

**ANNOTATED AGENDA  
CITY COUNCIL AGENDA MEETING  
WEDNESDAY, MAY 25, 2016  
COUNCIL CHAMBER, CITY HALL  
1500 MARILLA  
DALLAS, TEXAS 75201  
9:06 A.M. – 3:54 P.M.  
[16-0790; HELD]**

Invocation and Pledge of Allegiance (Council Chamber)

Agenda Item/Open Microphone Speakers  
**[16-0791]**

VOTING AGENDA

1. Approval of Minutes of the May 11, 2016 City Council Meeting and the May 17, 2016 Special Called City Council Meeting  
**[16-0792; APPROVED WITH A CORRECTION TO THE MAY 11, 2016 CITY COUNCIL MEETING]**

CONSENT AGENDA  
**[16-0793; APPROVED]**

**Aviation**

2. Authorize **(1)** acceptance of FY 2016 grant from the Texas Department of Transportation Aviation Division for the Routine Annual Maintenance Program at Dallas Executive Airport in an amount not to exceed \$50,000 or 50% of eligible project costs whichever is less; **(2)** a local cash match in the amount of \$50,000 for airport maintenance projects; and **(3)** execution of the grant agreement - Total not to exceed \$100,000 - Financing: Aviation Current Funds (\$50,000) (subject to appropriations) and Texas Department of Transportation Grant Funds (\$50,000)  
**[16-0794; APPROVED]**

**Business Development & Procurement Services**

3. Authorize a three-year service contract for emergency generator repair and maintenance - Clifford Power Systems, Inc. in the amount of \$431,280 and Allegiance Power Systems, Inc. in the amount of \$214,275, lowest responsible bidders of seven - Total not to exceed \$645,555 - Financing: Current Funds (\$630,255) and Convention and Event Services Current Funds (\$15,300) (subject to annual appropriations)  
**[16-0795; APPROVED]**

CONSENT AGENDA (Continued)

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

4. Authorize a three-year master agreement for smoke detectors for Fire-Rescue - Fine Line Products, lowest responsible bidder of six - Not to exceed \$227,220 - Financing: Current Funds  
**[16-0796; APPROVED AS AN INDIVIDUAL ITEM]**

**City Attorney's Office**

5. Authorize Supplemental Agreement No. 3 to the professional services contract with Mounce, Green, Myers, Safi, Paxson & Galatzan, P.C., for additional services on matters relating to the pending disputes between the City of Dallas and the Sabine River Authority - Not to exceed \$75,000, from \$450,000 to \$525,000 - Financing: Water Utilities Current Funds  
**[16-0797; APPROVED]**
6. An ordinance amending Chapter 2 of the Dallas City Code by **(1)** changing the name of the guest prosecutor program to the guest assistant city attorney program; and **(2)** authorizing the city attorney to expand the volunteer guest prosecutor program to allow, under certain conditions, attorneys who work for private law firms or organizations that provide pro bono legal services to perform work for the city in hearing officer's court, municipal court, and other courts, and to appear before city, state, or federal boards, commissions, and agencies - Financing: No cost consideration to the City  
**[16-0798; APPROVED; ORDINANCE 30089]**

**Code Compliance**

7. An ordinance amending Chapter 43A, "Swimming Pools," of the Dallas City Code by **(1)** amending definitions, enforcement authority, and safety standards for public and semi-public pools and spas; **(2)** adding Section 43A-3.1, incorporating Texas Health and Safety Code Regulations for multiunit pool enclosures; **(3)** adding Article IV on spa safety standards; and **(4)** making conforming changes; and providing a penalty not to exceed \$2,000 - Financing: No cost consideration to the City  
**[16-0799; APPROVED AS AN INDIVIDUAL ITEM; ORDINANCE 30090]**

CONSENT AGENDA (Continued)

**Communication and Information Services**

8. Authorize **(1)** the release of funds from Entap, Inc. for the acquisition and service contract for a budget preparation management system in the amount of \$1,541,957; and **(2)** a one-year service contract for the implementation in the amount of \$1,141,296, and a thirty-month service contract for cloud services and support in the amount of \$400,661, for a budget preparation and management system - Oracle America, Inc., through the Department of Information Resources, State of Texas Cooperative - Not to exceed \$1,541,957 - Financing: Municipal Lease Agreement Funds (\$784,012) and Current Funds (\$757,945) (subject to annual appropriations)  
**[16-0800; APPROVED]**

**Housing/Community Services**

9. Authorize **(1)** approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Camden Homes, LLC for the construction of affordable houses; **(2)** the sale of 18 vacant lots (list attached) from Dallas Housing Acquisition and Development Corporation to Camden Homes, LLC; and **(3)** execution of a release of lien for any non-tax liens on the 18 properties that may have been filed by the City - Financing: No cost consideration to the City  
**[16-0801; APPROVED AS AMENDED]**
10. Authorize **(1)** approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Confia Homes, L.L.C. for the construction of affordable houses; **(2)** the sale of 11 vacant lots (list attached) from Dallas Housing Acquisition and Development Corporation to Confia Homes, L.L.C.; and **(3)** execution of a release of lien for any non-tax liens on the 11 properties that may have been filed by the City - Financing: No cost consideration to the City  
**[16-0802; APPROVED AS AMENDED]**
11. Authorize **(1)** approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Cooper ~~Homes~~ Contractors, Inc. for the construction of affordable houses; **(2)** the sale of 17 vacant lots (list attached) from Dallas Housing Acquisition and Development Corporation to Cooper ~~Homes~~ Contractors, Inc.; and **(3)** execution of a release of lien for any non-tax liens on the 17 properties that may have been filed by the City - Financing: No cost consideration to the City  
**[16-0803; CORRECTED ON ADDENDUM; APPROVED AS AMENDED]**

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 Milton Semper for the construction of affordable houses; **(2)** the sale of 2 vacant lots (list attached) from Dallas Housing Acquisition and Development Corporation to Milton Semper; 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  
**[16-0804; APPROVED AS AMENDED]**
13. Authorize **(1)** approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Simply Custom for the construction of affordable houses; **(2)** the sale of 9 vacant lots (list attached) from Dallas Housing Acquisition and Development Corporation to Simply Custom; 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  
**[16-0805; APPROVED AS AN INDIVIDUAL ITEM]**

**Office of Cultural Affairs**

14. Authorize a contract with C Solano SL for the design, fabrication and installation of a site-specific artwork honoring the Vaughn Brothers at Kiest Park located at 3080 South Hampton Road - Not to exceed \$75,200 - Financing: 2006 Bond Funds (\$47,200) and Capital Gifts, Donation and Development Funds (\$28,000)  
**[16-0806; APPROVED]**

**Park & Recreation**

15. Authorize a contract with Phoenix I Restoration and Construction, Ltd., best value proposer of five, for renovations at Bachman Recreation Center located at 2750 Bachman Drive - Not to exceed \$576,240 - Financing: 2006 Bond Funds  
**[16-0807; APPROVED]**

**Public Works Department**

16. Authorize a twenty-four month sidewalk and barrier free ramp installation paving services contract No. 2 and water and wastewater adjustments at various locations throughout the city - Ragle Inc., lowest responsible bidder of three - Not to exceed \$3,198,230 - Financing: 2003 Bond Funds (\$100,000), 2006 Bond Funds (\$894,310), Current Funds (\$347,780) (subject to annual appropriations), 2014-15 Community Development Block Grant Funds (\$237,024), 2015-16 Community Development Block Grant Funds (\$449,616), Regional Toll Revenue Funds (\$1,000,000) and Water Utilities Capital Construction Funds (\$169,500)  
**[16-0808; APPROVED AS AN INDIVIDUAL ITEM]**

CONSENT AGENDA (Continued)

**Public Works Department** (Continued)

17. Authorize a construction contract with DENCO CS Corporation, lowest responsible bidder of three, for improvements to the east kitchen of the Kay Bailey Hutchison Convention Center Dallas located at 650 South Griffin Street - Not to exceed \$1,673,292 - Financing: Convention Center Capital Construction Funds  
**[16-0809; APPROVED]**
  
18. Authorize **(1)** a Project Specific Agreement with Dallas County for funding participation in the design and construction of paving and drainage improvements for Sylvan Avenue from Fort Worth Avenue to Singleton Boulevard; **(2)** the receipt and deposit of funds from Dallas County in an amount not to exceed \$3,000,000; and **(3)** an increase in appropriations in the amount of \$3,000,000 in the Capital Projects Reimbursement Fund - Not to exceed \$3,000,000 - Financing: Capital Projects Reimbursement Funds  
**[16-0810; APPROVED]**

**Note:** Item Nos. 19 and 20  
must be considered collectively.

**Second Avenue Bridge over White Rock Creek**

19. Authorize a waiver agreement with the Texas Department of Transportation for the local match fund participation requirement on the northbound Second Avenue Bridge over White Rock Creek as an approved project for the Federal Off-System Bridge Program - Financing: ~~No cost consideration to the City~~ This action has no cost consideration to the City (See Fiscal Information for future potential cost)  
**[16-0811; CORRECTED ON ADDENDUM; APPROVED]**
  
20. Authorize a Local Project Advanced Funding Agreement with the Texas Department of Transportation for the replacement or rehabilitation of the northbound Second Avenue Bridge over White Rock Creek as an approved project for the Federal Off-System Bridge Program - Financing: ~~No cost consideration to the City~~ This action has no cost consideration to the City (See Fiscal Information for future potential cost)  
**[16-0812; CORRECTED ON ADDENDUM; APPROVED]**
  
21. Authorize Supplemental Agreement No. 3 to the professional services contract with Gensler to provide design, construction documents, and construction administration services for select repairs identified in the assessment report for the Dallas Love Field Garage A & B and Pedestrian Concourse, located at 8025 Cedar Springs Road - Not to exceed \$560,176, from \$256,622 to \$816,798 - Financing: Aviation Capital Construction Funds  
**[16-0813; APPROVED]**

CONSENT AGENDA (Continued)

**Sanitation Services**

22. Authorize Supplemental Agreement No. 3 to the contract with Biggs & Mathews Environmental, Inc. to exercise the second of three, twelve-month renewal options to the professional engineering contract for hydrogeology and groundwater monitoring at McCommas Bluff landfill, Northeast Transfer Station, Northwest Transfer Station and Southwest Transfer Station - Not to exceed \$153,539, from \$995,430 to \$1,148,969 - Financing: Sanitation Current Funds (subject to annual appropriations)  
**[16-0814; APPROVED]**

**Street Services**

23. Authorize **(1)** a Local Project Advance Funding Agreement with the Texas Department of Transportation for a U.S. Department of Transportation - Federal Highway Administration 2015 Highway Safety Improvement Program grant to design, upgrade and construct seven traffic signals and associated off system intersection improvements at Arapaho Road and Montfort Drive/Knoll Trail Drive, Colorado Boulevard and Marsalis Avenue, Forest Lane and Plano Road, Harry Hines Boulevard and Empire Central Drive, Illinois Avenue and Bonnie View Road, Marsh Lane and Royal Lane, Martin Luther King Jr. Boulevard and Colonial Avenue/Ervay Street; **(2)** a required local match in the amount of \$213,421; and **(3)** an amendment to Resolution No. 16-0648, previously approved on April 27, 2016, to identify a required local match for design of the traffic signals in the amount of \$163,700 - Total not to exceed \$2,209,371 - Financing: Texas Department of Transportation Grant Funds (\$1,832,251) and Current Funds (\$213,421)  
**[16-0815; APPROVED AS AN INDIVIDUAL ITEM]**

**Sustainable Development and Construction**

24. Authorize **(1)** the deposit of the amount awarded by the Special Commissioners in the condemnation proceeding styled City of Dallas v. Diann Tessman Slaton, et al., Cause No. CC-14-01509-B, pending in Dallas County Court at Law No. 2, to acquire approximately 27.68 acres of land located at 1005 IH-20, Hutchins, Texas for the Southwest 120/96-inch Water Transmission Pipeline Project; **(2)** an amendment to Resolution No. 11-0174, previously approved on January 12, 2011, to correct the funding information; and **(3)** settlement of the condemnation proceeding for an amount not to exceed the award - Not to exceed \$911,105 (\$904,259 being the amount of the award, plus closing costs and title expenses not to exceed \$6,846); an increase of \$222,000 from the amount Council originally authorized for this acquisition - Financing: Water Utilities Capital Improvement Funds  
**[16-0816; APPROVED AS AN INDIVIDUAL ITEM]**

CONSENT AGENDA (Continued)

**Sustainable Development and Construction** (Continued)

25. An ordinance abandoning portions of Zang Boulevard to Alamo Manhattan BAD, LLC, the abutting owner, containing a total of approximately 8,579 square feet of land, located near the intersection of Zang Boulevard and Davis Street, and authorizing the quitclaim - Revenue: \$220,476, plus the \$20 ordinance publication fee  
**[16-0817; APPROVED; ORDINANCE 30091]**
  
26. An ordinance abandoning two variable width alley reservations, an alley site reservation, a portion of an alley easement, a detention area reservation, and a portion of a detention area reservation to the City of Dallas, the abutting owner, containing a total of approximately 139,787 square feet of land, located near the intersection of Garland Road and Tavaros Avenue, and providing for the dedication of approximately 5,967 square feet of land for needed right-of-way and approximately 12,511 square feet for needed detention area easements - Revenue: \$27,000, plus the \$20 ordinance publication fee  
**[16-0818; DEFERRED BY COUNCILMEMBER CLAYTON UNTIL JUNE 15, 2016]**
  
27. An ordinance abandoning a drainage reservation, a sanitary sewer reservation, a sanitary sewer easement and a water reservation to the City of Dallas, the abutting owner, containing a total of approximately 9,087 square feet of land, located near the intersection of Garland Road and Tavaros Avenue, and providing for the dedication of drainage easements, water easements and wastewater easements containing a total of approximately 16,098 square feet - Revenue: \$5,400 plus the \$20 ordinance publication fee  
**[16-0819; DEFERRED BY COUNCILMEMBER CLAYTON UNTIL JUNE 15, 2016]**
  
28. An ordinance abandoning a water easement to United States Cold Storage, L.P., the abutting owner, containing approximately 8,201 square feet of land, located near the intersection of Cockrell Hill Road and La Reunion Parkway - Revenue: \$5,400, plus the \$20 ordinance publication fee  
**[16-0820; APPROVED; ORDINANCE 30092]**
  
29. An ordinance abandoning three sanitary sewer easements to Trinity Basin Preparatory, Inc., the abutting owner, containing a total of approximately 1,521 square feet of land, located near the intersection of East 8th Street and East Jefferson Boulevard - Revenue: \$5,400 plus the \$20 ordinance publication fee  
**[16-0821; APPROVED; ORDINANCE 30093]**

CONSENT AGENDA (Continued)

**Sustainable Development and Construction** (Continued)

30. An ordinance amending Ordinance No. 29383, previously approved on June 25, 2014, which abandoned a portion of Straightway Drive, located near the intersection of Northwest Highway and Straightway Drive, to Northwest Overlake, L.L.C. and Rizos Land Group Northwest Highway, LLC to extend the final replat and dedication requirement from two years to 30 months - Revenue: \$5,400, plus the \$20 ordinance publication fee  
**[16-0822; APPROVED; ORDINANCE 30094]**

**Trinity Watershed Management**

31. Authorize a professional services contract with LIM & Associates, Inc. for the engineering design of six erosion control improvement projects (list attached) - Not to exceed \$97,977 - Financing: 2012 Bond Funds (\$69,625) and Water Utilities Capital Improvement Funds (\$28,352)  
**[16-0823; APPROVED]**
32. A resolution authorizing the conveyance of an easement and right-of-way containing approximately 159 square feet of land to Oncor Electric Delivery Company, LLC for the construction, use and maintenance of electric facilities across City owned land located on Barber Avenue near its intersection with Mural Lane - Financing: No cost consideration to the City  
**[16-0824; APPROVED AS AN INDIVIDUAL ITEM]**
33. A resolution authorizing the conveyance of an easement and right-of-way containing approximately 1,315 square feet of land to Oncor Electric Delivery Company, LLC for the construction, use and maintenance of electric facilities across City owned land located on Barber Avenue near its intersection with Mural Lane - Financing: No cost consideration to the City  
**[16-0825; APPROVED AS AN INDIVIDUAL ITEM]**

**Water Utilities**

34. Authorize a thirty-year contract with the City of Lewisville to continue providing wholesale water services, from June 4, 2016 through June 3, 2046 - Estimated Annual Revenue: \$3,559,204  
**[16-0826; APPROVED AS AN INDIVIDUAL ITEM]**



CONSENT AGENDA (Continued)

**Water Utilities (Continued)**

35. Authorize a contract for the installation of water and wastewater mains at 39 locations (list attached) - RKM Utility Services, Inc., lowest responsible bidder of four - Not to exceed \$15,471,590 - Financing: Water Utilities Capital Improvement Funds  
**[16-0827; APPROVED]**
36. Authorize a contract for the construction of biological filtration optimization improvements at the East Side Water Treatment Plant - Oscar Renda Contracting, Inc., lowest responsible bidder of five - Not to exceed \$24,904,983 - Financing: Water Utilities Capital Improvement Funds  
**[16-0828; APPROVED]**
37. Authorize Supplemental Agreement No. 4 to the professional services contract with Black & Veatch Corporation to provide additional construction phase services for water quality improvements at the East Side Water Treatment Plant - Not to exceed \$2,910,000, from \$16,501,885 to \$19,411,885 - Financing: Water Utilities Capital Improvement Funds  
**[16-0829; APPROVED]**

ITEMS FOR INDIVIDUAL CONSIDERATION

**City Secretary's Office**

38. 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)  
**[16-0830; DISCUSSED IN PART IN EXECUTIVE SESSION (SECTION 551.074 T.O.M.A. - PERSONNEL); INDIVIDUAL AND FULL COUNCIL APPOINTMENTS MADE TO BOARDS AND COMMISSIONS]**

**Mayor and City Council**

39. A resolution naming the Lamar-McKinney Bridge (also known as the Continental Avenue Bridge) in honor of former Dallas Assistant City Attorney, Dallas Mayor, and United States Trade Representative, Ronald Kirk - Financing: No cost consideration to the City  
**[16-0831; APPROVED]**

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

**Sustainable Development and Construction**

40. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Carol Arriaga a/k/a Caroline Arriaga, of approximately 6,000 square feet of land improved with a single-family dwelling located near the intersection of Pontiac Avenue and Cadillac Drive for the Cadillac Heights City Service and Maintenance Facilities Project - Not to exceed \$23,500 (\$21,500, plus closing costs and title expenses not to exceed \$2,000) - Financing: 2006 Bond Funds  
**[16-0832; DEFERRED BY COUNCILMEMBER ARNOLD UNTIL JUNE 15, 2016]**

ITEMS FOR FURTHER CONSIDERATION

**Public Works Department**

41. Authorize a construction services contract with Unified Services of Texas, Inc. for replacement of underground fuel storage tanks at Dallas City Hall located at 1500 Marilla Street, and at the I.C. Harris Service Center located at 5620 Parkdale Drive - Not to exceed \$970,171 - Financing: 2006 Bond Funds (\$480,298) and Capital Construction Funds (\$489,873)  
**[16-0833; DEFERRED TO A LATER DATE BY COUNCILMEMBER GATES]**

**Trinity Watershed Management**

42. Authorize a professional services contract with Alliance Geotechnical Group, Inc. for construction materials testing services during the construction phase of the Mill Creek / Peaks Branch / State-Thomas Drainage Relief Tunnel Project - Not to exceed \$2,764,000 - Financing: 2006 Bond Funds  
**[16-0834; DISCUSSED IN EXECUTIVE SESSION (551.071 TO.M.A. – LEGAL); REMANDED TO THE BUDGET, FINANCE AND AUDIT COMMITTEE BY COUNCILMEMBER GATES]**
43. Authorize a professional services contract with Black & Veatch Corporation for construction management services during the construction phase of the Mill Creek / Peaks Branch / State-Thomas Drainage Relief Tunnel Project - Not to exceed \$17,350,000 - Financing: 2006 Bond Funds  
**[16-0835; DISCUSSED IN EXECUTIVE SESSION (551.071 TO.M.A. – LEGAL); REMANDED TO THE BUDGET, FINANCE AND AUDIT COMMITTEE BY COUNCILMEMBER GATES]**

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

ITEMS FOR FURTHER CONSIDERATION (Continued)

**Trinity Watershed Management** (Continued)

44. Authorize a contract for construction of storm drainage improvements for the Mill Creek / Peaks Branch / State-Thomas Drainage Relief Tunnel Project - Southland Mole JV, lowest responsive and responsible bidder of five - Not to exceed \$209,894,515 - Financing: General Obligation Commercial Paper Funds (\$209,179,636), Water Utilities Capital Construction Funds (\$25,600) and Water Utilities Capital Improvement Funds (\$689,279)  
**[16-0836; DISCUSSED IN EXECUTIVE SESSION (551.071 TO.M.A. – LEGAL); REMANDED TO THE BUDGET, FINANCE AND AUDIT COMMITTEE BY COUNCILMEMBER GATES]**
45. Authorize Supplemental Agreement No. 5 to the contract with Halff Associates, Inc. for design and analysis of drainage relief for Mill Creek, Peaks Branch, and State-Thomas areas, for additional scope of work for engineering design services required during construction of the Mill Creek / Peaks Branch / State-Thomas Drainage Relief Tunnel Project - Not to exceed \$6,126,500, from \$15,993,488 to \$22,119,988 - Financing: 2006 Bond Funds (\$6,105,000) and Water Utilities Capital Improvement Funds (\$21,500)  
**[16-0837; DISCUSSED IN EXECUTIVE SESSION (551.071 TO.M.A. – LEGAL); REMANDED TO THE BUDGET, FINANCE AND AUDIT COMMITTEE BY COUNCILMEMBER GATES]**

DESIGNATED PUBLIC SUBSIDY MATTERS

**Housing/Community Services**

46. Authorize a conditional grant agreement with AAA Home Builder, LLC for construction of seven single family homes for the Fannie Project in West Dallas located on Fannie Street - Not to exceed \$140,000 - Financing: 2012 Bond Funds  
**[16-0838; APPROVED]**
47. Authorize a conditional grant agreement with AAA Home Builder, LLC for infrastructure and construction of twenty single family homes for the Shady Hollow Project in Oak Cliff located on Shady Hollow Lane - Not to exceed \$971,130 - Financing: 2012 Bond Funds  
**[16-0839; APPROVED]**
48. Authorize a conditional grant agreement with Bosco Investments, Ltd. for land development for 35 single family homes for the Sandyland Estates Project located at 9301 Sandyland Road - Not to exceed \$402,819 - Financing: 2012 Bond Funds  
**[16-0840; APPROVED]**

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

DESIGNATED PUBLIC SUBSIDY MATTERS (Continued)

**Housing/Community Services** (Continued)

49. Authorize a conditional grant agreement with Camden Homes at Shady Oaks, LLC for construction of 40 single family homes for the Shady Oaks Project located at Highway 175 and South Woody Road - Not to exceed \$1,200,000 - Financing: 2012 Bond Funds  
**[16-0841; APPROVED]**
50. Authorize a conditional grant agreement with Greenleaf Ventures, LLC for land development for 36 single family homes for the Buckner Terrace II Project to be located at 3831 North Prairie Creek Road - Not to exceed \$844,192 - Financing: 2012 Bond Funds  
**[16-0842; APPROVED]**
51. Authorize on-site reconstruction of six homes in accordance with the requirements of the Reconstruction Program Statement for the properties located at: 2614 South Ewing Avenue in the amount of \$103,000; 3812 Atlanta Street in the amount of \$103,000; 1422 Montague Avenue in the amount of \$103,000; 1822 Mentor Avenue in the amount of \$103,000; 7923 Rilla Avenue in the amount of \$103,000; and 3912 Hammerly Drive in the amount of \$103,000 - Total not to exceed \$618,000 - Financing: 2012-13 Community Development Block Grant Reprogramming Funds (\$91,001), 2012-13 HOME Investment Partnerships Program Grant Funds (\$12,000), 2013-14 Community Development Block Grant Funds (\$139), 2014-15 Community Development Block Grant Funds (\$30,045), 2014-15 HOME Investment Partnerships Program Grant Funds (\$93,000) and 2015-16 Community Development Block Grant Funds (\$391,815)  
**[16-0843; APPROVED]**
52. Authorize **(1)** a housing development loan in an amount not to exceed \$250,000; and **(2)** a conditional grant agreement in an amount not to exceed \$200,000 with KAH Holdings, Inc. dba Karrington & Company for construction of ten single family homes for the Ferguson Road Townhomes Project to be located in 7839 Ferguson Road - Total not to exceed \$450,000 - Financing: 2011-12 HOME Investment Partnership Program Grant Funds (\$57,260), 2012-13 HOME Investment Partnership Program Grant Funds (\$17,683), 2013-14 HOME Investment Partnership Program Grant Funds (\$42,053), FY 2014-15 HOME Program Income #1 (\$72,326), 2015-16 HOME Investment Partnership Program Grant Funds (\$60,678) and 2012 Bond Funds (\$200,000)  
**[16-0844; APPROVED]**

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

DESIGNATED PUBLIC SUBSIDY MATTERS (Continued)

**Housing/Community Services** (Continued)

53. Authorize **(1)** a housing development loan in an amount not to exceed \$440,000; and **(2)** a conditional grant agreement in an amount not to exceed \$280,000 with Dallas Area Habitat for Humanity for construction of 18 single family homes for the Joppa Neighborhood Project - Total not to exceed \$720,000 - Financing: 2014-15 HOME Investment Partnership Program Grant Funds (\$440,000) and 2012 Bond Funds (\$280,000)  
**[16-0845; APPROVED]**
54. Authorize a housing development loan with Builders of Hope Community Development Corporation, a certified Community Housing Development Organization, for construction of 20 single family homes in the Prairie Creek area - Not to exceed \$450,000 - Financing: 2015-16 HOME Investment Partnership Program Grant Funds  
**[16-0846; APPROVED]**
55. Authorize a housing development loan with City Wide Community Development Corporation, a certified Community Housing Development Organization, for construction of five single family homes located on scattered sites in Dallas - Not to exceed \$225,000 - Financing: 2010-11 Neighborhood Stabilization Program 3 Funds (\$90,000), 2014-15 HOME Investment Partnership Program Funds (\$94,011) and FY 2014-15 HOME Program Income #1 (\$40,989)  
**[16-0847; APPROVED]**
56. Authorize a housing development loan with East Dallas Community Organization a certified Community Housing Development Organization, for construction of ten single family homes at scattered sites in Dallas - Not to exceed \$707,208 - Financing: FY 2014-15 HOME Program Income #1 (\$74,736), 2015-16 HOME Investment Partnership Program Grant Funds (\$577,452) and 2010-11 Neighborhood Stabilization Program 3 Funds (\$55,020)  
**[16-0848; APPROVED]**
57. Authorize a housing development loan with South Dallas Fair Park/Innercity Community Development Corporation, a certified Community Housing Development Organization, for construction of ten single family homes for the Frank Street Project to be located in the Mill City area - Not to exceed \$771,355 - Financing: 2015-16 HOME Investment Partnership Program Grant Funds (\$561,355) and 2010-11 Neighborhood Stabilization Program 3 Funds (\$210,000)  
**[16-0849; APPROVED]**

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

DESIGNATED PUBLIC SUBSIDY MATTERS (Continued)

**Housing/Community Services** (Continued)

58. A resolution **(1)** declaring 14 City-owned lots located at East 9th Street and Starr Street unwanted and unneeded and authorizing their conveyance for no cost consideration to Notre Dame Place, Inc. by Deed without Warranty for affordable housing; and **(2)** authorize a housing development loan with Notre Dame Place, Inc., a Texas nonprofit organization, for construction of 14 single family homes for the La Estrella Project - Not to exceed \$489,322 - Financing: 2015-16 HOME Investment Partnership Program Grant Funds  
**[16-0850; APPROVED]**

PUBLIC HEARINGS AND RELATED ACTIONS

**Sustainable Development and Construction**

ZONING CASES - CONSENT

**[16-0851; APPROVED]**

59. A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 1864 for the sale of alcoholic beverages in conjunction with a general merchandise or food store greater than 3,500 square feet on property zoned a CR Community Retail District with a D-1 Liquor Control Overlay northwest of the intersection of Centerville Road and Aledo Drive  
Recommendation of Staff and CPC: Approval for a two-year period with eligibility for automatic renewals for additional five-year periods, subject to conditions  
Z145-339(OTH)  
**[16-0852; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 30095]**
60. 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 MF-2(A) Multifamily District on the southeast line of Munger Avenue, between Annex Avenue and North Prairie Avenue  
Recommendation of Staff and CPC: Approval for a five-year period, subject to a site plan and conditions  
Z156-172(WE)  
**[16-0853; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 30096]**

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

**Sustainable Development and Construction** (Continued)

ZONING CASES – CONSENT (Continued)

61. A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for a community service center on property zoned an R-7.5(A) Single Family District on the southwest corner of Oates Drive and Michael Lane  
Recommendation of Staff and CPC: Approval for a five-year period with eligibility for automatic renewals for additional five-year periods, subject to a site plan and conditions  
Z156-206(SM)  
**[16-0854; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 30097]**
62. A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2029 for an alcoholic beverage establishment limited to a bar, lounge, or tavern and a commercial amusement (inside) limited to a dance hall on property zoned Planned Development District No. 619 with Historic Overlay No. 48, the Harwood Historic District on the southwest corner of Pacific Avenue and North Harwood Street  
Recommendation of Staff and CPC: Approval for three-year period, subject to conditions  
Z156-209(OTH)  
**[16-0855; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 30098]**

ZONING CASES - INDIVIDUAL

63. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for R-7.5(A) Single Family District, public school, and private recreation center, club, or area uses on property zoned an R-7.5(A) Single Family District on the southwest corner of West Northwest Highway and Durham Street  
Recommendation of Staff: Approval, subject to a development plan, landscape plan, traffic management plan, and staff's recommended conditions  
Recommendation of CPC: Approval, subject to a development plan, landscape plan, traffic management plan, and conditions  
Z156-195(SM)  
**[16-0856; HEARING CLOSED; APPROVED AS AMENDED; ORDINANCE 30099]**

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

**Sustainable Development and Construction** (Continued)

ZONING CASES UNDER ADVISEMENT - INDIVIDUAL

64. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for MU-2 Mixed Use District and mini-warehouse uses and an ordinance granting a Specific Use Permit for a mini-warehouse use on property zoned an MU-2 Mixed Use District on the south side of Meadow Road, west of Greenville Avenue

Recommendation of Staff: Approval of a Planned Development District, subject to a development plan and conditions; and approval of a Specific Use Permit for a mini-warehouse use for a ten-year period, subject to a site plan and conditions

Recommendation of CPC: Approval of a Planned Development District, subject to a development plan and conditions; and approval of a Specific Use Permit for a mini-warehouse use for a fifteen-year period with eligibility for automatic renewals for additional fifteen-year periods, subject to a site plan and conditions

Z145-183(WE)

Note: This item was considered by the City Council at a public hearing on May 11, 2016, and was held under advisement until May 25, 2016, with the public hearing open **[16-0857; HEARING CLOSED; APPROVED AS AMENDED; ORDINANCE NOS. 30100 AND 30101]**

65. A public hearing to receive comments regarding an application for and an ordinance granting the renewal of and an amendment to Specific Use Permit No. 1814 for a vehicle display, sales, and service use and a commercial motor vehicle parking lot on property zoned Subdistrict 5A within Planned Development District No. 533, the C.F. Hawn Special Purpose District No. 1, with a D-1 Liquor Control Overlay on the northeast line of C.F. Hawn Service Road, west of Southeast Drive

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

Z145-291(LHS)

Note: This item was considered by the City Council at a public hearing on May 11, 2016, and was deferred until May 25, 2016, with the public hearing open

**[16-0858; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 30102]**



PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

**Sustainable Development and Construction** (Continued)

ZONING CASES UNDER ADVISEMENT – INDIVIDUAL (Continued)

66. A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for an industrial (outside) not potentially incompatible use limited to a concrete batch plant on property zoned an IR Industrial/Research District on the south line of West Commerce Street, between Ivanhoe Lane and Brundrette Street  
Recommendation of Staff and CPC: Approval for a five-year period, subject to a site plan and conditions  
Z145-329(OTH)  
Note: This item was considered by the City Council at public hearings on March 23, 2016, and April 27, 2016, and was deferred until May 25, 2016, with the public hearing open  
**[16-0859; HEARING CLOSED; DENIED WITH PREJUDICE BY MAYOR PRO TEM ALONZO]**

DESIGNATED ZONING CASES - INDIVIDUAL

67. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Planned Development Subdistrict No. 104 within Planned Development District No. 193, the Oak Lawn Special Purpose District on the northwest line of Hawthorne Avenue between Production Drive and Afton Street  
Recommendation of Staff and CPC: Approval, subject to pavement width exhibit and conditions  
Z156-166(WE)  
**[16-0860; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 30103]**
68. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Planned Development District No. 512 on the south corner of Woody Road and Seagoville Road  
Recommendation of Staff and CPC: Approval, subject to a revised development plan, revised traffic management plan, and conditions  
Z156-196(WE)  
**[16-0861; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 30104]**

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

FLOODPLAIN APPLICATIONS

**Trinity Watershed Management**

69. A public hearing to receive comments regarding the application for and approval of the fill permit and removal of the floodplain (FP) prefix from approximately 0.0105 acres of the current 0.0343 acres of land, located at 8722 Eustis Avenue, of which the 0.0343 acres are within the floodplain of Ash Creek, Fill Permit 16-01 - Financing: No cost consideration to the City  
**[16-0862; HEARING CLOSED; APPROVED]**

MISCELLANEOUS HEARINGS

**Mayor and City Council**

70. A public hearing to receive comments and consider authorizing a public hearing to determine proper zoning on property zoned Planned Development District No. 521 on property generally located along both sides of Interstate Highway 20 between Spur 408 and Clark Road on the east and Mountain Creek Parkway and FM 1382 on the west and containing approximately 2,925 acres with consideration given to appropriate zoning for the area including permitted uses, development standards, and other appropriate regulations - Financing: No cost consideration to the City (via Councilmembers Thomas, Medrano, Callahan, McGough, and Deputy Mayor Pro Tem Wilson)  
**[16-0863; HEARING OPEN; DEFERRED UNTIL JUNE 15, 2016 BY COUNCILMEMBER THOMAS]**

**Office of Environmental Quality**

71. 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 Extra Space Properties Two LLC located near the intersection of South Haskell Avenue and Interstate Highway 30 and adjacent street rights-of-way; and an ordinance authorizing support of the issuance of a municipal setting designation to Extra Space Properties Two LLC 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  
**[16-0864; HEARING CLOSED; APPROVED; ORDINANCE 30105]**

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

MISCELLANEOUS HEARINGS (Continued)

**Office of Financial Services**

72. A public hearing to receive comments on the FY 2016-17 Operating, Capital, and Grant/Trust budgets - Financing: No cost consideration to the City  
**[16-0865; HEARING CLOSED]**

**Park & Recreation**

73. A public hearing to receive comments on the proposed change of use and sale of a portion of the Kleberg Trail located at 10600 Rylie Road, totaling approximately 71,109 square feet of land, to the Texas Department of Transportation for construction of improvements to I-20 Frontage Roads; and at the close of the public hearing, consideration of a resolution authorizing the proposed use of parkland pursuant to Chapter 26 of the Texas Parks and Wildlife Code - Estimated Revenue: \$18,365  
**[16-0866; HEARING CLOSED; APPROVED]**
74. A public hearing 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, approval of an ordinance to readopt Chapter 12 of the Dallas City Code - Financing: No cost consideration to the City  
**[16-0867; HEARING CLOSED; APPROVED; ORDINANCE 30106]**

**ANNOTATED ADDENDUM  
CITY COUNCIL MEETING  
MAY 25, 2016  
CITY OF DALLAS  
1500 MARILLA  
COUNCIL CHAMBER, CITY HALL  
DALLAS, TEXAS 75201  
9:06 A.M. – 3:54 P.M.**

ADDITIONS:

Closed Session  
**[16-0868; HELD]**

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

- Discussion on the status of the hiring and selection of a candidate for the position of city attorney.  
**[DISCUSSED]**

Additions:

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

Agenda Item #42

- Authorize a professional services contract with Alliance Geotechnical Group, Inc. for construction materials testing services during the construction phase of the Mill Creek / Peaks Branch / State-Thomas Drainage Relief Tunnel Project - Not to exceed \$2,764,000 - Financing: 2006 Bond Funds  
**[DISCUSSED]**

Agenda Item #43

- Authorize a professional services contract with Black & Veatch Corporation for construction management services during the construction phase of the Mill Creek / Peaks Branch / State-Thomas Drainage Relief Tunnel Project - Not to exceed \$17,350,000 - Financing: 2006 Bond Funds  
**[DISCUSSED]**

Agenda Item #44

- Authorize a contract for construction of storm drainage improvements for the Mill Creek / Peaks Branch / State-Thomas Drainage Relief Tunnel Project - Southland Mole JV, lowest responsive and responsible bidder of five - Not to exceed \$209,894,515 - Financing: General Obligation Commercial Paper Funds (\$209,179,636), Water Utilities Capital Construction Funds (\$25,600) and Water Utilities Capital Improvement Funds (\$689,279)  
**[DISCUSSED]**

ADDITIONS: (Continued)

Closed Session (Continued)

Additions: (Continued)

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

Agenda Item #45

- Authorize Supplemental Agreement No. 5 to the contract with Halff Associates, Inc. for design and analysis of drainage relief for Mill Creek, Peaks Branch, and State-Thomas areas, for additional scope of work for engineering design services required during construction of the Mill Creek / Peaks Branch / State-Thomas Drainage Relief Tunnel Project - Not to exceed \$6,126,500, from \$15,993,488 to \$22,119,988 - Financing: 2006 Bond Funds (\$6,105,000) and Water Utilities Capital Improvement Funds (\$21,500)  
**[DISCUSSED]**

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

Agenda Item #38

- Consideration of appointments to boards and commissions
  - Kristin Mitchell, Reinvestment Zone Eight Board (Design District)
  - Pierre-Jamar Moton, South Dallas Fair Park Trust Fund Board
  - Jesuorobo Enobakhare, Dallas Citizen Police Review Board**[DISCUSSED]**

CONSENT ADDENDUM

**Business Development & Procurement Services**

1. Authorize **(1)** a five-year service contract, with a one-year renewal option, for parking services: Citations Management; Parking Management Services; Parking Meter Maintenance; Parking Meter Collections, Reconciliation, and Counting Services; Parking Lot Maintenance; Mobile Applications - Payments and Mobile Applications - Mapping - SP Plus Corporation in the amount of \$6,609,012, Xerox State and Local Solutions, Inc. in the amount of \$5,479,200, Ace Parking III, LLC in the amount of \$4,287,027 and ParkMe, Inc. in the amount of \$560,700, most advantageous proposers of eighteen; and **(2)** an increase in appropriations in the amount of \$812,607, from \$451,882,305 to \$452,694,912 in the Dallas Police Department budget - Total not to exceed \$16,935,939 - Financing: Current Funds (subject to annual appropriations)  
**[16-0869; DEFERRED BY COUNCILMEMBER MCGOUGH UNTIL JUNE 15, 2016]**

ADDITIONS: (Continued)

CONSENT ADDENDUM (Continued)

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

2. Authorize a five-year service contract, with three one-year renewal options, for desktop support services - ARC Government Solutions, Inc. f/k/a Austin Ribbon & Computer Supplies, Inc., most advantageous proposal of nine - Not to exceed \$13,728,368 - Financing: Current Funds (subject to annual appropriations)  
**[16-0870; APPROVED]**

**Public Works Department**

3. Authorize Supplemental Agreement No. 1 to the professional services contract with Freese and Nichols, Inc. for the engineering design of complete street improvements for Gus Thomasson Road from San Medina Avenue to Ferguson Road and Casa View Drive from Gus Thomasson Road to 330 feet south - Not to exceed \$279,653 from \$38,573 to \$318,226 - Financing: 2012 Bond Funds (\$262,754) and Water Utilities Capital Construction Funds (\$16,899)  
**[16-0871; APPROVED]**

**Sustainable Development and Construction**

4. Authorize a ten-year lease agreement, with two five-year renewal options with Farmers Assisting Returning Military, a Texas 501(c)(3) non-profit corporation, for approximately 89,445 square feet of land located at 606 and 700 South Good Latimer Expressway to be used as an urban farm for the period June 1, 2016 through May 31, 2026 - Revenue: \$272,172  
**[16-0872; APPROVED]**

**Trinity Watershed Management**

5. Authorize **(1)** the First Amendment to the existing 40-year lease agreement between the City and The Company of Trinity Forest Golfers, Inc., a nonprofit corporation, to permit the location and expansion of the 1,500 square feet teaching academy to a larger shared-space with the Southern Methodist University (SMU) facility and modify SMU-related terms to facilitate such shared facilities; and **(2)** the City Manager to enter into a Revised and Restated Easement and Use Agreement involving SMU conforming with the First Amendment - Financing: No cost consideration to the City  
**[16-0873; APPROVED]**

ADDITIONS: (Continued)

CONSENT ADDENDUM (Continued)

**Trinity Watershed Management** (Continued)

6. Authorize the **(1)** deposit of the amount awarded by the Special Commissioners in the condemnation proceeding styled City of Dallas v. Johnny Uribe or, if deceased, his unknown heirs, et al., Cause No. CC-15-04307-E, pending in Dallas County Court at Law No. 5, to acquire a subsurface easement under approximately 4,945 square feet of land, located on Apple Street near its intersection with Bryan Street for the Mill Creek/Peaks Branch/State-Thomas Drainage Relief Tunnel Project; and **(2)** settlement of the condemnation proceeding for an amount not to exceed the award - Not to exceed \$22,500 (\$20,000 being the amount of the award, plus closing costs and title expenses not to exceed \$2,500); an increase of \$1,704 from the amount Council originally authorized for this acquisition - Financing: 2006 Bond Funds  
**[16-0874; APPROVED]**

ITEMS FOR INDIVIDUAL CONSIDERATION

**City Secretary's Office**

7. A resolution designating absences by Councilmember Philip T. Kingston as being for "Official City Business" - Financing: No cost consideration to the City  
**[16-0875; APPROVED]**

ITEMS FOR FURTHER CONSIDERATION

**Business Development & Procurement Services**

8. Authorize a three-year service contract for graphic design services - El Creative, Inc., most advantageous proposer of ten - Not to exceed \$550,105 - Financing: Current Funds (\$535,880), Stormwater Drainage Management Current Funds (\$9,740) and Aviation Current Funds (\$4,485) (subject to annual appropriations)  
**[16-0876; REMANDED TO THE BUDGET, FINANCE AND AUDIT COMMITTEE BY COUNCILMEMBER GATES]**

CORRECTIONS:

**Housing/Community Services**

11. Authorize **(1)** approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Cooper Homes Contractors, Inc. for the construction of affordable houses; **(2)** the sale of 17 vacant lots (list attached) from Dallas Housing Acquisition and Development Corporation to Cooper Homes Contractors, Inc.; and **(3)** execution of a release of lien for any non-tax liens on the 17 properties that may have been filed by the City - Financing: No cost consideration to the City  
**[16-0803]**

**Public Works Department**

**Second Avenue Bridge over White Rock Creek**

**Note:** Item Nos. 19 and 20 must be considered collectively.

19. Authorize a waiver agreement with the Texas Department of Transportation for the local match fund participation requirement on the northbound Second Avenue Bridge over White Rock Creek as an approved project for the Federal Off-System Bridge Program - Financing: ~~No cost consideration to the City~~ This action has no cost consideration to the City (See Fiscal Information for future potential cost)  
**[16-0811]**

**Second Avenue Bridge over White Rock Creek**

**Note:** Item Nos. 19 and 20 must be considered collectively.

20. (Continued)

Authorize a Local Project Advanced Funding Agreement with the Texas Department of Transportation for the replacement or rehabilitation of the northbound Second Avenue Bridge over White Rock Creek as an approved project for the Federal Off-System Bridge Program - Financing: ~~No cost consideration to the City~~ This action has no cost consideration to the City (See Fiscal Information for future potential cost)  
**[16-0812]**