

MINUTES OF THE DALLAS CITY COUNCIL
WEDNESDAY, OCTOBER 24, 2018

18-1470

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

PRESENT: [14] Rawlings, Thomas, Medrano (*9:26 a.m.), Griggs (*9:21 a.m.), Callahan, Narvaez, Felder, Atkins (*9:16 a.m.), Clayton, McGough, Kleinman, Greyson, Gates, Kingston

ABSENT: [0]

The meeting was called to order at 9:16 a.m. with a quorum of the city council present.

The invocation was given by Rabbi Debra Robbins of Temple Emanu-El.

Councilmember Callahan led the pledge of allegiance.

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

The meeting recessed at 12:05 p.m. and reconvened to open session at 1:03 p.m. [*Griggs (1:04p.m.), *Callahan (1:06 p.m.)]

After all business properly brought before the city council had been considered, the city council adjourned at 5:57 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, OCTOBER 24, 2018

EXHIBIT A

MINUTES OF THE DALLAS CITY COUNCIL
WEDNESDAY, OCTOBER 24, 2018

EXHIBIT B

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1471

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

SPEAKER: Rhonda Chew, 7211 Great Trinity Forest Way
SUBJECT: Safety

SPEAKER: Nathan Goldsmith, 2707 Cole Ave.
SUBJECT: DFR firing concerns

SPEAKER: Cynthia Smith, 1084 Cove Hollow Dr., Cedar Hill, TX
SUBJECT: Various issues

SPEAKER: King Moss, 453 Stone Canyon Dr., Sunnyvale, TX
SUBJECT: Employee Retirement Fund
REPRESENTING: City Retired Employee's Association

ADDITIONAL – OPEN MICROPHONE:

There were no speakers under this category.

OPEN MICROPHONE – END OF MEETING:

There were no speakers under this category.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1472

Item 1: Approval of Minutes of the September 26, 2018 City Council Meeting

Councilmember Greyson moved to adopt the minutes with the following correction:

Agenda Item 57:

- [Exhibit A (Certificate of Formation)]
 - A ~~The~~ DHFC ~~Board~~ of Directors may be removed at any time for good cause shown by the City Council.

Motion seconded by Councilmember Atkins and unanimously adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1473

CONSENT AGENDA

The consent agenda consisted of consent agenda items 2-55 and addendum addition consent agenda items 1 and 2. Consent agenda item 27 was deleted on the addendum. Consent agenda item 49 was corrected on the addendum.

Councilmember McGough requested consent agenda items 25 and 50 be considered as individual items later in the meeting; there was no objection voiced to the request.

Deputy Mayor Pro Tem Medrano requested consent agenda item 34 be considered as an individual item later in the meeting; there was no objection voiced to the request.

Councilmember Greyson requested consent agenda items 38, 48 and 49 be considered as individual items later in the meeting; there was no objection voiced to the request.

Councilmember Kingston requested consent agenda item 39 be considered as an individual item later in the meeting; there was no objection voiced to the request.

Therefore, the consent agenda, consisting of consent agenda items 2-24, 26, 28-33, 35-37, 40-47 and 51-55 and addendum addition consent agenda items 1 and 2, was presented for consideration.

Mayor Pro Tem Thomas moved to adopt all items on the consent agenda.

Motion seconded by Councilmember Greyson and unanimously adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1474

Item 2: Authorize **(1)** the rejection of the proposals received for removing and replacing underground fuel storage tanks and removing a used oil tank at the Northcentral Police Substation located at 6969 McCallum Boulevard and removing and replacing underground fuel storage tanks at the Southeast Police Substation located at 725 North Jim Miller Road; and **(2)** the re-advertisement for new proposals - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1475

Item 3: Authorize settlement of the lawsuit styled Juan Rangel v. 505 & 509 N. Winnetka Ave., LLC, et al., Cause No. CC-16-01997-B - Not to exceed \$102,500.00 -
Financing: Risk Management Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1476

Item 4: Authorize partial settlement of the lawsuit styled Rosalyn Henry, et al. v. City of Dallas, Cause No. DC-16-13267 - Not to exceed \$40,000.00 - Financing: Risk Management Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1477

Item 5: Authorize settlement of the lawsuit styled McKinley Thompson v. City of Dallas, Cause No. DC-17-11907 - Not to exceed \$30,000.00 - Financing: Risk Management Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1478

Item 6: Authorize settlement of the lawsuit styled Janet Henderson v. City of Dallas, et al., Cause No. 3:16-CV-3317-S - Not to exceed \$50,000.00 - Financing: Risk Management Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1479

Item 7: Authorize a professional services contract with JLM Consulting Group, Inc. for project management, construction consulting and facility maintenance services at Dallas Love Field - Not to exceed \$110,625.00 - Financing: Aviation Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1480

Item 8: Authorize (1) new parking rates for new Garage C parking areas; (2) a decrease in the daily rates charged for parking in Garages A and B; (3) closing Love Connection remote parking to the public; (4) an increased rate for valet services and premium area parking; and (5) improved parking product options and value to the traveling public to gain market share - Estimated Total Annual Revenue: \$33,755,322.00

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1481

Item 9: Authorize a ten-year lease agreement, with two five-year renewal options with Trinity Industries, Inc. for approximately 42,750 square feet of land and facilities located at Dallas Love Field for continued aviation related operations - Estimated Annual Revenue: \$104,418.48

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1482

Item 10: Authorize a seven-year concessions contract, with two twelve-month renewal options, for food and beverage concession services at Dallas Love Field with Creative Bar Concepts, LLC - Estimated Annual Revenue: \$60,000.00 (minimum annual guarantee or 10% rental rate on food and non-alcoholic beverages and 15% on alcohol, whichever is greater)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1483

- Item 11: Authorize the Second Amendment to the food and beverage concession contract with Air Star Concessions Ltd., previously approved by Resolution No. 12-0706 on March 7, 2012, for food and beverage concession services at Dallas Love Field for Contract No. 2, Concept B, C and D, to (1) add terminal space next to Whataburger, with 1,126 square feet for the purpose of constructing, operating and managing a bar with limited food service and limited retail sales space; (2) add approximately 500 square feet of noncontiguous space for patio seating with full bar service to the existing Cantina Laredo restaurant at Dallas Love Field; and (3) add a provision whereby Air Star Concessions Ltd. releases the City from any and all claims relating to a right of first refusal to food and beverage space at Dallas Love Field - Estimated Annual Revenue: \$147,500.00 (\$95,000.00 Minimum Annual Guarantee on the space next to Whataburger; Cantina Laredo Patio, \$52,500.00 additional revenue based on \$350,000.00 in sales)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1484

Item 12: Authorize the Second Amendment to the food and beverage concession contract with Air Star-LTS/Marquis-DAL, LLC, previously approved by Resolution No. 12-0706 on March 7, 2012, for food and beverage concession services at Dallas Love Field for Contract No. 2, Concept A, to add approximately 500 square feet of noncontiguous space for patio seating to the existing Chili's restaurant at Dallas Love Field - Estimated Annual Revenue: \$48,000.00 (on estimated \$400,000.00 in sales from the patio)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1485

Item 13: Authorize the Second Amendment to the retail concession contract with HG-Multiplex-Regali Dallas JV, previously approved by Resolution No. 12-0707 on March 7, 2012, for retail concession services at Dallas Love Field for Contract No. 2, to (1) reduce the Minimum Annual Guarantee (MAG) by \$308,550.44; (2) exercise two one-year renewal options; and (3) reclaim contract space, Billy Bob's Texas and upon acceptance of the space, to credit concessionaire for unamortized capital expense, not to exceed \$115,584.96 and reduce the contract's reallocated MAG attributable to the Billy Bob's Texas space by \$74,889.88 - Estimated Annual Revenue Foregone: \$308,550.44

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1486

Item 14: Authorize the Second Amendment to the retail concession contract with Hudson Retail Dallas JV, previously approved by Resolution No. 12-0707 on March 7, 2012, for retail concession services at Dallas Love Field for Contract No. 3, to (1) increase the Minimum Annual Guarantee by \$308,550.44; and (2) exercise two one-year renewal options - Estimated Annual Revenue: \$308,550.44

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1487

Item 15: Authorize (1) a Project Specific Agreement with Dallas County for funding participation in the design and construction of paving and drainage improvements for Montfort Drive from Interstate Highway 635 frontage road to Alpha Road; (2) the receipt and deposit of funds from Dallas County in an amount not to exceed \$1,900,000.00; and (3) an increase in appropriations in an amount not to exceed \$1,900,000.00 in the Capital Projects Reimbursement Fund - Not to exceed \$1,900,000.00 - Financing: Capital Projects Reimbursement Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1488

Item 16: Authorize an architectural services contract with DSGN Associates, Inc. for architectural, engineering design, and construction administration services for the Vickery Meadow Branch Library to be located at 8255 Park Lane - Not to exceed \$800,353.00 - Financing: Library (E) Funds (2017 Bond Funds)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1489

Item 17: Authorize a professional services contract with ARS Engineers, Inc. for the engineering design of Alley Reconstruction Group 17-1102 (list attached to the Agenda Information Sheet) - Not to exceed \$274,810.80 - Financing: Street and Transportation (A) Fund (2017 Bond Funds) (\$248,709.39) and Wastewater Capital Improvement Funds (\$26,101.41)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1490

Item 18: Authorize a professional services contract with Dal-Tech Engineering, Inc. for the engineering design of Alley Reconstruction Group 17-1304 (list attached to the Agenda Information Sheet) - Not to exceed \$ 294,229.10 - Financing: Street and Transportation (A) Fund (2017 Bond Funds) (\$202,729.10) and Water Utilities Capital Improvement Funds (\$91,500.00)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1491

Item 19: Authorize a professional services contract with Multatech Engineering, Inc. for the engineering design of Alley Reconstruction Project Group 17-2004 (list attached to the Agenda Information Sheet) - Not to exceed \$302,864.75 - Financing: Street and Transportation (A) Fund (2017 Bond Funds) (\$271,754.75) and Water Utilities Capital Improvement Funds (\$31,110.00)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1492

Item 20: Authorize a professional services contract with Salcedo Group, Inc., for the engineering design of Alley Reconstruction Group 17-3001 (list attached to the Agenda Information Sheet) - Not to exceed \$165,118.76 - Financing: Street and Transportation (A) Fund (2017 Bond Funds) (\$161,598.76) and Wastewater Capital Improvement Funds (\$3,520.00)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1493

Item 21: Authorize a professional services contract with Neel-Schaffer, Inc. for the engineering design of Alley Reconstruction Group 17-4002 (list attached to the Agenda Information Sheet) - Not to exceed \$171,874.00 - Financing: Street and Transportation (A) Fund (2017 Bond Funds) (\$146,889.00) and Wastewater Capital Improvement Funds (\$24,985.00)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1494

Item 22: Authorize a professional services contract with Binkley & Barfield, Inc. for the engineering design of Alley Reconstruction Group 17-5005 (list attached to the Agenda Information Sheet) - Not to exceed \$257,418.62 - Financing: Street and Transportation (A) Fund (2017 Bond Funds)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1495

Item 23: Authorize a construction contract with Johnson Bros. Corporation, a Southland Company, lowest responsible bidder of six, for the construction of the West Davis Street Project from North Clinton Avenue to Cedar Hill Avenue - Not to exceed \$3,016,209.50 - Financing: Street and Transportation Improvements Fund (2012 Bond Funds) (\$1,356,896.74), Street and Transportation (A) Fund (2017 Bond Funds) (\$1,375,320.26) and Capital Projects Reimbursement Fund (Dallas County) (\$283,992.50)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1496

Item 24: Authorize a construction services contract for the removal and replacement of the existing Federal Pacific switchgear and the existing Uninterruptable Power Supply system at Dallas City Hall located at 1500 Marilla Street - Schneider Electric Buildings Americas, Inc., most advantageous proposer of three - Not to exceed \$2,771,536.00 - Financing: City Facilities (H) Funds (2017 Bond Funds)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1497

Item 25: Authorize a thirty nine-year lease agreement, with two ten-year renewal options, with EdCor Health Initiatives for approximately 3.733 acres of City-owned land located at 1900 Wheatland Road to be used for the development, use and operation of an integrated health clinic for the period November 1, 2018 through October 31, 2057 - Financing: No cost consideration to the City

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

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

Councilmember Atkins moved to adopt the item.

Motion seconded by Councilmember McGough.

After discussion, Mayor Rawlings called a vote and declared the item unanimously adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1498

Item 26: A resolution declaring approximately 5,155 square feet of City-owned undevelopable land unwanted and unneeded, located in Dallas County near the intersection of Sandy Lake Road and President George Bush Turnpike; and authorizing its sale to NHC-TX103, LLC, the abutting owner - Revenue: \$6,444.00

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1499

Item 27: A resolution (1) declaring twelve properties unwanted and unneeded and authorizing their sale by public auction (list attached to the Agenda Information Sheet); (2) authorizing a Purchase and Sale Agreement to be prepared for each auctioned surplus property receiving the highest qualified bid that is sold absolute; and (3) waving the minimum reserve amount - Estimated Revenue: \$946,060.00

Deleted on the addendum.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1500

Item 28: An ordinance granting a revocable license to Commissary at 1217 Main, LLC for the use of approximately 80 square feet of land to occupy, maintain and utilize a sidewalk café on a portion of Main Street right -of-way located near the intersection of Main and Field Streets - Revenue: \$200.00 annually, plus the \$20.00 ordinance publication fee

Adopted as part of the consent agenda.

Assigned ORDINANCE NO. 31014

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1501

Item 29: An ordinance abandoning a portion of a floodway easement to William Keith Martin and Alyssa Griggs Martin, the abutting owners, containing approximately 1,813 square feet of land, located near the intersection of Inwood Road and Lakehill Court
- Revenue: \$5,400.00, plus the \$20.00 ordinance publication fee

Adopted as part of the consent agenda.

Assigned ORDINANCE NO. 31015

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1502

Item 30: An ordinance abandoning a portion of Blanco Drive to C5LC at Bonnie View, LLC, the abutting owner, containing approximately 54,106 square feet of land, located near the intersection of Bonnie View and Wintergreen Roads; and authorizing the quitclaim; and providing for the dedication of approximately 401,828 square feet of land needed for street right-of-way - Revenue: \$5,400.00, plus the \$20.00 ordinance publication fee

Adopted as part of the consent agenda.

Assigned ORDINANCE NO. 31016

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1503

Item 31: Authorize a Design Development Contract with Uptown Dallas, Inc. for a binding minimum financial contribution of \$1,000,000.00 for the preparation, review, and donation of privately funded engineering and design plans to the City for the McKinney Avenue/Cole Avenue Two-Way Conversion 2017 Bond Program Project - Financing: This action has no cost consideration to the City (see Fiscal Information)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1504

Item 32: Authorize adoption of the 2019 City Calendar - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1505

Item 33: Authorize a contract with Madeline Wiener for the fabrication and installation of a site-specific artwork at Pleasant Oaks Park located at 8701 Greenmound Avenue - Not to exceed \$87,862.48 - Financing: 2006 Bond Funds (\$68,004.08) and 2017 Bond Funds (\$19,858.40)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1506

Item 34: Authorize contracts with cultural organizations for the provision of artist services to the City through the Cultural Services Contracts Program for the period October 1, 2018 through September 30, 2019 (list attached to the Agenda Information Sheet) - Not to exceed \$4,869,205.00 - Financing: General Fund

Deputy Mayor Pro Tem Medrano requested the item be considered as an individual item later in the meeting; there was no objection voiced to the request.

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

Councilmember Greyson moved to adopt the item.

Motion seconded by Councilmember Atkins.

During discussion, Deputy Mayor Pro Tem Medrano asked Councilmember Greyson if she would accept the following friendly amendment:

- The amount awarded to the Dallas County Heritage Society for the provision of cultural services will increase by \$34,000, from \$102,545 to \$136,545, using unobligated General Fund appropriations from the Office of Cultural Affairs for the Cultural Vitality Program and Cultural Projects Funding Programs; and
- The total dollar amount of contracts authorized to be executed for the provision of cultural services to the city is increased by \$34,000, from \$4,869,205 to \$4,903,205.

Councilmember Greyson accepted the friendly amendment as part of her motion.

Councilmember Atkins, who seconded the motion, also accepted the friendly amendment.

Following discussion, Mayor Rawlings called a record vote on Deputy Mayor Pro Tem Medrano's amended motion:

Voting Yes: [10] Rawlings, Thomas, Medrano, Griggs,
Callahan, Narvaez, Felder, McGough,
Greyson, Kingston

Voting No: [3] Clayton, Kleinman, Gates

Absent when vote taken: [1] Atkins

The city secretary declared the item adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1507

Item 35: Authorize the (1) acceptance of the FY 2018-19 grant from the U.S. Department of Housing and Urban Development (HUD) for the Fair Housing Assistance Program (Grant No. FF206K186005, CFDA No. 14.401) to process, investigate and conciliate housing discrimination complaints, administrative costs and HUD required staff training for the period October 1, 2018 through September 30, 2019; (2) receipt and deposit of funds in an amount not to exceed \$279,900.00 in the HUD-FY18 Fair Housing Assistance Program Award FY19 Fund; (3) establishment of appropriations in an amount not to exceed \$279,900.00 in the HUD-FY18 Fair Housing Assistance Program Award FY19 Fund; and (4) execution of the cooperative agreement and all terms, conditions, and documents required by the grant agreement - Not to exceed \$279,900.00 - Financing: U.S. Department of Housing and Urban Development Grant Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1508

Item 36: Authorize a three-year service price agreement for janitorial services for the Park and Recreation Department - Wesson Construction Services, LLC, lowest responsible bidder of six - Not to exceed \$69,600.00 - Financing: General Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1509

Item 37: Authorize a three-year service price agreement for medical waste removal and disposal services - Cyntox, LLC, lowest responsible bidder of three – Not to exceed \$85,223.50 - Financing: General Fund (\$59,673.50), Aviation Fund (\$14,750.00) and Department of State Health Services Grant Funds (\$10,800.00)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1510

Item 38: Authorize a three-year service price agreement for street sweeping services - Mister Sweeper LP in the amount of \$3,617,246.22 and KAT Klean, Inc. in the amount of \$100,570.00, lowest responsible bidders of three - Total not to exceed \$3,717,816.22 - Financing: General Fund (\$3,617,246.22) and Dallas Water Utilities Fund (\$100,570.00)

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

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

Councilmember Gates moved to adopt the item.

Motion seconded by Councilmember Kingston.

Mayor Rawlings called a vote and declared the item adopted on a divided vote with Councilmembers Callahan and Greyson voting "No." (Atkins absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1511

Item 39: Authorize a five-year service price agreement for the purchase of desktop, laptop computers, computer related equipment, accessories, and managed services for Communication and Information Services - GTS Technology Solutions, Inc., most advantageous proposer of two - Estimated amount of \$17,188,983.20 - Financing: Municipal Lease Agreement Funds (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 the request.

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

Councilmember Gates moved to adopt the item.

Motion seconded by Councilmember Clayton.

After discussion, Mayor Rawlings called a vote and declared the item adopted on a divided vote with Councilmembers Greyson and Kingston voting "No." (Atkins absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1512

Item 40: Authorize a five-year service price agreement, with three two-year renewal options, for passenger and employee ground transportation management services at Love Field for the Department of Aviation - Parking Concepts, Inc. in the amount of \$14,399,796.00 and Parking Systems of America, Inc. in the amount of \$3,344,616.00, most advantageous proposers of seven - Total not to exceed \$17,744,412.00 - Financing: Aviation Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1513

Item 41: Authorize a three-year service contract for marketing and selling, through public auction, of City owned land and facilities that have been declared surplus property for the Department of Sustainable Development and Construction - Hudson & Marshall, LLC, most advantageous proposer of three - Estimated Net Revenue: \$967,310.00

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1514

Item 42: Authorize a five-year service contract, with two one-year renewal options, to process fingerprint based criminal history record checks for all individuals who are issued airport identification badges for the Department of Aviation - American Association of Airport Executives dba Transportation Security Clearinghouse, only proposer - Not to exceed \$343,500.00 - Financing: Aviation Fund (subject to annual appropriations)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1515

Item 43: Authorize the purchase of one piece of surface paint and rubber removal equipment to be used by the Department of Aviation with Waterblasting Technologies, Inc. through the Sourcewell cooperative agreement - Not to exceed \$703,839.25 - Financing: Aviation Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1516

Item 44: Authorize a one-year master agreement for the purchase of heartworm medications for the Department of Dallas Animal Services - Butler Animal Health Supply, LLC, dba Henry Schein Animal Health in the amount of \$481,552.49 and Midwest Veterinary Supply, Inc. in the amount of \$3,903.49, lowest responsible bidders of two - Total not to exceed \$485,455.98 - Financing: General Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1517

Item 45: Authorize a three-year master agreement for the purchase of liquid dipotassium orthophosphate solution for the Water Utilities Department - Carus Corporation, lowest responsible bidder of three - Not to exceed \$7,816,398.00 - Financing: Dallas Water Utilities Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1518

Item 46: Authorize a five-year master agreement for the purchase of various software including perpetual, fixed term, subscription and software as a service, software maintenance, support, and implementation services for the Department of Communication and Information Services with SHI Government Solutions, Inc. in an estimated amount of \$5,533,013.50, Mobile Wireless, LLC in an estimated amount of \$409,750.00, and Carahsoft Technology Corporation in an estimated amount of \$210,000.00 through the State of Texas Department of Information Resources cooperative agreement - Estimated amount of \$6,152,763.50 - Financing: Data Services Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1519

Item 47: Authorize a five-year master agreement for the purchase of Cisco communications equipment and SmartNet maintenance for the Department of Communication and Information Services with Presidio Networked Solutions Group, LLC through the State of Texas Department of Information Resources cooperative agreement - Estimated amount of \$12,714,309.90 - Financing: Municipal Lease Agreement Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1520

Item 48: Authorize (1) adoption of the recommendations of the Welcoming Plan Task Force in the Welcoming Plan as a reference and guide; and (2) the affirmation that Dallas is a welcoming community - Financing: This item has no cost consideration to the City (see Fiscal Information)

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

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

Mayor Pro Tem Thomas moved to adopt the item.

Motion seconded by Councilmember Kingston.

After discussion, Mayor Rawlings called a vote and declared the item unanimously adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1521

Item 49: Authorize (1) an Advance Funding Agreement with the Texas Department of Transportation (TxDOT) for a Transportation Alternatives Set-Aside Program Project Agreement No. CSJ 0918-47-204, CFDA No. 20.205) in the amount of \$5,421,124.00 for construction of the Trinity Strand Trail - Phase II Project; (2) a required local match in the amount of \$64,314.00 to be paid by warrant check to the State at the beginning of the project; (3) the receipt and deposit of funds in an amount not to exceed \$ 5,421,124.00 in the Transportation Alternatives Set-Aside Program Fund; (4) the establishment of appropriations in an amount not to exceed \$ 5,421,124.00 in the Transportation Alternatives Set-Aside Program Fund; (5) allocation of \$5,197.91 in 2006 Bond Funds and \$2,069,298.09 in 2012 Bond Funds as the City of Dallas' local cash match; and (6) execution of the grant agreement including all terms, conditions, and documents required by the grant agreement - Total not to exceed \$7,495,620.00 - Financing: Texas Department of Transportation Funds (\$5,421,124.00), 2006 Bond Funds (\$5,197.91), and 2012 Bond Funds (\$2,069,298.09)

Corrected on the addendum.

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

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

Councilmember Greyson moved to adopt the item with the following changes:

- 1) Change the amount of the Advance Funding Agreement with Texas Department of Transportation (TxDOT) for a Transportation Alternative Set-Aside Program Project from \$5,421,124 to \$5,000,000;
- 2) Change the total amount in Section 7 of the resolution from \$7,495,620 to \$7,074,496; and
- 3) Delete any reference to the term "not to exceed";
- 4) Clarify that the warrant check issued by the City of Dallas in the amount of \$64,314 is for review of engineering plans, construction inspection, and oversight of the project.

Motion seconded by Councilmember Kleinman and unanimously adopted. (Griggs absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1522

Item 50: Authorize a professional services contract with Corgan Associates, Inc. for architectural and engineering services for programming, schematic design, design development, construction documents, bidding and negotiation, and construction administration phases for the senior activity center and gymnasium additions and parking lot expansion at Willie B. Johnson Recreation Center located at 12225 Willowdell Drive - Not to exceed \$604,000.00 - Financing: 2017 Bond Funds

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

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

Councilmember Greyson moved to adopt the item.

Motion seconded by Deputy Mayor Pro Tem Medrano.

After discussion, Mayor Rawlings called a vote and declared the item unanimously adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1523

Item 51: Authorize a professional services contract with The Broussard Group, Inc. dba TBG Partners for design development, construction documents, procurement and construction observation phases for Hillcrest Village Green located at 6959 Arapaho Road - Not to exceed \$312,700.00 - Financing: 2017 Bond Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1524

Item 52: Authorize a ten-year agreement with two five-year renewal options, with the Dallas Rowing Club for the renovation, operation and maintenance of the existing boathouse at Bachman Lake Park located at 2829 Shorecrest Drive - Annual Revenue: \$1,000.00

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1525

Note: Agenda Item Nos. 53 and 54 must be considered collectively.

Item 53: Authorize (1) an application for and acceptance of supplemental funding for the 2016-2019 Internet Crimes Against Children Continuation Grant from the U.S. Department of Justice (DOJ), Office of Juvenile Justice and Delinquency Prevention (Grant No. 2016-MC-FX-K034, CFDA No. 16.543), for response to the sexual abuse and exploitation of children facilitated by the use of computer technology related to the investigation of the Internet-facilitated child exploitation for the period July 1, 2016 through September 30, 2019; (2) an increase in appropriations in an amount not to exceed \$476,608.00 in the DOJ-Internet Crimes Against Children Grant 16-17 Fund; (3) the receipt and deposit of additional grant funds in an amount not to exceed \$476,608.00 in the DOJ-Internet Crimes Against Children Grant 16-17 Fund; and (4) execution of the grant agreement and all documents required by the grant agreement - Not to exceed \$ 476,608.00, from \$954,641.00 to \$1,431,249.00 - Financing: U.S. Department of Justice, Office of Juvenile Justice and Delinquency Prevention Grant Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1526

Note: Agenda Item Nos. 53 and 54 must be considered collectively.

Item 54: Authorize a continuation of cooperative working agreements with various Police Departments, District Attorney's Offices, Sheriff Offices, and the Dallas Children's Advocacy Center (list attached to the Agenda Information Sheet) for the period July 1, 2016 through September 30, 2019 through the 2016-2019 Internet Crimes Against Children Continuation Grant supplement Total not to exceed \$167,000.00 - Financing: U.S. Department of Justice, Office of Juvenile Justice and Delinquency Prevention Grant Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1527

Item 55: Authorize (1) an application for and acceptance of the Dallas Police Department Victim Services/17 grant (Grant No. 1578117, Federal/State Award ID No. 2018-V2-GX-0040, CFDA #16.575), from the U.S. Department of Justice through the Office of the Governor, Criminal Justice Division in an amount not to exceed \$109,469.20 to adequately respond to victims of violent crime with needed aid for the period October 1, 2018 through September 30, 2020; (2) the establishment of appropriations in an amount not to exceed \$109,469.20 in the DPD Victim Services Grant/17 18-20 Fund; (3) the receipt and deposit of grant funds in an amount not to exceed \$109,469.20 in the DPD Victim Services Grant/17 18-20 Fund; (4) a local match in the amount of \$31,012.26; and (5) execution of the grant agreement and all documents required by the grant agreement - Total not to exceed \$140,481.46 - Financing: Office of the Governor, Criminal Justice Division State Grant Funds (\$109,469.20) and General Fund (\$31,012.26) (subject to annual appropriations)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1528

Item 56: 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 and indicated all nominees met qualifications for service with terms for all appointments for the 2017-2019 term.

Councilmember Felder moved to appoint the following:

- Edith Estrada to the Youth Commission; and
- Kenneth D. Martin, Chair, to the Reinvestment Zone Thirteen Board (Grand Park South).

Motion seconded by Councilmember Narvaez and unanimously adopted.

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

18-6681 YOC YOUTH COMMISSION
18-6682 BOARD OFFICER

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1529

Item 57: A resolution requesting the Board of Adjustment to authorize compliance proceedings for Jim's Car Wash located at 2702 Martin Luther King, Jr. Boulevard, Dallas, Texas - Financing: No cost consideration to the City (via Council Members Felder, Clayton, Griggs, Thomas, Narvaez)

The following individuals addressed the city council on the item:

Marilynn Mayse, 4306 York St.
Willie Mae Coleman, 3802 York St., representing Bertrand Neighborhood Association
Hank Lawson, 2402 Park Row Ave.
Ronald Chambers, 6655 Buckeye Common Way
Heather Livingston, 2734 South Blvd.
Harry Robinson, 2424 South Blvd.
Austin Cullins, 2733 South Blvd.
Steven Deering, 2401 South Blvd.
Betty Bryan-Priesing, 1306 Rio Hondo Dr.
Brandon Valadez, 9147 Bretshire Dr., representing Jim's Car Wash
Kourtnie Roy, (private), representing Lincoln High School
Diane Ragsdale, 3611 Dunbar St., representing South Dallas/Fair Park Inner City
Gary Priesing, 1306 Rio Hondo St., representing Jim's Car Wash
Dale Davenport, 2707 Martin Luther King Jr. Blvd.
Patti Priesing, 9147 Bretshire Dr.
Kedric McKnight, 1600 Pennsylvania Ave., representing St. Philips School and Center
Ron Hall, 241 Private Rd 7416, Wills Point, TX
Bruce Toppin, 745 E. Mulberry Ave., San Antonio, TX, representing Independent Bankers Association of Texas
Irungu Bakari, 3211 Hickory Tree Rd., Balch Springs, TX
Mel Ulrick, 4600 Spicewood Springs Rd., Austin, TX, representing Southwest Car Wash Association

Councilmember Felder moved to adopt the item.

Motion seconded by Councilmember Callahan.

During discussion and at the request of Councilmember Felder, the following individual addressed the city council on the item:

Michelle Morgan, 2516 Martin Luther King Blvd.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

18-1529

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After discussion, Mayor Rawlings called a record vote on Councilmember Felder's motion to adopt the item:

Voting Yes: [12] Rawlings, Thomas, Medrano, Griggs, Callahan,
Narvaez, Felder, Atkins, Clayton, McGough,
Kleinman, Gates

Voting No: [2] Greyson, Kingston

The city secretary declared item adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1530

Item 58: Execute the casting of lots to identify the recommended vendor resulting from tie bid on group 5 for bid BI1818 for a three-year master agreement for the purchase of electrical supplies - Crawford Electrical Supply Co. and Graybar Electric Company, Inc. - Financing: No cost consideration to the City

The city secretary announced the names of the tying bidders for Group 5 had been placed in separate plain envelopes for Mayor Rawlings to select one sealed envelope for the line. Mayor Rawlings selected one sealed envelope for the line noted below and announced the selection as follows:

- Group 5 – Graybar Electric Company, Inc.

Councilmember Atkins moved to adopt the item with the Group awarded as selected by Mayor Rawlings.

Motion seconded by Mayor Pro Tem Thomas and unanimously adopted.

Note: On October 23, 2018, the city secretary, Adelia Gonzalez, Angela Finley-Everett and Carmen Esquivel with Business Development and Procurement Services, met and sealed the envelopes, all ensuring each sealed envelope contained one name for each of the tying bidders.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1531

Note: Agenda Item No. 59 must pass before Agenda Item No. 60 may be considered.

Item 59: Authorize (1) a twenty-year management contract, with two five-year extension options, for the management and operation of Fair Park for the Park and Recreation Department - Fair Park First, most advantageous proposer of three - initial ten years shall not exceed \$ 34,598,909.00; years 11 - 20 will be negotiated between the parties during the 10th year based on a newly projected operating budget for years 11 - 20; if unable to agree, the 11th year will be calculated on the average of the last 3 years, and years 12 - 20 will be the Annual Appropriation for year 11 adjusted by Consumer Price Index; (2) provide the Manager \$500,000.00 to be used for initial funding of an operational reserve to be maintained in a separate account for operational reserves for the term of agreement; (3) provide the Manager an additional \$2,000,000.00 to be used for a transition reserve in the event the Manager is unable to meet its fundraising targets during the first three years of the contract, City of Dallas fiscal years 2019, 2020, and 2021; and (4) provide for the repayment of the unamortized portion of the Spectra Investment of \$1,000,000.00 for transition costs if the contract is terminated prior to the end of the initial term - Not to exceed \$ 38,098,909.00 - Financing: Park and Recreation Department General Fund (subject to annual appropriations)

The following individuals addressed the city council on the item:

Ken Novice, 6713 Lake Circle Dr., representing Dallas Summer Musical
Harryette Ehrhardt, 5731 Swiss Ave.
Ken Smith, 4615 Bradshaw St., representing Revitalize South Dallas Coalition
Kourtnie Roy, (private), representing Lincoln High School

Councilmember Gates moved to adopt the item.

Motion seconded by Mayor Pro Tem Thomas.

During discussion and at the request of Councilmember Kingston, the following individual addressed the city council on the item:

Darren L. James, 1505 Sequoia Grove Ln., Lewisville, TX, representing Fair Park First

During further discussion and at the request of Councilmember Gates, the following individual addressed the city council on the item:

Peter Zingoni, 59 Lawrence Ln., Blackwood, NJ, representing Spectra

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

18-1531

Page 2

After discussion, Mayor Rawlings called a record vote on Councilmember Gates' motion to adopt the item:

Voting Yes: [14] Rawlings, Thomas, Medrano, Griggs, Callahan,
Narvaez, Felder, Atkins, Clayton, McGough,
Kleinman, Greyson, Gates, Kingston

Voting No: [0]

The city secretary declared the item unanimously adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1532

Item 60: A resolution directing the City Manager to, in collaboration with Fair Park First, negotiate any necessary amendments or options to the existing Fair Park resident institutions, State Fair of Texas, and Texas Department of Transportation contracts, including extending the length of the terms to coincide with the Fair Park First contract and making any other improvements to other provisions of said contracts - Financing: This action has no cost consideration to the City

Councilmember Gates moved to adopt the item.

Motion seconded by Councilmember Clayton.

After discussion, Mayor Rawlings called a vote and declared the item adopted on a divided vote with Councilmember Kingston voting "No."

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1533

Item 61: Authorize a business personal property tax abatement agreement with Velocity, A Viracon Company or an affiliate (“Velocity”) for a period of five-years in an amount equal to the City’s ad valorem taxes assessed on 50 percent of the increased taxable value of Velocity’s business personal property associated with the establishment of a new manufacturing operation to be located on approximately 8.427 acres at the southeast corner of Clover Haven Street and Cargo Road in Dallas, Texas in accordance with the City’s Public/Private Partnership Program - Estimated Revenue Foregone: \$308,103.00 over a five-year period (This item was deferred on September 26, 2018)

Councilmember Felder moved to defer the item to the December 12, 2018 voting agenda meeting of the city council.

Motion seconded by Councilmember Greyson.

During discussion and at the request of Councilmember Gates, the following individual addressed the city council on the item:

Katie Culp, 2050 Mulsanne Dr., Zionsville, IN, representing Velocity/Viracon/Apogee

After discussion, Mayor Rawlings called a record vote on Councilmember Felder’s motion:

Voting Yes: [12] Rawlings, Thomas, Medrano, Griggs, Narvaez, Felder, Atkins, Clayton, McGough, Greyson, Gates, Kingston

Voting No: [2] Callahan, Kleinman

The city secretary declared the item deferred.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1534

The consent zoning docket consisted of agenda items 62-67.

Agenda item 62: Zoning Case Z167-146(PD)
Agenda item 63: Zoning Case Z178-275(JM)
Agenda item 64: Zoning Case Z178-290(JM)
Agenda item 65: Zoning Case Z178-293(CT)
Agenda item 66: Zoning Case Z178-295(CY)
Agenda item 67: Zoning Case Z178-296(JM)

Agenda item 63 was removed from the consent zoning docket to be considered as an individual hearing.

Therefore, the consent zoning docket, consisting of agenda item 62, and 64-67 was presented for consideration.

Agenda item 62: Zoning Case Z167-146(PD)
Agenda item 64: Zoning Case Z178-290(JM)
Agenda item 65: Zoning Case Z178-293(CT)
Agenda item 66: Zoning Case Z178-295(CY)
Agenda item 67: Zoning Case Z178-296(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.

Deputy Mayor Pro Tem 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. (Thomas, Narvaez absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1535

Item 62: Zoning Case Z167-146(PD) [Consent Zoning Docket]

A public hearing to receive comments regarding an application for and an ordinance granting a CR Community Retail District and a resolution accepting deed restrictions volunteered by the applicant on property zoned an R-7.5(A) Single Family District, on the north line of Lake June Road, east of Holcomb Road

Recommendation of Staff and CPC: Approval, subject to deed restrictions volunteered by the applicant.

Adopted as part of the consent zoning docket.

Assigned ORDINANCE NO. 31017

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1536

Item 63: Zoning Case Z178-275(JM) [Consent Zoning Docket]

A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Planned Development District No. 353, on the northwest corner of Inwood Road and Willow Lane

Recommendation of Staff and CPC: Approval, subject to a revised conceptual plan, a revised development plan, a revised landscape plan, a traffic management plan, and conditions

Councilmember Gates requested the item be removed from the consent zoning docket to be considered as an individual hearing later in the meeting; there was no objection voiced to the request.

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

Councilmember Gates announced she had a conflict of interest and would abstain from voting or participating in any discussion. Councilmember Gates left the city council chamber.

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

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

Motion seconded by Councilmember Clayton and unanimously adopted. (Gates abstain; Thomas, Narvaez absent when vote taken)

Assigned ORDINANCE NO. 31018

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1537

Item 64: Zoning Case Z178-290(JM) [Consent Zoning Docket]

A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 1712 for a financial institution with drive-in window on property zoned an LO-3 Limited Office District and Subdistrict B-2 within Planned Development District No. 749, the Baylor University Medical Center Special Purpose District, with a D Liquor Control Overlay, on the north corner of Crutcher Street and North Hill Avenue

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

Adopted as part of the zoning consent docket.

Assigned ORDINANCE NO. 31019

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1538

Item 65: Zoning Case Z178-293(CT) [Consent Zoning Docket]

A public hearing to receive comments regarding an application for and an ordinance granting a CR Community Retail District on property zoned an IR Industrial Research District, on the northwest corner of West Red Bird Lane and Blue Bird Avenue

Recommendation of Staff and CPC: Approval

Adopted as part of the consent zoning docket.

Assigned ORDINANCE NO. 31020

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1539

Item 66: Zoning Case Z178-295(CY) [Consent Zoning Docket]

A public hearing to receive comments regarding an application for and an ordinance granting an IR Industrial Research District on property zoned an MU-3 Mixed Use District, on the east side of Emerald Street, at the terminus of Alberta Drive

Recommendation of Staff and CPC: Approval

Adopted as part of the consent zoning docket.

Assigned ORDINANCE NO. 31021

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1540

Item 67: Zoning Case Z178-296(JM) [Consent Zoning Docket]

A public hearing to receive comments regarding an application for and an ordinance granting an amendment to and a renewal of Specific Use Permit No. 2240 for the sale of alcoholic beverages in conjunction with a restaurant without drive-in service on property zoned a CR-D-1 Community Retail District, with a D-1 Liquor Control Overlay, on the southeast corner of Garland Road and Moran Drive

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

Adopted as part of the consent zoning docket.

Assigned ORDINANCE NO. 31022

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1541

ZONING CASES – INDIVIDUAL

Item 68: Zoning Case Z167-299(SM)

A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2146 for the sale of alcoholic beverages in conjunction with a general merchandise or food store greater than 3,500 square feet on property zoned a CR-D-1 Community Retail District, with a D-1 Liquor Control Overlay, on the north corner of Kleberg Road and Carleta Street

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

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

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

Councilmember Atkins 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. (Thomas, Narvaez, McGough absent when vote taken)

Assigned ORDINANCE NO. 31023

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1542

ZONING CASES – INDIVIDUAL

Item 69: Zoning Case Z178-161(PD)

A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Specific Use Permit No. 1343 for a drive-through restaurant use on property zoned a GR General Retail Subdistrict within Planned Development District No. 193, the Oak Lawn Special Purpose District, on the southwest side of North Fitzhugh Avenue between the southeast line of McKinney Avenue and the northwest line of North Central Expressway

Recommendation of Staff: Approval, subject to a revised site plan, a revised landscape plan, and staff's recommended conditions

Recommendation of CPC: Approval for a 20-year period, subject to a revised site plan, a revised landscape plan, and conditions

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

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

Motion seconded by Councilmember Atkins and unanimously adopted. (Thomas, Narvaez, McGough absent when vote taken)

Assigned ORDINANCE NO. 31024

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1543

ZONING CASES – INDIVIDUAL

Item 70: Zoning Case Z178-265(SM)

A public hearing to receive comments regarding an application for and an ordinance granting a new subdistrict to allow additional retail and personal service uses, on property zoned Blocks 12 and 13 within Planned Development District No. 800, on the southwest line of South Riverfront Boulevard, between Dearborn Street and Corinth Street

Recommendation of Staff: Approval, subject to a revised conceptual plan, revised form-based urban design standards, and staff's recommended conditions.

Recommendation of CPC: Approval, subject to a revised conceptual plan, revised form-based urban design standards, and conditions.

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

The following individual appeared in favor of the city plan commission's recommendation:

Bill Dahlstrom, 3 Grantley Ct., representing the applicant

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

Motion seconded by Councilmember Atkins.

During discussion and at the request of Councilmember Gates, the following individual addressed the city council on the item:

David Tagatt, 2344 McKinney Ave.

During further discussion, Councilmember Griggs asked Deputy Mayor Pro Tem Medrano if he would accept a friendly amendment to require a completion and demolition bond.

Deputy Mayor Pro Tem Medrano accepted Councilmember Griggs' friendly amendment as part of his motion.

Councilmember Atkins, who seconded Deputy Mayor Pro Tem Medrano's motion, also accepted the friendly amendment.

Councilmember Kleinman moved a second friendly amendment to separate the completion bond from the demolition bond.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

18-1543

Page 2

Mayor Rawlings called a vote on the motion to separate the completion bond from the demolition bond and declared the motion adopted.

Mayor Rawlings called a record vote on Councilmember Griggs' amendment to require a completion bond:

Voting Yes: [10] Rawlings, Thomas, Medrano, Griggs,
Callahan, Narvaez, Felder, McGough,
Greyson, Kingston

Voting No: [2] Atkins, McGough

Absent when vote taken: [2] Thomas, Narvaez

The city secretary declared the amendment adopted.

Mayor Rawlings called a record vote on Councilmember Griggs' amendment to require a demolition bond:

Voting Yes: [5] Griggs, Callahan, Felder, Greyson,
Kingston

Voting No: [7] Rawlings, Medrano, Atkins, Clayton,
McGough, Kleinman, Gates

Absent when vote taken: [2] Thomas, Narvaez

The city secretary declared the amendment failed.

Mayor Rawlings called a record vote on Deputy Mayor Pro Tem Medrano's original motion to accept the recommendation of the city plan commission and pass the ordinance with Councilmember Griggs' friendly amendment to require a completion bond:

Voting Yes: [8] Rawlings, Medrano, Callahan, Atkins,
Clayton, McGough, Kleinman, Gates

Voting No: [4] Griggs, Felder, Greyson, Kingston

Absent when vote taken: [2] Thomas, Narvaez

The city secretary declared the item adopted as amended.

Assigned ORDINANCE NO. 31025

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1544

ZONING CASES – INDIVIDUAL

Item 71: Zoning Case Z178-270(SM)

A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Subdistrict B, Tract I within Planned Development District No. 375 to allow an increase in nonresidential floor area ratio on property bound by Lemmon Avenue East, Oak Grove Avenue, Cityplace West Boulevard, and Howell Street

Recommendation of Staff: Approval, subject to a revised conceptual plan and staff's recommended conditions.

Recommendation of CPC: Approval, subject to a revised conceptual plan and conditions

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

The following individual appeared in favor of the city plan commission's recommendation:

Neal Sleeper, 3899 Maple Ave.

Councilmember Kingston moved to close the public hearing, accept the recommendation of the city plan and pass the ordinance with the following changes:

- The maximum floor area ration for multi-family uses is 2.00, with a volunteered 2% affordable component from the applicant. May be increased to a maximum of 4.00 when a minimum of 4 units, plus 10% of the dwelling units over the 2.00 floor area ratio are provided as mixed income units.
- Section 51P-375-118.1(d)(10) is amended to read as follows:
 - Developer must execute restrictive covenants, prior to approval of the certificate of occupancy, in the form attached and record the executed restrictive covenants in the Deed Records of Dallas County, Texas to ensure that the Property will comply with all conditions of the district.

Motion seconded by Councilmember Atkins and unanimously adopted. (Thomas, Narvaez absent when vote taken)

Assigned ORDINANCE NO. 31026

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1545

ZONING CASES – INDIVIDUAL

Item 72: Zoning Case Z178-272(CY)

A public hearing to receive comments regarding an application for and an ordinance granting a new subdistrict within Planned Development District No. 842 with a MD-1 Modified Delta Overlay, on the west side of Greenville Avenue, north of Alta Avenue

Recommendation of Staff: Denial

Recommendation of CPC: Approval, subject to conditions

Neva Dean, Assistant Director of Sustainable Development and Construction, stated the item required a favorable vote of three-fourths for adoption.

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

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

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

Assigned ORDINANCE NO. 31027

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1546

ZONING CASES - UNDER ADVISEMENT - INDIVIDUAL

Item 73: Zoning Case Z178-193(SM)

A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for a tower/antenna for cellular communication on property zoned an MF-2(A) Multifamily Subdistrict within Planned Development District No. 595, the South Dallas/Fair Park Special Purpose District, on the south corner of JB Jackson Jr Boulevard and Park Row Avenue

Recommendation of Staff and CPC: Approval for a 10-year period with eligibility for automatic renewals for additional 10-year periods, subject to a site plan and conditions.

Note: This item was deferred by the City Council before opening the public hearings on September 12, 2018 and September 26, 2018 and is scheduled for consideration on October 24, 2018.

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

The following individual appeared in favor of the city plan commission's recommendation:

Peter Kavanagh, 1620 Handley Dr., representing Verizon Wireless

Councilmember Felder moved to close the public hearing, accept the recommendation of the city plan commission and pass the ordinance with the following change:

- Specific Use Permit (SUP) expires on October 24, 2021

Motion seconded by Councilmember Kingston.

After discussion, Mayor Rawlings called a vote and declared the item unanimously amended. (Thomas, Medrano, Narvaez absent when vote taken)

Assigned ORDINANCE NO. 31028

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1547

SPECIAL PROVISION SIGN DISTRICT

Item 74: A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Subdistrict A of the Arts District Special Provision Sign District, Sections 51A-7.1203 and 51A-7.1214.1 of the Dallas City Code on property zoned Planned Development District No. 145, the Arts District Special Purpose District, in an area bounded by Flora Street, Leonard Street, Ross Avenue, and Crockett Street

Recommendation of Staff: Denial

Recommendation of CPC: Approval

Prior to consideration of the consent zoning docket and the item being read into the record, Councilmember Kingston moved to defer the item to the November 14, 2018 voting agenda meeting of the city council. Therefore, no speakers were called on the item.

Motion seconded by Councilmember Atkins and unanimously deferred. (Thomas, Narvaez absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1548

FLOODPLAIN APPLICATIONS

Item 75: A public hearing to receive comments regarding the application for and approval of the fill permit and removal of the floodplain (FP) prefix from approximately 0.029 acres of the current 0.658 acres of land located at 3810 Frontier Lane, within the floodplain of Williamson Branch, Fill Permit 18-05 - Financing: No cost consideration to the City

No one addressed the city council on the item.

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

Motion seconded by Councilmember Atkins and unanimously adopted. (Thomas, Medrano, Narvaez absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1549

MISCELLANEOUS HEARINGS

Item 76: A public hearing to receive comments on the proposed use of a portion of L.B. Houston Nature Area located at 10401 Wildwood Drive, totaling approximately 1,058 square feet of land, and temporary use of approximately 3,233 square feet of land, for the installation of a wastewater facility by the City of Irving for the benefit of the public; and at the close of the public hearing, consideration of a resolution authorizing the proposed use of parkland pursuant to Chapter 26 of the Texas Parks and Wildlife Code - Revenue: \$194.00

No one addressed the city council on the item.

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

Motion seconded by Councilmember Griggs and unanimously adopted. (Thomas, Medrano, Narvaez absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1550

MISCELLANEOUS HEARINGS - UNDER ADVISEMENT

Item 77: An appeal of the City Plan Commission's decision to deny an application for a certificate appropriateness for a 43.56 square foot multi-tenant monument sign at 2121 North Pearl Street on the southeast corner - Financing: No cost consideration to the City (This item was deferred on September 26, 2018)

The following individuals addressed the city council on the item:

Chris Bauer, 1909 Woodall Rogers Fwy., representing Focus EGD
Kayla Verros, 1909 Woodall Rogers Fwy., representing Trammell Crow

Councilmember Kingston moved to adopt the item.

Motion seconded by Councilmember Atkins and unanimously adopted. (Thomas, Medrano, Narvaez absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1551

Addendum Item 1: Authorize payment of the judgment for Rosalyn Henry in the lawsuit styled Rosalyn Henry, et al. v. City of Dallas, Cause No. DC-16-13267 - Not to exceed \$88,355.07 - Financing: Risk Management Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1552

Addendum Item 2:

Authorize a third amendment to the development agreement with Drever 1401 Elm, LLC for the 1401 Elm Street redevelopment project, previously approved on January 22, 2014, by Resolution No. 14-0216, as amended, to: (1) extend the project completion and Certificate of Occupancy deadline from December 31, 2019 to December 31, 2020; (2) reduce the required minimum 387,000 square feet of residential space to 350,000 square feet; (3) revise the requirement for non-residential, commercial space, including retail/restaurant and office space to add hotel space to the requirement, remove retail/restaurant space from the requirement and increase the minimum square footage from 65,000 to 250,000 for the revised requirement; (4) add a separate requirement for a minimum of 20,000 square feet of retail/restaurant space; and (5) as consideration for the requested amendment, increase the required minimum private investment for the project from \$100,000,000.00 to \$175,000,000.00 - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1553

Addendum Item 3: A resolution designating absences by Deputy Mayor Pro Tem Adam Medrano and Councilmember Rick D. Callahan as being for "Official City Business" - Financing: No cost consideration to the City

The city secretary announced the item had been corrected to reflect Councilmember Callahan being removed from the item.

Deputy Mayor Pro Tem announced he had a conflict of interest and would abstain from voting or participating in any discussion. Deputy Mayor Pro Tem Medrano left the city council chamber.

Councilmember Kingston moved to adopt the item.

Motion seconded by Councilmember Kleinman and unanimously adopted. (Medrano abstain)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1554

Addendum Item 4: Authorize the first amendment to the Comprehensive Housing Policy Manual, previously approved on May 9, 2018, by Resolution No. 18-0704 to amend the Resolutions of Support and No Objection policy to change the application schedule for developers requesting Resolutions of Support or No Objection for multi-family rental housing development projects seeking Housing Tax Credits through the Texas Department of Housing and Community Affairs so that the City Manager may publish a schedule each year, which may be amended from time to time, for issuing one or more Request for Applications for Resolutions of Support or No Objection and brief the appropriate City Council committee on the annual schedule - Financing: No cost consideration to the City

The following individuals addressed the city council on the item:

Mattye Jones, 1714 Windmill Hill Ln., DeSoto, TX, representing Ridgecrest
David Asarch, 6875 E. Evans Ave., Denver, CO
Allan Izzo, 6875 E. Evans Ave., Denver, CO
DeWanna Morris, 909 Worden Dr., Cedar Hill, TX

Mayor Rawlings requested addendum items 7 and 8 be read into the record; there was no objection voiced by the city council.

The remaining individuals addressed the city council on the item:

Adela Perez, 512 S. Walton Walker Blvd.
Tinedge Bradford, 5502 Plum Grove Ln.
Patricia Baghdoud, 506 S. Walton Walker Blvd.

Councilmember Atkins moved to defer the item to the November 14, 2018 voting agenda meeting of the council.

Motion seconded by Councilmember Callahan.

During discussion, Councilmember Griggs asked Councilmember Atkins if he would accept a friendly amendment to:

- 1) Defer the item and allow staff to return with amendments at the November 6, 2018 City Council Briefing;
- 2) Authorize the City Manager to go to U.S. Department of Housing and Urban Development (HUD) and demand that HUD issue vouchers that these landlords are in default over the agreements; and

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

18-1554

Page 2

- 3) If the City Manager doesn't believe that HUD will release the vouchers and make progress, the City will activate its own High Impact Landlord Initiative Program using the \$1 million dollars set aside in the budget for housing placement.

Councilmember Atkins did not accept Councilmember Griggs' friendly amendment.

Councilmember Atkins withdrew his original motion to defer the item to the November 14, 2018 voting agenda meeting of the city council.

Councilmember Callahan, who seconded the motion, also withdrew his second.

Councilmember Atkins moved to defer the item for six months until the city manager reviews and presents the following:

- 1) Recommendations regarding how to identify and evaluate rehabilitation of properties and to determine whether the rehabilitation affirmatively furthers fair housing;
- 2) Recommendations regarding a schedule for accepting applications for resolutions seeking housing for tax credits through the Texas Department of Housing and Community Affairs; and
- 3) Engage the Housing Policy Taskforce to ensure that staff recommendations take into account feedback from the development community and neighborhood stakeholders.

Motion seconded by Councilmember Callahan.

Councilmember McGough asked Councilmember Atkins if he would accept a friendly amendment to adopt the item as presented, with the inclusion of Councilmember Atkins' stated revisions to the Housing Policy.

Councilmember Atkins' accepted the friendly amendment as part of his motion.

Mayor Rawlings, at the request of Councilmember Kingston, announced addendum item 4 would be considered separately from addendum items 7 and 8; there was no objection voiced by the city council.

Following discussion, Mayor Rawlings called a record vote on Councilmember Atkins' amended motion:

Voting Yes: [6] Rawlings, Callahan, Atkins, McGough,
Kleinman, Gates

Voting No: [7] Medrano, Griggs, Narvaez, Felder,
Clayton, Greyson, Kingston

Absent when vote taken: [1] Thomas

The city secretary declared the amended motion failed.

Councilmember Griggs moved to defer the item for six months until the city manager reviews and presents the following:

- 1) Recommendations regarding how to identify and evaluate rehabilitation of properties and to determine whether the rehabilitation affirmatively furthers fair housing;
- 2) Recommendations regarding a schedule for accepting applications for resolutions seeking housing for tax credits through the Texas Department of Housing and Community Affairs; and
- 3) Engage the Housing Policy Taskforce to ensure that staff recommendations take into account feedback from the development community and neighborhood stakeholders;
- 4) In the interim, the city manager aggressively petitions HUD on these properties and work with HUD to find a holding that the landlords are in default and portable vouchers are needed; and
- 5) After a period of time, if in the city manager's opinion, it is not working; the City is to activate the High Impact Landlord Initiative Program.

Motion seconded by Deputy Mayor Pro Tem Medrano.

Councilmember Kleinman asked Councilmember Griggs if he would accept a friendly amendment that the city manager takes actions on the city voucher money within 30 days, if there is not reasonable progress with HUD.

Councilmember Griggs accepted Councilmember Kleinman's friendly amendment as part of his motion.

Deputy Mayor Pro Tem Medrano, who seconded the motion, also accepted the friendly amendment.

During discussion, Councilmember Kleinman withdrew his friendly amendment.

After discussion, Mayor Rawlings called a record vote on Councilmember Griggs' motion:

Voting Yes: [13] Rawlings, Medrano, Griggs, Callahan,
Narvaez, Felder, Atkins, Clayton,
McGough, Kleinman, Greyson, Gates,
Kingston

Voting No: [0]

Absent when vote taken: [1] Thomas

The city secretary declared the item deferred with conditions.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1555

Addendum Item 5: Authorize a real property tax abatement agreement with Preferred Freezer Services Dallas Holding Co., LLC and/or an affiliate thereof for the purpose of granting a seven-year abatement of 50 percent of the taxes on the added value to the real property in conjunction with the proposed build-to-suit development of a cold storage distribution facility within a Texas Enterprise Zone situated on approximately 15 acres of property located at 4100 Cedardale Drive in Dallas, Texas, in accordance with the City's Public/Private Partnership Program - Estimated Revenue Foregone: \$983,304.00 over a seven-year period

Councilmember Atkins moved to adopt the item.

Motion seconded by Councilmember Callahan.

After discussion, Mayor Rawlings called a vote and declared the item unanimously adopted.
(Thomas absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1556

Addendum Item 6: Authorize (1) a conditional grant agreement with TCHF V, LP or an affiliate thereof (“Developer”) for the renovation of the Square 67 Shopping Center located at 2550 West Red Bird Lane; and (2) an increase in appropriations in an amount not to exceed \$1,450,000.00 in ECO (I) Fund - Not to exceed \$1,450,000.00 - Financing: 2017 Bond Funds

Councilmember Atkins moved to adopt the item.

Motion seconded by Councilmember Kingston.

During discussion and at the request of Mayor Pro Tem Thomas, the following individuals addressed the city council on the item:

Charles Lacenay, 2714 King Point View, Spring, TX, representing TCHFC, LP
Sherri Thompson, 4520 Mark Trail Way

After discussion, Mayor Rawlings called a vote and declared the item unanimously adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1557

Addendum Item 7: A public hearing to receive comments regarding an application by DAL Steele Ridgecrest LLC to the Texas Department of Housing and Community Affairs (TDHCA) for 2018 4% Non-Competitive Housing Tax Credits for the acquisition and rehabilitation of the Ridgecrest Terrace Apartments, an existing multifamily complex with 250 units located at 526 South Walton Walker 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, consider a resolution of no objection to DAL Steele Ridgecrest, LLC's application for the TDHCA 2018 4% Non-Competitive Housing Tax Credits allocation for the acquisition and rehabilitation of the Ridgecrest Terrace Apartments - Financing: No cost consideration to the City

The following individuals addressed the city council on the item:

Mattye Jones, 1714 Windmill Hill Ln., DeSoto, TX, representing Ridgecrest
David Asarch, 6875 E. Evans Ave., Denver, CO
Allan Izzo, 6875 E. Evans Ave., Denver, CO
DeWanna Morris, 909 Worden Dr., Cedar Hill, TX

Mayor Rawlings requested addendum items 7 and 8 be read into the record; there was no objection voiced by the city council.

The remaining individuals addressed the city council on the item:

Adela Perez, 512 S. Walton Walker Blvd.
Tinedge Bradford, 5502 Plum Grove Ln.
Patricia Baghdoud, 506 S. Walton Walker Blvd.

No action was taken on the item.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

OCTOBER 24, 2018

18-1558

Addendum Item 8: A public hearing to receive comments regarding an application by JKLF Eastfield, LTD. to the Texas Department of Housing and Community Affairs (TDHCA) for 2018 4% Non-Competitive Housing Tax Credits for the acquisition and rehabilitation of the Treymore Eastfield Apartments, an existing multifamily complex with 196 units located at 2631 John West Road, 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, consider a resolution of no objection to JKLF Eastfield, LTD.'s application for the TDHCA 2018 4% Non-Competitive Housing Tax Credits allocation for the acquisition and rehabilitation of the Treymore Eastfield Apartments - Financing: No cost consideration to the City

The following individuals addressed the city council on the item:

Mattye Jones, 1714 Windmill Hill Ln., DeSoto, TX, representing Ridgecrest
David Asarch, 6875 E. Evans Ave., Denver, CO
Allan Izzo, 6875 E. Evans Ave., Denver, CO
DeWanna Morris, 909 Worden Dr., Cedar Hill, TX

Mayor Rawlings requested addendum items 7 and 8 be read into the record; there was no objection voiced by the city council.

The remaining individuals addressed the city council on the item:

Adela Perez, 512 S. Walton Walker Blvd.
Tinedge Bradford, 5502 Plum Grove Ln.
Patricia Baghdoud, 506 S. Walton Walker Blvd.

No action was taken on the item.

MINUTES OF THE DALLAS CITY COUNCIL
WEDNESDAY, OCTOBER 24, 2018

EXHIBIT C