

MINUTES OF THE DALLAS CITY COUNCIL  
WEDNESDAY, JANUARY 26, 2022

22-0220

VOTING AGENDA MEETING  
DALLAS CITY HALL, ROOM 5ES/VIDEO CONFERENCE  
MAYOR ERIC JOHNSON, PRESIDING

PRESENT: [15] Johnson, West, Resendez, Moreno, Thomas, Arnold, \*Narvaez (9:36 a.m.),  
Bazaldua, Atkins, Blackmon, McGough, Schultz, Mendelsohn, Willis,  
Ridley

ABSENT: [0]

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

The invocation was given by Pastor Kenny Cheshier of Cliff Temple Baptist Church.

Mayor Johnson led the pledge of allegiances of the United States of America and Texas State flags.

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

The meeting recessed to closed session at 11:12 a.m. and reconvened to open session at 12:36 p.m.

After all business properly brought before the city council had been considered, the city council adjourned at 5:54 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.

The actions taken on renewal motions that allows the city council to further discuss (reconsideration) or dispose (rescind) of a motion previously 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.

**\*Note: Indicates arrival time after meeting called to order/reconvened**

MINUTES OF THE DALLAS CITY COUNCIL  
WEDNESDAY, JANUARY 26, 2022

EXHIBIT A

MINUTES OF THE DALLAS CITY COUNCIL  
WEDNESDAY, JANUARY 26, 2022

EXHIBIT B

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0221

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:

**PROCLAMATION:**

SPEAKER: Diana Pollak, 1551 W. Pentago Pkwy.  
REPRESENTING: Creative Arts Center of Dallas

SPEAKER: Marty Ray, 8166 Barbaree Blvd.

SPEAKER: Mark Castro, Not Provided  
REPRESENTING: Dallas Mususem of Art

SPEAKER: Agustin Arteaga, Not Provided  
REPRESENTING: Dallas Mususem of Art

**OPEN MICROPHONE – BEGINNING OF MEETING:**

SPEAKER: Emir Pepic, 6106 Northaven Rd.  
SUBJECT: COD destroying personal property/DPD abuse

SPEAKER: Adam Chesler, 2502 Live Oak St.  
SUBJECT: Club noise/city code violations

SPEAKER: Vera Elkins, 4840 Worth St.  
SUBJECT: Short Term Rentals

SPEAKER: Wendi Mueller, 3326 Regent Dr.  
SUBJECT: Saving classical station WRR 101.1  
REPRESENTING: Friends of WRR

SPEAKER: Grady McGahan, 3218 Urban Ave.  
SUBJECT: Short Term Rentals

SPEAKER: Lisa Sievers, Not Provided  
SUBJECT: Short Term Rentals

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0222

Item 1: Approval of minutes of the January 12, 2022 City Council Meeting

Councilmember Narvaez moved to adopt the minutes as presented.

Motion seconded by Councilmember Atkins and unanimously adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0223

CONSENT AGENDA

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

Darryl Baker, 6306 Elder Grove Dr. [Agenda Item 5]

Alastair Jenkin, 14425 Falcon Head Blvd., Irving, TX representing NRP Group  
[Agenda Item 5]

Rob Baldwin, 3904 Elm St., representing Bishop Arts Village LLC [Agenda Item 11]

The consent agenda consisted of consent agenda items 2-33. Consent agenda items 6, 11 and 25 were corrected.

The city secretary stated for the record on agenda items 22 and 23 the vendor name was incorrect. The vendor name Custom Truck One Source, LP dba CTOS, LLC should be struck through and replaced with CTE LLC dba Custom Truck One Source.

Councilmember Arnold requested consent agenda items 4 and 13 be considered as individual items later in the meeting; there was no objection voiced by the city council.

Therefore, the consent agenda, consisting of consent agenda items 2, 3, 5-12 and 14-33 was presented for consideration.

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

Motion seconded by Mayor Pro Tem West and unanimously adopted. (Moreno, Thomas absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0224

- Item 2: Authorize **(1)** an extension through September 30, 2022 for Community Development Block Grant (CDBG) Funds in the amount of \$961,185 in CDBG funded projects that have not met the City's twelve-month obligation or twenty-four-month expenditure requirement; **(2)** preliminary adoption of Reprogramming Budget No. 1 (Substantial Amendment No.3) to the FY 2021-22 Action Plan to: **(a)** use unspent prior year CDBG Funds in the amount of \$2,569,591 for the Residential Development Acquisition Loan Program and **(b)** use unspent CDBG CARES Act Relief Fund No. 3 (CDBG-COVID) Funds in the amount of \$250,000 in the Digital Navigators Program for the Eviction Assistance Initiative; and **(3)** a public hearing to be conducted on March 9, 2022 to receive comments on the proposed use of funds for Reprogramming Budget No. 1 (Substantial Amendment No. 3) to the FY 2021-22 Action Plan - Financing: This action has no cost consideration to the City (see FiscalInformation)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0225

Item 3: Authorize Addendum No. 1 to the contract for assessment and collection between Dallas County, Texas and the City of Dallas to reflect additional duties, obligations, responsibilities, and agreements between Dallas County and the City of Dallas relative to the collection of: **(1)** public improvement district (PID) or other special district assessments created by the City of Dallas; and **(2)** land-based liens and related receivables (LBRs) filed and perfected by the City of Dallas, which liens may encumber various properties that are the subject of a tax foreclosure lawsuit filed by Dallas County on behalf of the itself, and other taxing jurisdictions for whom it collects, including the City of Dallas - Estimated Revenue Foregone: To Be Determined (see Fiscal Information)

Adopted as part of the consent agenda.



OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0226

Item 4: Authorize the **(1)** sale of up to 11 Land Transfer lots to KH Solutions, Inc., and/or its affiliates (Developer) subject to restrictive covenants and a right of reverter and conditioned upon execution of all necessary documents pursuant to the City's Land Transfer Program; **(2)** release of all non-tax City liens, notices, or orders that were filed on the subject lots prior to or subsequent to the deeds transferring the lots to the City of Dallas; and **(3)** execution of a development agreement with Developer for the construction of up to 11 single-family homes on the Land Transfer lots - Estimated Revenue: General Fund \$11,038.17 (Year 1 projected property tax to City of Dallas: \$17,482.28); Estimated Revenue Foregone: General Fund \$10,054.52

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

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

Mayor Pro Tem West moved to adopt the item.

Motion seconded by Councilmember Atkins and unanimously adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0227

Item 5: Authorize the Dallas Public Facility Corporation to acquire, develop, and own the Mountain Creek Apartments, a mixed-income, multifamily development to be located at the intersection of Mountain Creek Parkway and Interstate 20 (Project) and enter into a seventy-five-year lease agreement with the Applicant or its affiliate for the development of the Project - Estimated Revenue Forgone: General Fund \$118,575.00

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0228

Item 6: Authorize ~~an amendment~~ Supplemental Agreement No. 1 to the interlocal contract with BG Staffing Inc. for the provision of HRIS staff to increase the contract in an amount not to exceed \$99,000.00; and extending the term from February 1, 2021 to September 1, 2023 - Not to exceed \$99,000.00, from \$99,200.00 to \$198,200.00 - Financing: General Fund

Corrected

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0229

Item 7: A resolution authorizing the conveyance of a temporary construction easement containing approximately 13,532 square feet of land to Bishop Arts Property Owner, LLC for the construction, maintenance and use of storm water drainage facilities across City-owned land located near the intersection of Interstate Highway 30 and Beckley Avenue - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0230

Item 8:           A resolution declaring approximately 7,649 square feet of undevelopable land unwanted and unneeded, located near the intersection of Denton Drive and Mockingbird Lane; and authorizing its sale to Viceroy Triangle,LP, the abutting owner - Revenue: Aviation Fund (\$298,460.00) and General Fund (\$7,500.00)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0231

Item 9: An ordinance abandoning a portion of a drainage and utility easement to Connecticut at White Rock, LLC, the abutting owner, containing approximately 63,564 square feet of land, located near the intersection of Gaston and Grand Avenues; and providing for the dedication of approximately 18,534 square feet of land needed for a water easement - Revenue: General Fund \$5,400.00, plus the \$20.00 ordinance publication fee

Adopted as part of the consent agenda.

Assigned ORDINANCE NO. 32121

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0232

Item 10: An ordinance abandoning a portion of a storm sewer easement to Alamo Manhattan BAD, LLC, the abutting owner, containing approximately 671 square feet of land, located near the intersection of Zang Boulevard and Seventh Street - Revenue: General Fund \$5,400.00, plus the \$20.00 ordinance publication fee

Adopted as part of the consent agenda.

Assigned ORDINANCE NO. 32122

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0233

Item 11: An ordinance abandoning a portion of Ninth Street to Bishop Arts Village LLC, Bishop Arts Phase 1A LLC, Bishop North LLC, and Bishop Arts Holdings LLC the abutting owners, containing approximately 30,000 square feet of land, located near the intersection of Ninth Street and Bishop Avenue; and authorizing the quitclaim and providing for the dedication of approximately 13,100 square feet of land needed for a water, drainage and private drive easement - Revenue: General Capital Reserve Fund (~~\$586,500.00~~ \$566,500.00) and General Fund (\$20,000.00), plus the \$20.00 ordinance publication fee

Corrected

Adopted as part of the consent agenda.

Assigned ORDINANCE NO. 32123



OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0234

Item 12: An ordinance abandoning portions of a drainage easement and two detention area easements to West Dallas Investments, L.P., the abutting owner, containing a total of approximately 47,042 square feet of land, located near the intersection of Beeville Street and Muncie Avenue - Revenue: General Fund \$5,400.00, plus the \$20.00 ordinance publication fee

Adopted as part of the consent agenda.

Assigned ORDINANCE NO. 32124

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0235

Item 13: Authorize acquisition from Dallas Southwest Osteopathic Physicians, Inc., f/k/a Stevens Park, Inc. of approximately 533,739 square feet of commercially improved land located near the intersection of South Hampton Road and Perryton Drive to provide more affordable and supportive housing and opportunities for homeless services across the City - Not to exceed \$6,532,000.00 (\$6,500,000.00, plus closing costs and title expenses not to exceed \$32,000.00) - Financing: Homeless Assistance (J) Fund (2017 General Obligation Bond Fund)

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

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

The following registered speakers addressed the city council on the item:

Darryl Baker, 6306 Elder Grove Dr.  
Beverly Davis, 2530 Woodmere Dr.  
Todd Eich, 2411 Searcy Dr.

Councilmember Thomas moved to adopt the item with the following change:

- The project is redefined as affordable and permanent supportive housing with opportunities for referral based supportive services and facilities.

Motion seconded by Councilmember Schultz.

After discussion, Mayor Johnson called a vote and declared the item amended on a divided vote with Councilmember Arnold voting “No.”

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0236

Item 14: Authorize acquisition from heirs at law of A.T. Mitchell, wife, Nellie Mitchell, heirs at law of Anselmo Valdivia, deceased, and wife, Dawn Valdivia and Rogelio Garcia Hernandez, of approximately 5,406 square feet of land improved with a single-family dwelling located near the intersection of Childers and Gloyd Streets for the Cadillac Heights Phase II Project - Not to exceed \$111,000.00 (\$107,000.00, plus closing costs and title expenses not to exceed \$4,000.00) - Financing: Land Acquisition in Cadillac Heights Fund (2006 General Obligation Bond Funds)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0237

Item 15: Authorize **(1)** an Interlocal Agreement with Dallas County to fulfill requirements associated with the Specific Use Permit for the traffic signal upgrade at 6820 Lyndon B. Johnson Freeway at the North Dallas Government Center; **(2)** an increase of appropriations in an amount not to exceed \$50,000.00 in the Transportation Special Projects Fund; and **(3)** the receipt and deposit of funds in an amount not to exceed \$50,000.00 in the Transportation Special Projects Fund - Revenue: Transportation Special Projects Fund \$50,000.00

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0238

Item 16: Authorize **(1)** an Interlocal Agreement with the Texas Department of Transportation (TxDOT) through a grant from the Department of Transportation Federal Highway Administration (Agreement No. CSJ 2374-04-085, CFDA No. 20.205) in the amount of \$362,148.76 to provide cost reimbursement for material and labor related to the construction of new traffic signals at the intersections of Interstate Highway (IH) 20 and Cockrell Hill Road; IH 20 and Westmoreland Road; IH 20 and Kirnwood Drive; and IH 20 and Wheatland Road; **(2)** the establishment of appropriations in the amount of \$362,148.76 in the TxDOT IH-20 Corridor Project Fund; **(3)** the receipt and deposit of funds in the amount of \$362,148.76 in the TxDOT IH-20 Corridor Project Fund; and **(4)** execution of the agreement and all terms, conditions, and documents required by the agreement - Total amount of \$362,148.76 - Financing: Texas Department of Transportation Grant Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0239

Item 17: A resolution authorizing the guidelines for the Cultural Organizations Program within the Office of Arts and Culture to support cultural services in the City of Dallas for FY 2022-23 - Financing: This action has no cost consideration to the City (see Fiscal Information)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0240

Item 18: Authorize a one-year cooperative purchasing agreement for Microsoft premier support services for the Department of Information and Technology Services with Microsoft Corporation through the State of Texas Department of Information Resources cooperative agreement - Estimated amount of \$455,075 - Financing: Data Services Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0241

Item 19: Authorize a three-year cooperative purchasing agreement for the continuation of a subscription and maintenance contract for Adobe enterprise licenses for the Department of Information and Technology Services with SHI Government Solutions, Inc. through The Local Government Purchasing Cooperative (BuyBoard) agreement - Estimated amount of \$2,914,232.48 - Financing: Data Services Fund (\$1,982,193.76) and Coronavirus State and Local Fiscal Recovery Funds (\$932,038.72)

Adopted as part of the consent agenda.



OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0242

Item 20: Authorize a four-year service contract for the use of force analysis services for the Police Department managed by the Department of Information and Technology Services - Police Strategies LLC, sole source - Not to exceed \$1,383,800 - Financing: General Fund (subject to annual appropriations)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0243

Item 21: Authorize the purchase of **(1)** portable vehicle barricade systems with Security 20/20, Inc dba Security Pro USA through the General Service Administration cooperative agreement in the amount of \$243,250; and **(2)** four custom built trailers to transport the vehicle barricade systems in the amount of \$152,180 for the Police Department - Security 20/20, Inc dba Security Pro USA, sole source – Total not to exceed \$395,430 - Financing: 2020 Homeland Security- Urban Area Security Initiative 20-22 Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0244

Item 22: Authorize an increase to the master agreement for the purchase of original equipment manufacturer parts with Holt Texas, LTD in the amount of \$907,962.50, from \$3,631,850 to \$4,539,812.50, Southwest International Trucks, Inc. in the amount of \$733,875.00 from \$2,935,500.00 to \$3,669,375.00, Mockingbird Automotive, LLC dba Love Field Chrysler Dodge Jeep in the amount of \$639,500.00, from \$2,558,000.00 to \$3,197,500.00, Rush Truck Centers of Texas, LP dba Rush Truck Center, Dallas Light & Medium Duty in the amount of \$526,250.00, from \$2,105,000.00 to \$2,631,250.00, Landmark Equipment in the amount of \$443,850.00, from \$1,775,400.00 to \$2,219,250.00, Autonation Chevrolet Galleria in the amount of \$435,750.00, from \$1,743,000.00 to \$2,178,750.00, IEH Auto Parts dba Auto Plus Auto Parts in the amount of \$376,375.00, from \$1,505,500.00 to \$1,881,875.00, Town East Ford II LP in the amount of \$355,250.00, from \$1,421,000.00 to \$1,776,250.00, Texas Kenworth Co dba MHCKenworth Dallas in the amount of \$256,375.00, from \$1,025,500.00 to \$1,281,875.00, Kirby-Smith Machinery, Inc. in the amount of \$212,475.00, from \$849,900.00 to \$1,062,375.00, Metro Fire Apparatus Specialists, Inc. in the amount of \$210,375.00, from \$841,500.00 to \$1,051,875.00, RDO Equipment Co. in the amount of \$147,500.00, from \$590,000.00 to \$737,500.00, Quality Fire Truck Parts, LLC in the amount of \$109,250.00, from \$437,000.00 to \$546,250.00, Stewart and Stevenson Power Products, LLC in the amount of \$107,250.00, from \$429,000.00 to \$536,250.00, CLS Sewer Equipment Co., Inc. in the amount of \$66,500.00, from \$266,000.00 to \$332,500.00, Associated Supply Company, Inc. dba ASCO Equipment in the amount of \$55,000.00, from \$220,000.00 to \$275,000.00, Custom Truck One Source, L.P. dba CTOS, LLC in the amount of \$52,000.00, from \$208,000.00 to \$260,000.00, Park Cities Limited Partnership dba Planet Ford Dallas Love Field in the amount of \$45,150.00, from \$180,600.00 to \$225,750.00, Industrial Disposal Supply in the amount of \$41,000.00, from \$164,000.00 to \$205,000.00, Metro Golf Cars in the amount of \$35,750.00, from \$143,000.00 to \$178,750.00, and Dickson Equipment Co., Inc. in the amount of \$22,500.00, from \$90,000.00 to \$112,500.00 - Total amount not to exceed \$5,779,937.50, from \$27,279,250.00 to \$33,059,187.50 - Financing: General Fund (\$1,733,981.25), Equipment and Fleet Management Fund (\$3,121,166.25), and Sanitation Operation Fund (\$924,790.00)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0245

Item 23: Authorize **(1)** Supplemental Agreement No. 1 to increase the service contract with Custom Truck One Source, L.P. dba CTOS, LLC in the amount of \$81,210.00, from \$324,840.00 to \$406,050.00, Kirby-Smith Machinery, Inc. in the amount of \$58,085.00, from \$232,340.00 to \$290,425.00, Sonic-Lute Riley Honda in the amount of \$43,472.75, from \$173,891.00 to \$217,363.75, Briggs Equipment dba Briggs Equipment in the amount of \$28,042.50, from \$112,170.00 to \$140,212.50, Daco Fire Equipment in the amount of \$25,060.00, from \$100,240.00 to \$125,300.00, Dickson Equipment Co., Inc. in the amount of \$24,587.50, from \$98,350.00 to \$122,937.50, and Landmark Equipment, Inc. in the amount of \$2,880.00, from \$11,520.00 to \$14,400.00, for original equipment manufacturer service with associated parts to maintain City vehicles and equipment; and **(2)** Supplemental Agreement No 2 to increase the service contract with Wastebuilt Southwest, LLC in the amount of \$684,062.50, from \$2,986,250.00 to \$3,670,312.50, Rush Truck Centers of Texas, LP dba Rush Truck Center, Dallas Light & Medium Duty in the amount of \$484,899.37, from \$2,189,597.48 to \$2,674,496.85, Heil of Texas in the amount of \$207,500.00, from \$1,080,000.00 to \$1,287,500.00, and Bridgeport Truck Mfg., Inc. dba Bridgeport Mfg., Inc., in the amount of \$968.75, from \$253,875.00 to \$254,843.75 for original equipment manufacturer service with associated parts to maintain City vehicles and equipment - Total not to exceed \$1,640,768.37, from \$7,631,148.48 to \$9,271,916.85 - Financing: General Fund (\$98,446.10), Sanitation Operation Fund (\$82,038.42), and Equipment and Fleet Management Fund (\$1,460,283.85) (subject to annual appropriations)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0246

Item 24: Authorize Supplemental Agreement No. 2 to the service price agreement with Herc Rentals, Inc. for damages to a rental vehicle resulting in a total loss - Not to exceed \$41,495.00, from \$2,015,552.00 to \$2,057,047.00 - Financing: SDM-Operations Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0247

- Item 25: Authorize a public hearing to be held on February 9 and February 23, 2022 to receive comments on the renewal of the Dallas juvenile curfew ordinance, which provides daytime and nighttime curfew hours for minors; and, at the close of the public hearing, consideration of an ordinance amending Chapter 31 of the Dallas City Code to ~~reinstate~~ readopt and continue in effect the Dallas juvenile curfew ordinance - Financing: No cost consideration to the City

Corrected

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0248

Item 26: Authorize the **(1)** application for and acceptance of the 2021 Community Policing Development Crisis Intervention Teams Solicitation (CIT) Grant (Federal/State Award ID. No. 15JCOPS-21-GG-02320-SPPS, CFDA No. 16.710) in the amount of \$250,000.00 from the U.S. Department of Justice for the purpose of funding two mobile crisis response coordinators to form a Long-Term Care CIT Program for two years for the period September 1, 2021 through August 31, 2023; **(2)** establishment of appropriations in an amount not to exceed \$250,000.00 in the FY22 Community Policing Development Crisis Intervention Teams Fund; **(3)** receipt and deposit of funds in an amount not to exceed \$250,000.00 in the FY22 Community Policing Development Crisis Intervention Teams Fund; **(4)** add of two mobile crisis response coordinators; and **(5)** execution of the grant agreement and all terms, conditions, and documents required by the agreement - Not to exceed \$250,000.00 - Financing: U.S. Department of Justice Grant Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0249

Note: Agenda Item Nos. 27 and 28 must be considered collectively.

Item 27: Authorize the **(1)** application for and acceptance of the 2021 BJA FY 21 Smart Policing Initiative Grant (Federal/State Award ID. No.15PBJA-21-GG-04375-SMTP, CFDA No. 16.738) in the amount of \$500,000.00 from the U.S. Department of Justice for the purpose of funding for evaluation and monitoring the initiative of the Dallas Police Department by the University of Texas at San Antonio and overtime for officers dedicated to investigations in reducing violence throughout the City of Dallas for the period October 1, 2021, through September 30, 2024; **(2)** establishment of appropriations in an amount not to exceed \$500,000.00, in the FY22 Smart Policing Initiative Fund; **(3)** receipt and deposit of funds in an amount not to exceed \$500,000.00 in the FY22 Smart Policing Initiative Fund; **(4)** execution of the grant agreement and all terms, conditions, and documents required by the agreement - Not to exceed \$500,000.00 - Financing: U.S. Department of Justice Grant Funds

Adopted as part of the consent agenda.



OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0250

Note: Agenda Item Nos. 27 and 28 must be considered collectively.

Item 28: Authorize the **(1)** acceptance of additional supplemental funding for the 2020-2022 Internet Crimes Against Children Grant (Grant No. 2019-MC-FX-K056, CFDA No. 16.543) from the U.S. Department of Justice (DOJ), Office of Juvenile Justice and Delinquency Prevention in the amount of \$979,739.00, from \$1,358,028.00 to \$2,337,767.00 for response to the sexual abuse and exploitation of children facilitated by the use of computer technology related to the investigation of the internet-facilitated child exploitation for the period October 1, 2019 through September 30, 2022; **(2)** increase of appropriations in an amount not to exceed \$979,739.00 in the DOJ-Internet Crimes Against Children Grant 19-20 Fund; **(3)** receipt and deposit of funds in an amount not to exceed \$979,739.00 in the DOJ-Internet Crimes Against Children Grant 19-20 Fund; and **(4)** execution of the grant agreement and all terms, conditions, and documents required by the grant agreement - Not to exceed \$979,739.00, from \$1,358,028.00 to \$2,337,767.00 - Financing: U.S. Department of Justice, Office of Juvenile Justice and Delinquency Prevention Grant Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0251

Item 29: Authorize cooperative working agreements through the 2020-2022 Internet Crimes Against Children Grant with various Police Departments, District Attorney Offices, Sheriff Offices, and the Dallas Children's Advocacy Center for the period October 1, 2019 through September 30, 2022 - Not to exceed \$376,000.00 - Financing: U.S. Department of Justice, Office of Juvenile Justice and Delinquency Prevention Grant Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0252

Item 30: Authorize acquisition from Dallas Independent School District of a tract of land containing approximately 168,546 square feet, improved with an industrial warehouse and associated site improvements, located on East Kiest Boulevard at its intersection with Rector Street for the Dallas Floodway Extension Project – Not to exceed \$4,204,767.00 (\$4,183,267.00, plus closing costs and title expenses not to exceed \$21,500.00) - Financing: Trinity River Corridor Project Fund (1998 General Obligation Bond Funds) (\$4,183,267.00) and Flood Protection and Storm Drainage Facilities Fund (2006 General Obligation Bond Funds) (\$21,500.00)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0253

Item 31: Authorize acquisition from Valley Proteins, Inc., Estate of Virginia Cash, as their interest may appear and Estate of Mary Nell Cash, as their interest may appear of two tracts of land containing approximately 182,530 square feet, improved with commercial structures and supporting facilities, located on Pontiac Avenue near its intersection with Cedar Crest Boulevard for the Dallas Floodway Extension Project - Not to exceed \$1,081,309.00 (\$1,073,309.00, plus closing costs and title expenses not to exceed \$8,000.00) - Financing: Flood Protection and Storm Drainage Facilities Fund (2006 General Obligation Bond Funds)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0254

Item 32: Authorize the **(1)** deposit of the amount awarded by the Special Commissioners in the condemnation proceeding styled CITY OF DALLAS VS. MAINLAND LAND & EQUIPMENT CO., A NEBRASKA CORPORATION, et al., Cause No. CC-21-00536-E, pending in Dallas County Court at Law No. 5, for acquisition from Mainland Land & Equipment Co., of an improved tract of land containing a total of approximately 11.755 acres located Sargent Road near its intersection with Morrell Avenue for the Dallas Floodway Extension Project; and **(2)** settlement of the condemnation proceeding for an amount not to exceed the award - Not to exceed \$323,000.00 - Trinity River Corridor Project Fund (1998 General Obligation Bond Funds) (\$320,000.00, plus closing costs and title expenses not to exceed \$3,000.00)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0255

Item 33: Authorize Supplemental Agreement No. 4 to the professional services contract with Arcadis CE, Inc. f/k/a Malcolm Pirnie, Inc. to provide additional engineering services associated with water quality improvements at the Elm Fork Water Treatment Plant - Not to exceed \$2,371,053.00, from \$25,908,306.00 to \$28,279,359.00 - Financing: Water Capital Improvement G Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0256

Item 34: Consideration of appointments to boards and commissions and the evaluation and duties of board and commission members (List of nominees is available in the City Secretary's Office)

The city secretary distributed a report showing nominations were received and indicated the nominees met qualifications for service with the term for appointment for the 2021-2023 term.

Mayor Pro Tem West moved to appoint the following:

- Feliz Jarvis, 55+ years of age, to the Senior Affairs Commission;
- Jay Taylor to the Landmark Commission Alternate Members; and
- Esther Villareal, Vice Chair, to the Environmental Commission.

Motion seconded by Councilmember Narvaez and unanimously adopted.

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

<b>22-5250</b>	<b>LMX</b>	<b>LANDMARK COMMISSION ALTERNATE MEMBERS</b>
<b>22-5251</b>	<b>SFC</b>	<b>SENIOR AFFAIRS COMMISSION</b>
<b>22-5252</b>		<b>BOARD OFFICER</b>

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0257

Item 35: A resolution **(1)** adopting the Dallas Midtown Autonomous Transportation System and Shared Parking Feasibility Study; **(2)** directing the City Manager to consider and consult the recommendations of the Dallas Midtown Autonomous Transportation System and Shared Parking Feasibility Study in conjunction with other adopted plans; **(3)** directing the City Manager to undertake steps to further investigate and facilitate the possible creation of a management entity to oversee development and operation of an automated transportation system and management of shared parking for the area; **(4)** directing the City Manager to amend the Thoroughfare Plan as necessary; and **(5)** directing the City Manager to ensure that discussion of shared parking management is included in the authorized hearing - Financing: No cost consideration to the City

Councilmember Atkins moved to adopt the item.

Motion seconded by Councilmember Narvaez and unanimously adopted.



OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0258

Item 36: An ordinance amending Chapter 41A, “Sexually Oriented Businesses,” of the Dallas City Code by amending Sections 41A-9, 41A-16, 41A-17, and 41A-20.1 and adding a new Section 41A-14.3; **(1)** prohibiting a sexually oriented business from employing or contracting with a person who is under the age of 21; **(2)** providing that sexually oriented businesses may not operate between 2:00 a.m. and 6:00 a.m. each day; **(3)** providing that a sexually oriented business license shall be suspended for a period not to exceed 30 days for a violation of the hours of operation; **(4)** providing a penalty not to exceed \$4,000.00 and confinement in jail not to exceed one year; **(5)** providing a saving clause; **(6)** providing a severability clause; and **(7)** providing an effective date - Financing: No cost consideration to the City

The following registered speakers addressed the city council on the item:

Philip Kingston, 1717 Main St., representing ACE  
Jennifer Gates, 4919 Keyhole Ln., representing Domestic Violence Human Trafficking Advisory  
Bianca Davis, 3030 Bryan St., representing New Friends New Life  
Angelica Batrez, 4006 N. Westmoreland Rd., representing XTC Dallas  
Rocky Carlson, 1615 Holcomb Rd.  
Deily Palmer, 11601 Audelia Rd. [Spanish Interpretation]  
Marshawn Wilks, 8278 Clarkview Dr.  
Diego Cuadros, 3047 Michigan Ave.  
Kathleen Bennett, 13675 Noel Rd.  
Rudy Denis, 4060 Preferred Pl.  
Jason Godard, 10640 Steppington Dr., representing XTC Cabaret  
Jessica Brazael, 1215 Skiles St., representing New Friends New Life  
Kevin Rachel, 1642 Kessler Canyon Dr.  
Matthew Bach, 15746 Covewood Cir., representing North Dallas Neighborhood Alliance  
Lee Molina, 8400 Sunset Blvd., Rowlett, TX  
Priscilla Ramirez, 4727 Sandra Lynn Dr., Mesquite, TX  
Danielle Ventriglo, 736 Rutgers Dr., Lancaster, TX  
Yusimy Lugo, 3005 Bayport Cir., Rowlett, TX [Spanish Interpretation]  
Anaivys Fernandez, 1019 Castroville Dr., Forney, TX [Spanish Interpretation]  
Veronica Garza, 4727 Sandra Lynn Dr., Mesquite, TX  
Chabely Valdes, 1542 Shalfont Ln., Garland, TX [Spanish Interpretation]  
Mark Kirk, 303 Wilderness Trl., Mesquite, TX  
Danny McKenzie, 5709 Ridgecove Dr., Garland, TX  
Lesney Hidalgo, 693 E. Royal Ln., Irving, TX [Spanish Interpretation]  
Dominique Vasquez, 5701 McKinney Place Dr., Highland Park, TX  
E. Chris Johnson, 7370 May Hall Dr., Frisco, TX, representing Men’s Advocacy Group/New Friends New Life

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

22-0279

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Nissi Hamilton, 15738 Fleetwood Oak Dr., Houston, TX  
Deloris Phillips, Not Provided [handout provided]  
Roger Albright, Not Provided, representing ACE  
Craig Sheils, Not Provided, representing ACE  
Joshua Frick, Not Provided

Mayor Johnson recessed the meeting to discuss the item in closed session at 11:12 a.m.

At 12:36 p.m., Mayor Johnson reconvened the meeting.

Councilmember McGough moved to adopt the item.

Motion seconded by Councilmember Bazaldua.

During discussion, Mayor Pro Tem West moved a subsidiary motion to establish an appeal process.

Subsidiary motion seconded by Councilmember Narvaez.

After discussion, Mayor Johnson called a record vote on Mayor Pro Tem West's subsidiary motion:

Voting Yes:	[3]	West, Resendez, Narvaez
Voting No:	[12]	Johnson, Moreno, Thomas, Arnold, Bazaldua, Atkins, Blackmon, McGough, Schultz, Mendelsohn, Willis, Ridley

The city secretary declared the subsidiary motion failed.

Councilmember Narvaez moved a subsidiary motion that the ordinance be reviewed every two years.

Subsidiary motion seconded by Mayor Pro Tem West.

After clarification from the city attorney's office, only the ordinance's 'hours of operation' would be reviewed every two years.

After discussion, Mayor Johnson called a record vote on Councilmember Narvaez's subsidiary motion:

Voting Yes:	[10]	West, Resendez, Moreno, Arnold, Narvaez, Bazaldua, Atkins, Blackmon, Schultz, Ridley
Voting No:	[5]	Johnson, Thomas, McGough, Mendelsohn, Willis

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

22-0279

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The city secretary declared the subsidiary motion adopted.

Mayor Johnson called a record vote on Councilmember McGough's motion, as amended by Councilmember Narvaez:

Voting Yes: [15] Johnson, West, Resendez, Moreno, Thomas,  
Arnold, Narvaez, Bazaldua, Atkins,  
Blackmon, McGough, Schultz, Mendelsohn,  
Willis, Ridley

Voting No: [0]

The city secretary declared the item amended.

Assigned ORDINANCE NO. 32125

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0259

Item 37: Authorize the second step of acquisition for condemnation by eminent domain to acquire an unimproved tract of land containing approximately 514,906 square feet, from Barbara Ann Ondrusek Wolfe and Timpy Kay Ondrusek; Independent Executrix of The Estate of Joseph C. Ondrusek, located on East 11th Street near its intersection with Cedar Crest Boulevard for the Dallas Floodway Extension Project - Not to exceed \$502,034.00 (\$497,034.00, plus closing costs and title expenses not to exceed \$5,000.00) - Financing: Flood Protection and Storm Drainage Facilities Fund (2006 General Obligation Bond Funds)

The city secretary announced the item required a motion that the Council of the City of Dallas adopt the item and authorize the second step of acquisition for condemnation by eminent domain to acquire an unimproved tract of land containing approximately 514,906 square feet, from Barbara Ann Ondrusek Wolfe and Timpy Kay Ondrusek; Independent Executrix of The Estate of Joseph C. Ondrusek, located on East 11th Street near its intersection with Cedar Crest Boulevard for the Dallas Floodway Extension Project.

The city secretary announced the item would require a record vote.

Mayor Pro Tem West moved to adopt the item.

Motion seconded by Councilmember Narvaez.

Mayor Johnson called a record vote on Mayor Pro Tem West's motion:

Voting Yes:	[14]	Johnson, West, Resendez, Moreno, Thomas, Arnold, Bazaldua, Atkins, Blackmon, McGough, Schultz, Mendelsohn, Willis, Ridley
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Voting No:	[1]	Narvaez
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The city secretary declared the item adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0260

Item 38: Authorize the second step of acquisition for condemnation by eminent domain to acquire an unimproved tract of land containing approximately 498,075 square feet, from Columbia Packing of Texas, Ltd., located on East 11th Street near its intersection with Cedar Crest Boulevard for the Dallas Floodway Extension Project - Not to exceed \$410,303.00 (\$405,303.00, plus closing costs and title expenses not to exceed \$5,000.00) - Financing: Flood Protection and Storm Drainage Facilities Fund (2006 General Obligation Bond Funds)

The city secretary announced the item required a motion that the Council of the City of Dallas adopt the item and authorize the second step of acquisition for condemnation by eminent domain to acquire an unimproved tract of land containing approximately 498,075 square feet, from Columbia Packing of Texas, Ltd., located on East 11th Street near its intersection with Cedar Crest Boulevard for the Dallas Floodway Extension Project.

The city secretary announced the item would require a record vote.

Councilmember Atkins moved to adopt the item.

Motion seconded by Councilmember Ridley.

Mayor Johnson called a record vote on Councilmember Atkins' motion:

Voting Yes:	[13]	Johnson, Resendez, Moreno, Thomas, Arnold, Bazaldua, Atkins, Blackmon, McGough, Schultz, Mendelsohn, Willis, Ridley
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Voting No:	[1]	Narvaez
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Absent When Vote Taken:	[1]	West
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The city secretary declared the item adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0261

Item 39: Authorize the second step of acquisition for condemnation by eminent domain to acquire a tract of land containing approximately 263,495 square feet, improved with an automotive salvage yard and associated site improvements, from Dallas H.B.M. III, L.L.C., located on E. Kiest Boulevard at its intersection with Rector Street for the Dallas Floodway Extension Project - Not to exceed \$967,374.00 (\$959,374.00, plus closing costs and title expenses not to exceed \$8,000.00) - Financing: Flood Protection and Storm Drainage Facilities Fund (2006 General Obligation Bond Funds) (\$167,374.00) and Trinity River Corridor Project Fund (1998 General Obligation Bond Funds) (\$800,000.00)

The city secretary announced the item required a motion that the Council of the City of Dallas adopt the item and authorize the second step of acquisition for condemnation by eminent domain to acquire a tract of land containing approximately 263,495 square feet, improved with an automotive salvage yard and associated site improvements, from Dallas H.B.M. III, L.L.C., located on E. Kiest Boulevard at its intersection with Rector Street for the Dallas Floodway Extension Project.

The city secretary announced the item would require a record vote.

Councilmember Arnold moved to adopt the item.

Motion seconded by Mayor Pro Tem West.

Mayor Johnson called a record vote on Councilmember Arnold's motion:

Voting Yes:	[14]	Johnson, West, Resendez, Moreno, Thomas, Arnold, Bazaldua, Atkins, Blackmon, McGough, Schultz, Mendelsohn, Willis, Ridley
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Voting No:	[1]	Narvaez
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The city secretary declared the item adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0262

Item 40: Authorize the second step of acquisition for condemnation by eminent domain to acquire two tracts of land containing approximately 10,579 square feet, improved with a single-family residence, from Marco Sorto, located on Alex Street near its intersection with Childers Street for the Dallas Floodway Extension Project - Not to exceed \$74,040.00 (\$71,040.00, plus closing costs and title expenses not to exceed \$3,000.00) - Financing: Flood Protection and Storm Drainage Facilities Fund (2006 General Obligation Bond Funds)

The city secretary announced the item required a motion that the Council of the City of Dallas adopt the item and authorize the second step of acquisition for condemnation by eminent domain to acquire two tracts of land containing approximately 10,579 square feet, improved with a single-family residence, from Marco Sorto, located on Alex Street near its intersection with Childers Street for the Dallas Floodway Extension Project.

The city secretary announced the item would require a record vote.

Councilmember Arnold moved to adopt the item.

Motion seconded by Mayor Pro Tem West.

Mayor Johnson called a record vote on Councilmember Arnold's motion:

Voting Yes:	[14]	Johnson, West, Resendez, Moreno, Thomas, Arnold, Bazaldua, Atkins, Blackmon, McGough, Schultz, Mendelsohn, Willis, Ridley
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Voting No:	[1]	Narvaez
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The city secretary declared the item adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0263

The consent zoning docket consisted of agenda items Z1 – Z7.

Agenda item Z1: Zoning Case Z201-110(AU)  
Agenda item Z2: Zoning Case Z201-284(NN/AU)  
Agenda item Z3: Zoning Case Z201-334(MP)  
Agenda item Z4: Zoning Case Z212-107(OA)  
Agenda item Z5: Zoning Case Z212-113(RM)  
Agenda item Z6: Zoning Case Z212-117(OA)  
Agenda item Z7: Zoning Case Z212-120(OA)

Agenda items Z3 and Z7 were removed from the consent zoning docket to be considered as individual hearings.

Therefore, the consent zoning docket, consisting of agenda items Z1, Z2 and Z4-Z6 was presented for consideration.

Agenda item Z1: Zoning Case Z201-110(AU)  
Agenda item Z2: Zoning Case Z201-284(NN/AU)  
Agenda item Z4: Zoning Case Z212-107(OA)  
Agenda item Z5: Zoning Case Z212-113(RM)  
Agenda item Z6: Zoning Case Z212-117(OA)

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

The following individuals addressed the city council on the consent zoning docket:

Ellen Magnis, 711 S. St Paul St., representing Family Gateway [Agenda Item Z5]  
Carlos Vega, 1234 N. Tyler St. [Agenda Item Z5]

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

Motion seconded by Councilmember Schultz and unanimously adopted. (Johnson, Atkins, Willis absent when vote taken)



OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0264

Item Z1:        Zoning Case Z201-110(AU) [Consent Zoning Docket]

A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Tract 13(A) for Multi-Family MF-2(A) Tract within Planned Development District No. 508, on the northline of Singleton Boulevard, east of North Westmoreland Road

Recommendation of Staff and CPC: Approval, subject to conditions

Adopted as part of the zoning consent docket.

Assigned ORDINANCE NO. 32126

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0265

Item Z2:        Zoning Case Z201-284(NN/AU) [Consent Zoning Docket]

A public hearing to receive comments regarding an application for and an ordinance granting a CS Commercial Service District on property zoned an NO(A) Neighborhood Office District with D-1 Liquor Control Overlay with consideration for a Specific Use Permit for a restaurant without drive-in or drive-through service, at the south line of Bruton Road, east of Pleasant Drive

Recommendation of Staff and CPC: Approval of the Specific Use Permit for a restaurant without drive-in or drive-through service for a three-year period, subject to a site plan and conditions [in lieu of a CS Commercial Service District]

Adopted as part of the zoning consent docket.

Assigned ORDINANCE NO. 32127

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0266

Item Z3:        Zoning Case Z201-334(MP) [Consent Zoning Docket]

A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for a bail bonds office on property zoned Planned Development District No. 784, the Trinity River Corridor Special Purpose District on the northwest corner of South Riverfront Boulevard and Bessemer Street

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

Councilmember Narvaez requested the item be considered as an individual hearing later in the meeting; there was no objection voiced by the city council.

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

No one addressed the city council on the item.

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

- Specific Use Permit (SUP) is for 5 years

and pass the ordinance.

Motion seconded by Councilmember Blackmon and unanimously amended. (Johnson, Atkins, Willis absent when vote taken)

Assigned ORDINANCE NO. 32128

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0267

Item Z4:        Zoning Case Z212-107(OA) [Consent Zoning Docket]

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

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

Adopted as part of the zoning consent docket.

Assigned ORDINANCE NO. 32129

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0268

Item Z5:      Zoning Case Z212-113(RM) [Consent Zoning Docket]

A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for CS Commercial Service District uses and a temporary housing use on property zoned a CS Commercial Service District with deed restrictions [Z945-231], on the south line of President George Bush Turnpike, west of Preston Road

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

Adopted as part of the consent agenda.

Assigned ORDINANCE NO. 32130

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0269

Item Z6:        Zoning Case Z212-117(OA) [Consent Zoning Docket]

A public hearing to receive comments regarding an application for and an ordinance granting renewal of Specific Use Permit No. 2358 for an alcoholic beverage establishment limited to a microbrewery, distillery, or winery use on property zoned Planned Development District No. 619, with H/121 Dallas Power and Light Building Historic Overlay, on the southeast corner of Commerce Street and Browder Street

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

Adopted as part of the zoning consent docket.

Assigned ORDINANCE NO. 32131

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0270

Item Z7:        Zoning Case Z212-120(OA) [Consent Zoning Docket]

A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2367 for an alcoholic beverage establishment limited to a microbrewery, micro-distillery, or winery on property zoned Subarea 4 within Planned Development District No. 316, the Jefferson Area Special Purpose District, south line of Sunset Avenue, between South Bishop Avenue and South Madison Avenue

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

Mayor Pro Tem West requested the item be considered as an individual hearing later in the meeting; there was no objection voiced by the city council.

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

The city secretary announced Mayor Pro Tem West had a conflict of interest and would abstain from voting or participating in any discussion. Mayor Pro Tem West left the council chambers.

No one addressed the city council on the item.

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

Motion seconded by Councilmember Blackmon and unanimously adopted. (West abstain; Johnson, Atkins, Willis absent when vote taken)

Assigned ORDINANCE NO. 32132

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0271

ZONING CASES – INDIVIDUAL

Item Z8: Zoning Case Z201-239(RM)

A public hearing to receive comments regarding an application for 1) a CS Commercial Service District on property zoned Subdistrict 2 within Planned Development District No. 534, the C.F. Hawn Special Purpose District No. 2, partially within a D-1 Liquor Control Overlay, and an R-7.5(A) Single Family District; and 2) the termination of deed restrictions [Z889-170] on property zoned a CS Commercial Service District, on the southwest line of C.F. Hawn Frontage Road, east of Dowdy Ferry Road

Recommendation of Staff: Approval, of the portion of the area of request currently zoned Subdistrict 2 within Planned Development District No. 534, the C.F. Hawn Special Purpose District No. 2, with a D-1 Liquor Control Overlay; and denial of the termination of deed restrictions [Z889-170] on property zoned a CS Commercial Service District

Recommendation of CPC: 1) Denial without prejudice of a CS Commercial Service District; and 2) denial without prejudice of the termination of deed restrictions [Z889-170]

Prior to consideration of the consent zoning docket and the item being read into the record, Councilmember Atkins moved to defer the item to the February 9, 2022 voting agenda meeting of the city council.

Motion seconded by Councilmember Narvaez and unanimously deferred.



OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0272

ZONING CASES – INDIVIDUAL

Item Z9:        Zoning Case Z201-270(NN)

A public hearing to receive comments regarding an application for and an ordinance granting a CR Community Retail District with consideration for a NS(A) Neighborhood Service District on property zoned R-7.5(A) Single Family District, on the south line of Lake June Road, between Houghton Road and Whitley Drive

Recommendation of Staff and CPC: Approval of a NS(A) Neighborhood Service District [in lieu of a CR Community Retail District].

No one addressed the city council on the item.

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

Motion seconded by Councilmember Schultz and unanimously adopted. (Johnson, Atkins, Willis absent when vote taken)

Assigned ORDINANCE NO. 32133

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0273

ZONING CASES – INDIVIDUAL

Item Z10: Zoning Case Z201-307(KC)

A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for a foster home on propertyzoned R-7.5(A) Single Family District with Specific Use Permit No. 1340, on the southeast corner of Military Parkway and Academy

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

The following individual addressed the city council on the item:

Jarvis James, 6508 Military Parkway

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

Motion seconded by Councilmember Bazaldua and unanimously adopted. (Johnson, McGough, Atkins, Willis absent when vote taken)

Assigned ORDINANCE NO. 32134

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0274

ZONING CASES – INDIVIDUAL

Item Z11: Zoning Case Z201-332(KC)

A public hearing to receive comments regarding an application for and an ordinance granting 1) a new subdistrict; and 2) a Specific Use Permit for an Indoor Athletic and Entertainment Center use on property zoned Subdistrict 1A within Planned Development District No. 621, the Old Trinity and Design District, at the southwest corner of North Riverfront Boulevard and Cole Street

Recommendation of Staff: Approval, of the new subdistrict, subject to a development plan, a landscape plan, and conditions; and approval of the Specific Use Permit for a two-year period, subject to a site plan and staff's recommended conditions

Recommendation of CPC: Approval, of the new subdistrict, subject to a revised development plan, a landscape plan, and conditions; and approval of the Specific Use Permit for a seven-year period, subject to a revised site plan and revised recommended conditions

The following individuals addressed the city council on the item:

Jonathan Vinson, 2323 Ross Ave., representing Birds Opening LLC  
Edward Oakley, 5811 Lewis St.  
Scot Johnson, 13455 Noel Rd., representing Birds Opening LLC  
Zack Shor, 922 N. Riverfront Blvd., representing Birds Opening LLC

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

Motion seconded by Councilmember Moreno and unanimously adopted. (Johnson, Atkins, McGough, Mendelsohn, Willis absent when vote taken)

Assigned ORDINANCE NOS. 32135 AND 32136

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0275

ZONING CASES – INDIVIDUAL

Item Z12: Zoning Case Z212-110(RM)

A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for surface accessory remote parking on property zoned an R-5(A) Single Family Subdistrict within Planned Development District No. 595, the South Dallas/Fair Park Special Purpose District., at the north corner of Metropolitan Avenue and Latimer Street

Recommendation of Staff and CPC: Approval, for a five-year period, subject to a site plan and staff's recommended conditions

The following individual addressed the city council on the item:

Karl Crawley, 2201 Main St., representing Mount Moriah Missionary Baptist Church

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

Motion seconded by Councilmember Schultz and unanimously adopted. (Johnson, Atkins, McGough, Mendelsohn, Willis absent when vote taken)

Assigned ORDINANCE NO. 32137

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0276

ZONING CASES – INDIVIDUAL

Item Z13: Zoning Case Z212-119(OA)

A public hearing to receive comments regarding an application for and an ordinance granting a CR Community Retail District with volunteered deed restrictions, on property zoned LO-1 Limited Office District, southwest line of North Garrett Avenue, north of the intersection of Ross Avenue and Bennett Avenue

Recommendation of Staff: Approval

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

The following individual addressed the city council on the item:

Rob Baldwin, 3904 Elm St., representing TG Miller LLC

Councilmember Moreno 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. (Johnson, Thomas, Atkins, McGough, Mendelsohn, Willis absent when vote taken)

Assigned ORDINANCE NO. 32138

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0277

ZONING CASES – INDIVIDUAL

Item Z14: Zoning Case Z212-121(MP)

A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for an open-enrollment charter school on property zoned Area A within Planned Development District No. 487, on the north line of West 9th Street, between North Polk Street and North Tyler Street

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

The following individual addressed the city council on the item:

Peter Kavanagh, 1620 Handley Dr., representing Trinity Basin Preparatory

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

Motion seconded by Councilmember Ridley.

After discussion, Presiding Officer West called a vote and declared the item adopted on a divided vote with Councilmembers Arnold and Narvaez voting “No.”

Assigned ORDINANCE NO. 32139

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0278

ZONING CASES - UNDER ADVISEMENT – INDIVIDUAL

Item Z15: Zoning Case Z201-231(CT)

A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for the sale of alcoholic beverages in conjunction with a general merchandise or food store 3,500 square feet or less on property zoned a CR-D-1 Community Retail District with a D-1 Liquor Control Overlay, at the northeast corner of Bruton Road and North Prairie Creek Road

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

Note: This item was deferred by the City Council before opening the public hearings on November 10, 2021 and December 8, 2021, and is scheduled for consideration on January 26, 2022.

The following individual addressed the city council on the item:

Wes Hoblitt, 2201 Main St., representing Zulu Brothers LLC

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

- Specific Use Permit (SUP) expires in two-years and no automatic renewals

and pass the ordinance.

Motion seconded by Councilmember Schultz and unanimously amended. (Johnson, Thomas, Atkins, McGough, Mendelsohn, Willis absent when vote taken)

Assigned ORDINANCE NO. 32140

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0279

ZONING CASES - UNDER ADVISEMENT – INDIVIDUAL

Item Z16: Zoning Case Z201-344(KC)

A public hearing to receive comments regarding an application for and (1)a CS Commercial Service District with deed restrictions volunteered by the applicant; and (2) a Specific Use Permit for a commercial motor vehicle parking use on property zoned A(A) Agricultural District, south of Telephone Road and west of Travis Trail

Recommendation of Staff: Approval of a CS Commercial Service District, subject to deed restrictions volunteered by the applicant; and approval of a Specific Use Permit for a two-year period, subject to a site plan and staff's recommended conditions

Recommendation of CPC: Denial of a CS Commercial Service District with deed restrictions volunteered by the applicant; and denial of a Specific Use Permit for a commercial motor vehicle parking use

Note: This item was deferred by the City Council before opening the public hearing on January 12, 2022, and is scheduled for consideration on January 26, 2022.

The following individuals addressed the city council on the item:

Karen Hartmen, 5912 Llano Ave., representing Franklin National Transport LLC  
Albert Wash, 731 S. RL Thornton Fwy., representing Franklin National Transport LLC  
Lanedrick Weatherall, 6515 Autumn Woods Trl., representing Franklin National Transport LLC  
Adelina Rubio, 9631 Travis Trl.  
Anayeli Rubio, 9631 Travis Trl.  
Jamesha Jones, 5015 San Marcus Dr., Mesquite, TX, representing Franklin National Transport LLC  
Maiya Bangurah, 926 Elliott Dr., Cedar Hill, TX, representing Franklin National Transport LLC  
H.E. Davis, 4101 W. Green Oaks Blvd., Arlington, TX  
Maria Martinez, 9631 Travis Trl. [Spanish Interpretation]

Councilmember Atkins moved to close the public hearing, accept the recommendation of the city plan commission and deny the item.

Motion seconded by Councilmember Thomas.



OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

22-0279

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During discussion, Councilmember Atkins withdrew his motion.

Councilmember Atkins moved to remand the item to the city plan and zoning commission.

Motion seconded by Mayor Pro Tem West.

After further discussion, Councilmember Atkins withdrew his motion.

Councilmember Atkins moved to close the public hearing and hold the item under advisement for 30 days.

Motion seconded by Mayor Pro Tem West.

After discussion, Presiding Officer West called a vote and declared the item held on a divided vote with Councilmember Shultz voting “No.” (Willis absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0280

Item PH1: A public hearing to receive comments regarding a proposal to consider the Ceremonial Street Name request for “Sr. Cpl. A. Pargas #8001” as a street topper on Goldman Street between Dennison Street and Bickers Street and an ordinance granting the street topper - Financing: New street blades to be prepared and paid for by the City of Dallas (see Fiscal Information for potential future costs)

The following individuals addressed the city council on the item:

Robert Munoz, 1400 Botham Jean Blvd., representing Dallas Police Department  
Trevis Graham, 3737 Goldman St., representing Lakewest Storefront  
Thomas Fry, 1609 Meadow Lark Dr., Royse City, TX

Councilmember Narvaez moved to close the public hearing and adopt the item with the following changes:

- A waiver to the following requirement to Section 51A-9.504 the requirement that use of a ceremonial street naming is prohibited until at least two-years after the death of a person that is to be honored; and
- That the City Controller’s be authorized to disburse funds not to exceed \$1,250 to fund the request.

Motion seconded by Councilmember Atkins and unanimously amended.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JANUARY 26, 2022

22-0281

Item PH2: A public hearing to receive comments regarding the proposed City of Dallas FY 2021-22 Urban Land Bank Demonstration Program Plan and upon the close of the public hearing, approval of the City of Dallas FY 2021-22 Urban Land Bank Demonstration Program Plan in accordance with Chapter 379C of the Texas Local Government Code - Financing: No cost consideration to the City

No one addressed the city council on the item.

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

Motion seconded by Deputy Mayor Pro Tem Resendez and unanimously adopted. (Johnson, Thomas, Atkins, McGough, Mendelsohn, Willis absent when vote taken)

MINUTES OF THE DALLAS CITY COUNCIL  
WEDNESDAY, JANUARY 26, 2022

EXHIBIT C