

City of Dallas

*1500 Marilla Street
Dallas, Texas 75201*



COUNCIL ANNOTATED AGENDA

April 10, 2019

2:01 P.M. – 8:23 P.M.

[19-0480; HELD]

Invocation and Pledge of Allegiance (Council Chambers)

Agenda Item/Open Microphone Speakers
[19-0481]

VOTING AGENDA

1. 19-465 Approval of Minutes of the March 27, 2019 City Council Meeting
[19-0482; APPROVED]

CONSENT AGENDA
[19-0483; APPROVED]

Building Services Department

2. 19-339 Authorize **(1)** a resolution establishing the City of Dallas' commitment to the use of clean and efficient energy, the use of 100 percent renewable energy for municipal operations, and to sustain and promote renewable energy projects and partnerships that reduce environmental impacts for the benefit of Dallas residents and the region; and **(2)** the City Manager to determine the most advantageous proposal and enter into an electricity services contract consistent with the adopted City of Dallas Green Energy Policy - Financing: This action has no cost consideration to the City (see Fiscal Information for future potential costs)
[19-0484; APPROVED]

City Attorney's Office

3. 19-469 Authorize Supplemental Agreement No. 1 to the professional services contract with Brown & Hofmeister, L.L.P., for additional legal services in connection with the Board of Adjustment compliance proceedings regarding Jim's Car Wash - Not to exceed \$20,000.00, from \$50,000.00 to \$70,000.00 - Financing: Risk Management Funds
[19-0485; APPROVED]
4. 19-415 Authorize Supplemental Agreement No. 2 to the professional services contract with Ogletree, Deakins, Nash, Smoak & Stewart, P.C., for additional legal services in connection with the representation of the City of Dallas in the lawsuit styled Terrance Bass, et al. v. City of Dallas, Civil Action No. 3:17-CV-03330-C - Not to exceed \$50,000.00, from \$100,000.00 to \$150,000.00 - Financing: Risk Management Funds
[19-0486; APPROVED]
5. 19-470 Authorize Supplemental Agreement No. 3 to the professional services contract with Moses, Palmer & Howell, L.L.P., for additional legal services to the City of Dallas in the lawsuit styled Trinity East Energy, LLC v. City of Dallas, Texas, Cause No. DC-14-01443 - Not to exceed \$275,000.00, from \$300,000.00 to \$575,000.00 - Financing: Risk Management Funds
[19-0487; APPROVED]

CONSENT AGENDA (continued)**Department of Aviation**

6. 19-410 Authorize a professional services contract with M. Arthur Gensler Jr. & Associates, Inc. to provide architectural and engineering design and construction administration services for the new Transportation Network Center on the first floor of Garage A at Dallas Love Field - Not to exceed \$195,000.00 - Financing: Aviation Capital Construction Fund
[19-0488; APPROVED]
7. 19-308 Authorize **(1)** a construction contract for the Rehabilitation of Taxiway Bravo Phases III and IV Project at Dallas Love Field - Austin Bridge and Road, L.P., lowest responsible bidder of two; and **(2)** an increase in appropriations in an amount not to exceed \$6,000,000.00 in the Aviation Passenger Facility Charge - Near Term Projects Fund - Not to exceed \$28,092,994.35 - Financing: Aviation Passenger Facility Charge - Near Term Projects Fund
[19-0489; APPROVED]
8. 19-277 Authorize Supplemental Agreement No. 5 to the professional services contract with M. Arthur Gensler Jr. & Associates, Inc. to provide design engineering and construction administration services for the next phase of major maintenance and repairs to Garages A and B at Dallas Love Field - Not to exceed \$221,700.00, from \$1,087,452.00 to \$1,309,152.00 - Financing: Aviation Capital Construction Fund
[19-0490; APPROVED]
9. 19-305 Authorize Supplemental Agreement No. 5 to the professional services contract with Alliance Geotechnical Group, Inc. to provide construction materials testing services for the Rehabilitation of Taxiway Bravo Phases III and IV Project at Dallas Love Field - Not to exceed \$551,399.26, from \$949,600.65 to \$1,500,999.91 - Financing: Aviation Passenger Facility Charge - Near Term Projects Fund
[19-0491; APPROVED]
10. 19-244 Authorize Supplemental Agreement No. 10 to the professional services contract with Garver, LLC to provide full time on-site construction administration and construction observation services for the Rehabilitation of Taxiway Bravo Phases III and IV at Dallas Love Field - Not to exceed \$1,733,600.00, from \$9,078,199.00 to \$10,811,799.00 - Financing: Aviation Passenger Facility Charge - Near Term Projects Fund
[19-0492; APPROVED]

Department of Public Works

11. 19-122 Authorize a professional services contract with Bridgefarmer & Associates, Inc. for the engineering design of a thoroughfare improvement project on South Ewing Avenue from Interstate Highway-35E to East Clarendon Drive - Not to exceed \$883,331.78 - Financing: Street and Transportation (A) Fund (2017 Bond Funds) (\$860,711.78) and Water Utilities Capital Improvement Funds (\$22,620.00)
[19-0493; APPROVED]

CONSENT AGENDA (continued)**Department of Public Works** (continued)

12. 19-375 Authorize a professional services contract with Arredondo, Zepeda & Brunz, LLC for the engineering design of Ridgecrest Road from Holly Hill Drive to SoPac Trail East of Eastridge Drive - Not to exceed \$573,691.85 - Financing: Street and Transportation (A) Fund (2017 Bond Funds) (\$498,466.85) and Water Utilities Capital Improvement Funds (\$75,225.00)
[19-0494; APPROVED]
13. 18-1210 Authorize a professional services contract with Dikita Enterprises, Inc. for the engineering design of Alley Reconstruction Group 17-8004 (list attached to the Agenda Information Sheet) - Not to exceed \$166,629.38 - Financing: Street and Transportation (A) Fund (2017 Bond Funds) (\$142,629.38) and Wastewater Capital Improvement Fund (\$24,000.00)
[19-0495; APPROVED]
14. 19-136 Authorize a professional services contract with Arredondo, Zepeda & Brunz, LLC for the engineering design of Street Reconstruction Group 17-1105 (list attached to the Agenda Information Sheet) - Not to exceed \$174,170.60 - Financing: Street and Transportation (A) Fund (2017 Bond Funds) (\$135,825.60) and Water Utilities Capital Improvement Funds (\$38,345.00)
[19-0496; APPROVED]
15. 19-262 Authorize a professional services contract with EJES, Inc. for the engineering design of Street Reconstruction Group 17-1404 (list attached to the Agenda Information Sheet) - Not to exceed \$76,091.90 - Financing: Street and Transportation (A) Fund (2017 Bond Funds) (\$62,821.19) and Water Utilities Capital Improvement Funds (\$13,270.71)
[19-0497; APPROVED]
16. 19-257 Authorize a professional services contract with IMS Engineers, Inc. for the engineering design of Street Reconstruction Group 17-1406 (list attached to the Agenda Information Sheet) - Not to exceed \$210,063.30 - Financing: Street and Transportation (A) Fund (2017 Bond Funds) (\$172,754.30) and Water Utilities Capital Improvement Funds (\$37,309.00)
[19-0498; APPROVED]
17. 19-389 Authorize a design-build services contract with Harrison, Walker & Harper, L.P. for the design and pre-construction services, an early construction package, and architectural and engineering services for the design and construction of the new replacement Fire Station Number 46 to be located at 331 East Camp Wisdom Road - Not to exceed \$616,065.00 - Financing: Public Safety (G) Fund (2017 Bond Funds)
[19-0499; APPROVED]

CONSENT AGENDA (continued)**Department of Public Works** (continued)

18. 19-322 Authorize a construction contract to provide construction services for the 2019 Slurry Seal and Polymer Modified Micro-Surfacing Contract - Viking Construction, Inc., lowest responsible bidder of two - Not to exceed \$15,139,688.70 - Financing: General Fund (\$10,175,000.00) and Resurfacing and Reconstruction Improvements Fund (\$4,964,688.70) (subject to annual appropriations)
[19-0500; APPROVED]
19. 19-383 Authorize an increase in the construction services contract with E -MC Electrical, Inc. for additional fire alarm installation and equipment at Dallas City Hall located at 1500 Marilla Street - Not to exceed \$113,966.75, from \$2,075,000.00 to \$2,188,966.75 - Financing: City Hall, City Service and Maintenance Facilities Fund (2006 Bond Funds)
[19-0501; APPROVED]
20. 19-127 Authorize an increase in the construction services contract with Camino Construction, L.P. to relocate the proposed waterline in the same trench as the existing waterline in the alley between Manana Drive and Park Lane from Larga Drive to Marsh Lane; and to adjust a wastewater manhole in the alley between Hurley Way and Lenel Place from Williamsburg Road to "T" alley south of Walnut Hill Lane - Not to exceed \$305,863.42, from \$2,044,928.00 to \$2,350,791.42 - Financing: Water Utilities Capital Improvement Funds
[19-0502; APPROVED]

Department of Sanitation Services

21. 19-443 Authorize Supplemental Agreement No. 1 to the contract with Fomento de Construcciones y Contratas, S.A. dba FCC, S.A. for operation and management of the City's materials recovery facility (MRF) to **(1)** extend the primary contract term from 15 years to a period of 15 years, plus a period equal to a temporary adjusted host fee period (3 years, with two additional 1-year extension options); **(2)** allow for a temporary adjustment to a portion of the host fees for non-city single-stream recycling tonnage processed at the MRF above contractually guaranteed tons, for a period of three years, with two 1-year renewal options; and **(3)** provide for a Clean Material host fee to be applied to clean pre-segregated material processed at the MRF for a period of three years, with annual extension options for the term of the contract - Estimated Revenue: \$2,010,000.00 (over the extended three-year term)
[19-0503; APPROVED]

CONSENT AGENDA (continued)**Department of Sustainable Development and Construction**

22. 19-414 Authorize **(1)** the quitclaim of 422 North Denley Drive acquired by the taxing authorities from the Tax Foreclosure Sheriff's Sale that will be sold to the highest qualified bidders; and **(2)** the execution of release of liens for any non-tax liens that may have been filed by the City and were included in the foreclosure judgment (list attached to the Agenda Information Sheet) - Estimated Revenue: \$30,000.00 (see Fiscal Information)
[19-0504; APPROVED]
23. 19-281 Authorize acquisition from Wayne Williams and Evelyn Williams, of a total of approximately 612,536 square feet of land located in Kaufman County for the Lake Tawakoni 144-inch Transmission Pipeline Project - Not to exceed \$321,116.00 (\$318,116.00, plus closing costs and title expenses not to exceed \$3,000.00) - Financing: Water Construction Fund
[19-0505; APPROVED]
24. 19-300 A resolution **(1)** rejecting the high bid received from Mercy Presbyterian Church of \$2,400,000.00 for approximately 150,702 square feet of unwanted and unneeded City-owned land, located near the intersection of Forest and Quincy Lanes, and authorizing its advertisement for sale by public auction; **(2)** establishing a reserve and a contingency to close for the auctioned surplus property; and **(3)** authorizing a Purchase and Sale Agreement to be prepared for the auctioned surplus property receiving the highest qualified bid that meets or exceeds the reserve amount - Revenue: TBD
[19-0506; APPROVED]
25. 19-282 An ordinance granting a private license to GPIF 2401 CS LLC, for the use of a total of approximately 1,866 square feet of land to occupy, maintain and utilize five trees, pavers, landscaping and irrigation system, seventeen tree lights, wall uplighting, barrier wall and garage vent on portions of Cedar Springs Road and Maple Avenue rights-of-way, near its intersection - Revenue: \$4,314.00 annually and a \$700.00 one-time fee, plus the \$20.00 ordinance publication fee
[19-0507; APPROVED; ORDINANCE 31154]
26. 18-470 An ordinance granting a private license to GUGV Victory Park Dallas Property Owning, LLC, for the use of a total of approximately 378 square feet of land to maintain, occupy and utilize a sidewalk café and four planters on a portion of Houston Street right-of-way located near its intersection with Payne Street - Revenue: \$200.00 annually and a \$100.00 one-time fee, plus the \$20.00 ordinance publication fee
[19-0508; APPROVED; ORDINANCE 31155]
27. 19-56 An ordinance abandoning a portion of Pacific Avenue to 4100 Commerce, LP, the abutting owner, containing approximately 1,739 square feet of land, located near the intersection of Commerce Street and Parry Avenue; and authorizing the quitclaim - Revenue: \$34,780.00, plus the \$20.00 ordinance publication fee
[19-0509; APPROVED; ORDINANCE 31156]

CONSENT AGENDA (continued)**Department of Sustainable Development and Construction**

28. 19-364 An ordinance amending Ordinance No. 31058, previously approved on December 12, 2018, which abandoned a portion of Matilda Street and street corner clip, located near the intersection of Matilda Street and Lovers Lane to Lincoln LAG Ltd. to alter Section 12 to revise the square footage of the water easement area from approximately 8,702 square feet of land to approximately 6,942 square feet of land and delete Exhibit C and substitute a new Exhibit C - Revenue: \$5,400.00, plus the \$20.00 ordinance publication fee
[19-0510; APPROVED; ORDINANCE 31157]
29. 19-315 Authorize an amendment to an existing lease agreement with Towne Square Market LP to (1) extend the lease agreement for an additional three-years for approximately 8,100 square feet of office space located at 3312 North Buckner Boulevard, Suites 124 and 130, for the period June 1, 2019 through May 31, 2022; and (2) amend Sections VI and IX of the lease agreement to provide clarification of permitted use and intention for continued use as a Women, Infants and Children Clinic - Not to exceed \$389,205.00 - Financing: Department of State Health Services Grant Funds (subject to annual appropriations)
[19-0511; APPROVED]
30. 19-425 Authorize an increase in the purchase price for the acquisition from Cox Commercial Development, Ltd., a permanent easement of approximately 2,942 square feet of land and a temporary working space easement of approximately 10,553 square feet of land located in Dallas County, Texas for the Elm Fork Water Transmission Main Project - Not to exceed \$14,273.00, increased from \$12,592.00 to \$26,865.00 (\$25,665.00, plus closing costs and title expenses not to exceed \$1,200.00) - Financing: Water Construction and Improvement Funds
[19-0512; APPROVED]
31. 19-464 Authorize a boundary adjustment agreement with the City of Irving on properties located **(1)** on the northeast corner of South Northlake Road and Bluegill Bay Road; and **(2)** east of South Northlake Road, south of Belt Line Road to allow more efficient development and delivery of city services - Financing: This action has no cost consideration to the City
[19-0513; APPROVED]

Mayor and City Council Office

32. 19-514 Authorize amendments to the 2019 City Calendar to **(1)** cancel the May 1, 2019, City Council briefing meeting; and **(2)** change the location for the August 14, 2019, off-site City Council agenda meeting from Bachman Lake Branch Library to Lake Highlands Recreation Center - Financing: No cost consideration to the City
[19-0514; APPROVED]

CONSENT AGENDA (continued)**Office of Cultural Affairs**

33. 19-284 Authorize **(1)** the acceptance of four grants from the Texas Commission on the Arts (Grant Nos. 19-44179, 19-44363, 19-44373, 19-44361) in an amount not to exceed \$32,000.00 to provide cultural services for the period September 1, 2018 through August 31, 2019; **(2)** a local 1:1 match in the amount of \$32,000.00; **(3)** the receipt and deposit of funds in an amount not to exceed \$32,000.00 in the Texas Commission on the Arts-Arts Create Grant 18-19 Fund; **(4)** the establishment of appropriations in an amount not to exceed \$32,000.00 in the Texas Commission on the Arts-Arts Create Grant 18-19 Fund; and **(5)** the execution of the grant agreements and all terms, conditions, and documents required by the grant agreements - Total not to exceed \$64,000.00 - Financing: Texas Commission on the Arts Grant Funds (\$32,000.00) and General Fund (\$32,000.00)
[19-0515; APPROVED]

Office of Homeless Solutions

34. 19-404 Authorize an amendment to Resolution No. 18-1692, previously approved on November 28, 2018, to: **(1)** revise the term of the assignment to PWA Coalition of Dallas, Inc. dba AIDS Services of Dallas as recipient grantee in place of the City of Dallas, to begin April 1, 2019, instead of December 1, 2018, and end September 30, 2019 for the Continuum of Care Grant ("CoC Grant") (Grant No. TX0236L6T001709 and CFDA No. 14.267) in an amount not to exceed \$718,103.00 from the U.S. Department of Housing and Urban Development for the City of Dallas' Gateway to Permanent Supportive Housing Project ("Project"), to provide project-based rental assistance and case management for single chronically homeless persons; and **(2)** increase the local cash match from the City of Dallas for the CoC Grant for the Project, by \$49,697.00, from \$29,921.00 to \$79,618.00 and decrease the matching contribution from the local partner agencies by \$49,697.00, from \$149,605.00 to \$99,908.00 - Not to exceed \$49,697.00 - Financing: General Fund
[19-0516; APPROVED]

Office of Procurement Services

35. 19-409 Authorize a three-year service price agreement for grounds maintenance for Water Utilities Department facilities and lots - Good Earth Corporation in an estimated amount of \$1,883,300.00 and Gardner's Touch Lawn Care, LLC in an estimated amount of \$887,754.40, lowest responsive bidders of four - Total estimated amount of \$2,771,054.40 - Financing: Dallas Water Utilities Fund
[19-0517; APPROVED]
36. 19-417 Authorize a five-year service contract, with a one-year renewal option, for licenses, training, maintenance, and support of a vendor hosted short-term rental and hotel occupancy tax system - MUNIRevs Inc. dba LODGINGRevs, most advantageous proposer of four - Not to exceed \$495,000 - Financing: Convention Center Fund (subject to annual appropriations)
[19-0518; APPROVED]

CONSENT AGENDA (continued)**Office of Procurement Services** (continued)

37. 18-1397 Authorize (1) a fifty-eight month service contract for online criminal activity database services for the Police Department in the amount of \$372,548.24 - LexisNexis Risk Solutions, sole source; and (2) Supplemental Agreement No. 2 to extend the service contract with LexisNexis Claims Solutions for an online resident incident reporting portal for the Police Department in the amount of \$487,200.00 from February 28, 2019 to December 31, 2023 - Total not to exceed \$859,748.24 - Financing: Data Services Fund (\$372,548.24) and Confiscated Monies - State Fund (\$487,200.00) (subject to annual appropriations)
[19-0519; APPROVED]
38. 19-233 Authorize a three-year master agreement for the purchase of laboratory supplies and equipment - Taylor Distribution Group, LLC in an estimated amount of \$3,439,031.37, Hach Company in an estimated amount of \$1,209,494.00, Fox Scientific, Inc. in an estimated amount of \$642,979.00, and Horizon Technology, Inc. in an estimated amount of \$ 53,000.00, lowest responsible bidders of six - Total estimated amount of \$5,344,504.37 - Financing: General Fund (\$262,900.00), Dallas Water Utilities Fund (\$5,019,104.37), Aviation Fund (\$60,000.00), and Sanitation Services Fund (\$2,500.00)
[19-0520; APPROVED]
39. 19-377 Authorize a three-year master agreement for animal identification microchips for the Department of Dallas Animal Services - Pethealth Services USA, Inc., lowest responsible bidder of five - Estimated amount of \$146,250 - Financing: General Fund
[19-0521; APPROVED]

Park & Recreation Department

40. 19-434 Authorize a Project Specific Agreement with Dallas County, County Transportation Major Capital Improvement Projects 40227, for trail design and construction of the FM 1382 Sidepath Trail from Camp Wisdom Road to Mansfield Road - Financing: This item has no cost consideration to the City (see Fiscal Information for future estimated costs)
[19-0522; APPROVED]

Water Utilities Department

41. 19-290 Authorize a professional services contract with RJN Group, Inc. for the engineering design of Erosion Control Contract No. A (list attached to the Agenda Information Sheet) - Not to exceed \$573,981.38 - Financing: Flood Control (D) Fund (2017 Bond Funds)
[19-0523; APPROVED]

CONSENT AGENDA (continued)**Water Utilities Department** (continued)

42. 19-292 Authorize a professional services contract with Gresham Smith for the engineering design of Erosion Control Contract No. B (list attached to the Agenda Information Sheet) - Not to exceed \$635,394.30 - Financing: Flood Control (D) Fund (2017 Bond Funds)
[19-0524; APPROVED]
43. 19-294 Authorize a professional services contract with AECOM Technical Services, Inc. for the engineering design of Erosion Control Contract No.1 (list attached to the Agenda Information Sheet) - Not to exceed \$232,422.39 - Financing: Storm Drainage Management Capital Construction Fund
[19-0525; APPROVED]
44. 19-291 Authorize a professional services contract with LIM & Associates, Inc. for the engineering design of Erosion Control Contract No. 3 (list attached to the Agenda Information Sheet) - Not to exceed \$256,000.00 - Financing: Storm Drainage Management Capital Construction Fund
[19-0526; APPROVED]
45. 19-285 Authorize a professional services contract with IEA, Inc. for the engineering design of Erosion Control Contract No. 4 (list attached to the Agenda Information Sheet) - Not to exceed \$161,867.50 - Financing: Storm Drainage Management Capital Construction Fund
[19-0527; APPROVED]
46. 19-245 Authorize a construction contract for the Elm Fork Water Treatment Plant Lagoon Cleaning - Merrell Bros., Inc., lowest responsible bidder of four - Not to exceed \$12,946,224.00 - Financing: Water Utilities Capital Improvement Funds
[19-0528; APPROVED]

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

47. 18-1235 Authorize Supplemental Agreement No. 1 to the design-build contract with Eagle Contracting L.P. for the replacement of the Walnut Hill Pump Station located within the City of Dallas water distribution system - Not to exceed \$13,854,111.45, from \$575,192.00 to \$14,429,303.45 - Financing: Water Utilities Capital Improvement Funds
[19-0529; APPROVED]
48. 18-240 Authorize Supplemental Agreement No. 2 to the professional services contract with Nathan D. Maier Consulting Engineers, Inc. to provide additional engineering services associated with improvements to the Walnut Hill Pump Station facility - Not to exceed \$454,972.00, from \$1,900,991.00 to \$2,355,963.00 - Financing: Water Utilities Capital Improvement Funds
[19-0530; APPROVED]

CONSENT AGENDA (continued)**Water Utilities Department** (continued)

49. 19-386 Authorize the **(1)** establishment of appropriations in the amount of \$7,091,014.00 in the IH30 Construction Fund; **(2)** transfer of funds in the amount up to \$7,091,014.00 from the General Capital Reserve Fund to the IH30 Construction Fund; and **(3)** payment to Texas Department of Transportation for additional costs associated with the construction of the bicycle and pedestrian components of the Margaret McDermott (IH30) Bridge over the Trinity Floodway in an amount up to \$7,094,014.00 - Financing: IH30 Construction Fund
[19-0531; APPROVED AS AMENDED]
50. 19-428 Authorize the **(1)** rejection of bids received for the installation of water and wastewater mains at various locations; and **(2)** re-advertisement for new bids - Financing: No cost consideration to the City
[19-0532; APPROVED]
51. 19-436 Ordinances authorizing the issuance and sale of City of Dallas, Texas Waterworks and Sewer System Revenue Bonds, Series 2019A, in the amount of \$22,000,000.00, and City of Dallas, Texas Waterworks and Sewer System Revenue Bonds, Series 2019B, in the amount of \$44,000,000.00, to the Texas Water Development Board; approving the execution of the agreements in connection with the sale of the bonds; and all other matters related thereto - Not to exceed \$238,320.00 - Financing: Water Utilities Fund
[19-0533; APPROVED; ORDINANCE NOS. 31158 AND 31159]

ITEMS FOR INDIVIDUAL CONSIDERATION**City Secretary's Office**

52. 19-466 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)
[19-0534; FULL COUNCIL APPOINTMENT MADE TO BOARDS]

Office of Economic Development

53. 19-439 Authorize a development agreement with 1412 Main Street, LLC ("Developer") and/or its affiliates in an amount not to exceed \$2,247,605.00, payable from future City Center TIF District Funds, in consideration of the Adolphus Tower Project ("Project") on property currently addressed at 1412 Main Street in Tax Increment Financing Reinvestment Zone Number Five (City Center TIF District) - Not to exceed \$2,247,605.00 - Financing: City Center TIF District Funds (subject to future appropriations from tax increments)
[19-0535; APPROVED]

ITEMS FOR INDIVIDUAL CONSIDERATION (continued)**Office of Economic Development** (continued)

54. 19-385 Authorize a development agreement with 3309 Elm TIF, Inc. ("Developer") and/or its affiliates in an amount not to exceed \$3,000,000.00, payable from future Deep Ellum TIF District Funds, in consideration of the Continental Gin Redevelopment Project ("Project") on property currently addressed at 3309 Elm Street in Tax Increment Financing Reinvestment Zone Number Twelve (Deep Ellum TIF District) - Not to exceed \$3,000,000.00 - Financing: Deep Ellum TIF District Funds (subject to future appropriations from tax increments)
[19-0536; APPROVED]

PUBLIC HEARINGS AND RELATED ACTIONS**Department of Sustainable Development and Construction**ZONING CASES – CONSENT**[19-0537; APPROVED]**

55. 19-447 A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for a child-care facility on property zoned a Residential Transition District (RTN) within Planned Development District No. 468, the Oak Cliff Gateway Special Purpose District, generally bounded by North Madison Avenue, Ballard Avenue, Elsbeth Avenue and Neches Street
Recommendation of Staff and CPC: Approval for a five-year period with eligibility for automatic renewals for additional five-year periods, subject to a site plan, a traffic management plan, and conditions.
Z167-347(PD)
[19-0538; HEARING CLOSED; APPROVED AS AMENDED; ORDINANCE 31160]
56. 19-448 A public hearing to receive comments regarding an application for **(1)** an ordinance granting a new subdistrict to allow for single family uses on property zoned Subdistrict 6 within Planned Development District No. 830 and a portion of Planned Development District No. 450; **(2)** an ordinance granting an amendment to reduce Planned Development District No. 450; and **(3)** an amendment to the development plan and landscape plan for a public school use on property zoned Planned Development District No. 450, on the northeast corner of West Davis Street and North Plymouth Road
Recommendation of Staff: Approval, subject to a conceptual plan and staff's recommended conditions; approval of an amendment to reduce Planned Development District No. 450; and approval of a revised development plan and revised landscape plan for a public school use
Recommendation of CPC: Approval, subject to a conceptual plan and conditions; approval of an amendment to reduce Planned Development District No. 450; and approval of a revised development plan and revised landscape plan for a public school use.
Z178-316(CY)
[19-0539; HEARING CLOSED; APPROVED AS AMENDED; ORDINANCE 31161]

PUBLIC HEARINGS AND RELATED ACTIONS (continued)**Department of Sustainable Development and Construction** (continued)ZONING CASES – CONSENT (continued)

57. 19-449 A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2076 for an inside commercial amusement limited to a live music venue and a dance hall on property zoned Tract A in Planned Development District No. 269, the Deep Ellum/Near East Side District, on the north line of Canton Street, west of Crowds Street
Recommendation of Staff and CPC: Approval for a five-year period, subject to conditions.
Z189-107(SM)
[19-0540; HEARING CLOSED; APPROVED AS AMENDED; ORDINANCE 31162]
58. 19-450 A public hearing to receive comments regarding an application for and an ordinance granting a new tract for a community, welfare, or health center use and child-care facility use, on property zoned Tract I, Subarea 1 within Planned Development District No. 65, on the southeast line of Holly Hill Drive, between Ridgecrest Road and Phoenix Drive
Recommendation of Staff and CPC: Approval, subject to a revised Exhibit 65B development plan for Tract III and conditions
Z189-130(SM)
[19-0541; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 31163]
59. 19-451 A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2009 for an attached projecting non-premise district activity videoboard sign on property zoned Planned Development District No. 619, on the southeast corner of Commerce Street and Lane Street
Recommendation of Staff and CPC: Approval for a six-year period, subject to conditions
Z189-146(CY)
[19-0542; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 31164]
60. 19-452 A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2008 for an attached projecting non-premise district activity videoboard sign on property zoned Planned Development District No. 619, on the southwest corner of Commerce Street and South Ervay Street
Recommendation of Staff and CPC: Approval for a six-year period, subject to conditions
Z189-147(CY)
[19-0543; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 31165]

PUBLIC HEARINGS AND RELATED ACTIONS (continued)**Department of Sustainable Development and Construction** (continued)ZONING CASES – CONSENT (continued)

61. 19-453 A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2221 for a tattoo studio on property zoned Subdistrict 1A within Planned Development District No. 621, the Old Trinity and Design District Special Purpose District, on the south line of Levee Street, between Manufacturing Street and Express Street
Recommendation of Staff and CPC: Approval for a five-year period, subject to conditions
Z189-160(SM)
[19-0544; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 31166]

ZONING CASES – INDIVIDUAL

62. 19-454 A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for IR Industrial Research District uses plus a community resource campus on property zoned an IR Industrial Research District, on the west side of North Stemmons Freeway, south of Regal Row and at the northeast corner of Empress Row and Viceroy Drive
Recommendation of Staff: Approval, subject to a conceptual plan and staff 's recommended conditions
Recommendation of CPC: Approval, subject to a conceptual plan and conditions
Z178-121(JM)
[19-0545; DELETED ON THE ADDENDUM]
63. 19-455 A public hearing to receive comments regarding an application for and an ordinance granting a new subdistrict for restaurant and retail uses on property zoned Subdistrict F, WMU-12 Walkable Urban Mixed Use within Planned Development District No. 468, the Oak Cliff Gateway Special Purpose District, generally bounded by East 6th Street, East Jefferson Boulevard, and Fleming Place
Recommendation of Staff: Denial
Recommendation of CPC: Approval, subject to a development/landscape plan and conditions
Z178-292(CY)
[19-0546; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 31167]

PUBLIC HEARINGS AND RELATED ACTIONS (continued)**Department of Sustainable Development and Construction** (continued)ZONING CASES – INDIVIDUAL (continued)

64. 19-456 A public hearing to receive comments regarding an application for and an ordinance granting an amendment to and renewal of Specific Use Permit No. 1740 for a mini-warehouse use on property zoned an MU-2 Mixed Use District, on the north line of Gannon Lane between South Cockrell Hill Road and South Westmoreland Road
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: Approval for a five-year period, subject to a revised site plan and conditions
Z178-373(AM)
[19-0547; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 31168]
65. 19-458 A public hearing to receive comments regarding an application for a Specific Use Permit for a late-hours establishment limited to a restaurant without drive-in or drive-through service on property zoned Planned Development District No. 842 with a MD-1 Modified Delta Overlay, on the east line of Greenville Avenue, between Oram Street and La Vista Drive
Recommendation of Staff: Approval for a two-year period, subject to a site plan and conditions
Recommendation of CPC: Denial without prejudice
Z189-131(PD)
[19-0548; HEARING CLOSED; DENIED WITHOUT PREJUDICE BY COUNCILMEMBER KINGSTON]
66. 19-459 A public hearing to receive comments regarding an application for and **(1)** an ordinance granting a Planned Development Subdistrict for O -2 Office uses, a health studio use, and a restaurant without drive-in or drive-thru use; and **(2)** an ordinance granting the removal of the D Liquor Control Overlay on property zoned an O-2-D Office Subdistrict with a D Liquor Control Overlay within Planned Development District No. 193, the Oak Lawn Special Purpose District with consideration of a D-1 Liquor Control Overlay in lieu of the removal of the D Liquor Control Overlay, on the west corner of Turtle Creek Boulevard and Dickason Avenue and the east line of Gillespie Street
Recommendation of Staff: Approval, subject to a development plan, landscape plan and staff's recommended conditions; and approval of a D-1 Liquor Control Overlay in lieu of the removal of the D Liquor Control Overlay
Recommendation of CPC: Approval, subject to a development plan, landscape plan and conditions; and approval of the removal of the D Liquor Control Overlay
Z189-136(SM)
[19-0549; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 31169]

PUBLIC HEARINGS AND RELATED ACTIONS (continued)**Department of Sustainable Development and Construction** (continued)ZONING CASES – INDIVIDUAL (continued)

67. 19-460 A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for a late-hours establishment limited to a restaurant without drive-in or drive-through service on property zoned Planned Development District No. 842 with an MD-1 Modified Delta Overlay District with Specific Use Permit No. 2272 for a late-hours establishment limited to a restaurant without drive-in or drive-through service, on the east side of Greenville Avenue, south of Prospect Avenue
Recommendation of Staff: Approval for a two-year period, subject to a site plan and staff's recommended conditions
Recommendation of CPC: Approval for a one-year period, subject to a site plan and conditions
Z189-150(JM)
[19-0550; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 31170]
68. 19-461 A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2006 for an attached projecting non-premise district activity videoboard sign on property zoned a CA-1(A) Central Area District with Specific Use Permit No. 2005 and Specific Use Permit No. 2006, on the northwest corner of North Griffin Street and Elm Street
Recommendation of Staff: Approval for a six-year period, subject to conditions.
Recommendation of CPC: Approval for a three-year period, subject to conditions.
Z189-164(PD)
[19-0551; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 31171]
69. 19-462 A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2005 for an attached projecting non-premise district activity videoboard sign on property zoned a CA-1(A) Central Area District with Specific Use Permit No. 2005 and Specific Use Permit No. 2006, on the northwest corner of North Griffin Street and Elm Street
Recommendation of Staff: Approval for a six-year period, subject to conditions
Recommendation of CPC: Approval for a three-year period, subject to conditions
Z189-165(PD)
[19-0552; HEARING CLOSED; APPROVED AS AMENDED; ORDINANCE 31172]

PUBLIC HEARINGS AND RELATED ACTIONS (continued)**Department of Sustainable Development and Construction** (continued)ZONING CASES - UNDER ADVISEMENT – INDIVIDUAL

70. 19-391 A public hearing to receive comments regarding an application for and **(1)** an ordinance granting an amendment to Tract 6 for LO-1(A) Limited Office District uses; and **(2)** an ordinance terminating Specific Use Permit No. 610 for a health center, on property zoned Tract 6 for LO-1(A) Limited Office District uses within Planned Development District No. 508, on property bounded by Bickers Street, Holystone Street, and Greenleaf Street.
Recommendation of Staff and CPC: Approval, subject to a revised conceptual plan, development plan, landscape plan, traffic management plan, and conditions; and approval of the termination of Specific Use Permit No. 610 for a health center use
Z178-260(SM)
Note: This item was deferred by the City Council before opening the public hearing on February 27, 2019, and is scheduled for consideration on April 10, 2019
[19-0553; HEARING OPEN; DEFERRED TO MAY 8, 2019 BY COUNCILMEMBER NARVAEZ]
71. 19-509 A public hearing to receive comments regarding an application for an NS (A) Neighborhood Service District with deed restrictions volunteered by the applicant on property zoned an R-7.5(A) Single Family District on the northeast corner of West Illinois Avenue and Hollywood Avenue
Recommendation of Staff and CPC: Denial without prejudice
Z178-351(CY)
Note: This item was considered by the City Council at a public hearing on March 27, 2019, and was held under advisement until April 10, 2019, with the public hearing open.
[19-0554; HEARING CLOSED; APPROVED AS REQUESTED BY THE APPLICANT SUBJECT TO DEED RESTRICTIONS; ORDINANCE 31173]

DEVELOPMENT CODE AMENDMENTS – INDIVIDUAL

72. 19-463 A public hearing to receive comments regarding consideration of amending the Dallas Development Code to create regulations for a new overlay called a Neighborhood Forest Overlay and an ordinance granting the amendments
Recommendation of Staff and CPC: Approval
DCA178-012
[19-0555; HEARING CLOSED; APPROVED AS AMENDED; ORDINANCE 31174]

PUBLIC HEARINGS AND RELATED ACTIONS (continued)**Department of Sustainable Development and Construction** (continued)

MISCELLANEOUS HEARINGS

Office of Budget

73. 19-483 A public hearing to receive comments on the adoption of Reprogramming Budget No. 1 (Substantial Amendment No. 1) to the FY 2018-19 Action Plan to: **(a)** use unspent prior year Community Development Block Grant funds in the total amount of \$2,883,673, as follows: \$2,097,567 to be used for the Housing and Neighborhood Revitalization, 2018 Notice of Funding Availability (2018 NOFA) and \$786,106 to be used for the Mingo/Beall Street Improvement project; **(b)** reclassify \$7,751,611 allocated for the 2018 NOFA from the reconstruction and rehabilitation category to the land acquisition category to allow for acquisition of land for residential purposes; **(c)** addition of the Residential Housing Development Program to the FY 2018-19 Action Plan; and **(d)** the use of funds for the Residential Housing Development Program; and at the close of the public hearing, authorize: **(1)** final adoption of Reprogramming Budget No.1 (Substantial Amendment No. 1); and **(2)** the establishment of appropriations in the total amount of \$10,635,284 - Financing: FY 2018-19 CDBG Reprogramming No. 1 Funds (\$10,635,284)

[19-0556; HEARING CLOSED; APPROVED]

DELETION:**Department of Sustainable Development and Construction**

62. 19-454 A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for IR Industrial Research District uses plus a community resource campus on property zoned an IR Industrial Research District, on the west side of North Stemmons Freeway, south of Regal Row and at the northeast corner of Empress Row and Viceroy Drive
Recommendation of Staff: Approval, subject to a conceptual plan and staff 's recommended conditions
Recommendation of CPC: Approval, subject to a conceptual plan and conditions
Z178-121(JM)
[19-0545]