

MINUTES OF THE DALLAS CITY COUNCIL
WEDNESDAY, MAY 22, 2019

19-0750

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

PRESENT: [15] Rawlings, Thomas, Medrano (*9:32 a.m.), Griggs (*9:31 a.m.), Arnold, Callahan, Narvaez (*9:31 a.m.), Felder, Atkins, Clayton, McGough, Kleinman, Greyson, Gates, Kingston (*9:25 a.m.)

ABSENT: [0]

The meeting was called to order at 9:23 a.m. with a quorum of the city council present.

The invocation was given by Pastor Tavares Gardner, Senior Pastor, The Way Fellowship Church of Dallas.

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 12:09 p.m. and reconvened to open session at 1:04 p.m. [*Narvaez (1:11 p.m.), *McGough (1:07 p.m.)]

After all business properly brought before the city council had been considered, the city council adjourned at 2:00 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, MAY 22, 2019

EXHIBIT A

MINUTES OF THE DALLAS CITY COUNCIL
WEDNESDAY, MAY 22, 2019

EXHIBIT B

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0751

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: Fake news/West Dallas

SPEAKER: Chelsea Egenberg, 18790 Lloyd Dr.
SUBJECT: Trash pick-up/311 issues

ADDITIONAL – OPEN MICROPHONE:

There were no speakers under this category.

OPEN MICROPHONE – END OF MEETING:

SPEAKER: Deborah Moore, 1835 Angelina Dr.
SUBJECT: High taxes in Dallas

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0752

Item 1: Approval of Minutes of the May 8, 2019 City Council Meeting

Councilmember Atkins moved to adopt the minutes as presented.

Motion seconded by Councilmember Felder and unanimously adopted. (Medrano absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0753

CONSENT AGENDA

Prior to consideration of the consent agenda, the following registered speakers addressed the city council:

Shaunda Butler, 2849 Gospel Dr., representing Dallas Symphony Orchestra
[Consent Agenda Item 22]

Curtis King, 2473 N. Field St. [Consent Agenda Item 22]

Kim Noltemy, 222 Browder St., representing Dallas Symphony [Consent Agenda
Item 22]

Jayda Parrish, Private, representing Dallas Symphony Orchestra [Consent Agenda
Item 22]

Diana Zavala, Private, representing Dallas Symphony Orchestra [Consent Agenda
Item 22]

The consent agenda consisted of consent agenda items 2-46. There was no addendum addition consent agenda.

Councilmember Kingston requested consent agenda item 13 be considered as an individual item later in the meeting; there was no objection voiced by the city council.

Councilmember Clayton requested consent agenda item 17 be considered as an individual item later in the meeting; there was no objection voiced by the city council.

Councilmember McGough requested consent agenda items 25, 36 and 38 be considered as individual items later in the meeting; there was no objection voiced by the city council.

The city secretary announced Councilmember Narvaez had previously deferred consideration of consent agenda item 37, in accordance with Section 7.11 of the City Council Rules of Procedure prior to the meeting, to the June 12, 2019 voting agenda meeting of the city council.

In accordance with Section 10.1 of the City Council Rules of Procedure, Councilmember Gates moved to suspend Section 7.11(a) of the City Council Rules of Procedure and consider agenda item 37.

Motion seconded by Councilmember Kleinman.

Mayor Rawlings called a record vote on Councilmember Gates' motion to suspend the rules:

Voting Yes: [10] Rawlings, Thomas, Arnold, Callahan, Felder,
Atkins, McGough, Kleinman, Greyson, Gates

Voting No: [5] Medrano, Griggs, Narvaez, Clayton, Kingston

The city secretary declared the motion adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

19-0753

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Therefore, the consent agenda, consisting of consent agenda items 2-12, 14-16, 18-24, 26-35, 37 and 39-46 was presented for consideration.

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

Motion seconded by Deputy Mayor Pro Tem Medrano and unanimously adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0754

Item 2: Authorize settlement of the lawsuit styled Thomas E. Bauer v. City of Dallas, Cause No. DC-17-05342 - Not to exceed \$60,000.00 - Financing: Risk Management Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0755

Item 3: Authorize a professional services contract with WSP USA, Inc. for the engineering design of Street Reconstruction Group 17-3004 (list attached to the Agenda Information Sheet) - Not to exceed \$252,606.82 - Financing: Street and Transportation (A) Fund (2017 Bond Funds) (\$220,986.82) and Water Capital Improvement Fund (\$31,620.00)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0756

Item 4: Authorize a design-build services contract with CORE Construction Services of Texas, Inc. for design and pre-construction services, an early construction package, and architectural and engineering services for the design and construction of replacement of Fire Station Number 36 facility to be located at 3200-3220 Singleton Boulevard - Not to exceed \$530,910.00 - Financing: Public Safety (G) Fund (2017 Bond Funds)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0757

Item 5: Authorize a construction contract for the construction of street paving, drainage, and water and wastewater main improvements for The Bottom Phase I Project - North Denley Drive from Hutchins Avenue to Levee; North Moore Street from Hutchins Avenue to Levee; and May Hall Street from North Denley Drive to Moore Street - Muniz Construction, Inc., lowest responsible bidder of five - Not to exceed \$3,417,700.30 - Financing: FY 2018-19 HUD Consolidated Funds (\$2,156,044.00), General Fund (\$229,051.00), Water Utilities Capital Improvement Funds (\$991,405.30) and Water Utilities Capital Construction Funds (\$41,200.00)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0758

Item 6: An ordinance amending Chapter 43, Article VIII of the Dallas City Code, relating to improvements in the public right-of-way by **(1)** providing modification to the traffic control permit application requirements to include accessible pedestrian walkways or detours during construction; **(2)** modifying the requirements for plates covering a pavement cut; **(3)** modifying the pavement restoration requirements for streets with high paving condition index rating; and **(4)** providing additional notification requirements - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

Assigned ORDINANCE NO. 31209

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0759

Item 7: Authorize acquisition from Teresa Alexander Leigh, of approximately 25,108 square feet of land improved with a single-family home located in Hunt County for the Lake Tawakoni 144-inch Transmission Pipeline Project - Not to exceed \$54,895.00 (\$51,895.00, plus closing costs and title expenses not to exceed \$3,000.00) - Financing: Water Construction Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0760

Item 8: Authorize acquisition from Dallas Royal Center Tower, LLC, of approximately 5,843 square feet of land in Hike and Bike Trail Easement and of approximately 6,619 square feet of land in Temporary Working Space Easement located near the intersection of North Central Expressway and Royal Lane for the Northaven Trail Phase 1B Project - Not to exceed \$242,654.00 (\$239,154.00, plus closing costs and title expenses not to exceed \$3,500.00) - Financing: Park and Recreation Facilities (B) Fund (2017 Bond Funds)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0761

Item 9: Authorize acquisition from 11250 North Central, LP, of a total of approximately 27,678 square feet of land in Hike and Bike Trail Easement and of approximately 7,863 square feet of land in Temporary Working Space Easement located near the intersection of North Central Expressway and Royal Lane for the Northaven Trail Phase 1B Project - Not to exceed \$839,830.00 (\$819,830.00, plus closing costs and title expenses not to exceed \$20,000.00) - Financing: Park and Recreation Facilities (B) Fund (2017 Bond Funds) (\$556,566.97) and Street and Transportation Improvements Fund (2006 Bond Funds) (\$283,263.03)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0762

Item 10: Authorize acquisition from 11260 N. Central, LLC, of approximately 1,857 square feet of land in Hike and Bike Trail Easement located near the intersection of North Central Expressway and Royal Lane for the Northaven Trail Phase 1B Project - Not to exceed \$69,426.00 (\$66,926.00, plus closing costs and title expenses not to exceed \$2,500.00) - Financing: Park and Recreation Facilities (B) Fund (2017 Bond Funds)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0763

Item 11: Authorize an amendment to an existing lease agreement with MacArthur Center Irving, LLC, successor in interest to MacArthur Center Levy, LLC, to extend the lease agreement for an additional three-years for approximately 6,854 square feet of office space located at 1111 West Airport Freeway, Suite 237, Irving, Texas, to be used as a Women, Infants and Children Clinic for the period September 1, 2019 through August 31, 2022 - Not to exceed \$242,374.68 - Financing: Department of State Health Services Grant Funds (subject to annual appropriations)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0764

Item 12: Authorize an amendment to an existing lease agreement with TSI Group, LLC to **(1)** extend the lease agreement for an additional three-years for approximately 5,015 square feet of office space located at 3218 Highway 67 (Interstate-30), Mesquite, Texas, for the period August 1, 2019 through July 31, 2022; and **(2)** provide the City a right of termination with a 120-day notice for the continued use as a Women, Infants and Children Clinic - Not to exceed \$240,720.12 - Financing: Department of State Health Services Grant Funds (subject to annual appropriations)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0765

Item 13: An ordinance abandoning a portion of Fitzhugh Avenue to Westdale Buena Vista, LP, the abutting owner, containing approximately 6,562 square feet of land located near the intersection of Fitzhugh Avenue and Buena Vista Street; and authorizing the quitclaim; and providing for the dedication of a total of approximately 6,201 square feet of land needed for an open space and trail easement and public access easement - Revenue: \$5,400.00, plus the \$20.00 ordinance publication fee

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 Kleinman moved to adopt the item.

Motion seconded by Councilmember Atkins.

Councilmember Kingston asked Councilmember Kleinman if he would accept the following friendly amendment:

Section 10(c) of the ordinance is amended as follows:

- Provide a six-foot sidewalk along Fitzhugh Avenue with five feet landscape buffer, as described in Section 11;

Section 11 of the ordinance is amended as follows:

- That as a condition of this abandonment and as part of the consideration for the quitclaim made herein, GRANTEE shall construct and complete a six-foot (6') sidewalk and five-foot (5') landscape buffer within the Fitzhugh Avenue right-of-way (except for that portion west of the proposed driveway extending westward to the Katy Trail overpass) in accordance with terms of the Agreement. Failure to complete the sidewalk and landscape buffer shall render this ordinance null and void and of no further effect; and
- Sections 14 and 18 of the ordinance are amended to remove reference of Section 11.

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

Councilmember Atkins, who seconded the original motion, also accepted Councilmember Kingston's friendly amendment.

Mayor Rawlings called a vote and declared the item unanimously amended.

Assigned ORDINANCE NO. 31210

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0766

Item 14: An ordinance abandoning a portion of a water easement to Greenville Centre LC, the abutting owner, containing approximately 4,622 square feet of land, located near the intersection of Twin Hills Avenue and Park Lane - Revenue: \$5,400.00, plus the \$20.00 ordinance publication fee

Adopted as part of the consent agenda.

Assigned ORDINANCE NO. 31211

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0767

Item 15: An ordinance abandoning a portion of a floodway easement to Bryan G. Brown and Terri A. Brown, the abutting owners, containing approximately 223 square feet of land, located near the intersection of Forest Lane and Hillcrest Road; and providing for the dedication of approximately 3,591 square feet of land needed for a floodway easement - Revenue: \$5,400.00, plus the \$20.00 ordinance publication fee

Adopted as part of the consent agenda.

Assigned ORDINANCE NO. 31212

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0768

Item 16: An ordinance abandoning portions of a water easement, drainage easement, two water and wastewater easements and a wastewater easement to TC Central Associates, LLC, the abutting owner, containing a total of approximately 77,372 square feet of land, located near the intersection of Carroll Avenue and North Central Expressway - Revenue: \$5,400.00, plus the \$20.00 ordinance publication fee

Adopted as part of the consent agenda.

Assigned ORDINANCE NO. 31213

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0769

Item 17: An ordinance abandoning a portion of an alley to Kyle P. Kraft and Amanda L. Kraft, the abutting owners, containing approximately 1,444 square feet of land, located near the intersection of Northridge Drive and Hillbrook Street; and authorizing the quitclaim - Revenue: \$38,890.00, plus the \$20.00 ordinance publication fee

Councilmember Clayton 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 Kleinman moved to adopt the item.

Motion seconded by Councilmember Atkins and unanimously adopted.

Assigned ORDINANCE NO. 31214

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0770

Item 18: Authorize an agreement between the City of Dallas and the Regional Transportation Council (“RTC”) to **(1)** outline the roles and responsibilities of each party for the use of Metropolitan Transportation Plan Transportation Development Credits (“TDCs”) for seven City of Dallas projects; and **(2)** accept the 6,287,119 TDCs awarded by RTC to be used as match to future federal funds for the seven projects (list attached to the Agenda Information Sheet) - Financing: No cost consideration to the City (see Fiscal Information)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0771

Item 19: Authorize the **(1)** acceptance of a grant from the Texas Book Festival for the 2019 Collections Enhancement Grant in the amount of \$2,500.00 to support collection enhancement at the Polk-Wisdom Branch Library; **(2)** receipt and deposit of funds from the Texas Book Festival in an amount not to exceed \$2,500.00 in the Texas Book Festival Grant-Library Collection Enhancement Fund; and **(3)** establishment of appropriations in an amount not to exceed \$2,500.00 in the Texas Book Festival Grant-Library Collection Enhancement Fund - Not to exceed \$2,500.00 - Financing: Texas Book Festival Grant Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0772

Item 20: An ordinance amending Chapter 24, "Library," of the Dallas City Code, by amending Article 1; **(1)** eliminating library fines; **(2)** eliminating the \$1.00 fee for failure to present library card; **(3)** eliminating the \$4.00 replacement fee for a new library card; and **(4)** authorizing the library director to administer two annual amnesty periods to forgive some or all fees accrued - Estimated Annual Revenue Foregone: \$150,000.00

Adopted as part of the consent agenda.

Assigned ORDINANCE NO. 31215

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0773

Item 21: A resolution adopting the Age-Friendly Dallas Plan - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0774

Item 22: Authorize a ninety-nine year lease agreement with the Dallas Symphony Association, Inc. for the Morton H. Meyerson Symphony Center located at 2301 Flora Street, subject to a reverter and other requirements pursuant to Section 253.011 of the Texas Local Government Code - Not to exceed \$11,500,000.00 - Financing: General Fund (subject to annual appropriations)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0775

Item 23: Authorize **(1)** a public hearing to be held on June 12, 2019, to receive comments concerning the renewal and expansion of the South Side Public Improvement District (the “District”), in accordance with Chapter 372 of the Texas Local Government Code (the “Act”), for the specified area of the District, for the purpose of providing supplemental public services, to be funded by assessments on real property and real property improvements in the District; and, at the close of the public hearing **(2)** a resolution renewing the District for a period of seven-years; **(3)** the expansion of the District’s boundary; **(4)** the District’s Service Plan for 2020-2026 for the purpose of providing supplemental public services, to be funded by assessments on real property and real property improvements in the District; and **(5)** a management contract with South Side Quarter Development Corporation, a Texas non-profit corporation as the management entity for the District - Financing: No cost consideration to the City (see Fiscal Information)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0776

Item 24: Authorize **(1)** a public hearing to be held on June 12, 2019, to receive comments concerning the renewal of the Uptown Public Improvement District (the “District”), in accordance with Chapter 372 of the Texas Local Government Code (the “Act”), for the specified area of the District, for the purpose of providing supplemental public services, to be funded by assessments on real property and real property improvements in the District; and, at the close of the public hearing **(2)** a resolution renewing the District for a period of seven years; **(3)** the District’s Service Plan for 2020-2026 for the purpose of providing supplemental public services, to be funded by assessments on real property and real property improvements in the District; and **(4)** a management contract with Uptown Dallas, Inc., a Texas nonprofit corporation as the management entity for the District - Financing: No cost consideration to the City (see Fiscal Information)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0777

Item 25: Authorize **(1)** the acceptance of a Continuum of Care (“CoC”) Grant (Grant No. TX0236L6T001810 and CFDA No. 14.267) from the U.S. Department of Housing and Urban Development for the City of Dallas’ Gateway to Permanent Supportive Housing Project in an amount not to exceed \$739,943.00, to provide project-based rental assistance and case management for single chronically homeless persons for the period October 1, 2019 through September 30, 2020; **(2)** an assignment of the CoC Grant to PWA Coalition of Dallas, Inc. dba AIDS Services of Dallas as recipient grantee in place of the City of Dallas under the grant agreement; and **(3)** execution of any and all documents required for the grant and grantee substitution - 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.

Mayor Pro Tem Thomas moved to adopt the item.

Motion seconded by Councilmember Atkins.

Councilmember McGough asked Mayor Pro Tem Thomas if he would accept a friendly amendment to defer the item to the June 12, 2019 voting agenda meeting of the city council.

Mayor Pro Tem Thomas accepted Councilmember McGough’s friendly amendment as part of his motion.

Councilmember Atkins, who seconded the original motion, also accepted Councilmember McGough’s friendly amendment.

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

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0778

Item 26: Authorize **(1)** the acceptance of a Continuum of Care (“CoC”) Grant (Grant No. TX0085L6T001811 and CFDA No. 14.267) from the U.S. Department of Housing and Urban Development for the City of Dallas’ My Residence Program (Rapid Re-housing) in an amount not to exceed \$384,395.00, to provide tenant-based rental assistance and case management for homeless families and single homeless persons for the period October 1, 2019 through September 30, 2020; **(2)** an assignment of the CoC Grant to Housing Crisis Center, Inc. as recipient grantee in place of the City of Dallas under the grant agreement; and **(3)** execution of any and all documents required for the grant and grantee substitution - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0779

Item 27: Authorize a one-year consultant contract for security assessment, strategy, and recommendations of City facilities for Court and Detention Services - True North Consulting Group, most advantageous proposer of ten - Not to exceed \$111,850 - Financing: General Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0780

Item 28: Authorize a two-year service price agreement for refuse truck body and chassis original equipment manufacturer parts and labor services for the Equipment and Fleet Management Department - Industrial Power, LLC in the amount of \$970,375, Wastebuilt Southwest, LLC in the amount of \$871,765, Rush Truck Centers of Texas, LP dba Rush Truck Center, Dallas Light and Medium Duty in the amount of \$444,645, and Bond Equipment Company, Inc. in the amount of \$209,920, lowest responsible bidders of four - Total not to exceed \$2,496,705 - Financing: General Services Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0781

Item 29: Authorize a three-year service price agreement for pre-employment polygraph testing and examination services for the Fire-Rescue Department and the Police Department - Ruiz Protective Service, Inc. in an estimated amount of \$432,675.60 and Dallas Polygraph Services in an estimated amount of \$52,500.00, lowest responsible bidders of two - Total estimated amount of \$485,175.60 - Financing: General Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0782

Item 30: Authorize a five-year service price agreement for the purchase, supply, selection, cataloging, and physical processing of library printed materials for the Dallas Public Library - Brodart Co., lowest responsible bidder of four - Estimated amount of \$21,362,250 - Financing: General Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0783

Item 31: Authorize a three-year service contract, with two one-year renewal options, to provide Family Medical Leave Act services - Total Administrative Services Corporation, most advantageous proposer of three - Not to exceed \$247,500 - Financing: General Fund (subject to annual appropriations)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0784

Item 32: Authorize a three-year service contract, with two one-year renewal options, to provide voluntary benefits to employees and eligible retirees, a self-funded vendor-administered Employee Benefits Program - Standard Insurance Company, most advantageous proposer of four - Financing: No cost consideration to the City (to be funded by employee and retiree premiums through payroll and pension deductions)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0785

Item 33: Authorize a five-year service contract for the purchase, installation, maintenance, and support of a closed-circuit television video storage system for the Department of Aviation with Promark Technology, Inc. through the General Services Administration cooperative agreement - Estimated amount of \$1,726,684.20 - Financing: Aviation Fund (subject to annual appropriations)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0786

Item 34: Authorize a three-year master agreement for rescue concentrate disinfectant, kennel foamers, and accessories for the Department of Dallas Animal Services - Midwest Veterinary Supply, Inc., lowest responsible bidder of two - Estimated amount of \$370,719.24 - Financing: General Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0787

Item 35: Authorize the rejection of the bid received for cement treated base, rebase, and super slurry - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0788

Item 36: Authorize Supplemental Agreement No. 2 to increase the service price agreement with Good Earth Corporation in the amount of \$1,376,241.91, from \$5,504,967.63 to \$6,881,209.54 and T. Smith's Lawn Service, LLC in the amount of \$652,187.76, from \$2,608,751.05 to \$3,260,938.81, for litter maintenance services for the Park and Recreation Department and to extend the term from May 29, 2019 to May 29, 2020 - Total not to exceed \$2,028,429.67, from \$8,113,718.68 to \$10,142,148.35 - Financing: General Fund

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 Gates moved to adopt the item.

Motion seconded by Councilmember Atkins and unanimously adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0789

Item 37: Ordinances authorizing two amendments to the Dallas Fort Worth (DFW) International Airport Master Bond Ordinance, the 53rd Supplemental Bond Ordinance (SBO), and the issuance of the 54th SBO - Financing: No cost consideration to the City

The city secretary announced Councilmember Narvaez, deferred consideration of the item to the June 12, 2019 voting agenda meeting of the city council in accordance with Section 7.11 of the City Council Rules of Procedure prior to the meeting.

In accordance with Section 10.1 of the City Council Rules of Procedure, Councilmember Gates moved to suspend Section 7.11(a) of the City Council Rules of Procedure and consider agenda item 37.

Motion seconded by Councilmember Kleinman.

Mayor Rawlings called a record vote on Councilmember Gates' motion to suspend the rules:

Voting Yes: [10] Rawlings, Thomas, Arnold, Callahan, Felder,
Atkins, McGough, Kleinman, Greyson, Gates

Voting No: [5] Medrano, Griggs, Narvaez, Clayton, Kingston

The city secretary declared the motion adopted.

Adopted as part of the consent agenda.

Assigned ORDINANCE NOS. 31216 & 31217

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0790

Item 38: Authorize an agreement between Big Thought and the City of Dallas Park and Recreation Department to provide after-school services as Phase II of The Wallace Foundation Partnership for Social and Emotional Learning Initiative in partnership with Dallas Independent School District - Financing: No cost consideration to the City (see Fiscal Information)

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 Councilmember Atkins.

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

Greg McPherson, 1403 Navaho Trl., Richardson, TX, representing Big Thought

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

Bryon Sanders, 1409 S. Lamar St.

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

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0791

Item 39: Authorize a professional services contract with Dal-Tech Engineering, Inc. for topographic survey, schematic design, geotechnical investigation, design development, flood plain permitting, construction documents, construction procurement, and construction observation phases for the Brownwood Park Erosion Control and Soccer Field Improvements Project located at 3400 Walnut Hill Lane - Not to exceed \$72,322.00 - Financing: Park and Recreation Facilities (B) Fund (2017 Bond Funds)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0792

Item 40: Authorize Supplemental Agreement No. 2 to the professional services contract with Kimley-Horn and Associates, Inc. for additional design and floodplain permitting for the Aquatics Phase 2 Projects for Bachman Regional Aquatic Center at Bachman Park located at 2750 Bachman Drive - Not exceed \$133,875.00, from \$2,628,800.00 to \$2,762,675.00 - Financing: Park and Recreation Facilities (B) Fund (2017 Bond Funds)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0793

Item 41: Authorize Supplemental Agreement No. 3 to the design-build services contract with Harrison, Walker & Harper, LP. for the design and construction for Fair Park Facility Improvements for additional architectural and engineering services and an increase in the construction services package for the renovations of the Music Hall located at 909 1st Avenue and the African American Museum located at 3536 Grand Avenue - Not to exceed \$3,134,650.00, from \$2,704,320.00 to \$5,838,970.00 - Financing: Fair Park Improvements (C) Fund (2017 Bond Funds)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0794

Item 42: Authorize **(1)** an application for the Commercial Auto Theft Interdiction Squad/27 Grant from the Texas Automobile Burglary and Theft Prevention Authority, requiring a local match and an in-kind contribution, to provide a specialized proactive automobile theft program, for the period September 1, 2019 through August 31, 2020; and **(2)** an application for the continuation or modification of the grant for subsequent years - Financing: This action has no cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0795

Item 43: Authorize a professional services contract with Halff Associates, Inc. for the engineering design of Storm Drainage Contract A (list attached to the Agenda Information Sheet) - Not to exceed \$422,501.00 - Financing: Flood Control (D) Fund (2017 Bond Funds)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0796

Item 44: Authorize a professional services contract with Garver, LLC, for the engineering design of the Lake Highlands Town Center Dredge Project - Not to exceed \$135,957.00 - Financing: Flood Control (D) Fund (2017 Bond Funds)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0797

Item 45: Authorize a professional services contract with Signature Automation, LLC to provide engineering services for the design, construction administration, and start-up associated with Supervisory Control and Data Acquisition system improvements at the Southside Wastewater Treatment Plant - Not to exceed \$2,680,000.00 - Financing: Wastewater Capital Improvement Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0798

Item 46: Authorize (1) the First Amendment to the Project Specific Agreement with Dallas County for the 96-inch diameter water transmission pipeline located along Wintergreen Road between Main Street and Cockrell Hill Road to provide the City of Dallas' share of additional construction costs for Phase I of the project along Wintergreen Road from the intersection of Main Street and Wintergreen Road to approximately 1,300 feet east; and (2) payment to Dallas County for the City's share of additional construction cost - Not to exceed \$536,050.00, from \$2,120,000.00 to \$2,656,050.00 - Water Utilities Capital Improvement Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0799

Item 47: 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)

There were no appointments made to boards and commissions.

Note: In accordance with Section 12A-19(G)(ii) of the Dallas City Code, the city secretary announced the following names of the board members who had failed to submit their financial disclosure reports:

Donald Payton, Landmark Commission
Mark Stephens, RZ04 (Cedars Area)
Derek Watson, RZ10 (Southwest Medical)
Pierre-Jamar Moton, RZ13 (Grand Park South)
Athena L. Villareal, RZ15 (Ft. Worth Avenue)
Kyle R. Ward, RZ15 (Ft. Worth Avenue)
Jonathan Braddick, RZ16 (Davis Garden)
Larry McGregor, TRW (Trinity River West MMD)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0800

Item 48: Consideration of appointment to the Dallas Area Rapid Transit Board of Directors for Positions 03, 04, 05, 06, 07, and 08, one of whom shall be appointed as a shared member with the City of Cockrell Hill. (Closed Session, if necessary, Personnel, Sec. 551.074, T.O.M.A.) (Name of nominee in the City Secretary's Office) - Financing: No cost consideration to the City

Councilmember Kleinman moved to appoint the following individuals to the Dallas Area Rapid Transit Board of Directors for the 2019-2021 term to begin July 1, 2019 and end June 30, 2021:

- Jon-Bertrell Killen
- Patrick Kennedy
- Michele Wong Krause
- Ray Jackson
- Amanda Moreno Lake
- Eliseo Ruiz (to serve as the Shared Member with the City of Cockrell Hill and Representative of the Transportation Disadvantaged)

Motion seconded by Councilmember Greyson and unanimously adopted.

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

19-6050 DART DALLAS AREA RAPID TRANSIT

Note: Pursuant to the approved resolution, the city secretary assigned place numbers to the appointments as follows.

Upcoming 2019-2021 board term: Place 03, Michele Wong Krause
Place 04, Eliseo Ruiz (Shared)
Place 05, Jon-Bertrell Killen
Place 06, Ray Jackson
Place 07, Amanda Moreno-Lake
Place 08, Patrick Kennedy

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0801

Item 49: Authorize (1) settlement in lieu of proceeding further with condemnation in the condemnation suit styled City of Dallas v. Linda Sue Reid, et al., pending in Dallas County Court at Law No. 2, Cause No. CC-16-03154-C, for acquisition from Linda Sue Reid, et al., of approximately 59,276 square feet of land for right-of-way located in near the intersection of Seagoville Road and Interstate Highway 20 for the Southwest 120/96-inch Water Transmission Pipeline Project; and (2) the deposit of the settlement amount reached through Court ordered mediation and negotiation of the condemnation suit for an amount not to exceed the amount of the settlement amount - Not to exceed \$285,000.00, increased from \$220,634.00 to \$505,634.00 (\$500,000.00 being the settlement amount, plus closing costs and title expenses not to exceed \$5,634.00) - Financing: Water Improvement Fund

Councilmember Kleinman moved to adopt the item.

Motion seconded by Councilmember Atkins.

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

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0802

Item 50: Authorize **(1)** adoption of the Targeted Neighborhood Enhancement Program Statement; **(2)** a Chapter 380 economic development grant agreement with The Golden S.E.E.D.S. Foundation or an affiliate thereof, in connection with neighborhood enhancements for The Bottom neighborhood; and **(3)** an increase in appropriations, future encumbrances, and disbursements as appropriate for a total amount not to exceed \$500,000.00 - Not to exceed \$500,000.00 - Financing: 2017 Bond Funds (Proposition I)

Councilmember Atkins moved to adopt the item.

Motion seconded by Mayor Pro Tem Thomas and unanimously adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0803

Item 51: Authorize **(1)** adoption of the Southern Dallas Investment Fund Program Statement; and **(2)** an increase in appropriations, future encumbrances, and disbursements as appropriate for a total amount not to exceed \$2,500,000.00 - Not to exceed \$2,500,000.00 - Financing: 2017 Bond Funds (Proposition I)

Councilmember Atkins moved to adopt the item.

Motion seconded by Mayor Pro Tem Thomas and unanimously adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0804

Item 52: A resolution in furtherance of the City of Dallas' efforts to support diverse racial, ethnic, cultural, and socio-economic backgrounds and to promote equity in the Dallas community - Financing: No cost consideration to the City

Mayor Pro Tem Thomas moved to adopt the item.

Motion seconded by Councilmember Callahan.

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

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0805

Prior to consideration of the consent zoning docket and the item being read into the record, Deputy Mayor Pro Tem Medrano moved to defer agenda item 60 to the June 26, 2019 voting agenda meeting of the city council. Therefore, no speakers were called on the item.

The consent zoning docket consisted of agenda items 53-62

Agenda item 53: Zoning Case Z178-366(SM)
Agenda item 54: Zoning Case Z178-367 (SM)
Agenda item 55: Zoning Case Z178-368(SM)
Agenda item 56: Zoning Case Z178-369(SM)
Agenda item 57: Zoning Case Z178-374(PD)
Agenda item 58: Zoning Case Z189-111(PD)
Agenda item 59: Zoning Case Z189-177(SM)
Agenda item 60: Zoning Case Z189-192(JM)
Agenda item 61: Zoning Case Z189-196(CY)
Agenda item 62: Zoning Case Z189-201(CY)

Agenda items 55, 58, 59 and 62 were removed from the consent zoning docket to be considered as individual hearings.

Therefore, the consent zoning docket, consisting of agenda items 53, 54, 56, 57 and 61 was presented for consideration.

Agenda item 53: Zoning Case Z178-366(SM)
Agenda item 54: Zoning Case Z178-367 (SM)
Agenda item 56: Zoning Case Z178-369(SM)
Agenda item 57: Zoning Case Z178-374(PD)
Agenda item 61: Zoning Case Z189-196(CY)

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 recommendation.

Councilmember Griggs moved to close the public hearings, accept the recommendations of the city plan commission and pass the ordinances.

Motion seconded by Deputy Mayor Pro Tem Medrano and unanimously adopted. (Narvaez absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0806

Item 53: Zoning Case Z178-366(SM) [Consent Zoning Docket]

A public hearing to receive comments regarding an application for and an ordinance granting an MU-1 Mixed Use District and a resolution accepting deed restrictions volunteered by the applicant on property zoned an IR Industrial Research District, on the east line of Chicago Street, north of Duluth Street

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. 31218

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0807

Item 54: Zoning Case Z178-367(SM) [Consent Zoning Docket]

A public hearing to receive comments regarding an application for and an ordinance granting an MU-1 Mixed Use District and a resolution accepting deed restrictions volunteered by the applicant on property zoned an IR Industrial Research District, on the south line of Duluth Street, at the terminus of Chicago Street

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. 31219

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0808

Item 55: Zoning Case Z178-368(SM) [Consent Zoning Docket]

A public hearing to receive comments regarding an application for and an ordinance granting an MU-1 Mixed Use District and a resolution accepting deed restrictions volunteered by the applicant on property zoned an IR Industrial Research District, on the northwest corner of Duluth Street and Chicago Street

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

Councilmember Narvaez requested the item 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.

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:

Santos Martinez, 52 Cheerful Way, Angel Fire, NM

Councilmember Narvaez moved to close the public hearing, accept the recommendation of the city plan commission with the ordinance and deed restrictions to return at a later date.

Motion seconded by Councilmember Atkins and unanimously adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0809

Item 56: Zoning Case Z178-369(SM) [Consent Zoning Docket]

A public hearing to receive comments regarding an application for and an ordinance granting an MU-1 Mixed Use District and a resolution accepting deed restrictions volunteered by the applicant on property zoned an IR Industrial Research District, on the south line of Duluth Street, east of Chicago Street

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. 31220

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0810

Item 57: Zoning Case Z178-374(PD) [Consent Zoning Docket]

A public hearing to receive comments regarding an application for and an ordinance granting an MU-1 Mixed Use District and a resolution accepting deed restrictions volunteered by the applicant on property zoned a CR Community Retail District, on the southwest corner of South Hampton Road and Emmett Street

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. 31221

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0811

Item 58: Zoning Case Z189-111(PD) [Consent Zoning Docket]

A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Tract II within Planned Development District No. 286, north of Stults Road, on the west line of Greenville Avenue

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

Councilmember McGough requested the item 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.

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

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

- General merchandise or food store less than 3,500 square feet and restaurant without drive-in or drive-through service are permitted uses in Tract II.

Motion seconded by Councilmember Atkins and unanimously amended. (Narvaez absent when vote taken)

Assigned ORDINANCE NO. 31222

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0812

Item 59: Zoning Case Z189-177(SM) [Consent Zoning Docket]

A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for MF-2(A) Multifamily District uses and a public school other than an open -enrollment charter school on property zoned an R-5(A) Single Family District, a TH-3(A) Townhouse District, and an MF-2(A) Multifamily District, on the west line of Bonnie View Road, north of Morrell Avenue

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

Councilmember Arnold requested the item 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.

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

Councilmember Arnold 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.

Assigned ORDINANCE NO. 31223

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0813

Item 60: Zoning Case Z189-192(JM) [Consent Zoning Docket]

A public hearing to receive comments regarding an application for and an ordinance granting an MF-2(A) Multifamily District on property zoned an NO(A) Neighborhood Office District, on the east side of North Fitzhugh Avenue, south of Ross Avenue

Recommendation of Staff and CPC: Approval

Prior to consideration of the consent zoning docket and the item being read into the record, Deputy Mayor Pro Tem Medrano moved to defer the item to the June 26, 2019 voting agenda meeting of the city council. Therefore, no speakers were called on the item.

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

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0814

Item 61: Zoning Case Z189-196(CY) [Consent Zoning Docket]

A public hearing to receive comments regarding an application for and an ordinance granting an R-5(A) Single Family District on property zoned a CS Commercial Service District, on the southeast side of Solar Lane, east of Carbondale Street

Recommendation of Staff and CPC: Approval

Adopted as part of the consent zoning docket.

Assigned ORDINANCE NO. 31224

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0815

Item 62: Zoning Case Z189-201(CY) [Consent Zoning Docket]

A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2111 for a body piercing studio and a tattoo studio on property zoned Tract A within Planned Development District No. 269, the Deep Ellum/Near East Side District with Specific Use Permit No. 2111, on the north line of Main Street, west of Exposition Avenue

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

Councilmember Callahan requested the item 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.

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

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 Kingston.

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

Assigned ORDINANCE NO. 31225

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0816

ZONING CASES – INDIVIDUAL

Item 63: Zoning Case Z189-142(CY)

A public hearing to receive comments regarding an application for and (1) an ordinance granting a Planned Development District for R-7.5(A) Single Family District uses, private recreation center, club or area, and private street or alley uses; and (2) an ordinance terminating Specific Use Permit No. 2166 for an adult day care facility on property zoned an R -7.5(A) Single Family District with Specific Use Permit No. 105 for a convalescent home and institutional uses, and Specific Use Permit No. 2166 for an adult day care facility, on the southwest corner of Samuell Boulevard and Hunnicutt Road

Recommendation of Staff: Denial

Recommendation of CPC: Approval, subject to a conceptual plan, street section exhibit and condition, and approval of the termination of Specific Use Permit No. 2166 for an adult day care facility

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:

Santos Martinez, 52 Cheerful Way, Angel Fire, NM

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

Motion seconded by Councilmember Kleinman.

During discussion, Councilmember Callahan asked Councilmember Felder if he would accept the following friendly amendment:

- The fence along the southern perimeter must be a solid wood fence.

Councilmember Felder accepted Councilmember Callahan's friendly amendment.

Councilmember Kleinman, who seconded the original motion, also accepted Councilmember Callahan's friendly amendment.

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

Assigned ORDINANCE NOS. 31226 & 31227

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0817

ZONING CASES – INDIVIDUAL

Item 64: Zoning Case Z189-148(CY)

A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2007 for an attached projecting non-premise district activity videoboard sign on property zoned Planned Development District No. 619, on the northeast corner of Griffin Street and Elm Street

Recommendation of Staff and CPC: Approval for a six-year period, subject to 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:

Curtis Cogburn, 1201 Main St., representing OUTFRONT Media

Councilmember Kingston moved to deny the item.

Motion seconded by Councilmember Greyson.

Mayor Rawlings called a record vote on Councilmember Kingston's motion to deny:

Voting Yes: [2] Greyson, Kingston

Voting No: [13] Rawlings, Thomas, Medrano, Griggs, Arnold, Callahan, Narvaez, Felder, Atkins, Clayton, McGough, Kleinman, Gates

The city secretary declared the motion failed.

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

Motion seconded by Councilmember Atkins.

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

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

Voting No: [2] Greyson, Kingston

The city secretary declared the item adopted.

Assigned ORDINANCE NO. 31228

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0818

ZONING CASES – UNDER ADVISEMENT – INDIVIDUAL

Item 65: Zoning Case Z178-256(CY)

A public hearing to receive comments regarding an application for and an ordinance granting an MF-2(A) Multifamily Subdistrict on property zoned a P(A) Parking Subdistrict within Planned Development No. 595, the South Dallas/Fair Park Special Purpose District, on the southwest side of Cleveland Street, north of South Lamar Street

Recommendation of Staff and CPC: Approval

Note: This item was deferred by the City Council before opening the public hearings on December 12, 2018, February 27, 2019, and April 24, 2019, and is scheduled for consideration on May 22, 2019.

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

Lasheryl Walker, 3607 Hamburg Ct., representing St. Philip's School & Community Center

Shirley Rhodes, 3047 Reed Ln., representing St. Philip's School & Community Center

Becky Madole, 1600 Pennsylvania Ave., representing St. Philip's School & Community Center

Lattie Clark, 1811 South Blvd., representing St. Philip's School & Community Center

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

Councilmember Felder moved to deny the item.

Motion seconded by Councilmember Clayton.

Councilmember Kleinman asked Councilmember Felder if he would accept a friendly amendment to deny without prejudice.

Councilmember Felder did not accept Councilmember Kleinman's friendly amendment.

Mayor Rawlings called a vote and declared the item unanimously denied.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0819

ZONING CASES – UNDER ADVISEMENT – INDIVIDUAL

Item 66: Zoning Case Z189-169(CY)

A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for an open-enrollment charter school use on property zoned a CR Community Retail District with existing deed restrictions [Z045-125], on the northwest side of Dixon Avenue, at the terminus of Wullschleger Lane

Recommendation of Staff and CPC: Approval for a five-year period, subject to a site plan, traffic management plan, and conditions.

Note: This item was deferred by the City Council before opening the public hearing on April 24, 2019, and is scheduled for consideration on May 22, 2019.

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

Councilmember Felder moved to deny the item without prejudice.

Motion seconded by Councilmember Kingston.

After discussion, Mayor Rawlings called a vote and declared the item unanimously denied without prejudice.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0820

SPECIAL PURPOSE SIGN DISTRICT

Item 67: A public hearing to receive comments regarding consideration of amendments to Sec. 51A-7.930. "Supergraphic Signs" of the Dallas Development Code within the Downtown Special Provision Sign District on property zoned CA-1(A) Central Area District, Planned Development District No. 619 and Planned Development District No. 715, in the area generally bounded by Woodall Rogers Freeway, St. Paul Street, and Ross Avenue to the north; Interstate 45/US 75, Harwood Street, Park Avenue, and St. Paul Street to the east; Commerce Street, Wood Street, Young Street, and Interstate 30/R.L. Thornton to the south; and Interstate 35/Stemmons Freeway to the west save and except that area comprised of the West End Historic Sign District and an ordinance granting the amendments

Recommendation of Staff: Approval of Quality of Life, Arts, and Culture Committee recommendations.

Recommendation of CPC: Approval

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

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

Erin Watkins, 1528 Slocum St., representing Big Outdoor and Radiant Outdoor
Curtis Cogburn, 1201 Main St., representing OUTFRONT Media
Courtney Garrett, 1111 S. Canterbury Ct., representing Downtown Dallas Inc.

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

- Allowing supergraphic signs to be located on the blank party walls on historic structures;
- Increasing the display duration of supergraphic signs from four months to six months;
- Extending the sunset date of the supergraphic signs program in the Downtown Special Provision Sign District to August 31, 2027 as recommended by the City Plan Commission; and
- Prohibiting internal illumination of supergraphic signs as recommended by the Quality of Life, Arts, and Culture Committee.

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

Assigned ORDINANCE NO. 31229

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0821

THOROUGHFARE PLAN AMENDMENTS

Item 68: A public hearing to receive comments to amend the City of Dallas Thoroughfare Plan: **(1)** delete St. Paul Street from Interstate Highway 30 (IH-30) to Ervay Street; and **(2)** change the dimensional classification of Ervay Street from IH-30 to St. Paul Street/Belleview Street from an existing couplet (EXST CPLT) to a special two-lane undivided roadway (SPCL 2U) with bicycle facilities in 60 feet of right-of-way, and at the close of the hearing, authorize an ordinance implementing the change - Financing: This action has no cost consideration to the City (see Fiscal Information for potential future costs)

No one addressed the city council on the item.

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

Motion seconded by Councilmember Callahan and unanimously adopted.

Assigned ORDINANCE NO. 31230

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0822

MISCELLANEOUS HEARINGS

Item 69: A public hearing to receive comments on **(1)** the Proposed FY 2019-20 HUD Consolidated Plan Budget for U.S. Department of Housing and Urban Development Grant Funds; and **(2)** the new Five-Year Consolidated Plan, covering the period of FY 2019-20 through FY 2023-24 - Financing: No cost consideration to the City

The following individual addressed the city council on the item:

Angelica Portillo, 6808 Skillman St., representing Dallas Afterschool (handout provided)

Councilmember Gates moved to close the public hearing.

Motion seconded by Councilmember Kingston and unanimously closed.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0823

Addendum Item 1: Authorize **(1)** the acceptance of a grant from the U.S. Department of Housing and Urban Development (Grant No. TXLHB0707-18, CFDA No. 14.900) to support lead-based paint identification and remediation activities and the repair of conditions that exacerbate asthma for eligible housing units in an amount not to exceed \$2,300,000.00 for the period May 31, 2019 through November 29, 2022; **(2)** the establishment of appropriations in an amount not to exceed \$2,300,000.00 in the Lead Hazard and Healthy Homes Grant Fund; **(3)** the receipt and deposit of grant funds in an amount not to exceed \$2,300,000.00 in the Lead Hazard and Healthy Homes Grant Fund; **(4)** a required local cash match in an amount not to exceed \$735,000.00 from eligible Community Development Block Grant funds and other eligible Housing funds allocated for home repairs, new development or substantial rehabilitation activities; **(5)** creation of a Manager III position (Lead-Based Paint Hazard Control Program Manager) and a Grant Compliance Specialist position (Lead-Based Paint Hazard Control Program Grant Compliance Specialist); and **(6)** execution of the grant agreement and all terms, conditions and documents required by the grant agreement - Total not to exceed \$3,035,000.00 - Financing: U.S. Department of Housing and Urban Development Grant Funds (\$2,300,000.00) and Eligible Community Development Block Grant Funds and Housing Funds (\$735,000.00) (subject to appropriations)

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.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0824

Addendum Item 2: Authorize **(1)** an amendment to the City of Dallas Comprehensive Housing Policy (CHP) to add a Land Transfer Program to incentivize the development of quality, sustainable housing that is affordable to the residents of the City and the development of other uses that complement the City's CHP, economic development policy, or redevelopment policy; and **(2)** an Interlocal Agreement with Dallas County, including Dallas County Hospital District, Dallas County Community College District, and Dallas Independent School District to allow the City to resell tax foreclosed property that has a tax delinquency of six or more years to be developed for a purpose consistent with the City's urban redevelopment plans or the City's affordable housing policy in accordance with Section 34.051 of the Texas Property Tax Code - Financing: No cost consideration to the City (see Fiscal Information)

Councilmember Atkins moved to adopt the item.

Motion seconded by Councilmember Callahan and unanimously adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0825

Addendum Item 3: A resolution (1) declaring the *Robert E. Lee and the Confederate Soldier* by sculptor Alexander Phimister Proctor to be surplus property; and (2) authorizing a method of sale pursuant to Section 2-37.4 of the Dallas City Code - Financing: No cost consideration to the City

Mayor Pro Tem Thomas moved to adopt the item.

Motion seconded by Councilmember Narvaez.

Councilmember Kleinman asked Mayor Pro Tem Thomas if he would accept the following friendly amendment:

[Resolution]

SECTION 2. The purchaser shall agree to enter into a purchase agreement with the city that will require at a minimum that:

- (b) the purchaser shall not **publicly** display the Sculpture in the City of Dallas and that the purchaser shall secure this restriction contractually with any subsequent purchaser if the Sculpture is later sold.

Mayor Pro Tem Thomas accepted the friendly amendment as part of his motion.

Councilmember Narvaez who seconded the original motion, did not accept the friendly amendment.

Councilmember Kleinman moved a substitute motion to adopt the item with the following change:

[Resolution]

SECTION 2. The purchaser shall agree to enter into a purchase agreement with the city that will require at a minimum that:

- (b) the purchaser shall not **publicly** display the Sculpture in the City of Dallas and that the purchaser shall secure this restriction contractually with any subsequent purchaser if the Sculpture is later sold.

Substitute motion seconded by Councilmember Callahan.

Councilmember Felder asked Councilmember Kleinman if he would accept a friendly amendment to include a reserve of \$450,000.

Councilmember Kleinman did not accept Councilmember Felder's friendly amendment.

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19-0825

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Councilmember Felder moved a second substitute motion to adopt the item with the following changes:

- [Resolution]
SECTION 2. The purchaser shall agree to enter into a purchase agreement with the city that will require at a minimum that:
 - (b) the purchaser shall not **publicly** display the Sculpture in the City of Dallas and that the purchaser shall secure this restriction contractually with any subsequent purchaser if the Sculpture is later sold.
- To include a reserve of \$450,000.

Substitute motion seconded by Councilmember Greyson.

During discussion, Councilmember Arnold called the question.

Mayor Rawlings called a record vote on Councilmember Arnold's call for the question:

Voting Yes: [8] Rawlings, Thomas, Arnold, Narvaez, Felder,
Atkins, Clayton, Gates

Voting No: [7] Medrano, Griggs, Callahan, McGough,
Kleinman, Greyson, Kingston

The city secretary declared the *call failed.

City Council discussion continued.

After discussion, Mayor Rawlings called a record vote on Councilmember Felder's amended substitute motion:

Voting Yes: [10] Rawlings, Thomas, Griggs, Arnold, Narvaez,
Felder, Atkins, McGough, Greyson, Gates

Voting No: [5] Medrano, Callahan, Clayton, Kleinman,
Kingston

The city secretary declared the item amended.

Later in the meeting, Councilmember Greyson moved to reconsider the item.

Motion seconded by Deputy Mayor Pro Tem Medrano and accepted by consensus of the city council.

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Mayor Rawlings announced the final vote on the item should be as follows:

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

Voting No: [3] Callahan, Clayton, Kingston

*Note: For the 'call for the question' to pass it required a favorable vote of two-thirds for adoption.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0826

Addendum Item 4: Authorize a resolution **(1)** reaffirming the protection of the Great Trinity Forest and upholding the multi-purposes of the Great Trinity Forest as outlined in local, state, and federally approved plans, including flood risk management, ecosystem restoration, and recreational enhancements; **(2)** establishing a multi-disciplinary team from departments, with consideration given to the Park and Recreation Department providing a significant role in conserving, preserving, and managing the Great Trinity Forest; and **(3)** engaging the community and stakeholders as part of the ongoing efforts - Financing: This action has no cost consideration to the City (see Fiscal Information for potential future costs)

The following individual addressed the city council on the item:

Ben Sandifer, 8610 Southwestern Blvd.

Councilmember Greyson moved to adopt the item.

Motion seconded by Councilmember Callahan.

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

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0827

Addendum Item 5: Authorize a Chapter 380 economic development grant agreement with Chime Solutions, Inc. or an affiliate in an amount not to exceed \$2,000,000.00 for the establishment and operation of a new business process outsourcing center within Red Bird mall located at 3662 West Camp Wisdom Road pursuant to the Public/Private Partnership Program - Not to exceed \$2,000,000.00 - Financing: Public/Private Partnership Fund

Councilmember Atkins moved to adopt the item.

Motion seconded by Mayor Pro Tem Thomas.

At the request of Councilmember Atkins, the following individuals addressed the city council on the item:

Shelly Wilson, 4520 Garmon Rd., Atlanta, GA, representing Chime Solutions
Peter Brodsky, 9950 Strait Ln., representing Red Bird Mall

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

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0828

Addendum Item 6: Authorize **(1)** a conditional grant agreement with 4315 ESV, LLC or an affiliate thereof for the renovation of the former Urban League Building located at 4315 South Lancaster Road, Dallas, Texas 75216 in an amount not to exceed \$750,000.00; and **(2)** an increase in appropriations in an amount not to exceed \$750,000.00 in the ECO (I) Fund - Not to exceed \$750,000.00 - Financing: 2017 Bond Funds (Proposition I)

Councilmember Atkins moved to adopt the item.

Motion seconded by Mayor Pro Tem Thomas.

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

Emmitt Smith, Address Not Provided
Tamela Thornton, 3525 Turtle Creek Blvd., representing E. Smith Communities

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

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0829

Addendum Item 7: Authorize the purchase of **(1)** sixteen pieces of fleet vehicles and equipment with Austin Truck and Equipment, Ltd. dba Freightliner of Austin in the amount of \$747,904.00, Chastang Ford in the amount of \$426,038.00, Kirby-Smith Machinery in the amount of \$149,995.00, BTE Body Co., Inc. in the amount of \$135,540.00, Berry Companies, Inc. dba Bobcat of Dallas in the amount of \$76,552.00, and Magnum Trailers dba Magnum Custom Trailer Mfg. Co., Inc. in the amount of \$11,981.60 through the Texas Association of School Boards cooperative agreement; and **(2)** three pieces of fleet vehicles with Sam Pack's Five Star Ford in the amount of \$93,284.70 through the Tarrant County interlocal agreement - Total not to exceed \$1,641,295.30 - Financing: General Fund (\$1,429,110.50), Water Capital Improvement Series Fund (\$149,995.00), and Master Lease-Equipment Fund (\$62,189.80)

Councilmember Gates moved to adopt the item.

Motion seconded by Councilmember Atkins.

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

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

MAY 22, 2019

19-0830

Addendum Item 8: A resolution authorizing the City Manager to ratify a contract with Coastal Turf Inc. dba Champion Turf Farms for the emergency purchase of 105,000 square feet of Champion Ultradwarf Bermudagrass sprigs for the Park and Recreation Department to use at Stevens Park Golf Course located at 1005 North Montclair Avenue - Not to exceed \$65,000.00 - Financing: Golf Improvement Trust Fund (subject to annual appropriations)

Councilmember Greyson moved to adopt the item.

Motion seconded by Councilmember Kingston and unanimously adopted.

MINUTES OF THE DALLAS CITY COUNCIL
WEDNESDAY, MAY 22, 2019

EXHIBIT C