

MINUTES OF THE DALLAS CITY COUNCIL
WEDNESDAY, FEBRUARY 22, 2017

17-0340

VOTING AGENDA MEETING
CITY COUNCIL CHAMBER, CITY HALL
MAYOR MICHAEL S. RAWLINGS, PRESIDING

PRESENT: [13] Rawlings, Alonzo, Wilson, Griggs, Medrano (*9:16 a.m.), Thomas, Arnold, Callahan, Young, Clayton, McGough, Gates, Kingston (*9:14 a.m.)

ABSENT: [2] Kleinman, Greyson

The meeting was called to order at 9:07 a.m. with a quorum of the city council present.

The invocation was given by Pastor Eldred Sawyer, HillTop Church.

Councilmember Thomas led the pledge of allegiance.

The meeting agenda, posted in accordance with Chapter 551, "OPEN MEETINGS," of the Texas Government Code, was presented.

After all business properly brought before the city council had been considered, the city council adjourned at 2:53 p.m.

At 2:56 p.m., Mayor Rawlings announced the city council meeting called to order to allow a non-registered speaker to address the city council.

With the speaker having spoken, the city council adjourned at 3:01 p.m.

ATTEST: _____
Mayor

City Secretary

Date Approved

The annotated agenda is attached to the minutes of this meeting as EXHIBIT A.

The actions taken on each matter considered by the city council are attached to the minutes of this meeting as EXHIBIT B.

Ordinances, resolutions, reports and other records pertaining to matters considered by the city council, are filed with the City Secretary as official public records and comprise EXHIBIT C to the minutes of this meeting.

* **Indicates arrival time after meeting called to order/reconvened**

MINUTES OF THE DALLAS CITY COUNCIL
WEDNESDAY, FEBRUARY 22, 2017

EXHIBIT A

MINUTES OF THE DALLAS CITY COUNCIL
WEDNESDAY, FEBRUARY 22, 2017

EXHIBIT B

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0341

CITIZEN SPEAKERS

In accordance with the City Council Rules of Procedure, the city council provided "open microphone" opportunities for the following individuals to comment on matters that were scheduled on the city council voting agenda or to present concerns or address issues that were not matters for consideration listed on the posted meeting agenda:

OPEN MICROPHONE – BEGINNING OF MEETING:

SPEAKER: Robert Ceccarelli, 1822 Young St.
SUBJECT: Jail will be my housing

SPEAKER: William Hopkins, 2011 Leath St. (handout provided)
SUBJECT: FBI/West Dallas Land Bank

SPEAKER: Deloris Phillips, 4271 Altoona St.
SUBJECT: Green Oaks cover up

SPEAKER: Carolyn Davis, 2611 Burger Ave.
SUBJECT: Fair housing

SPEAKER: Pam Conley, 901 N. Madison Ave.
SUBJECT: Resident parking only

At the request of Mayor Rawlings, the following individual was allowed to address the city council at the beginning of meeting; there was no objection voiced by the city council.

SPEAKER: Bernadette Nutall, 1409 S. Lamar St. (handout provided)
SUBJECT: Housing

ADDITIONAL – OPEN MICROPHONE:

SPEAKER: Hank Lawson, 2402 Park Row Ave.
SUBJECT: Tax credit program

SPEAKER: Brent Rosenthal, 6617 Lakewood Blvd.
SUBJECT: Hatcher residences

SPEAKER: Sherman Roberts, 5826 Fox Hill Ln.
SUBJECT: Fair housing
REPRESENTING: City Wide CDC

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

17-0341

Page 2

ADDITIONAL – OPEN MICROPHONE: (Continued)

SPEAKER: Tom Gibbons, 4315 Hopkins Ave.
SUBJECT: Lighting on Lamar St.

SPEAKER: Willie Mae Coleman, 3802 York St.
SUBJECT: Community

SPEAKER: Dorothy Hopkins, 2821 Rosedale Ave., University Park, TX
SUBJECT: Hatcher Station
REPRESENTING: Frazier Revitalization

SPEAKER: Bernistine Williams, 6551 McKinney Ranch Pkwy., McKinney, TX
SUBJECT: Fair Housing
REPRESENTING: Inclusive Communities Project

OPEN MICROPHONE – END OF MEETING:

SPEAKER: Dorothy Perry, 2515 Perryton Dr.
SUBJECT: Seniors being scammed

SPEAKER: Demetria McCain, 3301 Elm St.
SUBJECT: Support Carolina Chase Project
REPRESENTING: Inclusive Communities Project

SPEAKER: Kay Butler, 3301 Elm St.
SUBJECT: Carolina Chase Project
REPRESENTING: Inclusive Communities Project

SPEAKER: Deloris Williams, 5714 Duck Creek Dr., Garland, TX
SUBJECT: Carolina Chase Project
REPRESENTING: Inclusive Communities Project

The meeting was adjourned at 2:53 p.m. However, Mayor Rawlings announced the city council meeting called back to order at 2:56 p.m. to allow a non-registered speaker to address the city council.

OTHER OPEN MICROPHONE

SPEAKER: Susan Mahoney, 1555 Elm St.
SUBJECT: Step pay increase & Dallas Fire/Police Pension Fund

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0342

Item 1: Approval of Minutes of the Special City Council Meeting and City Council Meeting of February 8, 2017

Mayor Pro Tem Alonzo moved to adopt the minutes as presented.

Motion seconded by Deputy Mayor Pro Tem Wilson and unanimously adopted. (Kleinman, Greyson absent)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0343

CONSENT AGENDA

Earlier in the meeting, prior to consideration of the consent agenda, the city secretary requested the following speakers be allowed to speak on the agenda item to which they registered for; there was no objection voiced by the city council.

Dallas Cothrum, 2821 Stanford Ave., Agenda Item 5
Les Greenberg, 28900 Regis Ct., Bonita Springs, FL., Agenda Item 5
George Wilson, 277 Monterrey Dr., Naples, FL., Agenda Item 5

The consent agenda consisted of consent agenda items 2-69 and addendum addition consent agenda items 1-4. Consent agenda item 38 was deleted on the addendum.

Councilmember Kingston requested consent agenda item 2 be considered as an individual item later in the meeting; there was no objection voiced to his request.

Mayor Rawlings announced consent agenda items 34 and 35 would be considered as individual items later in the meeting to allow for discussion in closed session; there was no objection voiced by the city council.

Councilmember Arnold requested consent agenda item 44 be considered as an individual item later in the meeting; there was no objection voiced to her request.

The city secretary announced Councilmember Kleinman had deferred consideration of consent agenda item 49 in accordance with Subsection 7.11 of the City Council Rules of Procedure prior to the meeting.

Therefore, the consent agenda, consisting of consent agenda items 3-33, 36, 37, 39-43, 45-48, 50-69 and addendum addition consent agenda items 1-4, was presented for consideration.

Councilmember Griggs moved to adopt all items on the consent agenda.

Motion seconded by Deputy Mayor Pro Tem Wilson and unanimously adopted. (Kleinman, Greyson absent)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0344

Item 2: Authorize a three-year service contract for feral hog control and abatement from City property - Striker Outfitters, LLC, most advantageous proposer of three - Not to exceed \$347,100 - Financing: Current Funds (\$69,900), Water Utilities Current Funds (\$128,625), Stormwater Drainage Management Current Funds (\$71,925), Sanitation Current Funds (\$71,925), and Aviation Current Funds (\$4,725) (subject to annual appropriations)

Councilmember Kingston requested the item be considered as an individual item later in the meeting; there was no objection voiced to his request.

Later in the meeting, the item was presented for consideration.

Councilmember Gates moved to adopt the item.

Motion seconded by Deputy Mayor Pro Tem Wilson.

After discussion ended, Mayor Rawlings called the vote and declared the item adopted on a divided vote with Councilmember Kingston voting "No." (Clayton absent when vote taken; Kleinman, Greyson absent)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0345

Item 3: Authorize a three-year service contract for grounds maintenance services - Moir Watershed Services, LLC in the amount of \$1,850,254 and Good Earth Corporation in the amount of \$1,149,735, most advantageous proposers of three - Total not to exceed \$2,999,989 - Financing: Current Funds (\$811,425), Sanitation Current Funds (\$338,310), and Stormwater Drainage Management Current Funds (\$1,850,254) (subject to annual appropriations)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0346

Item 4: Authorize **(1)** a three-year service contract to provide interior landscaping services - Urban Environments, LLC dba Urban Jungle in the amount of \$157,050; and **(2)** a three-year master agreement for the purchase of interior plants - LaFoy Services, Inc. in the amount of \$131,184, most advantageous proposers of three - Total not to exceed \$288,234 - Financing: Current Funds (\$182,934), Aviation Current Funds (\$90,720), and Convention and Event Services Current Funds (\$14,580) (subject to annual appropriations)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0347

Item 5: Authorize a five-year service contract, with two one-year renewal options, for the processing of applications and renewals of security alarm permits and the collection of fees associated with the security alarm permits and false alarms - Public Safety Corporation, most advantageous proposer of two - Estimated Annual Net Revenue: \$4,497,652

The following individuals addressed the city council on the item:

Dallas Cothrum, 2821 Stanford Ave., spoke on Agenda Item 5
Les Greenberg, 28900 Regis Ct., Bonita Springs, FL., spoke on Agenda Item 5
George Wilson, 277 Monterrey Dr., Naples, FL., spoke on Agenda Item 5

Adopted as part of consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0348

Item 6: Authorize a ten-year service contract, with two five-year renewal options, to provide communication services, including data, internet, and telecommunication services at the Kay Bailey Hutchison Convention Center Dallas - Smart City Networks, most advantageous proposer of three - Estimated Total Net Revenue: \$10,219,018

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0349

Item 7: Authorize **(1)** an acquisition contract for the purchase and implementation of a citywide data management system in the amount of \$2,041,435; and **(2)** a three-year service contract, with two two-year renewal options, for maintenance and support for a data management system in the amount of \$1,780,946 - IBM Corporation, most advantageous proposer of seven - Total not to exceed \$3,822,381 - Financing: Information Technology Equipment Funds (\$241,435), Municipal Lease Agreement Funds (\$1,800,000), and Current Funds (\$1,780,946) (subject to annual appropriations)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0350

Item 8: Authorize **(1)** an acquisition contract for the purchase and implementation of a surveillance camera system at the Kay Bailey Hutchison Convention Center Dallas in the amount of \$458,425; and **(2)** a five-year service contract for ongoing maintenance of the surveillance camera system in the amount of \$231,988 - Schneider Electric Buildings Americas, Inc., most advantageous proposer of seven - Total not to exceed \$690,413 - Financing: Convention and Event Services Capital Construction Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0351

Item 9: Authorize **(1)** a five-year equipment lease agreement for mailing equipment, meters, related services, and supplies - Neopost USA, Inc. through the Texas Multiple Award Schedule in the amount of \$169,399; and **(2)** a five-year master agreement for metered U. S. postage - Neopost USA, Inc., sole source in the amount of \$5,649,338 - Total not to exceed \$5,818,737 - Financing: Current Funds (subject to annual appropriations)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0352

Item 10: Authorize the purchase of ballistic door panels for Police - Angel Armor, LLC -
Not to exceed \$209,672 - Financing: Confiscated Monies Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0353

Item 11: Authorize a two-year master agreement for general batteries and flashlights - TKC Enterprises, Inc. in the amount of \$203,064, GT Distributors, Inc. in the amount of \$133,593, Battle & Battle Distributors, Inc. in the amount of \$77,813, Telecom Electric Supply in the amount of \$47,690, and Casco Industries, Inc. in the amount of \$6,069, lowest responsible bidders of six - Total not to exceed \$468,229 - Financing: Current Funds (\$320,251), Water Utilities Current Funds (\$88,982), Aviation Current Funds (\$55,771), Convention and Event Services Current Funds (\$1,382), and Stormwater Drainage Management Current Funds (\$1,843)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0354

Item 12: Authorize a three-year master agreement for animal bedding for Police horses - S-4 Quality Shavings, LLC, lowest responsible bidder of two - Not to exceed \$237,672 - Financing: Current Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0355

Item 13: Authorize **(1)** Supplemental Agreement No. 1 to increase the service contract with Wastebuilt Southwest, LLC dba Stepp Parts in the amount of \$375,201, from \$1,500,804 to \$1,876,005, Heil of Texas in the amount of \$245,730, from \$982,924 to \$1,228,654, Texas Kenworth Co. dba MHC Kenworth in the amount of \$138,818, from \$555,273 to \$694,091, Southwest International Trucks, Inc. in the amount of \$97,057, from \$388,229 to \$485,286, and The Around the Clock Freightliner Group, LLC in the amount of \$75,344, from \$301,377 to \$376,721; and **(2)** Supplemental Agreement No. 2 to increase the service contract with BTE Body Co., Inc. in the amount of \$52,847, from \$211,390 to \$264,237, for parts and labor for the maintenance and repair of heavy-duty truck transmissions, differentials, and refuse bodies - Total not to exceed \$984,997, from \$3,939,997 to \$4,924,994 - Financing: Current Funds (\$980,757) and Water Utilities Current Funds (\$4,240) (subject to annual appropriations)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0356

Item 14: Authorize a professional services contract with the law firm of Mounce, Green, Myers, Safi, Paxson, & Galatzan, P.C. for legal services related to the Railroad Commission of Texas Gas Utilities Docket No. 10580, Atmos Pipeline Texas Rate Case - Not to exceed \$170,000 - Financing: Current Funds (The full amount may be recouped by the City from Atmos Gas Corporation subject to approval by the Railroad Commission of Texas)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0357

Item 15: Authorize approval of the 457 Deferred Compensation Plan for City Employees of the City of Dallas, as amended and restated, effective February 22, 2017 -
Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0358

Item 16: A resolution accepting the FY 2016 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Three (Oak Cliff Gateway TIF District), submitted by the Oak Cliff Gateway TIF District's Board of Directors, and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0359

Item 17: A resolution accepting the FY 2016 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Four, (Cedars TIF District), submitted by the Cedars TIF District's Board of Directors, and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0360

Item 18: A resolution accepting the FY 2016 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Five, (City Center TIF District), submitted by the City Center TIF District's Board of Directors, and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0361

Item 19: A resolution accepting the FY 2016 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Six, (Farmers Market TIF District), submitted by the Farmers Market TIF District's Board of Directors, and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0362

Item 20: A resolution accepting the FY 2016 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Seven, (Sports Arena TIF District), submitted by the Sports Arena TIF District's Board of Directors, and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0363

Item 21: A resolution accepting the FY 2016 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Eight, (Design District TIF District), submitted by the Design District TIF District's Board of Directors, and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0364

Item 22: A resolution accepting the FY 2016 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Nine, (Vickery Meadow TIF District), submitted by the Vickery Meadow TIF District's Board of Directors, and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0365

Item 23: A resolution accepting the FY 2016 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Ten, (Southwestern Medical TIF District), submitted by the Southwestern Medical TIF District's Board of Directors, and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0366

Item 24: A resolution accepting the FY 2016 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Eleven, (Downtown Connection TIF District), submitted by the Downtown Connection TIF District's Board of Directors, and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0367

Item 25: A resolution accepting the FY 2016 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Twelve, (Deep Ellum TIF District), and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0368

Item 26: A resolution accepting the FY 2016 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Thirteen, (Grand Park South TIF District), and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0369

Item 27: A resolution accepting the FY 2016 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Fourteen, (Skillman Corridor TIF District), submitted by the Skillman Corridor TIF District's Board of Directors, and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0370

Item 28: A resolution accepting the FY 2016 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Fifteen, (Fort Worth Avenue TIF District), submitted by the Fort Worth Avenue TIF District's Board of Directors, and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0371

Item 29: A resolution accepting the FY 2016 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Sixteen, (Davis Garden TIF District), submitted by the Davis Garden TIF District's Board of Directors, and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0372

Item 30: A resolution accepting the FY 2016 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Seventeen, (TOD TIF District), submitted by the TOD TIF District's Board of Directors, and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0373

Item 31: A resolution accepting the FY 2016 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Eighteen, (Maple/Mockingbird TIF District), submitted by the Maple/Mockingbird TIF District's Board of Directors, and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0374

Item 32: A resolution accepting the FY 2016 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Nineteen, (Cypress Waters TIF District) authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0375

Item 33: A resolution accepting the FY 2016 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Twenty (Mall Area Redevelopment TIF District), submitted by the Mall Area Redevelopment TIF District's Board of Directors, and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District and to the State Comptroller, as required by state law - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0376

Item 34: Authorize a public hearing to be held on March 22, 2017, to receive comments concerning the application with the Texas Department of Housing and Community Affairs (TDHCA) for 4% tax credits in the approximate amount of \$7,705,000 with tax exempt bonds in the approximate amount of \$15,000,000 to be issued by the City of Dallas Housing Finance Corporation (DHFC) for the Silver Gardens Apartments, an existing senior apartment community comprised of 202 units for seniors, located at 2620 Ruidosa Avenue, and at the close of the public hearing, authorize: **(1)** DHFC to issue the tax exempt bonds in an amount not to exceed \$15,000,000 in Multi-family Housing Mortgage Revenue Bonds Series 2017 to finance the acquisition and rehabilitation of 202 units for seniors by Dominion Development & Acquisition, LLC (“Dominium”), on behalf of Dallas Leased Housing Associates IV, LLP (the “Applicant”), referred to as the Silver Gardens; and **(2)** a resolution to support the TDHCA’s award of Low Income Housing Tax Credits for the acquisition and rehabilitation of the existing Silver Gardens housing development located at 2620 Ruidosa Avenue, Dallas, Texas by conducting a Public Hearing pursuant to Texas Government Code, §2306.67071(a) and 10 TAC §10.204(4)(A), Texas Government Code, §2306.67071(b) and 10 TAC§10.204(4)(B) and pursuant to §11.3(a-g) and §11.4 (c)(1) of the 2017 Qualified Allocation Plan (QAP) regarding Housing Deconcentration Factors - Financing: No cost consideration to the City

Mayor Rawlings announced the item would be considered later in the meeting to allow for discussion in closed session; there was no objection voiced by the city council.

*At 10:25 a.m., Mayor Rawlings announced the closed session of the city council authorized by Chapter 551, “OPEN MEETINGS,” of the (Texas Open Meetings Act) to discuss this item under Attorney Briefings (Sec. 551.071 Texas Open Meetings Act).

Mayor Rawlings reconvened to open session at 1:18 p.m.

The item was presented for consideration.

Councilmember Griggs moved to adopt the item.

Motion seconded by Councilmember Kingston and unanimously adopted. (Kleinman, Greyson absent)

***Note:** Other items discussed during closed session were as duly posted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0377

Item 35: Authorize a public hearing to be held on March 22, 2017, to receive comments concerning an application with the Texas Department of Housing and Community Affairs (TDHCA) for 4% tax credits in the approximate amount of \$7,579,038 with tax exempt bonds in the approximate amount of ~~\$14,000,000~~ **\$15,000,000** to be issued by the City of Dallas Housing Finance Corporation (DHFC) for the Flora Lofts, an existing apartment community comprised of 52 units for families, located at 2121 Flora Street, and at the close of the public hearing, authorize: **(1)** DHFC to issue the tax exempt bonds in an amount not to exceed ~~\$14,000,000~~ **\$15,000,000** in Multi-family Housing Mortgage Revenue Bonds Series 2017 to finance the acquisition and new construction of 52 units for families by La Reunion and GREENarc CORP, on behalf of Flora Street Lofts, Ltd. (the “Applicant”), referred to as the Flora Street Lofts; and **(2)** a resolution supporting the TDHCA’s award of Low Income Housing Tax Credits for the acquisition and new construction of the Flora Street Lofts, Ltd. development located at 2121 Flora Street, Dallas, Texas by conducting a Public Hearing pursuant to Texas Government Code, §2306.67071(a) and 10 TAC §10.204(4)(A), Texas Government Code, §2306.67071(b) and 10 TAC§10.204(4)(B) and pursuant to §11.3(a-g) and §. 11.4 (c)(1) of the 2017 Qualified Allocation Plan (QAP) regarding Housing Deconcentration Factors - Financing: No cost consideration to the City

Mayor Rawlings announced the item would be considered later in the meeting to allow for discussion in closed session; there was no objection voiced by the city council.

*At 10:25 a.m., Mayor Rawlings announced the closed session of the city council authorized by Chapter 551, “OPEN MEETINGS,” of the (Texas Open Meetings Act) to discuss this item under Attorney Briefings (Sec. 551.071 Texas Open Meetings Act).

Mayor Rawlings reconvened to open session at 1:18 p.m.

The city secretary read the item into the record and announced the approximate amount was \$15,000,000 instead of \$14,000,000 as that amount was a typographical error.

Councilmember Griggs moved to adopt the item with corrections read into the record by the city secretary.

Motion seconded by Councilmember Kingston.

After discussion ended, Mayor Rawlings called the vote and declared the item unanimously adopted with corrections. (Kleinman, Greyson absent)

***Note:** Other items discussed during closed session were as duly posted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0378

Item 36: Authorize the rejection of proposals received for the Lancaster Corridor Re-development Project - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0379

Item 37: Authorize **(1)** acceptance of a Continuum of Care Grant from the U.S. Department of Housing and Urban Development (HUD) in the amount of \$288,401, to provide permanent supportive Housing for homeless persons with HIV/AIDS at Hillcrest House located at 834 North Marsalis Avenue, for the period May 1, 2017 through April 30, 2018; **(2)** an amendment to the grant agreement for the substitution of PWA Coalition of Dallas, Inc. dba AIDS Services of Dallas as recipient grantee, in place of the City of Dallas, with their assumption of all rights and obligations under the grant; and **(3)** execution of any and all documents required by the grant and the grantee substitution - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0380

Item 38: Authorize the first amendment to the contract with the Department of State Health Services to accept additional grant funds for the Special Supplemental Nutrition Program for the Women, Infants, and Children Program for the Summer Food Service Program for the period October 1, 2016 through September 30, 2017 - Not to exceed \$26,000, from \$15,055,566 to \$15,081,566 - Financing: Department of State Health Services Grant Funds

Deleted on the addendum.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0381

Item 39: Authorize **(1)** Supplemental Agreement No. 1 to the contract with Association of Persons Affected by Addiction to revise the budget amount and increase the contract amount from \$100,000 to \$250,000 to provide peer-driven system support services to homeless individuals who suffer from mental illness, substance abuse disorder or co-occurring disorders through the Texas Department of State Health Services Healthy Community Collaborative Program for the period August 1, 2016 through August 31, 2017; and **(2)** execution of any and all documents required by the contract - Not to exceed \$150,000, from \$100,000 to \$250,000 - Financing: FY 2017 Texas Department of State Health Services Grant Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0382

Item 40: Authorize **(1)** Supplemental Agreement No. 1 to the contract with Bridge Steps to revise the budget amount and increase the contract amount from \$1,799,735 to \$2,145,819 to provide outreach/engagement, supportive services, transitional shelter, housing services and rental assistance, coordinated assessment/client prioritization, mental health services and substance abuse/detoxification to homeless individuals who suffer from mental illness, substance abuse disorder or co-occurring psychiatric disorders through the Texas Department of State Health Services Healthy Community Collaborative Program for FY 2017 allocation for the period August 1, 2016 through August 31, 2017, in the amount of \$346,084, from \$299,735 to \$645,819; and **(2)** execution of any and all documents required by the contract - Not to exceed \$346,084, from \$1,799,735 to \$2,145,819 - Financing: FY 2017 Texas Department of State Health Services Grant Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0383

Item 41: Authorize **(1)** Supplemental Agreement No. 1 to the contract with CitySquare to revise the budget amount and decrease the contract amount from \$1,508,192 to \$857,725 to provide coordination/assessment, supportive services, expanded housing services for temporary shelters through outreach and housing units, residential treatment and detox treatment to homeless individuals through the Texas Department of State Health Services Healthy Community Collaborative Program for the period August 1, 2016 through August 31, 2017; and **(2)** execution of any and all documents required by the contract - Not to exceed (\$650,467), from \$1,508,192 to \$857,725 - Financing: FY 2017 Texas Department of State Health Services Grant Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0384

Item 42: Authorize **(1)** Supplemental Agreement No. 1 to the contract with Shelter Ministries of Dallas dba Austin Street Center to revise the budget amount and increase the contract amount from \$500,000 to \$654,383 to provide expanded services with an intense, longer term transitional shelter program for homeless men and women with the addition of a Women's Day Resource Program, Housing Readiness Program and After Care Services through the Texas Department of State Health Services Healthy Community Collaborative Program for the period August 1, 2016 through August 31, 2017; and **(2)** execution of any and all documents required by the contract - Not to exceed \$154,383, from \$500,000 to \$654,383 - Financing: FY 2017 Texas Department of State Health Services Grant Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0385

Item 43: Authorize an amendment to Resolution No. 15-0779, previously approved on April 22, 2015, for a development loan with East Dallas Community Organization, a certified Community Housing Development Organization and a Community Based Development Organization to **(1)** reduce the number of units to be developed from seven to five; and **(2)** extend the completion date from December 31, 2016 to February 22, 2018 for the Bexar Street Senior Project to be located on Macon Street and Starks Avenue - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0386

Item 44: Authorize an amendment to Resolution No. 15-1380, previously approved on August 12, 2015, with 2000 Roses Foundation, Inc. to (1) allow the unit to be rented to a qualified household; and (2) extend the agreement to May 30, 2017 to complete final paperwork for renovation of 220 North Cliff Street - Financing: No cost consideration to the City

Councilmember Arnold requested the item be considered as an individual item later in the meeting; there was no objection voiced to her request.

Later in the meeting, the item was presented for consideration.

Councilmember Griggs moved to adopt the item.

Motion seconded by Councilmember Kingston and unanimously adopted. (Kleinman, Greyson absent)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0387

Item 45: Authorize an amendment to Resolution No. 16-0168, previously approved on January 27, 2016, to extend the completion date of each agreement to May 30, 2017, for two separate loan agreements with Builders of Hope CDC for two separate phases of the Prairie Creek project to complete final paperwork - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0388

Item 46: Authorize an amendment to Resolution No. 16-0169, previously approved on January 27, 2016, to extend the completion date of each agreement to December 31, 2017, for two separate loan agreements with Builders of Hope CDC for two separate phases of the West Dallas project to complete final paperwork - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0389

Item 47: Authorize an amendment to Resolution No. 16-0279, previously approved on February 10, 2016, for a conditional grant agreement with KKBK Properties, LLC, or its wholly owned subsidiary, for the Hatcher Gardens Project for construction of commercial and residential units at 4002 Hatcher Street to extend the completion date from December 31, 2016 to August 31, 2017 - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0390

Item 48: Authorize an amendment to Resolution No. 16-0841, previously approved on May 25, 2016, for a conditional grant agreement with Camden Homes at Shady Oaks, LLC for construction of single family homes for the Shady Oaks Project located at Highway 175 and South Woody Road to **(1)** reduce the number of houses to be built from 40 to 19; and **(2)** reduce the conditional grant amount by \$630,000, from \$1,200,000 to \$570,000 - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0391

Item 49: A resolution adopting the City's Federal Legislative Program for the 115th Session of the United States Congress - Financing: No cost consideration to the City

The city secretary announced Councilmember Kleinman had deferred consideration of the item in accordance with Subsection 7.11 of the City Council Rules of Procedure prior to the meeting.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0392

Item 50: Authorize an increase in the construction contract with Texas Standard Construction, Ltd. for additional work associated with water and wastewater main relocations in advance of paving and drainage improvements related to Street Group 12-637 - Not to exceed \$142,277, from \$20,737,091 to \$20,879,368 - Financing: Water Utilities Capital Construction Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0393

Item 51: Authorize Supplemental Agreement No. 1 to the professional services contract with Hayden Consultants, Inc. for additional engineering design services for improvements to the intersections of Hampton Road at Canada Drive and Hampton Road at Calypso Street - Not to exceed \$187,772, from \$611,569 to \$799,341 - Financing: General Obligation Commercial Paper Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0394

Item 52: Authorize **(1)** the acceptance of grants in the amount of \$57,500 from the Texas Commission on the Arts to provide cultural services for the period September 1, 2016 through August 31, 2017; **(2)** a local match in the amount of \$57,500; and **(3)** execution of the grant agreements - Total not to exceed \$115,000 - Financing: Texas Commission on the Arts Grant Funds (\$57,500) and Current Funds (\$57,500)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0395

Item 53: Authorize **(1)** an increase in the contract with van Enter Studio, Ltd for increased materials related to the conservation services for the Umlauf Spirit of Flight fountain at Dallas Love Field in an amount not to exceed \$22,463; and **(2)** an extension of the contact term through September 30, 2017 - Not to exceed \$22,463, from \$28,750 to \$51,213 - Financing: Current Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0396

Item 54: Authorize **(1)** an extension through September 30, 2017 for Community Development Block Grant (CDBG) funded projects which have not met the twelve-month obligation or twenty-four-month expenditure requirement; **(2)** preliminary adoption of Reprogramming Budget No. 1 to the FY 2016-17 Action Plan to use unspent prior year CDBG funds in the amount of \$1,413,595 for the Major Systems Repair Program; and **(3)** a public hearing to be held on March 22, 2017 to receive comments on the proposed use of funds for Reprogramming Budget No. 1 to the FY 2016-17 Action Plan - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0397

Item 55: Ratify amendments to the 2017 City Calendar that was approved by Resolution No. 16-1777 on October 26, 2016, to **(1)** cancel the City Council Briefing Meeting that was scheduled for February 1, 2017; **(2)** cancel the council-staff planning session that was scheduled for February 15 and 16, 2017; **(3)** add a City Council Briefing Meeting on February 15, 2017; and **(4)** add a council-staff planning session on March 29 and 30, 2017 - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0398

Item 56: Authorize a public hearing to be held on March 22, 2017 to receive comments on the FY 2017-18 Operating, Capital, and Grant/Trust budgets - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0399

Item 57: Authorize **(1)** an application for and acceptance of the Dallas July 7 Overtime Reimbursement Grant from the U.S. Department of Justice through the Office of the Governor, Criminal Justice Division for the response to events on July 7, 2016, for the period July 7, 2016 through March 31, 2017; and **(2)** execution of the grant agreement - Not to exceed \$705,251 - Financing: Office of the Governor, Criminal Justice Division State Grant Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0400

Item 58: Authorize ordinances granting four franchises for solid waste collection and hauling, pursuant to Chapter XIV, of the City Charter, and Chapter 18, Article IV, of the Dallas City Code (list attached) - Estimated Annual Revenue: \$9,936

Adopted as part of the consent agenda.

Assigned ORDINANCE NOS. 30359, 30360, 30361 AND 30362

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0401

Item 59: Authorize consent of name change on solid waste franchise Ordinance No. 30044 from Custom Recycling Solutions, LLC to County Recycling Services, LLC in accordance with the terms of the franchise ordinance, Chapter XIV, of the City Charter, and Chapter 18, Article IV of the Dallas City Code - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0402

Item 60: Authorize (1) settlement in lieu of proceeding further with condemnation in the condemnation suit styled City of Dallas v. Raleigh Investment Group, LP, et al., Cause No. CC-13-06290-A, pending in Dallas County Court At Law No. 1, for acquisition from Raleigh Investment Group, LP, of approximately 82,849 square feet of land located near the intersection of Kate Road and Interstate Highway 20 for the Southwest 120/96-inch Water Transmission Pipeline Project; and (2) the deposit of the settlement amount reached through Court ordered mediation and negotiation of the condemnation suit for an amount not to exceed the settlement amount - Not to exceed \$121,414, increased from \$341,234 (\$335,586 being the award, plus closing costs and title expenses not to exceed \$5,648) to \$462,648 (\$457,000 being the settlement amount, plus closing costs and title expenses not to exceed \$5,648) - Financing: Water Utilities Capital Construction Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0403

Item 61: Authorize (1) settlement in lieu of proceeding further with condemnation in the condemnation suit styled City of Dallas v. The Hale Living Trust, Connie E. Hale, et al., Cause No. CC-15-01531-B, pending in Dallas County Court At Law No. 2, for acquisition from The Hale Living Trust, of approximately 7,044 square feet of land located near the intersection of Royal and Goodnight Lanes for the Goodnight Lane Street Improvements Project; and (2) the deposit of the settlement amount reached through Court ordered mediation of the condemnation suit for an amount not to exceed the mediation settlement amount - Not to exceed \$7,818, increased from \$68,732 (\$65,432 being the award, plus closing costs and title expenses not to exceed \$3,300) to \$76,550 (\$73,250 being the mediation settlement amount, plus closing costs and title expenses not to exceed \$3,300) - Financing: 2006 Bond Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0404

Item 62: An ordinance granting a private license to Cary Ray, Neil Connell, and Jack Chaplin for the use of approximately 65 square feet of land to occupy, maintain and utilize a sidewalk cafe on a portion of Greenville Avenue right-of-way, near its intersection with La Vista Court - Revenue: \$200 annually, plus the \$20 ordinance publication fee

Adopted as part of the consent agenda.

Assigned ORDINANCE NO. 30363

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0405

Item 63: An ordinance granting a revocable license to Spice in the City, LLC, for the use of approximately 12 square feet of aerial space to install, occupy, use and maintain an aerial sign, over and above a portion of Commerce Street right-of-way, near its intersection with Lane Street - Revenue: \$1,000 annually, plus the \$20 ordinance publication fee

Adopted as part of the consent agenda.

Assigned ORDINANCE NO. 30364

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0406

Item 64: An ordinance abandoning a portion of Cross Timbers Lane to Plano Independent School District, the abutting owner, containing approximately 29,622 square feet of land, located near the intersection of Cross Timbers and Mapleshade Lanes, authorizing the quitclaim and providing for the dedication of approximately 2,923 square feet of land needed for street right-of-way - Revenue: \$334,739, plus the \$20 ordinance publication fee

Adopted as part of the consent agenda.

Assigned ORDINANCE NO. 30365

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0407

Item 65: An ordinance abandoning an alley and an alley site easement to West Commerce Investments, LLC, the abutting owner, containing a total of approximately 5,898 square feet of land, located near the intersection of Commerce and Beatrice Streets, and authorizing the quitclaim - Revenue: \$132,705, plus the \$20 ordinance publication fee

Adopted as part of the consent agenda.

Assigned ORDINANCE NO. 30366

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0408

Item 66: An ordinance abandoning portions of two utility easements and a portion of a water, sewer, and drainage easement to Quiktrip Corporation, the abutting owner, containing a total of approximately 11,070 square feet of land, located near the intersection of Preston and Alpha Roads - Revenue: \$23,086, plus the \$20 ordinance publication fee

Adopted as part of the consent agenda.

Assigned ORDINANCE NO. 30367

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0409

Item 67: Authorize Supplemental Agreement No. 6 to the professional services contract with Raftelis Financial Consultants, Inc. for a two-year contract to perform long term maintenance and technical support for Stormwater Information Management Systems (SIMS), including adding SIMS functionality for managing stormwater credits data; a one-year renewal option for SIMS technical support; and SIMS support for a Best Management Practices (BMP) based credits program - Not to exceed \$560,000, from \$1,384,907 to \$1,944,907 - Financing: Stormwater Drainage Management Current Funds (subject to annual appropriations)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0410

Item 68: Authorize an Interlocal Agreement with the City of Coppell to allow the City of Dallas to construct, own, and operate a 24-inch wastewater force main pipeline, referred to as the Force Main Project, within the corporate limits of Coppell to serve the Cypress Waters Development in Dallas - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0411

Item 69: Authorize a contract for the construction of grit removal improvements at the Southside Wastewater Treatment Plant - Archer Western Construction, LLC, lowest responsible bidder of three - Not to exceed \$14,893,000 - Financing: Water Utilities Capital Improvement Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0412

Item 70: Consideration of appointments to boards and commissions and the evaluation and duties of board and commission members (List of nominees is available in the City Secretary's Office)

The city secretary distributed a report showing nominations received for the 2015-2017 board term, ending September 30, 2017 and noted the report indicated all nominees met qualifications for service.

The city secretary announced the item would be held to later in the meeting to allow discussion in closed session; there was no objection voiced by the city council.

*At 10:25 a.m., Mayor Rawlings announced the closed session of the city council authorized by Chapter 551, "OPEN MEETINGS," of the (Texas Open Meetings Act) to deliberate on the following nominee:

- John Perry, Reinvestment Zone Five Board (City Center) and Reinvestment Zone Eleven Board (Downtown Connection).

Mayor Rawlings reconvened the city council meeting after the closed session at 1:18 p.m. The other items discussed during closed session were as duly posted.

Councilmember Kingston moved to appoint the following:

- John Perry, Property Owner in TIF District, to the Reinvestment Zone Five Board (City Center) and Reinvestment Zone Eleven Board (Downtown Connection).

Motion seconded by Councilmember Medrano and unanimously adopted. (Thomas absent when vote taken; Kleinman, Greyson absent)

[Information on each newly-appointed member is located in the file shown next to the name of the board.]

17-5551 RZ05 REINVESTMENT ZONE FIVE BOARD (CITY CENTER)
17-5552 RZ11 REINVESTMENT ZONE ELEVEN BOARD (DOWNTOWN CONNECTION)

***Note:** Other items discussed during closed session were as duly posted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0413

Item 71: Authorize the second step of acquisition for condemnation by eminent domain, if such becomes necessary, from R.K.C.J., L.L.C. to acquire an improved tract of land containing approximately 25,727 square feet, four slope easements containing a total of approximately 23,330 square feet, and a drainage easement containing approximately 5,257 square feet, located on East Wheatland Road near its intersection with Lancaster Road for the Wheatland Road Improvement Project - Not to exceed \$136,944 (\$130,944, plus closing costs and title expenses not to exceed \$6,000) - Financing: General Obligation Commercial Paper Funds

The city secretary announced agenda item 71 requires a motion that the Council of the City of Dallas adopt the item and authorize the use of the power of eminent domain, if necessary, to acquire, from *R.K.C.J., L.L.C.*, to acquire an improved tract of land containing approximately 25,727 square feet, four slope easements containing a total of approximately 23,330 square feet, and a drainage easement containing approximately 5,257 square feet, located on East Wheatland Road near its intersection with Lancaster Road for the Wheatland Road Improvement Project.

Deputy Mayor Pro Tem Wilson moved to adopt the item.

Motion seconded by Councilmember Callahan.

Mayor Rawlings called a record vote on Deputy Mayor Pro Tem Wilson's motion to adopt the item:

Voting Yes: [10] Rawlings, Alonzo, Wilson, Thomas, Arnold, Callahan,
Young, Clayton, McGough, Gates

Voting No: [3] Griggs, Medrano, Kingston

Absent: [2] Kleinman, Greyson

The city secretary declared the item adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0414

Item 72: Authorize a Chapter 380 economic development grant agreement with Casa View II Ltd and/or its affiliates ("Owner") in an amount not to exceed \$1,000,000 in consideration of the Owner's investment in eligible expenditures for improvements to Casa View Shopping Center located at 2331 and 2203 Gus Thomasson Road, pursuant to the Public/Private Partnership Program - Not to exceed \$1,000,000 - Financing: Public/Private Partnership Funds

In accordance with Section 7.13 of the City Council Rules of Procedure, "Motions to Approve Designated Zoning Cases and Designated Public Subsidy Matters," the city secretary read the following certification into the record:

"By making and seconding this motion, the councilmembers represent they have undertaken sufficient examination and involvement, beyond reviewing the agenda materials, to be knowledgeable of both the facts and the circumstances of the case and to be able to develop an opinion based on such an examination of the various factors and issues involved."

Councilmember Callahan moved to adopt the item.

Motion seconded by Councilmember Clayton and Councilmember Kingston and unanimously adopted. (Kleinman, Greyson absent)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0415

I-20 Distribution Park Phase I

Note: Item Nos. 73 and 74
must be considered collectively.

Item 73: Authorize a real property tax abatement agreement with I-20 Distribution Park Phase I, LLC for the purpose of granting a ten-year abatement of 90 percent of the taxes on added value to the real property for a proposed new speculative industrial/warehouse facility located at 8900 Blanco Road in southern Dallas within the International Inland Port of Dallas in accordance with the City's Public/Private Partnership Program - Revenue: First year revenue estimated at \$33,256; ten-year revenue estimated at \$332,563 (Estimated revenue forgone for the ten-year real property abatement estimated at \$2,993,063)

In accordance with Section 7.13 of the City Council Rules of Procedure, "Motions to Approve Designated Zoning Cases and Designated Public Subsidy Matters," the city secretary read the following certification into the record:

"By making and seconding this motion, the councilmembers represent they have undertaken sufficient examination and involvement, beyond reviewing the agenda materials, to be knowledgeable of both the facts and the circumstances of the case and to be able to develop an opinion based on such an examination of the various factors and issues involved."

Councilmember Callahan moved to adopt the item.

Motion seconded by Deputy Mayor Pro Tem Wilson and Councilmember Kingston and unanimously adopted. (Griggs absent when vote taken; Kleinman, Greyson absent).

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0416

I-20 Distribution Park Phase I

Note: Item Nos. 73 and 74
must be considered collectively.

Item 74: Authorize a Chapter 380 economic development grant agreement with I-20 Distribution Park Phase I, LLC for reimbursement of costs associated with public street and utility improvements to facilitate a proposed speculative industrial/warehouse facility located at 8900 Blanco Road in southern Dallas within the International Inland Port of Dallas in accordance with the City's Public/Private Partnership Program -Total not to exceed \$2,500,000 - Financing: 2006 Bond Funds (\$1,850,000) and 2012 Bond Funds (\$650,000)

In accordance with Section 7.13 of the City Council Rules of Procedure, "Motions to Approve Designated Zoning Cases and Designated Public Subsidy Matters," the city secretary read the following certification into the record:

"By making and seconding this motion, the councilmembers represent they have undertaken sufficient examination and involvement, beyond reviewing the agenda materials, to be knowledgeable of both the facts and the circumstances of the case and to be able to develop an opinion based on such an examination of the various factors and issues involved."

Councilmember Callahan moved to adopt the item.

Motion seconded by Deputy Mayor Pro Tem Wilson and Councilmember Kingston and unanimously adopted. (Griggs absent when vote taken; Kleinman, Greyson absent).

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0417

Item 75: Authorize on-site reconstruction of two homes in accordance with the requirements of the Reconstruction Program Statement for the properties located at: 4227 Opal Avenue in the amount of \$103,000; and 3811 Hamilton Avenue in the amount of \$103,000 - Total not to exceed \$206,000 - Financing: 2015-16 Community Development Block Grant Funds

In accordance with Section 7.13 of the City Council Rules of Procedure, "Motions to Approve Designated Zoning Cases and Designated Public Subsidy Matters," the city secretary read the following certification into the record:

"By making and seconding this motion, the councilmembers represent they have undertaken sufficient examination and involvement, beyond reviewing the agenda materials, to be knowledgeable of both the facts and the circumstances of the case and to be able to develop an opinion based on such an examination of the various factors and issues involved."

Councilmember Arnold moved to adopt the item.

Motion seconded by Councilmember Young and Councilmember Kingston and unanimously adopted. (Griggs absent when vote taken; Kleinman, Greyson absent)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0418

Item 76: Authorize an amendment to Resolution No. 15-0778, previously approved on April 22, 2015, for a housing development loan with City Wide Community Development Corporation, a certified Community Housing Development Organization, to **(1)** provide General Obligation Bond funds as a conditional grant for two of the units in the amount of \$80,000; and **(2)** extend the contract from December 31, 2016 to February 22, 2018 for construction of single family homes located on scattered sites - Not to exceed \$80,000 - Financing: 2012 Bond Funds

In accordance with Section 7.13 of the City Council Rules of Procedure, "Motions to Approve Designated Zoning Cases and Designated Public Subsidy Matters," the city secretary read the following certification into the record:

"By making and seconding this motion, the councilmembers represent they have undertaken sufficient examination and involvement, beyond reviewing the agenda materials, to be knowledgeable of both the facts and the circumstances of the case and to be able to develop an opinion based on such an examination of the various factors and issues involved."

Councilmember Arnold moved to adopt the item.

Motion seconded by Deputy Mayor Pro Tem Wilson and Councilmember Kingston and unanimously adopted. (Griggs absent when vote taken; Kleinman, Greyson absent)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0419

Item 77: Authorize an amendment to Resolution No. 16-1361, previously approved on August 24, 2016, to change the awarded reconstruction contractor of one home located at 2612 Stephenson Street from Bethel Enterprise, Inc. to Miko Trucking Inc. - Not to exceed \$103,000 - Financing: 2015-16 Community Development Block Grant Funds

In accordance with Section 7.13 of the City Council Rules of Procedure, "Motions to Approve Designated Zoning Cases and Designated Public Subsidy Matters," the city secretary read the following certification into the record:

"By making and seconding this motion, the councilmembers represent they have undertaken sufficient examination and involvement, beyond reviewing the agenda materials, to be knowledgeable of both the facts and the circumstances of the case and to be able to develop an opinion based on such an examination of the various factors and issues involved."

Councilmember Arnold moved to adopt the item.

Motion seconded by Councilmember Young and Councilmember Kingston and unanimously adopted. (Griggs absent when vote taken; Kleinman, Greyson absent)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0420

The consent zoning docket consisted of agenda items 78-81.

Agenda item 78: Zoning Case Z156-364(AR)
Agenda item 79: Zoning Case Z167-125(KK)
Agenda item 80: Zoning Case Z167-126(OTH)
Agenda item 81: Zoning Case Z167-128(JM)

No agenda items were removed from the consent zoning docket to be considered as individual hearings.

Therefore, the consent zoning docket, consisting of agenda items 78-81, was presented for consideration.

Agenda item 78: Zoning Case Z156-364(AR)
Agenda item 79: Zoning Case Z167-125(KK)
Agenda item 80: Zoning Case Z167-126(OTH)
Agenda item 81: Zoning Case Z167-128(JM)

In the zoning cases on the consent zoning docket, the city plan commission recommended approval of the proposed changes in zoning.

No one appeared in opposition to or in favor of the city plan commission's recommendations.

Councilmember Medrano moved to close the public hearings, accept the recommendations of the city plan commission on the consent zoning cases and pass the ordinances.

Motion seconded by Councilmember Kingston and unanimously adopted. (Kleinman, Greyson absent)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0421

Item 78: Zoning Case Z156-364(AR)

The consent zoning docket, consisting of agenda items 78-81, was presented for consideration.

A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2129 for the sale of alcoholic beverages in conjunction with a general merchandise or food store 3,500 square feet or less on property zoned CR-D-1 Community Retail District with D-1 Liquor Control Overlay on the north side of Lake June Road at the terminus of McElree Street, east of Oak Hill Circle.

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

No one appeared in opposition to or in favor of the city plan commission's recommendation.

Adopted as part of the consent zoning docket.

Assigned ORDINANCE NO. 30368

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0422

Item 79: Zoning Case Z167-125(KK)

The consent zoning docket, consisting of agenda items 78-81, was presented for consideration.

A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Specific Use Permit No. 2034 for the sale of alcoholic beverages in conjunction with a general merchandise or food store greater than 3,500 square feet on property zoned Subarea 6 within Planned Development District No. 366 with a D-1 Liquor Control Overlay, east of South Buckner Boulevard, south of Scyene Road.

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 plan and conditions.

No one appeared in opposition to or in favor of the city plan commission's recommendation.

Adopted as part of the consent zoning docket.

Assigned ORDINANCE NO. 30369

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0423

Item 80: Zoning Case Z167-126(OTH)

The consent zoning docket, consisting of agenda items 78-81, was presented for consideration.

A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2189 for a recycling buy-back center for the collection of household metals and industrial metals on property zoned an IM Industrial Manufacturing District on the northeast line of South Barry Avenue, north of South Haskell Avenue.

Recommendation of Staff and CPC: Approval for a two-year period, subject to conditions.

No one appeared in opposition to or in favor of the city plan commission's recommendation.

Adopted as part of the consent zoning docket.

Assigned ORDINANCE NO. 30370

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0424

Item 81: Zoning Case Z167-128(JM)

The consent zoning docket, consisting of agenda items 78-81, was presented for consideration.

A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for a utility or government installation other than listed to allow an elevated water storage tank use on property zoned an IR Industrial Research District on the northwest corner of Forest Lane and the eastern section of Forestgate Drive.

Recommendation of Staff and CPC: Approval for a permanent period, subject to a site plan, a landscape plan, and conditions.

No one appeared in opposition to or in favor of the city plan commission's recommendation.

Adopted as part of the consent zoning docket.

Assigned ORDINANCE NO. 30371

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0425

ZONING CASES - UNDER ADVISEMENT - INDIVIDUAL

Item 82: Zoning Case Z156-223(SM)

A public hearing to receive comments regarding an application for a new subdistrict for Light Commercial/Office and restaurant with drive-in or drive-through service uses within the Light Commercial/Office Subdistrict of Planned Development District No. 631, the West Davis Special Purpose District and an R-7.5(A) Single Family District on property on the southwest corner of West Davis Street and North Westmoreland Road.

Recommendation of Staff and CPC: Denial.

Note: This item was considered by the City Council at public hearings on January 11, 2017, and February 8, 2017, and was deferred until February 22, 2017, with the public hearing open.

The following individual appeared in opposition to the city plan commission's recommendation:

Miguel Villarreal, 3318 Forest Ln. (video presentation)

No one appeared in favor of the city plan commission's recommendation.

Councilmember Griggs moved to close the public hearing, approve the zoning change as requested by the applicant, with the following change:

- Subject to a revised site plan and landscape plan as presented

and pass the ordinance.

Motion seconded by Councilmember Medrano.

After discussion ended, Mayor Rawlings called the vote and declared the item unanimously adopted as amended. (Kleinman, Greyson absent)

Assigned ORDINANCE NO. 30372

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0426

ZONING CASES - UNDER ADVISEMENT - INDIVIDUAL

Item 83: Zoning Case Z156-234(JM)

A public hearing to receive comments regarding an application for and an ordinance granting a CS Commercial Service District on property zoned an LI-D-1 Light Industrial District with a D-1 Liquor Control Overlay on the southwest corner of Forney Road and North Prairie Creek Road.

Recommendation of Staff and CPC: Approval.

Note: This item was considered by the City Council at public hearings on September 28, 2016, October 26, 2016, January 11, 2017, and January 25, 2017, and was deferred until February 22, 2017, with the public hearing open.

Prior to presentation of the consent zoning docket and item being read into the record, Councilmember Young moved to continue the public hearing and defer the item to the April 26, 2017 voting agenda meeting of the city council. Therefore, no speakers were called on the item.

Motion seconded by Councilmember Kingston and unanimously deferred. (Kleinman, Greyson absent)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0427

ZONING CASES - UNDER ADVISEMENT - INDIVIDUAL

Item 84: Zoning Case Z156-289(JM)

A public hearing to receive comments regarding an application for (1) a CR Community Retail District with deed restrictions volunteered by the applicant, and (2) a Specific Use Permit for the sale of alcoholic beverages in conjunction with a general merchandise store 3,500 square feet or less on property zoned an NS(A)-D-1 Neighborhood Service District with a D-1 Liquor Control Overlay, with an ordinance granting a CR Community Retail District and a resolution accepting deed restrictions volunteered by the applicant on the west corner of South Beltline Road and Garden Grove Drive.

Recommendation of Staff: Approval of a CR Community Retail District with deed restrictions volunteered by the applicant; 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 revised site plan and conditions.

Recommendation of CPC: Approval of a CR Community Retail District with deed restrictions volunteered by the applicant; and denial of a Specific Use Permit.

Note: This item was considered by the City Council at public hearings on January 11, 2017, and February 8, 2017, and was held under advisement until February 22, 2017, with the public hearing open.

No one appeared in opposition to or in favor of the city plan commission's recommendation.

Deputy Mayor Pro Tem Wilson moved to close the public hearing, accept the recommendation of the city plan commission and pass the ordinance.

Motion seconded by Councilmember Kingston and unanimously adopted. (Kleinman, Greyson absent)

Assigned ORDINANCE NO. 30373

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0428

ZONING CASES - UNDER ADVISEMENT - INDIVIDUAL

Item 85: Zoning Case Z156-310(OTH)

A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2099 for the sale of alcoholic beverages in conjunction with a general merchandise or food store 3,500 square feet or less on property zoned a CR-D-1 Community Retail District with a D-1 Liquor Control Overlay and deed restrictions on the southwest corner of Great Trinity Forest Way and North Jim Miller Road.

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

Recommendation of CPC: Approval for a three-year period, subject to conditions.

Note: This item was considered by the City Council at public hearings on January 11, 2017, and February 8, 2017, and was held under advisement until February 22, 2017, with the public hearing open.

No one appeared in opposition to or in favor of the city plan commission's recommendation.

Deputy Mayor Pro Tem Wilson moved to continue the public hearing and hold the item under advisement until the March 22, 2017 voting agenda meeting of the city council.

Motion seconded by Councilmember Kingston and unanimously held under advisement. (Kleinman, Greyson absent)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0429

DESIGNATED ZONING CASES - INDIVIDUAL

Item 86: Zoning Case Z156-250(WE)

A public hearing to receive comments regarding an application for and an ordinance granting a new subdistrict within Planned Development District No. 830 and the removal of a D Liquor Control Overlay on a portion on property zoned Subdistrict 3 within Planned Development District No. 830 in an area generally bounded by West 10th Street, both sides of North Bishop Avenue, both sides of Melba Street and both sides of North Madison Avenue.

Recommendation of Staff: Approval, subject to staff's recommended conditions; and denial of the removal of the D Liquor Control Overlay.

Recommendation of CPC: Approval, subject to conditions; and approval of the removal of the D Liquor Control Overlay.

In accordance with Section 7.13 of the City Council Rules of Procedure, "Motions to Approve Designated Zoning Cases and Designated Public Subsidy Matters," the city secretary read the following certification into the record:

"By making and seconding this motion, the councilmembers represent they have undertaken sufficient examination and involvement, beyond reviewing the agenda materials, to be knowledgeable of both the facts and the circumstances of the case and to be able to develop an opinion based on such an examination of the various factors and issues involved."

No one appeared in opposition to or in favor of the city plan commission's recommendation.

Councilmember Griggs moved to close the public hearing, accept the recommendation of the city plan commission and pass the ordinance.

Motion seconded by Councilmember Medrano and Councilmember Kingston and unanimously adopted. (Kleinman, Greyson absent)

Shortly after adoption, Councilmember Griggs asked to reconsider the item to allow for correction of a clerical error in his original motion.

Motion seconded by Councilmember Kingston and unanimously adopted. (Kleinman, Greyson absent)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

17-0429

Page 2

Councilmember Griggs moved to close the public hearing, accept the recommendation of the city plan commission, with the following change:

- The two-year limitation in Section 51A-4.701(d) is waived for Specific Use Permit (SUP) applications in Subdistrict 3B until February 22, 2019

and pass the ordinance.

Motion seconded by Councilmember Medrano and Councilmember Kingston and unanimously adopted as amended. (Kleinman, Greyson absent)

Assigned ORDINANCE NO. 30374

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0430

DESIGNATED ZONING CASES - INDIVIDUAL

Item 87: Zoning Case Z156-332(PD)

A public hearing to receive comments regarding an application for the renewal of Specific Use Permit No. 1813 for a recycling collection center for the collection of household metals, industrial metals and recyclable materials on property zoned an IR Industrial Research District on the northeast corner of Sylvan Avenue and Fabrication Street.

Recommendation of Staff: Approval for an 18-month period, subject to conditions.
Recommendation of CPC: Denial.

Deleted on the addendum.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0431

DESIGNATED ZONING CASES - UNDER ADVISEMENT - INDIVIDUAL

Item 88: Zoning Case Z156-335(WE)

A public hearing to receive comments regarding an application for a Specific Use Permit for a tower/antenna for cellular communication on property zoned a CC Community Commercial Subdistrict within Planned Development District No. 595, the South Dallas/Fair Park Special Purpose District on the northwest line of Pennsylvania Avenue, southwest of J.B. Jackson Jr. Boulevard.

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

Recommendation of CPC: Denial without prejudice.

Prior to presentation of the consent zoning docket and item being read into the record, Councilmember Young moved to continue the public hearing and defer the item to the April 26, 2017 voting agenda meeting of the city council. Therefore, no speakers were called on the item.

Motion seconded by Councilmember Kingston and unanimously deferred. (Kleinman, Greyson absent)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0432

BENEFIT ASSESSMENT HEARINGS

Item 89: A benefit assessment hearing to receive comments on street paving, drainage, water and wastewater main improvements, and alley paving for Project Group 12-3001; and at the close of the hearing, authorize an ordinance levying benefit assessments, and a construction contract with Camino Construction, L.P., lowest responsible bidder of four (list attached) - Not to exceed \$2,044,928 - Financing: 2012 Bond Funds (\$1,254,801), Water Utilities Capital Construction Funds (\$652,725) and Water Utilities Capital Improvement Funds (\$137,402)

No one addressed the city council on the item.

Deputy Mayor Pro Tem Wilson moved to close the public hearing and adopt the item.

Motion seconded by Councilmember Kingston and unanimously adopted. (Kleinman, Greyson absent)

Assigned ORDINANCE NO. 30375

Note: There are two resolutions with this item.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0433

BENEFIT ASSESSMENT HEARINGS

Item 90: A benefit assessment hearing to receive comments on street paving, drainage, water and wastewater main improvements, and alley paving for Project Group 12-3004; and at the close of the hearing, authorize an ordinance levying benefit assessments, ~~and a construction contract with MACVAL Associates, LLC, lowest responsible bidder of five (list attached) — Not to exceed \$873,052 – Financing: No cost consideration to the City 2012 Bond Funds (\$712,610), Water Utilities Capital Construction Funds (\$96,681) and Water Utilities Capital Improvement Funds (\$63,761)~~

Corrected on the addendum.

The following individual addressed the city council on the item:

- Fred Villela, Jr., 10247 Sylvia Dr.

Councilmember Clayton moved to continue the public hearing and hold the item under advisement until the March 22, 2017 voting agenda meeting of the city council.

Motion seconded by Councilmember Kingston and unanimously held under advisement. (Kleinman, Greyson absent)

Note: There are two resolutions with this item.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0434

MISCELLANEOUS HEARINGS

The Neiman Marcus Group LLC

Note: Item Nos. 91 and 92
must be considered collectively.

Item 91: A public hearing to receive comments concerning the City of Dallas' participation in the Texas Enterprise Zone Program pursuant to the Texas Enterprise Zone Act, Chapter 2303 Texas Government Code as amended, in order to allow the nomination of The Neiman Marcus Group LLC, located at 4121 Pinnacle Point Drive, 1700 Pacific Avenue, 1201 Elm Street and 1618 Main Street in Dallas as an Enterprise Zone Project - Financing: No cost consideration to the City

Item 92: Authorize an ordinance to: (1) ordain the City of Dallas' participation in the Texas Enterprise Zone Program pursuant to the Texas Enterprise Zone Act, Chapter 2303 Texas Government Code as revised; and (2) nominate The Neiman Marcus Group LLC located at 4121 Pinnacle Point Drive, 1700 Pacific Avenue, 1201 Elm Street and 1618 Main Street in Dallas to receive designation as an Enterprise Project under the Texas Enterprise Zone Act, as amended (Government Code, Chapter 2303) to the Office of the Governor Economic Development and Tourism through the Economic Development Bank - Financing: No cost consideration to the City

No one addressed the city council on agenda item 91.

Councilmember Callahan moved to close the public hearing and pass the ordinance.

Motion seconded by Deputy Mayor Pro Tem Wilson.

After discussion ended, Mayor Rawlings called the vote and declared the item adopted on a divided vote with Councilmember Arnold voting "No." (Kleinman, Greyson absent)

Assigned ORDINANCE NO. 30376

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0435

MISCELLANEOUS HEARINGS

Item 93: Authorize the nomination of Columbia Hospital at Medical City Dallas Subsidiary, L.P. located at 7777 Forest Lane, Dallas, Texas 75230 to receive designation as an Enterprise Project under the Texas Enterprise Zone Act, as amended (Government Code, Chapter 2303) to the Office of the Governor Economic Development and Tourism through the Economic Development Bank - Financing: No cost consideration to the City

This item was presented for consideration with the city secretary clarifying the item was not a public hearing.

Councilmember Callahan moved to adopt the item.

Motion seconded by Councilmember Kingston and unanimously adopted. (Kleinman, Greyson absent)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0436

MISCELLANEOUS HEARINGS

Item 94: Authorize the nomination of EnLink Midstream Operating, LP located at 1722 Routh Street, Dallas, Texas 75201 to receive designation as an Enterprise Project under the Texas Enterprise Zone Act, as amended (Government Code, Chapter 2303) to the Office of the Governor Economic Development and Tourism through the Economic Development Bank - Financing: No cost consideration to the City

This item was presented for consideration with the city secretary clarifying the item was not a public hearing.

Councilmember Callahan moved to adopt the item.

Motion seconded by Councilmember Thomas and unanimously adopted. (Kleinman, Greyson absent)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0437

Closed Session

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

- Legal issues related to the Dallas Police & Fire Pension System.

At 10:25 a.m., Mayor Rawlings announced the closed session of the city council authorized by Chapter 551, "OPEN MEETINGS," of the (Texas Open Meetings Act) to discuss the following matters:

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

- Legal issues related to the Dallas Police & Fire Pension System.

Additions:

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

- Agenda Item #34

Authorize a public hearing to be held on March 22, 2017, to receive comments concerning the application with the Texas Department of Housing and Community Affairs (TDHCA) for 4% tax credits in the approximate amount of \$7,705,000 with tax exempt bonds in the approximate amount of \$15,000,000 to be issued by the City of Dallas Housing Finance Corporation (DHFC) for the Silver Gardens Apartments, an existing senior apartment community comprised of 202 units for seniors, located at 2620 Ruidosa Avenue, and at the close of the public hearing, authorize: (1) DHFC to issue the tax exempt bonds in an amount not to exceed \$15,000,000 in Multi-family Housing Mortgage Revenue Bonds Series 2017 to finance the acquisition and rehabilitation of 202 units for seniors by Dominion Development & Acquisition, LLC ("Dominium"), on behalf of Dallas Leased Housing Associates IV, LLP (the "Applicant"), referred to as the Silver Gardens; and (2) a resolution to support the TDHCA's award of Low Income Housing Tax Credits for the acquisition and rehabilitation of the existing Silver Gardens housing development located at 2620 Ruidosa Avenue, Dallas, Texas by conducting a Public Hearing pursuant to Texas Government Code, §2306.67071(a) and 10 TAC §10.204(4)(A), Texas Government Code, §2306.67071(b) and 10 TAC§10.204(4)(B) and pursuant to §11.3(a-g) and §11.4 (c)(1) of the 2017 Qualified Allocation Plan (QAP) regarding Housing Deconcentration Factors - Financing: No cost consideration to the City

- Agenda Item #35

Authorize a public hearing to be held on March 22, 2017, to receive comments concerning an application with the Texas Department of Housing and Community Affairs (TDHCA) for 4% tax credits in the approximate amount of \$7,579,038 with tax exempt bonds in the approximate amount of ~~\$14,000,000~~ **\$15,000,000** to be issued by the City of Dallas Housing Finance Corporation (DHFC) for the Flora Lofts, an existing apartment community comprised of 52 units for families, located at 2121 Flora Street, and at the close of the public hearing, authorize: (1) DHFC to issue the tax exempt bonds in an amount not to exceed \$14,000,000 in Multi-family Housing Mortgage Revenue Bonds Series 2017 to finance the acquisition and new construction of 52 units for families by La Reunion and GREENarc CORP, on behalf of Flora Street Lofts, Ltd. (the "Applicant"), referred to as the Flora Street Lofts; and (2) a resolution supporting the TDHCA's award of Low Income Housing Tax Credits for the acquisition and new construction of the Flora Street Lofts, Ltd. development located at 2121 Flora Street, Dallas, Texas by conducting a Public Hearing pursuant to Texas Government Code, §2306.67071(a) and 10 TAC §10.204(4)(A), Texas Government Code, §2306.67071(b) and 10 TAC§10.204(4)(B) and pursuant to §11.3(a-g) and §. 11.4 (c)(1) of the 2017 Qualified Allocation Plan (QAP) regarding Housing Deconcentration Factors - Financing: No cost consideration to the City

- Addendum Agenda Item #7

A public hearing to receive comments regarding an application to the Texas Department of Housing and Community Affairs (TDHCA) for 2017 9% Low Income Housing Tax Credits for Wynnewood Senior Housing II, a 140-unit multifamily senior project, located at approximately 1805 South Zang Boulevard, in accordance with the requirements of Texas Government Code §2306.67071 and Texas Administrative Code §10.204(4); and at the close of the public hearing, authorize (1) a resolution in support of the Texas Department of Housing and Community Affairs (TDHCA) 9% low-income housing tax credit (LIHTC) application for Wynnewood Senior Housing II, located at approximately 1805 South Zang Boulevard for the construction of the proposed 140-unit multifamily residential development for low income seniors; (2) an amendment to and assumption by Wynnewood Senior Housing II, LP of an existing housing redevelopment loan provided to an affiliate of the developer by the City in 1993 for the The Parks at Wynnewood located at 1910 Argentia Drive with a remaining balance of \$425,000.00; (3) subordination of the amended and assumed loan to the senior construction lender for the 140-unit multifamily seniors project; and (4) conditioned upon the award of 2017 9% Low Income Housing Tax Credit to Wynnewood Senior Housing II, LP, forgiveness of the remaining balance of the assumed loan upon completion of the project - Financing: No cost consideration to the City

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

17-0437

Page 3

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

- Agenda Item #70

Consideration of appointment to boards and commissions:

- John Perry, Reinvestment Zone Five Board (City Center) and Reinvestment Zone Eleven Board (Downtown Connection)

Mayor Rawlings reconvened the city council meeting after the closed session at 1:18 p.m. No other matters were discussed during the closed session.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0438

Addendum Addition 1: Authorize **(1)** Supplemental Agreement No. 1 to the professional services contract with MCKOOL SMITH A PROFESSIONAL CORPORATION for additional legal services necessary to continue representing Jennifer Staubach Gates, Erik Wilson, Philip T. Kingston, Scott Griggs in Michael S. Rawlings v. the Board of Trustees of the Dallas Police and Fire Pension System, et al., Cause No. DC-16-15431, and in the case styled LaDonna Degan, et al. v. The Board of Trustees of the Dallas Police and Fire Pension System, et al., Civil Action No. 4:17-cv-66, and for other legal services consistent with Resolution No. 17-0247 - Not to exceed \$450,000, from \$50,000 to \$500,000; and **(2)** an increase in appropriations in the amount of \$500,000, from \$16,159,590 to \$16,659,590 in the City Attorney's Office FY2016-17 budget - Not to exceed \$500,000 - Financing: Contingency Reserve Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0439

Addendum Addition 2: Authorize a construction contract with Texas Standard Construction, Ltd., lowest responsible bidder of four, for the reconstruction of street paving, storm drainage, traffic signal, landscaping, and water and wastewater main improvements along Gus Thomasson Road from San Medina Avenue to Ferguson Road - Not to exceed \$4,216,722 - Financing: 2003 Bond Funds (\$1,687,463), General Obligation Commercial Paper Funds (\$1,350,395), 2012 Bond Funds (\$290,644) and Water Utilities Capital Construction Funds (\$888,220)

Adopted as part of consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0440

Addendum Addition 3: Authorize an Interlocal Agreement with the Richardson Independent School District (RISD) for the provision of police services by the City in the RISD's Lake Highlands High School and junior high schools within the limit of both the City and RISD Schools - Estimated Revenue: \$157,309

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0441

Addendum Addition 4: An ordinance amending Ordinance No. 30273, previously approved on December 14, 2016, which abandoned a portion of Quality Lane, located near the intersection of Abrams Road and Northwest Highway to Ainbinder Northwest Highway LLC to extend the dedication time requirement from 90 days to 180 days and delete Exhibit C and substitute a new Exhibit C - Revenue: \$5,400, plus the \$20 ordinance publication fee

Adopted as part of the consent agenda.

Assigned ORDINANCE NO. 30377

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0442

Addendum Addition 5: Authorize an amendment to Resolution No. 16-1830, previously approved on November 9, 2016, to replace Exhibit A, the South Dallas/Fair Park Grantee List, to correct funding amounts and grantee names - Financing: No cost consideration to the City

In accordance with Section 7.13 of the City Council Rules of Procedure, "Motions to Approve Designated Zoning Cases and Designated Public Subsidy Matters," the city secretary read the following certification into the record:

"By making and seconding this motion, the councilmembers represent they have undertaken sufficient examination and involvement, beyond reviewing the agenda materials, to be knowledgeable of both the facts and the circumstances of the case and to be able to develop an opinion based on such an examination of the various factors and issues involved."

Councilmember Young moved to adopt the item.

Motion seconded by Deputy Mayor Pro Tem Wilson and Councilmember Kingston and unanimously adopted. (Griggs absent when vote taken; Kleinman, Greyson absent)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0443

Addendum Addition 6: Authorize a housing development loan in an amount not to exceed \$2,000,000 with St. Jude, Inc. for acquisition of a property at 2920 Forest Lane for development of a permanent supportive housing project for the homeless - Not to exceed \$2,000,000 - Financing: 2016-17 HOME Investment Partnerships Program Grant Funds

In accordance with Section 7.13 of the City Council Rules of Procedure, "Motions to Approve Designated Zoning Cases and Designated Public Subsidy Matters," the city secretary read the following certification into the record:

"By making and seconding this motion, the councilmembers represent they have undertaken sufficient examination and involvement, beyond reviewing the agenda materials, to be knowledgeable of both the facts and the circumstances of the case and to be able to develop an opinion based on such an examination of the various factors and issues involved."

Councilmember Gates moved to adopt the item.

Motion seconded by Councilmember Callahan and Councilmember Kingston and unanimously adopted. (Griggs absent when vote taken; Kleinman, Greyson absent)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 22, 2017

17-0444

Addendum Addition 7: A public hearing to receive comments regarding an application to the Texas Department of Housing and Community Affairs (TDHCA) for 2017 9% Low Income Housing Tax Credits for Wynnewood Senior Housing II, a 140-unit multifamily senior project, located at approximately 1805 South Zang Boulevard, in accordance with the requirements of Texas Government Code §2306.67071 and Texas Administrative Code §10.204(4); and at the close of the public hearing, authorize **(1)** a resolution in support of the Texas Department of Housing and Community Affairs (TDHCA) 9% low-income housing tax credit (LIHTC) application for Wynnewood Senior Housing II, located at approximately 1805 South Zang Boulevard for the construction of the proposed 140-unit multifamily residential development for low income seniors; **(2)** an amendment to and assumption by Wynnewood Senior Housing II, LP of an existing housing redevelopment loan provided to an affiliate of the developer by the City in 1993 for the The Parks at Wynnewood located at 1910 Argentia Drive with a remaining balance of \$425,000.00; **(3)** subordination of the amended and assumed loan to the senior construction lender for the 140-unit multifamily seniors project; and **(4)** conditioned upon the award of 2017 9% Low Income Housing Tax Credit to Wynnewood Senior Housing II, LP, forgiveness of the remaining balance of the assumed loan upon completion of the project - Financing: No cost consideration to the City

Mayor Rawlings announced the item would be considered later in the meeting to allow for discussion in closed session; there was no objection voiced by the city council.

*At 10:25 a.m., Mayor Rawlings announced the closed session of the city council authorized by Chapter 551, "OPEN MEETINGS," of the (Texas Open Meetings Act) to discuss this item under Attorney Briefings (Sec. 551.071 Texas Open Meetings Act).

Mayor Rawlings reconvened to open session at 1:18 p.m.

The item was presented for consideration.

No one addressed the city council on the item.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

17-0444

Page 2

Councilmember Griggs moved to close the public hearing and adopt the item.

Motion seconded by Councilmember Kingston.

Following discussion, Mayor Rawlings called the vote and declared the item unanimously adopted.
(Kleinman, Greyson absent)

***Note:** Other items discussed during closed session were as duly posted.

MINUTES OF THE DALLAS CITY COUNCIL
WEDNESDAY, FEBRUARY 22, 2017

EXHIBIT C