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**CITY SECRETARY
DALLAS, TEXAS**

City of Dallas

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

Public Notice

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POSTED CITY SECRETARY
DALLAS, TX



Housing and Homelessness Solutions Committee

January 22, 2024

9:00 AM

2023 CITY COUNCIL APPOINTMENTS

COUNCIL COMMITTEE	
ECONOMIC DEVELOPMENT Atkins (C), Narvaez (VC), Arnold, Bazaldua, Ridley, Stewart, West	GOVERNMENT PERFORMANCE AND FINANCIAL MANAGEMENT West (C), Blackmon (VC), Mendelsohn, Moreno, Resendez
HOUSING AND HOMELESSNESS SOLUTIONS Moreno (C), Mendelsohn (VC), Gracey, West, Willis	PARKS, TRAILS, AND THE ENVIRONMENT Stewart (C), Moreno (VC), Arnold, Bazaldua, Blackmon, Narvaez, West
PUBLIC SAFETY Mendelsohn (C), Stewart (VC), Atkins, Moreno, Willis	QUALITY OF LIFE, ARTS, AND CULTURE Bazaldua (C), Resendez (VC), Blackmon, Gracey, Ridley, Schultz, Willis
TRANSPORTATION AND INFRASTRUCTURE Narvaez (C), Gracey (VC), Atkins, Mendelsohn, Resendez, Schultz, Stewart	WORKFORCE, EDUCATION, AND EQUITY Schultz (C), Arnold (VC), Bazaldua, Blackmon, Resendez, Ridley, Willis
AD HOC COMMITTEE ON ADMINISTRATIVE AFFAIRS Atkins (C), Mendelsohn, Moreno,	AD HOC COMMITTEE ON GENERAL INVESTIGATING AND ETHICS Mendelsohn (C), Gracey, Johnson, Schultz, Stewart
AD HOC COMMITTEE ON JUDICIAL NOMINATIONS Ridley (C), Resendez, West	AD HOC COMMITTEE ON LEGISLATIVE AFFAIRS Mendelsohn (C), Atkins, Gracey, Narvaez, Stewart
AD HOC COMMITTEE ON PENSIONS Atkins (C), Blackmon, Mendelsohn, Moreno, Resendez, Stewart, West, Willis	AD HOC COMMITTEE ON PROFESSIONAL SPORTS RECRUITMENT AND RETENTION Gracey (C), Blackmon, Johnson, Moreno, Narvaez, Resendez, Schultz

(C) – Chair, (VC) – Vice Chair

Note: A quorum of the Dallas City Council may attend this Council Committee meeting.

General Information

The Dallas Council Committees regularly meet on Mondays beginning at 9:00 a.m. and 1:00 p.m. in the Council Chambers, 6th floor, City Hall, 1500 Marilla. Council Committee agenda meetings are broadcast live on bit.ly/cityofdallastv and on Time Warner City Cable Channel 16.

Sign interpreters are available upon request with a 48-hour advance notice by calling (214) 670-5208 V/TDD. The City of Dallas is committed to compliance with the Americans with Disabilities Act. **The Council agenda is available in alternative formats upon request.**

If you have any questions about this agenda or comments or complaints about city services, call 311.

Rules of Courtesy

City Council meetings bring together citizens of many varied interests and ideas. To insure fairness and orderly meetings, the Council has adopted rules of courtesy which apply to all members of the Council, administrative staff, news media, citizens and visitors. These procedures provide:

- That no one shall delay or interrupt the proceedings, or refuse to obey the orders of the presiding officer.
- All persons should refrain from private conversation, eating, drinking and smoking while in the Council Chamber.
- Posters or placards must remain outside the Council Chamber.
- No cellular phones or audible beepers allowed in Council Chamber while City Council is in session.

"Citizens and other visitors attending City Council meetings shall observe the same rules of propriety, decorum and good conduct applicable to members of the City Council. Any person making personal, impertinent, profane or slanderous remarks or who becomes boisterous while addressing the City Council or while attending the City Council meeting shall be removed from the room if the sergeant-at-arms is so directed by the presiding officer, and the person shall be barred from further audience before the City Council during that session of the City Council. If the presiding officer fails to act, any member of the City Council may move to require enforcement of the rules, and the affirmative vote of a majority of the City Council shall require the presiding officer to act." Section 3.3(c) of the City Council Rules of Procedure.

Información General

Los Comités del Concejo de la Ciudad de Dallas se reúnen regularmente los lunes en la Cámara del consejo en el sexto piso del Ayuntamiento, 1500 Marilla, a partir de las 9:00 a.m. y la 1:00 p.m. Las reuniones de la agenda del Comité del Consejo se transmiten en vivo por la estación de bit.ly/cityofdallastv y por cablevisión en la estación *Time Warner City Cable Canal 16*.

Intérpretes para personas con impedimentos auditivos están disponibles si lo solicita con 48 horas de anticipación llamando al (214) 670-5208 (aparato auditivo V/TDD). La Ciudad de Dallas se esfuerza por cumplir con el decreto que protege a las personas con impedimentos, *Americans with Disabilities Act*. **La agenda del Ayuntamiento está disponible en formatos alternos si lo solicita.**

Si tiene preguntas sobre esta agenda, o si desea hacer comentarios o presentar quejas con respecto a servicios de la Ciudad, llame al 311.

Reglas de Cortesía

Las asambleas del Ayuntamiento Municipal reúnen a ciudadanos de diversos intereses e ideologías. Para asegurar la imparcialidad y el orden durante las asambleas, el Ayuntamiento ha adoptado ciertas reglas de cortesía que aplican a todos los miembros del Ayuntamiento, al personal administrativo, personal de los medios de comunicación, a los ciudadanos, y a visitantes. Estos reglamentos establecen lo siguiente:

- Ninguna persona retrasará o interrumpirá los procedimientos, o se negará a obedecer las órdenes del oficial que preside la asamblea.
- Todas las personas deben abstenerse de entablar conversaciones, comer, beber y fumar dentro de la cámara del Ayuntamiento.
- Anuncios y pancartas deben permanecer fuera de la cámara del Ayuntamiento.
- No se permite usar teléfonos celulares o enlaces electrónicos (*paggers*) audibles en la cámara del Ayuntamiento durante audiencias del Ayuntamiento Municipal

"Los ciudadanos y visitantes presentes durante las asambleas del Ayuntamiento Municipal deben de obedecer las mismas reglas de comportamiento, decoro y buena conducta que se aplican a los miembros del Ayuntamiento Municipal. Cualquier persona que haga comentarios impertinentes, utilice vocabulario obsceno o difamatorio, o que al dirigirse al Ayuntamiento lo haga en forma escandalosa, o si causa disturbio durante la asamblea del Ayuntamiento Municipal, será expulsada de la cámara si el oficial que este presidiendo la asamblea así lo ordena. Además, se le prohibirá continuar participando en la audiencia ante el Ayuntamiento Municipal. Si el oficial que preside la asamblea no toma acción, cualquier otro miembro del Ayuntamiento Municipal puede tomar medidas para hacer cumplir las reglas establecidas, y el voto afirmativo de la mayoría del Ayuntamiento Municipal precisará al oficial que este presidiendo la sesión a tomar acción." Según la sección 3.3 (c) de las reglas de procedimientos del Ayuntamiento.

Handgun Prohibition Notice for Meetings of Governmental Entities

"Pursuant to Section 30.06, Penal Code (trespass by license holder with a concealed handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a concealed handgun."

"De acuerdo con la sección 30.06 del código penal (ingreso sin autorización de un titular de una licencia con una pistola oculta), una persona con licencia según el subcapítulo h, capítulo 411, código del gobierno (ley sobre licencias para portar pistolas), no puede ingresar a esta propiedad con una pistola oculta."

"Pursuant to Section 30.07, Penal Code (trespass by license holder with an openly carried handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a handgun that is carried openly."

"De acuerdo con la sección 30.07 del código penal (ingreso sin autorización de un titular de una licencia con una pistola a la vista), una persona con licencia según el subcapítulo h, capítulo 411, código del gobierno (ley sobre licencias para portar pistolas), no puede ingresar a esta propiedad con una pistola a la vista."

"Pursuant to Section 46.03, Penal Code (places weapons prohibited), a person may not carry a firearm or other weapon into any open meeting on this property."

"De conformidad con la Sección 46.03, Código Penal (coloca armas prohibidas), una persona no puede llevar un arma de fuego u otra arma a ninguna reunión abierta en esta propiedad."

This Housing and Homelessness Solutions Committee meeting will be held by video conference and in the Council Chambers, 6th Floor at City Hall.

The Public may attend the meeting virtually; however, City Hall is available for those wishing to attend the meeting in person. The meeting will be broadcast live on Spectrum Cable Channel 16 and online at bit.ly/cityofdallastv.

The public may also listen to the meeting as an attendee at the following video conference link: <https://dallascityhall.webex.com/dallascityhall/j.php?MTID=m8ea786449a06cccd2b2afaccc8d0ccc9>

Call to Order

MINUTES

- A. 24-340 Approval of December 12, 2023, Housing and Homelessness Solutions Committee Meeting Minutes
- B. 24-341 Approval of December 19, 2023, Special Called Housing and Homelessness Solutions Committee Meeting Minutes

BRIEFING ITEMS

- C. 24-286 Dallas Housing Policy 2033 Implementation Update
[Thor Erickson, Assistant Director, Department of Housing & Neighborhood Revitalization; Dionne Roberts, President & CEO, TDA Consulting]
- D. 24-293 R.E.A.L. Time Rehousing: Substantial Amendment No. 1 to the FY 2023-24 Action Plan for HOME Update
[Christine Crossley, Director, Office of Homeless Solutions; Sarah Kahn, Interim CEO
Housing Forward]

BRIEFING MEMORANDUMS

- E. 24-287 North Texas Behavioral Health Authority and Regional Behavioral Health Hospitals
[Matt Roberts, Chief Operating Officer, North Texas Behavioral Health Authority and Regional Behavioral Health Hospitals; David Kemp, Chief Administrative Officer, North Texas Behavioral Health Authority and Regional Behavioral Health Hospitals]
- F. 24-288 Dallas Housing Authority - January 2024 Report
[Troy Broussard, President and CEO, Dallas Housing Authority]

- G. 24-289 Office of Homeless Solutions - Continuum of Care Shelter Beds Program Update
[Christine Crossley, Director, Office of Homeless Solutions]
- H. 24-290 Office of Homeless Solutions - Continuum of Care Investments Update
[Christine Crossley, Director, Office of Homeless Solutions]
- I. 24-296 Urban Land Bank Demonstration Program Plan Fiscal Year 2023-2024
60-day comment period
[Darwin Wade, Assistant Director, Department of Housing and Revitalization]
- J. 24-303 Development Program Policy Update - Proposed Amendment to the Dallas Housing Resource Catalog Land Transfer Program
[Darwin Wade, Assistant Director, Department of Housing and Revitalization]

MEMORANDUMS

- K. 24-294 Department of Housing & Neighborhood Revitalization Quarterly Performance Measures
[Thor Erickson, Assistant Director, Department of Housing and Neighborhood Revitalization]

UPCOMING AGENDA ITEMS

- L. 24-291 Upcoming Agenda Item # 18; 24-83 (January 24, 2024): Authorize the City Manager to execute a twenty-month contract with Housing Forward as a sole source, approved as to form by the City Attorney, for outreach services enhancing the efforts of the Real Time Rehousing (RTR) Project formerly Dallas Real Time Rapid Rehousing; the services will provide front line outreach services to persons experiencing homelessness in encampments and aligns with the City of Dallas' strategy to reduce encampments and unsheltered homelessness through the RTR initiative - Not to exceed \$2,354,314.00 - Financing: General Fund (subject to annual appropriations)
[Christine Crossley, Director, Office of Homeless Solutions]
- M. 24-295 Upcoming Agenda Item # XX (February 14, 2024): Authorize 1) preliminary adoption of Substantial Amendment No. 3 to the FY 2023-24 Action Plan for the Community Development Block Grant (CDBG) Funds to reprogram unspent FY 2022-23 CDBG funds in the amount of \$4,500,000.00 from the Home Improvement & Preservation Program to the Residential Development Acquisition Loan Program and 2) a public hearing to be held on March 27, 2024 to receive comments on Substantial Amendment No. 3 to the FY 2023-24 Action Plan for CDBG Funds.
[Thor Erickson, Assistant Director, Department of Housing and Revitalization]

- N. 24-298 Upcoming Agenda Item # XX (February 14, 2024): Request for a Resolution of No Objection for 4% Non-Competitive Housing Tax Credits - HiLine Illinois, located at 4710 W. Illinois Avenue.
[Aaron Eaquinto, Dallas Housing Compliance Administrator, Department of Housing and Neighborhood Revitalization]
- O. 24-299 Upcoming Agenda Item # XX (February 14, 2024): Request for a Resolution of No Objection for 4% Non-Competitive Housing Tax Credits - Tenison Lofts, located at 3600 Samuell Boulevard.
[Aaron Eaquinto, Dallas Housing Compliance Administrator, Department of Housing and Neighborhood Revitalization]
- P. 24-300 Upcoming Agenda Item # XX (February 14, 2024): Request for a Resolution of No Objection for 4% Non-Competitive Housing Tax Credits - West Virginia Apartments, located at 8004 West Virginia Drive.
[Aaron Eaquinto, Dallas Housing Compliance Administrator, Department of Housing and Neighborhood Revitalization]
- Q. 24-301 Upcoming Agenda Item # XX (February 14, 2024): Request for a Resolution of No Objection for 4% Non-Competitive Housing Tax Credits - Waterford at Goldmark, located at 13695 Goldmark Drive.
[Aaron Eaquinto, Dallas Housing Compliance Administrator, Department of Housing and Neighborhood Revitalization]
- R. 24-297 Upcoming Agenda Item # XX (February 14, 2024): Authorize an increase in the amount of \$3,087,427.00 in Community Development Block Grant Funds Disaster Recovery (CDBG-DR) for the execution of a development loan agreement with Texas Heavenly Homes Ltd., or its affiliate for a 34-unit single-family affordable housing project located in the Bottom District of Council District 4, Dallas, TX 75203 not to exceed \$3,587,427.00 from \$500,000.00; - Financing \$ 3,087,427.00 (CDBG-DR).
[Darwin Wade, Assistant Director, Department of Housing and Revitalization]
- S. 24-302 Upcoming Agenda Item# XX (February 14, 2024): Authorize the Dallas Public Facility Corporation to Acquire, Develop, and Own Santa Fe Trail at Haskell, a Mixed-Income, Multifamily Development to be Located at 400 Ash Lane (Project) and Enter into a Seventy-Five-Year Lease Agreement with Larkspur Capital, LP or its Affiliate, for the Development of the Project.
[Albert Gonzalez, Dallas Public Facility Corporation Administrator]
- T. 24-304 Upcoming Agenda Item # XX (February 14, 2024): Authorize an amendment to the Dallas Housing Resource Catalog Land Transfer Program to provide explicit authority to release Land Transfer Program resale deed restrictions and right of reverter when an eligible homebuyer utilizes the Dallas Homebuyer Assistance Program or other assistance program with recapture deed restrictions.
[Darwin Wade, Assistant Director, Department of Housing and Neighborhood Revitalization]

- U. 24-311 Upcoming Agenda Item # XX (February 14, 2024): Authorize a Resolution of Support for 9% Competitive Low Income Housing Tax Credit and a line of credit in an amount not to exceed \$500.00 - The Broderick, located at 12800 Coit Road.
[Darwin Wade, Assistant Director, Department of Housing and Neighborhood Revitalization]
- V. 24-305 Upcoming Agenda Item # XX (February 14, 2024): Authorize a Resolution of Support for 9% Competitive Low Income Housing Tax Credit and a line of credit in an amount not to exceed \$500.00 - Braniff Lofts, located near 2801 Wycliff Avenue.
[Darwin Wade, Assistant Director, Department of Housing and Neighborhood Revitalization]
- W. 24-310 Upcoming Agenda Item # XX (February 14, 2024): Authorize a Resolution of Support for 9% Competitive Low Income Housing Tax Credit and a line of credit in an amount not to exceed \$500.00 - The Heights at Park Lane, located near 9310 N Central Expressway.
[Darwin Wade, Assistant Director, Department of Housing and Neighborhood Revitalization]
- X. 24-309 Upcoming Agenda Item # XX (February 14, 2024): Authorize a Resolution of Support for 9% Competitive Low Income Housing Tax Credit and a line of credit in an amount not to exceed \$500.00 - Patriot Pointe at Markville, located at 9222 Markville Drive.
[Darwin Wade, Assistant Director, Department of Housing and Neighborhood Revitalization]
- Y. 24-307 Upcoming Agenda Item # XX (February 14, 2024): Authorize a Resolution of Support for 9% Competitive Low Income Housing Tax Credit and a line of credit in an amount not to exceed \$500.00 - Fairview Apartments, located at 3200 Al Lipscomb Way.
[Darwin Wade, Assistant Director, Department of Housing and Neighborhood Revitalization]
- Z. 24-306 Upcoming Agenda Item # XX (February 14, 2024): Authorize a Resolution of Support for 9% Competitive Low Income Housing Tax Credit and a line of credit in an amount not to exceed \$500.00 - West End Lofts, located at 805 Elm Street; and subject to the one-mile three-year rule pursuant to 10 TAC §11.3(d)
[Darwin Wade, Assistant Director, Department of Housing and Neighborhood Revitalization]

- AA. 24-308 Upcoming Agenda Item # XX (February 14, 2024): Authorize a Resolution of Support for 9% Competitive Low Income Housing Tax Credit and a line of credit in an amount not to exceed \$500.00 - Olea at Oak Cliff, located near the corner of South Marsalis Avenue and East Jefferson Boulevard; and subject to the one-mile three year rule pursuant to 10 TAC §11.3(d); and acknowledge that the development is located in a census tract that has more than 20% Housing Tax Credits Units per total households pursuant to 10 TAC §11.3(e) and §11.4(c)(1)
[Darwin Wade, Assistant Director, Department of Housing and Neighborhood Revitalization]
- AB. 24-312 Upcoming Agenda Item # XX (February 14, 2024): Authorize a Resolution of Support for Competitive 9% Low Income Housing Tax Credits and \$500.00 line of credit for Palladium USA International, Inc. - 3606 S. Cockrell Hill Road Senior Living located near the northwest corner of Blue Ridge Boulevard and South Cockrell Hill Road
[Darwin Wade, Assistant Director, Department of Housing and Neighborhood Revitalization]

FORECAST**ADJOURNMENT**

EXECUTIVE SESSION NOTICE

A closed executive session may be held if the discussion of any of the above agenda items concerns one of the following:

1. seeking the advice of its attorney about pending or contemplated litigation, settlement offers, or any matter in which the duty of the attorney to the City Council under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the Texas Open Meetings Act. [Tex. Govt. Code §551.071]
2. deliberating the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have a detrimental effect on the position of the city in negotiations with a third person. [Tex. Govt. Code §551.072]
3. deliberating a negotiated contract for a prospective gift or donation to the city if deliberation in an open meeting would have a detrimental effect on the position of the city in negotiations with a third person. [Tex. Govt. Code §551.073]
4. deliberating the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee; or to hear a complaint or charge against an officer or employee unless the officer or employee who is the subject of the deliberation or hearing requests a public hearing. [Tex. Govt. Code §551.074]
5. deliberating the deployment, or specific occasions for implementation, of security personnel or devices. [Tex. Govt. Code §551.076]
6. discussing or deliberating commercial or financial information that the city has received from a business prospect that the city seeks to have locate, stay or expand in or near the city and with which the city is conducting economic development negotiations; or deliberating the offer of a financial or other incentive to a business prospect. [Tex Govt. Code §551.087]
7. deliberating security assessments or deployments relating to information resources technology, network security information, or the deployment or specific occasions for implementations of security personnel, critical infrastructure, or security devices. [Tex Govt. Code §551.089]