

City of Dallas

*1500 Marilla Street
Council Chambers, 6th Floor
Dallas, Texas 75201*



ANNOTATED COUNCIL AGENDA

**May 11, 2022
9:20 A.M. – 5:24 P.M.
[22-0700; HELD]**

Invocation and Pledge of Allegiance

Agenda Item/Open Microphone Speakers
[22-0701]

VOTING AGENDA

1. [22-1028](#) Approval of Minutes of the April 27, 2022 City Council Meeting
[22-0702; APPROVED]

CONSENT AGENDA
[22-0703; APPROVED]

Budget and Management Services

2. [22-1024](#) Authorize **(1)** preliminary adoption of the FY 2022-23 HUD Consolidated Plan Budget for U.S. Department of Housing and Urban Development Grant Funds in an estimated amount of \$32,918,434 for the following programs and estimated amounts: **(a)** Community Development Block Grant in the amount of \$15,086,728; **(b)** HOME Investment Partnerships Program in the amount of \$5,897,968; **(c)** Emergency Solutions Grant in the amount of \$1,290,230; **(d)** Housing Opportunities for Persons with AIDS in the amount of \$7,943,508; and **(e)** estimated Program Income and One-Time Revenue in the amount of \$2,700,000; and **(2)** a public hearing to be held on May 25, 2022 to receive comments on the proposed use of funds - Financing: No cost consideration to the City (see Fiscal Information)
[22-0704; APPROVED]

City Attorney's Office

3. [22-960](#) Authorize settlement of the lawsuit styled George Sanchez v. City of Dallas, Cause No. DC-21-05259 - Not to exceed \$42,500.00 - Financing: Liability Reserve Fund
[22-0705; APPROVED]
4. [22-1023](#) Authorize settlement of the lawsuit styled Horace Greene v. City of Dallas, Cause No. DC-21-03163 - Not to exceed \$150,000.00 - Financing: Liability Reserve Fund
[22-0706; APPROVED]

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

5. [22-759](#) Authorize **(1)** a three-year consultant services contract with two one-year renewal options at the City's discretion for on-call airport planning and advisory services for the Dallas Airport System (Dallas Executive Airport, Dallas Love Field, and Dallas Vertiport) - Ricondo & Associates, Inc., most advantageous proposer of two; and **(2)** an increase in appropriations in an amount not to exceed \$3,000,000.00 in the Aviation Construction Fund - Not to exceed \$3,000,000.00 - Financing: Aviation Construction Fund (subject to annual appropriations)
[22-0707; APPROVED]

6. [22-677](#) Authorize a six-year reimbursement agreement with the United States Customs and Border Protection for mandated personnel related costs for federal inspection at Dallas Love Field, - annual amount not to exceed \$675,000.00 - total amount for the six year term – in an amount not to exceed \$4,050,000.00 Financing: Aviation Fund
[22-0708; APPROVED]

7. [22-722](#) Authorize an increase in parking rates to meet market standards and demand, as well as adjust for ever increasing costs for maintenance and labor management for Garages A, B, C, and Valet at the Dallas Love Field Airport - Estimated Revenue: Aviation Fund \$5,664,816.00
[22-0709; APPROVED]

Department of Public Works

8. [22-834](#) A resolution authorizing the conveyance of an access easement containing approximately 3,355 square feet of land to the North Texas Municipal Water District across City-owned land which is used for the Dallas Water Utilities Lake Tawakoni Pipeline Project located in the City of Forney, Kaufman County, Texas - Estimated Revenue: General Fund \$327.00
[22-0710; APPROVED]

9. [22-872](#) An ordinance amending Ordinance No. 31850, previously approved on May 12, 2021, which abandoned a portion of Killion Drive, located near the intersection of Killion and Gooding Drives to the Dallas Independent School District, to extend the final replat deadline from one year to twenty-four months - Revenue: General Fund \$5,400.00, plus the \$20.00 ordinance publication fee
[22-0711; APPROVED; ORDINANCE 32192]

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

10. [22-933](#) ~~An ordinance providing for the closure and vacation to vehicular traffic of a portion of South Pearl Expressway containing approximately 12,160 square feet of land, located at the intersection of South Pearl Expressway and Taylor Street - Financing: No cost consideration to the City~~
[22-0712; DELETED]
11. [22-995](#) Authorize **(1)** a Project Specific Agreement with Dallas County for funding participation of transportation-related maintenance, repairs, and improvements of Arapaho Road from Meadowcreek Drive to Hillcrest Road; Arapaho Road from Moondust Drive to Overmead Circle; Belt Line Road from Knollview Drive to Tangle Glen Drive; Belt Line Road from Spring Creek Road to Coit Road; Greenville Avenue from Amberton Parkway to Restland Road; Hillcrest Road from McKamy Parkway to Wester Way; Inwood Road from Dallas North Tollway Access Road to Harvest Hill Road; and **(2)** the receipt and deposit of funds from Dallas County in an amount not to exceed \$744,246.64 - Estimated Revenue: Capital Projects Reimbursement Fund \$744,246.64
[22-0713; APPROVED]
12. [22-992](#) Authorize acquisition from Oncor Electric Delivery Company LLC, of approximately 110 acres of land located near the intersection of Scyene Road and Elsie Faye Heggins Street for future park land adjacent to the Parkdale Lake Trinity Forest Spine Trail Project - closing costs and title expenses not to exceed \$7,489.58 - Financing: 2006 General Obligation Bond Funds (\$5,926.29) and Park and Recreation Facilities Fund (2017 General Obligation Bond Fund) (\$1,563.29)
[22-0714; APPROVED]
13. [22-888](#) Authorize an amendment to an existing lease agreement with Towne Square Market LP to extend the lease agreement for an additional eight years for approximately 8,100 square feet of office and clinic space located at 3302 North Buckner Boulevard, Suites 124 and 130, to be used as a Women, Infants and Children Clinic for the period June 1, 2022 through May 31, 2030 - Not to exceed \$1,173,892.80 - Financing: Health and Human Services Commission Grant Fund (subject to annual appropriations)
[22-0715; APPROVED]

CONSENT AGENDA (continued)**Department of Housing & Neighborhood Revitalization**

14. [22-667](#) Authorize a development loan agreement with LDG The Terrace at Southern Oaks, LP and/or its affiliate, for the development of The Terrace at Southern Oaks, a 300-unit affordable multifamily complex located at 3300 Southern Oaks Boulevard, Dallas, Texas 75216 (Project) - Not to exceed \$7,900,000.00 - Financing: HOME Funds (\$3,500,000.00) and CDBG Funds (\$4,400,000.00)
[22-0716; APPROVED AS AMENDED]

Department of Transportation

15. [22-1032](#) ~~An ordinance amending Chapter 28, "Motor Vehicles and Traffic," of the Dallas City Code by adding Section 28-61.1. "Standing and Walking in Certain Areas Prohibited" (1) prohibiting standing and walking on medians measuring six feet or less in width, where no medians exist, or in an area designated as a clear zone; (2) providing a penalty not to exceed \$500; (3) providing a saving clause; (4) providing a severability clause; and (5) providing an effective date - Financing: This action has no cost consideration to the City (see Fiscal Information)~~
[22-0717; DELETED]
16. [22-1025](#) Authorize a Supplemental Agreement No. 1 to the professional services contract with Gresham Smith to expand the project scope to include additional priority bike project design and study elements - Not to exceed \$368,236.00, from \$449,045.00 to \$817,281.00 - Financing: Bike Lane Fund
[22-0718; APPROVED]

Fire - Rescue Department

17. [22-866](#) Authorize a five-year collection contract, with two one-year renewal options, for the billing, collection and reporting of emergency ambulance fees for Fire-Rescue Department with Digitech Computer, LLC through an interlocal agreement with The City of Bryan, Texas - Estimated Annual Net Revenue: General Fund \$27,600,000
[22-0719; APPROVED]

CONSENT AGENDA (continued)**Office of Economic Development**

18. [22-854](#) Authorize **(1)** a public hearing to be held on June 8 , 2022, to receive comments concerning the Dallas Tourism Public Improvement District (the District) expansion in accordance with Senate Bill 804, allowing the City to include property in a hotel-public improvement district (hotel-PID) with the property owner's consent if such property could have been included in the District, when created, without violating the petition thresholds, to provide supplemental public services funded by assessments on Dallas hotels with 100 or more rooms (Qualifying hotels); and at the close of the hearing, **(2)** a resolution approving District boundary expansion to include an estimated 6 additional Qualifying hotels in the District not described in the resolution or petition re-establishing the District in 2016 or 2020 boundary expansion (District expansion) - Financing: This action has no cost consideration to the City (see Fiscal Information)
[22-0720; APPROVED]
19. [22-855](#) Authorize **(1)** a public hearing to be held on June 8, 2022, to receive comments concerning the renewal of the Knox Street 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 an assessment on real property and real property improvements in the District; and, at the close of the public hearing; **(2)** approval of a resolution renewing the District for a period of ten years; **(3)** approval of the District's Service Plan for 2023-2032 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)** approval of a management contract with Knox Street Improvement District Corporation, a Texas nonprofit corporation as the management entity for the District - Financing: This action has no cost consideration to the City (see Fiscal Information)
[22-0721; APPROVED]

CONSENT AGENDA (continued)**Office of Economic Development** (continued)

20. [22-857](#) Authorize **(1)** a public hearing to be held on June 8, 2022, to receive comments concerning the renewal of the Lake Highlands 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 an assessment on real property and real property improvements in the District; and, at the close of the public hearing; **(2)** approval of a resolution renewing the District for a period of ten years; **(3)** approval of the District's Service Plan for 2023-2032 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)** approval of a management contract with Lake Highlands Improvement District Corporation, a Texas nonprofit corporation as the management entity for the District - Financing: This action has no cost consideration to the City (see Fiscal Information)
[22-0722; APPROVED]
21. [22-868](#) Authorize **(1)** a public hearing to be held on June 8, 2022, to receive comments concerning the renewal of the Midtown 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 an assessment on real property and real property improvements in the District; and, at the close of the public hearing; **(2)** approval of a resolution renewing the District for a period of ten years; **(3)** approval of the District's Service Plan for 2023-2032 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)** approval of a management contract with Vickery Meadows Management Corporation DBA Midtown Management Corporation, a Texas nonprofit corporation as the management entity for the District - Financing: This action has no cost consideration to the City (see Fiscal Information)
[22-0723; APPROVED]

CONSENT AGENDA (continued)**Office of Economic Development** (continued)

22. [22-913](#) ~~Authorize a development agreement and all other necessary documents with FM City Park, LLC ("Adjacent Owner") and/or its affiliates in an amount not to exceed \$285,650.00 for the design and construction of the Pearl Improvement Project ("Project"), located in the Pearl Expressway public right-of-way between Taylor Street and Marilla Street, in Tax Increment Financing Reinvestment Zone Number Six ("Farmers Market TIF District"), approved as to form by the City Attorney, payable from Farmers Market Tax Increment Financing District funds, such improvements being necessary and convenient to the implementation of the Farmers Market TIF District Amended Project Plan and Reinvestment Zone Financing Plan. Not to exceed \$285,650.00 - Financing: Farmers Market TIF District Fund (subject to annual appropriations from tax increments)~~
[22-0724; DELETED]
23. [22-914](#) ~~Authorize a development agreement and an amendment to the Master Agreement, as amended, along with other documents the City deems necessary with 1100 Pearl Street, Inc. ("Developer") and/or its affiliates in an amount not to exceed \$6,544,249.00 payable from future Farmers Market TIF District Funds, in consideration for the design, funding, and construction of the Pearl Lofts Project ("Project") located on property currently addressed as 2100 Jan Pruitt Way ("Project site") in Tax Increment Financing Reinvestment Zone Number Six ("Farmers Market TIF District"), approved as to form by the City Attorney, with such improvements being necessary and convenient to the implementation of the Farmers Market TIF District Project Plan and Reinvestment Zone Financing plan, as amended - Not to exceed \$6,544,249.00 - Financing: Farmers Market TIF District Fund (subject to future appropriations from tax increments)~~
[22-0725; DELETED]
24. [22-853](#) Authorize a public hearing to be held on June 8, 2022, to receive comments regarding extension of the Public/Private Partnership Program Guidelines and Criteria, for the period July 1, 2022 through December 31, 2022 - Financing: No cost consideration to the City
[22-0726; APPROVED]

CONSENT AGENDA (continued)**Office of Community Care**

25. [22-1031](#) A resolution authorizing approval of the program statement for the American Rescue Plan Act (ARPA)/Coronavirus State and Local Fiscal Recovery Funds (CSLFRF) - Food Banks/Pantries Support Program, as shown in **Exhibit A**, to provide financial support in the form of grants to Dallas-based Hunger Relief Organizations that were impacted by the COVID-19 pandemic and/or by needs caused by the COVID-19 pandemic. Financing: No cost consideration to the City
[22-0727; APPROVED]

Office of Procurement Services

26. [22-432](#) Authorize a two-year cooperative purchasing agreement for **(1)** citywide hazardous and non-hazardous waste disposal services with Green Planet, Inc. through an interlocal agreement with Dallas/Fort Worth International Airport in an estimated amount of \$2,430,000.00; and **(2)** citywide bio-hazardous decontamination and spill clean-up services with Cleaning Guys, LLC dba CG Environmental through an interlocal agreement with the Texas Department of Transportation in an estimated amount of \$1,927,380.72 - Total estimated amount of \$4,357,380.72 - Financing: General Fund (\$3,521,059.77), Equipment and Fleet Management Fund (\$442,634.35), Dallas Water Utilities Fund (\$197,895.53), Capitol Construction Fund (\$97,895.53), Airport Fund (\$48,947.77), and Sanitation Operation Fund (\$48,947.77)
[22-0728; APPROVED]
27. [22-707](#) Authorize a three-year cooperative purchasing agreement, with two three-year renewal options, for the purchase of firewalls and equipment, related accessories, managed services, and support services for the Dallas Airport System for the Department of Aviation with GTS Technology Solutions, Inc. through the Department of Information Resources cooperative agreement - Not to exceed \$231,775.85 - Financing: Aviation Fund (subject to annual appropriations)
[22-0729; APPROVED]
28. [22-695](#) Authorize a five-year cooperative purchasing agreement for an identity and access management, single-sign on platform for the Department of Information and Technology Services with Netsync Network Solutions through the State of Texas Department of Information Resources cooperative agreement - Estimated amount of \$3,759,266 - Financing: Data Services Fund
[22-0730; APPROVED]

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

29. [22-826](#) Authorize Supplemental Agreement No. 1 to exercise the first of two one-year renewal options, with Prime Controls, LP, for maintenance and support of the supervisory control and data acquisition system for the Water Utilities Department - Not to exceed \$200,000.00 - Financing: Dallas Water Utilities Fund (subject to annual appropriations)
[22-0731; APPROVED]

Note: Agenda Item No. 40 must be heard before Agenda Item No. 30

30. [22-835](#) Authorize [Supplemental Agreement No. 3 to](#) (1) ~~the ratification of ratify~~ \$478,973 to pay additional expenses related to professional services performed in advance of the adoption of 3C West of Lamar alternative adopted by City Council in February 2022; and (2) ~~Supplemental Agreement No. 3 to~~ increase the service contract with WSP, USA, Inc. for additional transportation and land use planning, and public meeting services required to complete the Kay Bailey Hutchison Convention Center Dallas Master Plan in the amount of \$678,701.50 - Total not to exceed \$1,157,674.50, from \$4,953,198.00 to \$6,110,872.50 - Financing: Convention Center Construction Fund (subject to annual appropriations)
[22-0732; CORRECTED; APPROVED AS AN INDIVIDUAL ITEM]
31. [22-824](#) Authorize Supplemental Agreement No. 3 to increase the service contract with RNDI Companies, Inc. for asbestos abatement and demolition services for City and non-City owned structures and to extend the term from August 10, 2022 to August 9, 2023 - Not to exceed \$2,977,840 - Financing: General Fund (\$2,957,840) and Convention Center Construction Fund (\$20,000) (subject to annual appropriations)
[22-0733; APPROVED]
32. [22-941](#) Authorize a three-year master agreement for the purchase of cast iron fittings for the Water Utilities Department - Fortiline, Inc. dba Fortiline Waterworks in the estimated amount of \$245,000 and Core & Main LP in the estimated amount of \$185,000, lowest responsible bidders of two - Total estimated amount of \$430,000 - Financing: Dallas Water Utilities Fund (\$410,000) and Stormwater Drainage Management Operation Fund (\$20,000)
[22-0734; APPROVED]

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

33. [22-944](#) Authorize a three-year master agreement for the purchase of printed utility bill inserts for the Water Utilities Department - AC Printing, LLC, only bidder - Estimated amount of \$765,245.40 - Financing: Dallas Water Utilities Fund
 [22-0735; APPROVED]

Water Utilities Department

34. [22-678](#) Authorize Supplemental Agreement No. 1 to the professional services contract with Halff Associates, Inc. to provide additional engineering services required for developing construction plans and specifications related to water and wastewater relocations and storm drainage improvements at three locations - Not to exceed \$302,270.00, from \$965,165.00 to \$1,267,435.00 - Financing: Wastewater Capital Improvement G Fund (\$137,849.00), Water Capital Improvement F Fund (\$112,041.00), and Storm Drainage Management Capital Construction Fund (\$52,380.00)
 [22-0736; APPROVED]
35. [22-889](#) Authorize acquisition from One Morrell, LLC of a tract of land containing approximately 206,362 square feet, improved with commercial structures and supporting facilities, located on Morrell Avenue near its intersection with Sargent Road for the Dallas Floodway Extension Project. - Not to exceed \$4,158,174.00 (\$4,135,174.00 plus closing costs and title expenses not to exceed \$23,000.00) - Financing: Storm Drainage Management Capital Construction Fund (\$1,492,597.87), Flood Protection and Storm Drainage Facilities Fund (1995 General Obligation Bond Funds) (\$230,198.11), Trinity Corridor Project Fund (1998 General Obligation Bond Funds) (\$423,328.83), Flood Protection and Storm Drainage Facilities Fund (1998 General Obligation Bond Funds) (\$323,075.58), Flood Protection and Storm Drainage Facilities Fund (2003 General Obligation Bond Funds) (\$125,605.60), and Flood Protection and Storm Drainage Facilities Fund (2006 General Obligation Bond Funds) (\$1,563,368.01)
 [22-0737; APPROVED]

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

36. [22-710](#) Authorize Supplemental Agreement No. 2 to the professional services contract with Freese and Nichols, Inc. to provide additional construction management services for improvements at the Elm Fork Water Treatment Plant, the East Side Water Treatment Plant, the Bachman Water Treatment Plant, and several pumping facilities - Not to exceed \$4,493,094.00, from \$11,404,513.00 to \$15,897,607.00 - Financing: Water Capital Improvement G Fund
[22-0738; APPROVED]

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

37. [22-1029](#) 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)
[22-0739; INDIVIDUAL AND FULL COUNCIL APPOINTMENTS MADE TO BOARDS AND COMMISSIONS]

Budget and Management Services

38. [22-898](#) An ordinance amending Ordinance No. 32000, previously approved on September 22, 2021, authorizing certain transfers and appropriation adjustments for FY 2021-22 for the maintenance and operation of various departments, activities, and amending the capital budget; and authorize the City Manager to implement those adjustments - Not to exceed \$4,345,607,637 - Financing: General Fund (\$1,560,076,196), Enterprise, Internal Service, and Other Funds (\$1,476,881,876), Capital Funds (\$911,461,085), and Grants, Trusts and Other Funds (\$397,188,480)
[22-0740; APPROVED; ORDINANCE 32193]

Department of Dallas Animal Services

39. [22-989](#) An ordinance amending Chapter 7, "Animals," of the Dallas City Code by amending Sections 7-1.1, 7-4.2, 7-4.5 7-4.10, and 7-8.1; **(1)** prohibiting the sale of dogs and cats at pet stores; **(2)** providing a penalty not to exceed \$500; providing a saving clause; **(3)** providing a severability clause; and **(4)** providing an effective date. Financing: No cost consideration (see Fiscal Information)
[22-0741; APPROVED; ORDINANCE 32194]

ITEMS FOR INDIVIDUAL CONSIDERATION (continued)

Note: Agenda Item No. 40 must be heard before Agenda Item No. 30

Department of Convention and Event Services

40. [22-1056](#) Authorize a professional services contract with WSP USA, Inc. to provide advance planning and feasibility for the Kay Bailey Hutchison Convention Center Dallas Master Plan - Not to exceed \$14,924,394.00 - Financing: Convention Center Construction Fund
[22-0742; **APPROVED**]

Department of Housing & Neighborhood Revitalization

41. [22-880](#) An ordinance amending Chapter 20A, "Fair Housing and Mixed Income Housing," of the Dallas City Code by **(1)** amending Sections 20A-4.1, 20A-5, 20A-24 through 20A-28, 20A-30 through 20A-33; adding Section 20A-23.1 and Section 20A-34; and deleting Section 20A-29; **(2)** providing updated requirements regarding housing accommodations that benefit from a subsidy or financial award and clarifying certain non-discrimination provisions; **(3)** providing updated defenses to prosecution; **(4)** providing an updated applicability statement; **(5)** providing alternative methods to satisfy the requirements of the mixed income program; **(6)** providing clarified definitions and program implementation procedures; **(7)** deleting specific eligible household responsibilities; **(8)** providing for a set of specific fees in lieu of provision of on-site reserved dwelling units; **(9)** providing a penalty not to exceed \$500.00; **(10)** providing a saving clause; **(11)** providing a severability clause; and **(12)** providing an effective date - Financing: No cost consideration to the City (see Fiscal Information)
[22-0743; **APPROVED AS AMENDED; ORDINANCE 32195**]
42. [22-864](#) Authorize **(1)** an amendment to the City of Dallas Comprehensive Housing Policy (CHP), previously approved on May 9, 2018 by Resolution No. 18-0704, as amended, to amend the Mixed Income Housing Development Bonus (MIHDB) program by **(a)** adding additional development bonus options including additional development rights, parking reductions, and financial incentives and **(b)** adding a fee in lieu of on-site provision to fulfill the requirements of the bonus; and **(2)** establishment of the Mixed Income Housing Development Bonus Fund - Financing: No cost consideration to the City (see Fiscal Information)
[22-0744; **APPROVED**]

ITEMS FOR INDIVIDUAL CONSIDERATION (continued)**Mayor and City Council Office**

43. [22-1093](#) Consideration of a resolution supporting Dallas Area Rapid Transit ("DART") free fare program to provide cost-free rides on DART's bus and rail transit system to kindergarten through twelfth grade students - Financing: No cost consideration to the City
[22-0745; APPROVED]

ITEMS FOR FURTHER CONSIDERATION**Development Services**

44. [22-996](#) An ordinance amending Chapter 52, "Administrative Procedures for the Construction Codes," of the Dallas City Code by amending Sections 101.2, 101.4, 102.3, 104.1.1, 104.6, 104.13, 201.1, 301.1.4, 301.1.5, 301.2.1, 301.4.1, 301.4.3, 301.4.7.6, 301.4.7.7, 302.2.4, 303.2.2, 303.5.1.2, 303.5.1.4.1, 304, 304.5, 305, 306.7, and 505; **(1)** providing an amended scope, amended referenced codes and standards, definitions, requirements for giving the building official notice of certain repairs, preliminary meeting requirements, alternative requirements, clarifying who may obtain and do work under a permit, a defense to prosecution for certain reroofing projects, requirements for applying for a permit; **(2)** requirements for a design professional in responsible charge, requirements for a nonregistered professional in responsible charge, phased approval requirements, master permit requirements, fire sprinkler plan requirements, required building inspections, authority for the building official to accept reports from approved inspection agencies, qualification requirements for special inspectors, information that must be contained on a certificate of occupancy, and revised fees for mechanical contractors; **(3)** providing a penalty not to exceed \$2,000.00; **(4)** adding a new Section 301.4.6.3, "Reroofing Permits"; **(5)** adding a new Section 301.4.7.8, "Contractor Agent In Responsible Charge"; **(6)** adding a new Section 301.4.7.9, "Alternative Provisions"; **(7)** adding a new Section 301.4.7.10, "Green Building Standard Documentation"; **(8)** providing a new Section [A]302.2.5, "Deferred Submittals"; **(9)** adding a new Section [A]302.2.6, "Amended Construction Documents"; **(10)** adding a new Section 304.1.5, "Inspection During Declared Disaster"; **(11)** adding a new Section 304.4.1, "Preliminary Inspection"; **(12)** adding a new Section 304.13, "Flood Hazard Documentation"; **(13)** adding a new Section 304.14, "Tiny House Inspections"; **(14)** providing a saving clause; **(15)** providing a severability clause; and **(16)** providing an effective date - Financing: No cost consideration to the City (see Fiscal Information)
"Note: This item was deferred by the City Council before opening the public hearings on April 7, 2022, and is scheduled for consideration on May 11, 2022"
[22-0746; APPROVED; ORDINANCE 32196]

ITEMS FOR FURTHER CONSIDERATION (continued)**Development Services** (continued)

45. [22-1002](#) An ordinance adding Chapter 62, "Dallas Swimming Pool and Spa Code," to the Dallas City Code, as amended; **(1)** adopting with certain changes the 2021 Edition of the International Swimming Pool and Spa Code of the International Code Council, Inc.; **(2)** regulating and governing the construction, alteration, movement, renovation, replacement, repair, and maintenance of aquatic facilities, pools, and spas; **(3)** providing a penalty not to exceed \$2,000.00; **(4)** providing a saving clause; **(5)** providing a severability clause; and **(6)** providing an effective date - Financing: No cost consideration to the City (see Fiscal Information)
 "Note: This item was deferred by the City Council before opening the public hearings on April 7, 2022, and is scheduled for consideration on May 11, 2022"
 [22-0747; APPROVED; ORDINANCE 32197]

ITEMS FOR FURTHER CONSIDERATION (continued)**Development Services** (continued)

46. [22-997](#) An ordinance amending Chapter 53, "Dallas Building Code," of the Dallas City Code by amending Sections 202, [F] 403.3.2, 406.5.2, 504.3, 504.4, 506.2.1, 506.2.3, 506.2.4, 507.3, 507.14, 508.4.4.1, 511.1.2, 602.1, 602.4, 718.2.1, 803.3, 803.13.3, [F] 903.2.8, 903.2.13, 1007.1.1, [BG] 1510.2.5, 1705.1.1, 2304.11; 2306.4, [P] 2902.1, 3103.1.2, 3109, 3313, 4005.2, 4005.3, and 4201.1; amending Tables 602, 903.2.13; **(1)** providing definitions, water supply to required fire pump requirements, requirements for screens on openings of motor-vehicle-related occupancies, updated cross references, sprinkler requirements for certain one-story buildings, area requirements, mass timber and heavy timber construction requirements, limitations on the fire areas of nonsprinklered buildings, fire-resistance rating requirements for exterior walls based on fire separation distance, an exception to the automatic sprinkler requirement for Group R-4 care facilities with five or fewer persons that are within a single-family dwelling, an exception to the fire wall requirement for membrane structures when authorized by the building official, nonsprinklered building fire area limits for Type IV construction, exit access doorway requirements, special inspection requirements, water closet and drinking fountain requirements, requiring permits for temporary structures, water safety for fire protection requirements, amended APA and ASTM standards, amended requirements for when the building official is required to call a meeting of the demolition review committee and amended unity agreement requirements; **(2)** adding a new Table 503, "Type IV A, B, & C Construction Allowable Heights, Stories and Areas"; **(3)** providing a new Section 509.4.1.1, "Type IV B and IV C Construction"; **(4)** providing a new Table 301.1, "Fire-Resistance Rating Requirements for Building Elements (Hours)"; **(5)** providing a new Section 703.8, "Determination of Noncombustible Protection Time Contribution"; **(6)** providing a new Section 703.9, "Sealing of Adjacent Mass Timber Elements"; **(7)** adding a new Section 722.7, "Fire-Resistance Rating of Mass Timber"; **(8)** adding a new Section 1007.1.2.1, "Interlocking Stairs When Allowed As Separate Exits With Three or More Exits or Exit Access Doorways"; **(9)** adding a new Section 1604.11, "Seismic Systems of Types IV A, B, C and HT"; **(10)** adding a new Section 1705.5.3, "Mass Timber Construction"; **(11)** adding a new Table 1705.5.5.3, "Required Special Inspections of Mass Timber Construction"; **(12)** adding a new Section 1705.19, "Sealing of Mass Timber"; **(13)** adding a new Section 2303.1.14, "Structural Glued Cross-Laminated Timber"; **(14)** adding a new Section 2304.10.8, "Connection Fire-Resistance Rating"; **(15)** adding a new Table 2304.11, "Minimum Dimensions of Heavy Timber Structural Members"; **(16)** adding a new Section 3314, "Fire Watch During Construction"; **(17)** adding a new Section 3315, "Noncombustible Construction for Exposure Protection"; **(18)** adding a new Section 3316, "Fire-Resistance-Rated Construction Inventory"; **(19)** providing a penalty not to exceed \$2,000.00; **(20)** providing a saving clause; **(21)** providing a severability clause; and **(22)** providing an effective date - Financing: No cost consideration to the City (see Fiscal Information) Note: This item was deferred by the City Council before opening the public hearings on April 7, 2022, and is scheduled for consideration on May 11, 2022"
- [22-0748; APPROVED; ORDINANCE 32198]**

ITEMS FOR FURTHER CONSIDERATION (continued)**Development Services** (continued)

47. [22-999](#) An ordinance amending Chapter 56, "Dallas Electrical Code," of the Dallas City Code, as amended, adopting with certain changes the 2020 Edition of the National Electrical Code of the National Fire Protection Association, Inc.; **(1)** regulating the construction, enlargement, alteration, repair, use, and maintenance of electrical work in the city; **(2)** providing a penalty not to exceed \$2,000.00; **(3)** providing a savings clause; **(4)** providing a severability clause; and **(5)** providing an effective date - Financing: No cost consideration to the City (see Fiscal Information)
"Note: This item was deferred by the City Council before opening the public hearings on April 7, 2022, and is scheduled for consideration on May 11, 2022"
[22-0749; APPROVED AS AMENDED; ORDINANCE 32199]
48. [22-1000](#) An ordinance amending Chapter 57, "Dallas One- and Two-Family Dwelling Code," of the Dallas City Code by amending Sections R301.1.8, R313, and R326.1; **(1)** amending Appendix Q; **(2)** providing requirements for unity agreements, providing amended requirements for automatic sprinkler systems in townhomes, requiring that swimming pools and spas must comply with the Dallas Swimming Pool and Spa Code, and construction requirements for tiny houses; **(3)** providing a penalty not to exceed \$2,000.00; **(4)** providing a saving clause; **(5)** providing a severability clause; and **(6)** providing an effective date - Financing: No cost consideration to the City (see Fiscal Information)
"Note: This item was deferred by the City Council before opening the public hearings on April 7, 2022, and is scheduled for consideration on May 11, 2022"
[22-0750; APPROVED; ORDINANCE 32200]
49. [22-1001](#) An ordinance amending Chapter 58, "Dallas Existing Building Code," of the Dallas City Code, as amended; **(1)** adopting with certain changes the 2021 Edition of the International Existing Building Code of the International Code Council, Inc.; **(2)** regulating and governing the repair, alteration, change, addition, and relocation of existing buildings, including historic buildings; **(3)** providing a penalty not to exceed \$2,000.00; **(4)** providing a saving clause; **(5)** providing a severability clause; and **(6)** providing an effective date - Financing: No cost consideration to the City (see Fiscal Information)
"Note: This item was deferred by the City Council before opening the public hearings on April 7, 2022, and is scheduled for consideration on May 11, 2022"
[22-0751; APPROVED; ORDINANCE 32201]

ADDITIONS:**OTHER ITEMS FOR INDIVIDUAL CONSIDERATION****City Attorney's Office**

50. [22-990](#) Authorize settlement of the lawsuit styled Spanky Branch LLC v. Mayor Eric Johnson, in His Official Capacity as Mayor of the City of Dallas, Cause No. DC-20-03797 - Estimated Revenue: Liability Reserve Fund \$50,000.00
[22-0752; APPROVED]

PUBLIC HEARINGS AND RELATED ACTIONS**Department of Planning and Urban Design****ZONING CASES – CONSENT****[22-0753; APPROVED]**

- Z1. [22-1010](#) ~~A public hearing to receive comments regarding an application for and an ordinance granting 1) a new subdistrict within the Cedars West Subarea of Planned Development District No. 784, the Trinity River Corridor Special Purpose District; and 2) the termination of Specific Use Permit No. 1484 for a commercial amusement (inside) limited to a Class A dance hall on the west corner of South Riverfront Boulevard and Dearborn Street~~
~~Recommendation of Staff: **Approval**, of a new subdistrict within the Cedars West Subarea of Planned Development District No. 784, the Trinity River Corridor Special Purpose District, subject to a development plan and conditions; and **approval** of the termination of Specific Use Permit No. 1484 for a commercial amusement (inside) limited to a Class A Dance Hall~~
~~Recommendation of CPC: **Approval**, of a new subdistrict within the Cedars West Subarea of Planned Development District No. 784, the Trinity River Corridor Special Purpose District, subject to a development plan and conditions; and **approval** of the termination of Specific Use Permit No. 1484 for a commercial amusement (inside) limited to a Class A dance hall~~
~~[Z201-331(RM)]~~
[22-0754; DELETED]

PUBLIC HEARINGS AND RELATED ACTIONS (continued)**Department of Planning and Urban Design** (continued)**ZONING CASES – CONSENT** (continued)

- Z2. [22-1011](#) A public hearing to receive comments regarding an application for and an ordinance granting a new subdistrict within the Cedars West Subarea of Planned Development District No. 784, the Trinity River Corridor Special Purpose District on the Northeast corner of south Riverfront Boulevard and Corinth Street
Recommendation of Staff: **Approval**, subject to a development plan, a landscape plan, a traffic management plan, and conditions
Recommendation of CPC: **Approval**, subject to a development plan, a landscape plan, a traffic management plan, and conditions
Z201-337(RM)
[22-0755; HEARING CLOSED; APPROVED AS AMENDED; ORDINANCE 32202]
- Z3. [22-1012](#) A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2005 for an attached projecting non-premise district activity videoboard sign on property zoned a CA-1(A) Central Area District on the northwest corner of North Griffin Street and Elm Street
Recommendation of Staff: **Approval** for a six-year period, subject to conditions
Recommendation of CPC: **Approval** for a six-year period, subject to conditions
Z212-127(OA)
[22-0756; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 32203]
- Z4. [22-1013](#) A public hearing to receive comments regarding an application for and an ordinance granting renewal of Specific Use Permit No. 2006 for an attached projecting non-premise district activity videoboard sign on property zoned a CA-1(A) Central Area District, on the northwest corner of North Griffin Street and Elm Street
Recommendation of Staff: **Approval** for a six-year period, subject to conditions
Recommendation of CPC: **Approval** for a six-year period, subject to conditions
Z212-128(OA)
[22-0757; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 32204]

PUBLIC HEARINGS AND RELATED ACTIONS (continued)**Department of Planning and Urban Design** (continued)**ZONING CASES – CONSENT** (continued)

- Z5. [22-1009](#) A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2312 for the sale of alcoholic beverages in conjunction with a general merchandise or food store 3,500 square feet or less on property zoned Subarea 2, Tract 3, within Planned Development District No. 366, the Buckner Boulevard Special Purpose District with a D-1 Liquor Control Overlay on the southwest corner of Bruton Road and South Buckner Boulevard
Recommendation of Staff: **Approval**, for a two-year period with eligibility for automatic renewals for additional five-year periods, subject to conditions
Recommendation of CPC: **Approval**, for a two-year period with eligibility for automatic renewals for additional five-year periods, subject to conditions
Z201-290(OA)
[22-0758; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 32205]

ZONING CASES – INDIVIDUAL

- Z6. [22-1014](#) A public hearing to receive comments regarding an application for an ordinance granting a NS Neighborhood Service District with deed restrictions volunteered by the applicant, and a Specific Use Permit for a private recreation center, club, or area use, on property zoned an R-7.5(A) Single Family District on the south line of East Camp Wisdom Road, west of University Hills Boulevard
Recommendation of CPC: **Approval** of an NS(A) Neighborhood Service District subject to deed restrictions volunteered by the applicant; and **approval** of a Specific Use Permit for a four-year period, subject to a site plan, landscape plan, and conditions.
Recommendation of Staff: **Approval** of an NS(A) Neighborhood Service District; and **approval** of a Specific Use Permit for a four-year period, subject to a site plan, landscape plan, and conditions.
Z201-326(MP)
[22-0759; HEARING OPEN; DEFERRED TO MAY 25, 2022 BY COUNCILMEMBER NARVAEZ]

PUBLIC HEARINGS AND RELATED ACTIONS (continued)**Department of Planning and Urban Design** (continued)**ZONING CASES – INDIVIDUAL** (continued)

- Z7. [22-1017](#) A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for a child-care facility on property zoned an R-7.5(A) Single Family District, on the Southeast line of Ferguson Road, southwest of North Buckner Boulevard
Recommendation of Staff: **Approval** for a five-year period with eligibility for automatic renewal for additional five-year periods, subject to a site plan and conditions
Recommendation of CPC: **Approval** for a five-year period with eligibility for automatic renewal for additional five-year periods, subject to a site plan and conditions
Z212-152(RM)
[22-0760; HEARING CLOSED; DENIED WITHOUT PREJUDICE BY COUNCILMEMBER BAZALDUA]
- Z8. [22-1019](#) A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for R-7.5(A) Single Family uses and public school uses on property zoned an R -7.5(A) Single Family District, on the southwest corner of Sunland Drive and Lippitt Avenue
Recommendation of Staff: **Approval** subject to a development plan, a revised traffic management plan, and conditions.
Recommendation of CPC: **Approval** subject to a development plan, a revised traffic management plan, and conditions.
Z212-157(MP)
[22-0761; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 32206]
- Z9. [22-1018](#) A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for a foster home on property zoned D(A) Duplex District on the northwest corner of Forney Road and Lomax Drive
Recommendation of Staff: **Approval** for a five-year period, subject to a site plan and conditions
Recommendation of CPC: **Approval** for a five-year period, subject to a site plan and conditions.
Z212-154(RM)
[22-0762; HEARING CLOSED; REMANDED TO THE CITY PLAN AND ZONING COMMISSION BY COUNCILMEMBER BAZALDUA]

PUBLIC HEARINGS AND RELATED ACTIONS (continued)**Department of Planning and Urban Design** (continued)**ZONING CASES – INDIVIDUAL** (continued)

- Z10. [22-1016](#) 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 on property within Subdistrict 3 of Planned Development District No. 533, the C.F. Hawn Special Purpose District No. 1, on the northeast side of C.F. Hawn Freeway, west of North Jim Miller Road
Recommendation of Staff: **Approval** for a five-year period with eligibility for automatic renewals for additional three-year periods, subject to a site/landscape plan and conditions
Recommendation of CPC: **Approval** for a five-year period with eligibility for automatic renewals for additional three-year periods, subject to a site/landscape plan and conditions.
Z212-150(OA)
[22-0763; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 32207]
- Z11. [22-1015](#) A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2359 for the sale of alcoholic beverages in conjunction with a general merchandise or food store 3,500 square feet or less on property zoned an LI-D-1 Light Industrial District with a D-1 Liquor Control Overlay, on the southwest corner of Forney Road and South Buckner Boulevard
Recommendation of CPC: **Approval** for a two-year period, subject to conditions
Recommendation of Staff: **Approval** for a two-year period with eligibility for automatic renewals for additional five-year periods, subject to conditions
Z201-351(OA)
[22-0764; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 32208]

PUBLIC HEARINGS AND RELATED ACTIONS (continued)**Department of Planning and Urban Design** (continued)**ZONING CASES - UNDER ADVISEMENT – INDIVIDUAL**

- Z12. [22-692](#) 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]
Z201-239(RM)
Note: This item was deferred by the City Council before opening public hearings on January 26, 2022, February 9, 2022, and March 9, 2022, and is scheduled for consideration on May 11, 2022
[22-0765; HEARING OPEN; DEFERRED TO MAY 25, 2022 BY COUNCILMEMBER NARVAEZ]

DEVELOPMENT CODE AMENDMENTS – INDIVIDUAL**Department of Planning and Urban Design**

- Z13. [22-1020](#) A public hearing to receive comments regarding consideration of amending permanent and temporary concrete or asphalt batching plant uses, including but not limited to amending potentially incompatible industrial uses, in the Dallas Development Code Chapter 51 and 51A
~~Recommendation of Staff and CPC: **Approval**, as briefed per staff's recommendations~~
Recommendation of Staff and CPC: Approval
~~DCA201-003(LL)–DCA212-003(LL)~~
[22-0766; CORRECTED; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 32209]

DEVELOPMENT CODE AMENDMENTS – INDIVIDUAL (continued)**Department of Planning and Urban Design** (continued)

- Z14. [22-887](#) A public hearing to receive comments regarding consideration of amending the Dallas Development Code Division 51A-4.1100 “Mixed Income Housing” to support and align with proposed amendments to the City of Dallas Comprehensive Housing Policy and Dallas City Code Chapter 20A “Fair Housing and Mixed Income Housing.”
- ~~Recommendation of Staff: Approval~~
~~Recommendation of CPC: Approval~~
~~Recommendation of Staff: Approval, subject to staff’s recommended conditions~~
~~Recommendation of CPC: Approval, subject to CPC’s recommended conditions~~
DCA201-008(SD)
[22-0767; HEARING CLOSED; APPROVED AS AMENDED; ORDINANCE 32210]

MISCELLANEOUS HEARINGS**Park and Recreation Department**

- PH1. [22-1022](#) A public hearing, pursuant to Chapter 26 of the Texas Parks and Wildlife Code, to receive comments on the proposed use of a portion of Runyon Creek Greenbelt, totaling approximately 9,166 square feet of land, located at 1900 East Camp Wisdom Road, by Dallas Water Utilities for the construction of a 21-inch wastewater line to connect to existing wastewater lines; and, at the close of the public hearing, consideration of a resolution authorizing the proposed use of parkland pursuant to Chapter 26 of the Texas Parks and Wildlife Code- Financing: No cost consideration to the City
- [22-0768; HEARING CLOSED; APPROVED]**