued)

20. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Catherine L. Tan, of a subsurface easement under approximately 2,464 square feet of land located on Ross Avenue near its intersection with Caddo Street for the Mill Creek/Peaks Branch/State Thomas Drainage Relief Tunnel Project - Not to exceed \$11,117 (\$9,117 plus closing costs and title expenses not to exceed \$2,000) - Financing: 2006 Bond Funds  
**[15-0564; APPROVED]**
21. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Gordon W. Elden, Trustee of the Gordon W. Elden Trust, of a subsurface easement under approximately 4,515 square feet of land located on Ross Avenue near its intersection with Caddo Street for the Mill Creek/Peaks Branch/State Thomas Drainage Relief Tunnel Project - Not to exceed \$19,705 (\$16,705 plus closing costs and title expenses not to exceed \$3,000) - Financing: 2006 Bond Funds  
**[15-0565; APPROVED]**
22. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from the Sarkis J. Kechejian Trust, of a subsurface easement under approximately 390 square feet of land located on Ross Avenue near its intersection with Caddo Street for the Mill Creek/Peaks Branch/State Thomas Drainage Relief Tunnel Project - Not to exceed \$2,943 (\$1,443 plus closing costs and title expenses not to exceed \$1,500) - Financing: 2006 Bond Funds  
**[15-0566; APPROVED]**
23. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from DP Ross 3808 LLC, of a subsurface easement under approximately 18,412 square feet of land located on Ross Avenue at its intersection with Washington Avenue for the Mill Creek/Peaks Branch/State Thomas Drainage Relief Tunnel Project - Not to exceed \$71,124 (\$68,124 plus closing costs and title expenses not to exceed \$3,000) - Financing: 2006 Bond Funds  
**[15-0567; APPROVED]**

PUBLIC HEARINGS AND RELATED ACTIONS

**Sustainable Development and Construction**

DESIGNATED ZONING CASES INDIVIDUAL

24. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to the Subarea D-3 portion within Subdistrict D, West Mixed Use Subzone, West Zone of Planned Development District No. 305, bounded by Blackburn Street, Oak Grove Avenue, Cityplace West Boulevard, and Noble Avenue  
Recommendation of Staff and CPC: Approval, subject to a structure height plan and revised conditions  
Z145-164(RB)  
**[15-0568; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 29693]**

CORRECTION:

**Note: Agenda Item No. 61, to be considered as Designated Zoning Cases - Under Advisement - Individual**

**Sustainable Development and Construction**

61. An ordinance granting an amendment to, and expansion of, Planned Development District No. 468 and a resolution accepting the termination of deed restrictions Z812-227 (located at the northwest corner of East 8th Street and North Marsalis Avenue), Z834-399 (located at the southwest corner of East 5th Street and North Crawford Street), and Z867-185 (property bounded by East 6th Street, North Beckley Avenue, West Neely Street and North Zang Boulevard) for a City Plan Commission authorized hearing to determine proper zoning on property zoned Planned Development District No. 468, the Oak Cliff Special Purpose District, with deed restrictions on a portion, Specific Use Permit No. 10 for a nursing home, Specific Use Permit No. 1032 for a utility or government installation, Specific Use Permit No. 1623 for a financial institution with a drive-in window, and Specific Use Permit No. 1679 for a financial institution with a drive-in window, H/84 Lake Cliff Historic District, H/71 Betterton House Historic District; Planned Development District No 160 with Specific Use Permit 2079 for a child-care facility; Planned Development District No 340; Planned Development District No 364; Planned Development District No 830; an R-5(A) Single Family District; an R-7.5(A) Single Family District; a TH-2(A) Townhouse District; a CH Clustered Housing District; an MF-2(A) Multifamily District; a CR Community Retail District with deed restrictions; an IR Industrial/Research District; a CS Commercial Service District with deed restrictions; an LO-1 Office District with deed restrictions; an RR Regional Retail District; an MU-1 Mixed-Use District with deed restrictions; an MU-2 Mixed-Use District; and a

CORRECTION: (Continued)

**Note: Agenda Item No. 61, to be considered as Designated Zoning Cases - Under Advisement - Individual**

**Sustainable Development and Construction** (Continued)

61. (Continued)

P(A) Parking District the property is generally bounded by Interstate 30 to the north, the east levee of the Trinity River to the northeast, Interstate 35 to the east, Marsalis Street to the west, Eighth Street and Seventh Street to the south, Zang Boulevard to the west, Davis Street to the south, Elsbeth Street to the west, Neches Street to the south, Madison Street to the west, between blocks BLK M/3363 LOT 1& 2 to the south, between blocks BLK M/3363 TR 23-A and 24 to the south, Bishop Avenue to the west, Colorado Boulevard to the north, both sides of Beckley Avenue to the west including property facing Interstate 30 service road

Recommendation of Staff: Approval of amendments to and expansion of Planned Development District No. 468, subject to a street hierarchy plan and approval of the termination of deed restrictions Z812-227, Z834-399, and Z867-185 with retention of Historic Overlay District No. 84 Lake Cliff, Historic Overlay District No. 71 Betterton House, Specific Use Permit Nos. 10, 1032, 1623, and 1679, and existing deed restrictions Z034-301, Z801-168, Z890-182, Z923-112, Z923-183, Z945-113 and no change of zoning on: 1) a portion of Tract 1C within Planned Development District No. 160 on the east side of Elsbeth Avenue between Neely Street and 5<sup>th</sup> Street; 2) an R-5(A) Single Family District on the east side of Elsbeth Avenue between 5<sup>th</sup> Street and Neches Street; 3) a portion of Subdistrict 6 within Planned Development District No. 830 on the northeast corner of Davis Street and Elsbeth Avenue; 4) a CR Community Retail District and an MF-2(A) Multifamily District south of Davis Street between Beckley Avenue and Patton Avenue; and 5) Planned Development District No. 340

Recommendation of CPC: Approval of amendments to and expansion of Planned Development District No. 468, subject to a yard, lot, space chart; a parking chart; and a street hierarchy plan and approval of the termination of deed restrictions Z812-227, Z834-399, and Z867-185 with retention of H/84 Lake Cliff Historic District and H/71 Betterton House Historic District, Specific Use Permit Nos. 10, 1032, 1623, 1679, and deed restrictions Z034-301, Z801-168, Z890-182, Z923-112, Z923-183, Z945-113 and no change of zoning on: 1) a portion of Tract 1C within Planned Development District No. 160 on the east side of Elsbeth Avenue between Neely Street and 5<sup>th</sup> Street; 2) a portion of Subdistrict 6 within Planned Development District No. 830 on the northeast corner of Davis Street and Elsbeth Avenue; and 3) Planned Development District No. 340

Z067-203(VM)

Note: This item was considered by the City Council at a public hearing on February 25, 2015, and was taken under advisement until March 25, 2015, with the public hearing closed

**[15-0534]**

DELETIONS:

**Park & Recreation**

16. Authorize a contract for construction of improvements to include: resurfacing of the greens and tee improvements, bunker restoration, putting greens, and short game area at Cedar Crest Golf Course located at 1800 Southerland Avenue - Frontier Construction Company, Inc. dba Frontier Golf, Inc., lowest responsible bidder of one - Not to exceed \$845,430 - Financing: Golf Improvement Funds  
**[15-0488]**
  
17. Authorize an amendment to the one hundred twenty-six month concession contract with Ira McGraw dba IAMJ Enterprises, Inc. to define roles, responsibilities and compensation due to renovations and closure of Cedar Crest Golf Course - Not to exceed \$210,120 - Financing: Golf Improvement Funds  
**[15-0489]**