

# **City of Dallas**

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



## **ANNOTATED COUNCIL AGENDA**

**October 23, 2024**

**9:16 A.M. – 7:52 P.M.**

**[24-1540; HELD]**

Invocation and Pledge of Allegiance

Agenda Item/Open Microphone Speakers

**[24-1541]**

**VOTING AGENDA**

1. Approval of Minutes of the October 8, 2024 City Council Meeting  
**[24-1542; APPROVED]**

**CONSENT AGENDA**

**[24-1543; APPROVED]**

**City Attorney's Office**

2. Authorize settlement of the bodily injury claims brought by Demariyea Williams in the lawsuit styled Untrell Calhoun, Demariyea Williams, and Tiffany Shipp v. City of Dallas, Cause No. DC-23-18179 - Total not to exceed \$48,000.00 - Financing: Liability Reserve Fund  
**[24-1544; APPROVED]**
3. Authorize settlement of the lawsuit styled Israel Selgado v. City of Dallas, Cause No. DC-24-01502 - Not to exceed \$30,000.00 - Financing: Liability Reserve Fund  
**[24-1545; APPROVED]**
4. Authorize settlement of the lawsuit styled Thomas Meagher v. City of Dallas, Cause No. DC-22-15478 - Not to exceed \$150,000.00 - Financing: Liability Reserve Fund  
**[24-1546; APPROVED]**

**City Controller's Office**

5. An ordinance authorizing the issuance and sale of City of Dallas, Texas Waterworks and Sewer System Revenue Bonds, Series 2024C, in the amount of \$34,000,000 to the Texas Water Development Board; awarding the sale of the bonds; approving the execution of agreements in connection with the sale of the bonds; and all other matters related thereto - Not to exceed \$175,000 - Financing: Dallas Water Utilities Fund  
**[24-1547; APPROVED; ORDINANCE 32895]**

**Department of Aviation**

6. Authorize Supplemental Agreement No. 1 to the construction services contract with Flatiron Constructors, Inc. to amend the scope of work to include infrastructure for the de-icing facility at the airport, including a parking lot, shelter building and foundation, foundation for glycol equipment, and utilities for Crossfield Taxiways at Dallas Love Field - Not to exceed \$3,409,841.93, from \$48,618,432.00 to \$52,028,273.93 - Financing: Aviation Passenger Facility Charge - Near Term Projects Fund  
**[24-1548; APPROVED]**

**CONSENT AGENDA** (continued)**Department of Facilities and Real Estate Management**

7. An ordinance granting a private license to Tyler J. Duff, for the use of approximately 1,180 square feet of land to install, occupy, maintain and utilize landscape and irrigation on a portion of Canterbury Court right-of-way located near the intersection of Canterbury Court and Clinton Avenue - Revenue: General Fund \$100.00 one-time fee, plus the \$20.00 ordinance publication fee  
**[24-1549; APPROVED; ORDINANCE 32896]**
8. An ordinance granting a revocable license to BIG D Lil' d LLC dba Dot 's Hop House & Cocktail Courtyard, for the use of approximately 8 square feet of aerial space to occupy, maintain and utilize a blade sign over a portion of Commerce Street right-of-way, located near its intersection with Pryor Street - Revenue: General Fund \$1,000.00 annually, plus the \$20 ordinance publication fee  
**[24-1550; APPROVED; ORDINANCE 32897]**
9. An ordinance granting renewal of a private license to Ross Tower SCHPI LP, for the use of approximately 948 square feet of subsurface space to occupy, maintain and utilize an existing transformer vault under a portion of Ervay Street right-of-way located near its intersection with San Jacinto Street - Revenue: General Fund \$3,754.00 annually, plus the \$20.00 ordinance publication fee  
**[24-1551; APPROVED; ORDINANCE 32898]**
10. An ordinance granting renewal of a revocable license to 7-Eleven, Inc., for the use of a total of approximately 25 square feet of aerial space to occupy, maintain and utilize three existing signs over portions of Akard and Elm Streets rights-of-way located near the intersection of North Akard and Elm Streets - Revenue: General Fund \$3,000.00 annually, plus the \$20.00 ordinance publication fee  
**[24-1552; APPROVED; ORDINANCE 32899]**
11. Authorize **(1)** the option to an existing license agreement with American Towers, LLC to exercise the first of two, five-year renewal options for approximately 14,895 square feet of land and tower space located at 2833 Remond Drive, to be used by the Department of Information and Technology Services for the period March 10, 2024 through March 9, 2029; and **(2)** the monthly license fee for the period November 1, 2024 through March 9, 2029 – Not to exceed \$523,982.81 - Financing: Communication Services Fund (subject to annual appropriations)  
**[24-1553; APPROVED]**
12. Authorize a twenty-year lease agreement with Ables Springs Solar, LLC, for approximately 4,496 square feet of land located in Kaufman County, to be used for the installation, maintenance and operation of a single, underground electrical circuit and associated fiber for the period November 1, 2024 through October 31, 2044 - Estimated Revenue: Dallas Water Utilities Fund \$322,443.66  
**[24-1554; APPROVED AS AMENDED]**

**CONSENT AGENDA** (continued)**Department of Facilities and Real Estate Management**

13. Authorize an amendment to an existing lease agreement with SVEA DB Holdings II, LLC to extend the lease agreement for an additional two years for approximately 4,996 square feet of office space located at 2730 Coombs Creek Drive, to be used as a Building Inspection's Southwest District Office for the period December 1, 2024 through November 30, 2026 - Not to exceed \$244,728.96 - Financing: Building Inspection Fund (subject to annual appropriations)  
**[24-1555; APPROVED]**

**Department of Housing and Community Development**

14. Authorize the Dallas Public Facility Corporation to **(1)** acquire, develop, and own Oakhouse at Colorado Phase 2, a mixed-income, multifamily development to be located at 909 East Colorado Boulevard; and **(2)** enter into a seventy-five-year lease agreement with Mintwood Real Estate, LLC or its affiliate, for the development of the Project - Estimated Revenue Forgone: General Fund \$157,656,559.00 (For 75 years; see Fiscal Information)  
**[24-1556; APPROVED AS AN INDIVIDUAL ITEM]**

**Department of Information and Technology Services**

15. Authorize a three-year cooperative purchasing agreement for application and hosting services, integration support and ongoing technical and maintenance support of an electronic information multi-media streaming and management system for the Department of Information and Technology Services with Carahsoft Technology Corporation through The Interlocal Purchasing System - cooperative agreement - Not to exceed \$411,624.68 - Financing: Data Services Fund (subject to annual appropriations)  
**[24-1557; APPROVED]**
16. Authorize a three-year cooperative purchasing agreement for continuous software maintenance and support for the citywide data management system for the Department of Information and Technology Services with International Business Machines Corporation through the Texas Department of Information Resources cooperative purchasing agreement - Not to exceed \$409,146.31 - Financing: Information Technology Equipment Fund (\$136,104.89) and Data Services Fund (\$273,041.42) (subject to annual appropriations)  
**[24-1558; APPROVED]**

**Department of Transportation and Public Works**

17. Authorize a professional engineering services contract with Dunaway Associates, LLC, the most highly qualified proposer, specifically for traffic signal design services for the five intersections in Group 4 as follows: Hampton Road at Davis Street, Hampton Road at Dennison Street, Hampton Road at West Commerce Street, Hampton Road at Twelfth Street, and Hampton Road at Plymouth Road; and other related tasks - Not to exceed \$358,235.70 - Financing: Street and Transportation (A) Fund (2017 General Obligation Bond Fund)  
**[24-1559; APPROVED]**

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

18. Authorize an Advance Funding Agreement with the Texas Department of Transportation for federal funding for a Category 10 project (Agreement No. CSJ 0918-47-485, Assistance Listing No. 20.205) in the estimated amount of \$10,476,100.00, which includes \$10,000,000.00 in Federal participation for engineering and direct state costs, \$ 476,100.00 in State participation for indirect state costs, and the City of Dallas' portion covered by the use of 2,000,000 regional Transportation Development Credits in lieu of a local cash match) for the preparation of preliminary engineering documents (including design schematic, environmental documents, and public involvement) and plans, specifications, and estimates for the foundational structural, safety, multimodal transportation, and hardscape elements to expand the deck park on Interstate Highway 35E from Marsalis Avenue to Ewing Avenue in the City of Dallas - Financing: This action has no cost consideration to the City (see Fiscal Information for potential future costs)  
**[24-1560; APPROVED AS AN INDIVIDUAL ITEM]**
19. Authorize payment to the Dallas Area Rapid Transit for operation and maintenance costs for the Dallas Streetcar System from Union Station to Bishop Arts District for FY 2025 - Not to exceed \$2,021,642.99 - Financing: Dallas Streetcar System Fund  
**[24-1561; APPROVED AS AN INDIVIDUAL ITEM]**
20. Authorize a construction services contract for the Elam Road Safe Routes to School (SRTS) Pedestrian Improvements (CSJ 0918-47-326) project to construct bicycle and pedestrian improvements along Elam Road from North Jim Miller Road to Pemberton Hill Road - HQS Construction, LLC, lowest responsible bidder of three - Not to exceed \$3,326,138.89 - Financing: Elam Road SRTS Improvements Fund (\$1,962,980.00), Street and Transportation (A) Fund (\$500,000.00), and 2024B Certificates of Obligation (\$863,158.89)  
**[24-1562; APPROVED]**
21. Authorize a construction services contract for the construction of the Highland Road Noise Barrier and Landscaping Project - SRH Landscapes LLC, lowest responsive bidder of four - Not to exceed \$149,250.00 - Financing: Street and Transportation (A) Fund (2017 General Obligation Bond Fund)  
**[24-1563; APPROVED]**
22. Authorize a construction services contract for the Re -Bid - Bond Signals - Lancaster Road at Wheatland Road/Plaza Boulevard Project to construct new traffic signals at the intersection of Lancaster Road and Wheatland Road/Plaza Boulevard - Roadway Solutions, Inc., lowest responsible bidder of two - Not to exceed \$593,400.00 - Financing: ARPA Redevelopment Fund (\$50,000.00) and Street and Transportation (A) Fund (2017 General Obligation Bond Fund) (\$543,400.00)  
**[24-1564; APPROVED]**

**CONSENT AGENDA** (continued)**Library**

23. ~~Authorize (1) the ratification of the purchase and payment of digital content for the Library in an amount not to exceed \$3,157,336.91 from Overdrive, Inc. from February 27, 2023 through August 19, 2024; and (2) a five-year cooperative purchasing service price agreement, with OverDrive, Inc. in the estimated amount of \$15,312,750.00 for the Libby application and e content for the Library, through an interlocal cooperative purchasing agreement with the City of Austin, Texas Total estimated amount of \$18,470,086.91 Financing: General Fund (subject to annual appropriations)~~  
**[24-1565; DELETED]**
24. ~~Authorize (1) the ratification of the purchase and payment of digital content for the Library in an amount not to exceed \$736,566.90 from Midwest Tape LLC from February 27, 2023 through September 5, 2024; and (2) a five-year cooperative purchasing service price agreement with Midwest Tape LLC in the estimated amount of \$3,460,371.00 for e content for the Library through an interlocal cooperative purchasing agreement with the City of Austin, Texas Total estimated amount of \$4,196,937.90 Financing: General Fund (subject to annual appropriations)~~  
**[24-1566; DELETED]**

**Office of Arts and Culture**

25. Authorize contracts with cultural organizations for the provision of artist services to the City through the Cultural Organizations Program for the period October 1, 2024 through September 30, 2025 (list attached to Agenda Information Sheet) - Not to exceed \$6,415,236.00 - Financing: General Fund  
**[24-1567; APPROVED AS AMENDED]**

**Office of Economic Development**

26. Authorize approval of two nominees to fill two vacancies on the Dallas Economic Development Corporation Board of Directors - Financing: No cost consideration to the City  
**[24-1568; APPROVED]**
27. Authorize a tax increment financing ("TIF") development agreement and all other necessary documents with 900 E. Clarendon QOZB, LLC and/or its affiliates ("Developer") in an amount not to exceed \$2,681,864.00, payable from current and future Oak Cliff Gateway (OCG) TIF District Funds ("TIF Subsidy"), in consideration of the East Dock Redevelopment Project on property currently addressed as 900 East Clarendon Drive in Tax Increment Financing Reinvestment Zone Number Three (OCG IF District) in accordance with the City's Economic Development Incentive Policy - Not to exceed \$2,681,864.00 - Financing Oak Cliff Gateway TIF District Fund (subject to annual appropriations from tax increments)  
**[24-1569; APPROVED AS AN INDIVIDUAL ITEM]**

**CONSENT AGENDA** (continued)**Office of Emergency Management and Crisis Response**

28. Authorize a twelve-month Interlocal Agreement, with three one-year renewal options, with Dallas County Mental Health and Mental Retardation Center dba Metrocare Services to provide crisis response services for the period October 24, 2024 through October 23, 2025 - Not to exceed \$529,360.00 - Financing: General Fund (subject to annual appropriations)  
**[24-1570; APPROVED AS AN INDIVIDUAL ITEM]**

**Office of Environmental Quality and Sustainability**

29. Authorize **(1)** Supplemental Agreement No. 2 for a six-month extension to the cooperative purchasing agreement for citywide hazardous waste disposal services with TRIUMVIRATE ENVIRONMENTAL SERVICES, INC.; and **(2)** Supplemental Agreement No. 1 for a six-month extension to the cooperative purchasing agreement for citywide bio -hazardous decontamination and spill clean-up services with Cleaning Guys, LLC dba CG Environmental for the period November 9, 2024 through May 9, 2025 - Financing: No cost consideration to the City  
**[24-1571; APPROVED]**

**Office of Procurement Services**

30. Authorize a three-year master agreement for the purchase of lead-free brass fittings for the Dallas Water Utilities Department - Mueller Co. LLC in an estimated amount of \$396,000.00, North Texas Winwater Co. in an estimated amount of \$371,000.00, Fortiline, Inc. dba Fortiline Waterworks in an estimated amount of \$167,500.00, Core & Main LP in an estimated amount of \$77,000.00, Consolidated Pipe and Supply in an estimated amount of \$2,000.00, Ferguson Enterprises in an estimated amount of \$1,000.00, and James Jones Company in an estimated amount of \$1,000.00, lowest responsible bidders of seven - Total estimated amount of \$1,015,500.00 - Financing: Dallas Water Utilities Fund  
**[24-1572; APPROVED]**
31. Authorize **(1)** a five-year service price agreement for non-emergency wrecker services for citywide use - Dallas Towing & Recovery LLC, Jet Stream Trucking, Inc. dba HBL Towing & Recovery, and CTR Incident Management Specialist LLC, lowest responsible bidders of four - Estimated amount of \$2,875,814.00; and **(2)** an increase in appropriations in an amount not to exceed \$1,394,247.00 in the Confiscated Monies-State Fund - Financing: General Fund (\$228,748.37), Equipment and Fleet Management Fund (\$2,521,567.50), Confiscated Monies-State Fund (\$86,998.13), and Sanitation Operation Fund (\$38,500.00) (subject to annual appropriations)  
**[24-1573; APPROVED AS AN INDIVIDUAL ITEM]**

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

32. Authorize a three-year service price agreement for boat and motor repairs and parts for citywide use - Tommy's Mobile Boat & Motor Service, Inc. dba Rockwall Marine in the estimated amount of \$229,935.00 and Felix Flores dba Dallas Paint and Body in the estimated amount of \$82,085.00, lowest responsible bidders of two - Total estimated amount of \$312,020.00 - Financing: General Fund (\$216,560.00), Dallas Water Utilities Fund (\$70,980.00), and Stormwater Drainage Management Fund (\$24,480.00) (subject to annual appropriations)  
**[24-1574; APPROVED]**
33. Authorize Supplemental Agreement No. 1 to extend the service contract with Brodart Co. for purchase, supply, selection, cataloging, and physical processing of library printed materials for the Dallas Public Library for the period November 29, 2024 through May 29, 2025 - Financing: This action has no cost consideration to the City (see Fiscal Information)  
**[24-1575; APPROVED]**
34. Authorize Supplemental Agreement No. 15 to exercise the third of three one-year renewal options to the service contract with SBC Global Services, Inc. dba AT&T Global Services for continued maintenance and support for the City's 9-1-1 telephone system infrastructure - Not to exceed \$5,518,224.26 - Financing: 9-1-1 Systems Operations Fund (\$1,888,529.47) and CSEC Prop 8 Next Generation 9-1-1 Service Fund (\$3,629,694.79) (subject to annual appropriations)  
**[24-1576; APPROVED]**

**Office of the City Auditor**

35. Authorize approval of the Office of the City Auditor's Recommended Fiscal Year 2025 Audit Plan as required by paragraph 8(b) of Resolution No. 21-2021, previously approved on February 24, 2021 - Financing: No cost consideration to the City  
**[24-1577; APPROVED]**

**Park & Recreation Department**

36. Authorize a public hearing to be held on December 11, 2024, pursuant to Chapter 26 of the Texas Parks and Wildlife Code, to receive comments on the proposed use of a portion of parkland at Bachman Creek Greenbelt, located at 3002 Shorecrest Drive, totaling approximately 2,597 square feet of land (0.06 acres), by the Dallas Water Utilities Department for the construction of a 36-inch stormwater line for the Rexford Road Project - Revenue: Capital Gifts, Donation & Development Fund \$639.00  
**[24-1578; APPROVED]**
37. Authorize a twenty-year interlocal agreement between the City of Dallas and the Richardson Independent School District for shared access of campus grounds and the design, construction and maintenance of park improvements at Dobie Pre-Kindergarten School located at 14040 Rolling Hills Lane - Not to exceed \$285,200.00 - Financing: General Fund (subject to annual appropriations)  
**[24-1579; APPROVED]**



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

38. 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)  
**[24-1580; INDIVIDUAL AND OFFICER APPOINTMENT MADE TO BOARDS AND COMMISSIONS]**

**Office of Procurement Services**

Note: Agenda Item No. 40 must be considered before Agenda Item No. 39 may be considered.

39. Authorize the rejection of four proposals for the distribution of in-home garden kits to provide residents with a recurring supply of fresh grown produce for the Office of Community Care - Financing: No cost consideration to the City  
**[24-1581; APPROVED]**

**ITEMS FOR FURTHER CONSIDERATION****Office of Procurement Services**

Note: Agenda Item No. 40 must be considered before Agenda Item No. 39 may be considered.

40. Authorize an eighteen-month service contract for the distribution of in-home garden kits to provide residents with a recurring supply of fresh grown produce for the Office of Community Care - Bellcam Group, most advantageous proposer of four - Not to exceed \$200,000.00 - Financing: ARPA Redevelopment Fund (subject to annual appropriations) (This item was deferred on August 14, 2024)  
**[24-1582; DENIED BY COUNCILMEMBER ARNOLD]**

**ITEMS FOR FURTHER CONSIDERATION - UNDER ADVISEMENT****Mayor and City Council Office**

41. A resolution amending the city's policy governing the use of legislature travel funds in order to more efficiently allow for councilmembers to travel to Austin and Washington D.C to speak on legislatives matters - Financing: No cost consideration to the City (This item was deferred on September 25, 2024)  
**[24-1583; DEFERRED TO DECEMBER 11, 2024 BY DEPUTY MAYOR PRO TEM BAZALDUA]**

**ADDITIONS:****CLOSED SESSION****[24-1584; HELD]**

42. Attorney Briefings (Sec. 551.071 T.O.M.A.)
- Seeking the advice of the City Attorney regarding:
- In Re: Aqueous Film-Forming Foams Product Liability Litigation, MDL No. 2:18-mn-2873-RMG; City of Camden, et al., v. BASF Corporation, No. 2:24-cv-03174-RMG; and City of Camden, et al. v. Tyco Fire Products LP, et al., No. 2:24-cv-02321-RMG.  
**[NOT BRIEFED]**
43. Real Estate (Sec. 551.072 T.O.M.A.)
- (1) Deliberate the purchase, exchange, lease, or value of real property located at 1000 Belleview Street because deliberation in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third person; and (2) seek the advice of the City Attorney on this matter (Sec. 551.071 T.O.M.A.).
  - (1) Deliberate the purchase, exchange, lease, or value of real property located at 711 S. St. Paul Street because deliberation in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third person; and (2) seek the advice of the City Attorney on this matter (Sec. 551.071 T.O.M.A.).
  - (1) Deliberate the purchase, exchange, lease, or value of real property, the Bullington Truck Terminal, generally located underground at 1627 Pacific Avenue, because deliberation in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third person; and (2) seek the advice of the City Attorney on this matter (Sec. 551.071 T.O.M.A.).  
**[BRIEFED]**

**OTHER ITEMS FOR INDIVIDUAL CONSIDERATION****Dallas Police Department**

44. Authorize a three-year cooperative purchasing agreement for Tetrahydrocannabinol quantification and controlled substance quantitation analysis for the Dallas Police Department with Armstrong Forensic Laboratory, Inc. through a cooperative purchasing agreement between the City and Tarrant County through the Interlocal Cooperation Act, Chapter 791, Texas Government Code - Not to exceed \$4,480,000.00 - Financing: General Fund (subject to annual appropriations)  
**[24-1585; APPROVED]**

**OTHER ITEMS FOR INDIVIDUAL CONSIDERATION** (continued)**Office of Procurement Services**

45. Authorize a one-year service contract for consultancy services to conduct a comprehensive economic impact analysis of the high-speed rails for the Department of Transportation and Public Works - The Boston Consulting Group, Inc., most advantageous proposer of three - Not to exceed \$566,812.00 - Financing: Convention Center Construction Fund  
**[24-1586; APPROVED]**

**PUBLIC HEARINGS AND RELATED ACTIONS****Department of Planning and Department****ZONING CASES – CONSENT****[24-1587; APPROVED]**

- Z1. A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Specific Use Permit No. 2221 for a tattoo studio use on property zoned Subdistrict 1A within Planned Development District No. 621, the Old Trinity and Design District, on the south line of Levee Street; between Manufacturing Street and Express Street  
Recommendation of Staff: Approval for a five-year period, subject to amended conditions  
Recommendation of CPC: Approval for a five-year period, subject to amended conditions  
Z234-212(GB)  
**[24-1588; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 32900]**
- Z2. A public hearing to receive comments regarding an application for and an ordinance granting a WR-3 Walkable Urban Residential District on property zoned an IR Industrial District, on the southeast line of Kimsey Drive; northeast of Maple Avenue  
Recommendation of Staff: Approval  
Recommendation of CPC: Approval  
Z234-233(LG)  
**[24-1589; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 32901]**
- Z3. A public hearing to receive comments regarding an application for and an ordinance granting an MF-1(A) Multifamily District on property zoned an RR Regional Retail District, on the northwest line of East 9th Street; between Stellariga Place and North Denver Street  
Recommendation of Staff: Approval  
Recommendation of CPC: Approval  
Z234-252(LC)  
**[24-1590; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 32902]**

ZONING CASES – CONSENT (continued)

- Z4. A public hearing to receive comments regarding an application for and an ordinance granting an MF-2(A) Multifamily District on property zoned a CR Community Retail District, on the west corner of East Grand Avenue and Casa Loma Avenue  
Recommendation of Staff: Approval  
Recommendation of CPC: Approval  
Z234-254(LC)  
**[24-1591; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 32903]**

ZONING CASES – INDIVIDUAL

- Z5. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for MU-2 Mixed Use District uses on property zoned a CR Community Retail District, on the southeast corner of Preston Road and Belt Line Road  
Recommendation of Staff: Approval, subject to a conceptual plan, a development plan, and staff's recommended conditions  
Recommendation of CPC: Approval, subject to a conceptual plan, a development plan, and conditions  
Z212-358(JM)  
**[24-1592; HEARING OPEN; DEFERRED TO NOVEMBER 13, 2024 BY COUNCILMEMBER SCHULTZ]**
- Z6. A public hearing to receive comments regarding an application for a Specific Use Permit for an alcoholic beverage establishment limited to a bar, lounge, or tavern and commercial amusement (indoor) limited to a dance hall on property zoned Subdistrict A within Planned Development District No. 619 with H/48 Harwood Historic District Overlay, on the southwest corner of North Harwood Street and Pacific Avenue  
Recommendation of Staff: Approval for a three-year period, subject to a site plan and conditions  
Recommendation of CPC: Denial  
Z234-265(WK)  
**[24-1593; HEARING CLOSED; REMANDED TO THE CITY PLAN AND ZONING COMMISSION BY COUNCILMEMBER ARNOLD]**

ZONING CASES - UNDER ADVISEMENT – INDIVIDUAL

- Z7. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development Subdistrict on property zoned an MF-2 Multiple-Family Subdistrict within Planned Development District No. 193, the Oak Lawn Special Purpose District, on the west line of Carlisle Street; between North Hall Street and Carlisle Place  
Recommendation of Staff: Approval, subject to a development plan, a landscape plan, and staff's recommended conditions  
Recommendation of CPC: Approval, subject to a development plan, a landscape plan, and conditions  
Z223-280(MP)  
**[24-1594; HEARING CLOSED; APPROVED AS AMENDED; ORDINANCE 32904]**

ZONING CASES - UNDER ADVISEMENT – INDIVIDUAL (continued)

- Z8. A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for an industrial (outside) potentially incompatible use limited to asphalt and concrete crushing on property zoned an IM Industrial Manufacturing District, on the east line of Luna Road; between Y Street and Ryan Road  
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  
Z223-286(MP)  
**[24-1595; HEARING CLOSED; APPROVED AS AMENDED; ORDINANCE 32905]**
- Z9. A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for specific residential and nonresidential uses on property zoned an MH(A) Manufactured Home District, an A(A) Agricultural District, an LI Light Industrial District, and an R-5(A) Single Family District with consideration for an R-5(A) District, on the west side of Ingersoll Street, on the west side of Iroquois Drive, and north of Nomas Street  
Recommendation of Staff: Approval of an R-5(A) District, in lieu of a Planned Development District  
Recommendation of CPC: Approval of a Planned Development District for specific residential and nonresidential uses, subject to the applicant's proposed conceptual plan and the applicant's requested conditions with changes  
Z223-301(LG)  
**[24-1596; HEARING CLOSED; APPROVED AS AMENDED; ORDINANCE 32906]**

STREET NAME CHANGE

## Department of Planning and Development

- PH1. A public hearing to receive comments and to approve a resolution granting a request to consider the Ceremonial Street Name request for "Raul Reyes Jr." as a street topper on Morris Street, between North Winnetka Avenue and Sylvan Avenue - NC234-007CM - Not to exceed \$663.10 - Financing: General Fund (see Fiscal Information)  
**[24-1597; HEARING CLOSED; APPROVED]**
- PH2. A public hearing to receive comments and to approve a resolution granting a request to consider the Ceremonial Street Name request for "Max Glaben" as a street topper on Ross Avenue and Houston Street & Ross Avenue and Record Street - NC234-008CM - Financing - Not to exceed \$265.24 - Financing - General Fund (see Fiscal Information)  
**[24-1598; HEARING CLOSED; APPROVED]**

**DEVELOPMENT CODE AMENDMENTS – INDIVIDUAL****Department of Planning and Development**

- PH3. A public hearing to receive comments regarding consideration of amending Chapters 51 and 51A, the Dallas Development Code, with consideration to be given to amending Sections 51-2.102 and 51A-2.102, “Definitions”; 51A-4.202(10), “Machinery, heavy equipment, or truck sales and service”; 51A-4.210(b)(3), “Auto service center”; 51A-4.210(b)(8.1), “Commercial motor vehicle parking”; 51-4.212(18) and 51A-4.210(b)(9), “Commercial parking lot or garage”; 51A-4.210(b)(16.1), “Liquefied natural gas fueling station”; 51A-4.210(b)(30.1), “Truck stop”; 51-4.212(2), “Automobile or motorcycle display, sales, and service (outside display)”; 51A-4.210(b)(30.1), “Vehicle display, sales, and service”; 51-4.217(b)(9), “Open storage”; 51A-4.217(b)(6), “Accessory outside storage”; and related sections with consideration to be given to developing appropriate standards, definitions, and distinctions for oversized vehicles and trailers and an ordinance granting the amendments  
Recommendation of Staff: Approval  
Recommendation of CPC: Approval  
DCA 223-003(MTW)  
**[24-1599; HEARING CLOSED; APPROVED; ORDINANCE 32907]**

**MISCELLANEOUS HEARINGS****Park & Recreation Department**

- PH4. 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 parkland at Flag Pole Hill Park located at 951 Winfrey Point Way, totaling approximately 29,355 square feet of land and temporary use of approximately 17,114 square feet of land, by Dallas Water Utilities for the construction of two 60-inch stormwater lines for the Guildhall-McCree Storm Drainage Relief System Project, for the public benefit - Estimated Revenue: Capital Gifts, Donation & Development Fund \$36,800.00  
**[24-1600; HEARING CLOSED; APPROVED]**

**MISCELLANEOUS HEARINGS - UNDER ADVISEMENT****Department of Housing and Community Development**

- PH5. A public hearing to receive comments regarding an application by The Culbreath, LP or its affiliate, DHA Housing Solutions for North Texas (collectively referred to as “Applicant”) to the Texas Department of Housing and Community Affairs (TDHCA) for 4% Non-Competitive Low Income Housing Tax Credits for The Culbreath located at 2770 Bethurum Avenue, Dallas, TX 75215; and, at the close of the public hearing, authorize a Resolution of No Objection for Applicant, related to its application to TDHCA for the development of The Culbreath - Financing: No cost consideration to the City (This item was deferred on September 25, 2024)  
**[24-1601; HEARING CLOSED; APPROVED]**