

**AGENDA**  
**CITY COUNCIL MEETING**  
**JANUARY 13, 1999**  
**CITY OF DALLAS**  
**1500 MARILLA**  
**COUNCIL CHAMBERS, CITY HALL**  
**DALLAS, TEXAS 75201**  
**9:00 A. M.**

Invocation and Pledge of Allegiance (Council Chambers)

Agenda Item/Open Microphone Speakers

VOTING AGENDA

1. Approval of Minutes of the December 9, 1998 City Council Meeting

CONSENT AGENDA

AUTHORIZATIONS RELATED TO CONSTRUCTION PROJECTS

Engineering and Architectural Contracts

2. Authorize a professional services contract with Conley Design Group, Inc. for the design of Love Field Airport Roof Replacement - \$128,200 - Financing: Aviation Capital Construction Funds

CONSENT AGENDA (Continued)

AUTHORIZATIONS RELATED TO CONSTRUCTION PROJECTS (Continued)

Engineering and Architectural Contracts (Continued)

3. Authorize a professional services contract with Garcia & Associates for the engineering and design of two boat ramps/canoe launches, access roads, and parking areas on the Trinity River at Sylvan Avenue and the Trinity River at Loop 12 - \$50,678 - Financing: Texas Parks & Wildlife Department Grant Funds

Authorization of Contracts

4. Authorize a contract for the reconstruction of alley improvements on the alley between Campanella Drive and Towns Street from Schroeder Road to Oberlin Drive - Allied Builders, Inc., lowest responsible bidder of four - \$181,388 - Financing: 1995 Bond Funds
5. Authorize a contract for the expansion and renovation of Fire Station No. 49, located at 4901 South Hampton Road - Industrial Construction Management, lowest responsible bidder of six - \$699,594 - Financing: Aviation Capital Construction Funds (\$589,557), 1985 Bond Funds (\$110,037)

Construction Miscellaneous

6. Authorize an Interlocal Agreement between the Cities of Dallas and Fort Worth, acting as RAILTRAN, and the City of Irving that will permit Irving to construct a railroad bridge to allow Grauwlyer Road to pass under the RAILTRAN Corridor in Irving - Financing: No cost consideration to the City
7. Authorize an Interlocal Agreement with Dallas County for the design and construction of paving and drainage improvements on Hampton/Inwood Road from Canada Drive to Harry Hines Boulevard - \$208,628 - Financing: 1995 Bond Funds
8. Authorize an Interlocal Agreement with the Texas Department of Transportation to provide cost reimbursement for installing, operating, adjusting, maintaining and removing temporary traffic signal equipment at the intersections of Interstate 30 at Westmoreland Road and Sylvan Avenue - \$60,745 - Financing: Texas Department of Transportation Grant Funds
9. Authorize a contract with A & J Industrial Coating, Inc. and execute a tender agreement and release with defaulting contractor's surety company, Credit General Insurance Company on behalf of Reliance Insurance Company, for the Plano Road Elevated Storage Tank Improvements - Financing: No cost consideration to the City

CONSENT AGENDA (Continued)

LAND ACQUISITION

10. Authorize acquisition of one single-family residential property owned by Michael G. Walter, containing approximately 12,590 square feet of land, located at 5123 Justin Drive in the City of Irving, for the D-FW International Airport Expansion project - \$84,000 - Financing: D-FW International Airport Joint Revenue Bonds (no cost consideration to the City)
11. Authorize acquisition of individual avigation easements over 2 residential properties containing approximately 1 acre of land, located in the City of Irving, for the D-FW International Airport Expansion project - \$57,500 (\$27,600 in easement acquisition payments and \$29,900 in noise mitigation payments) - Financing: D-FW International Airport Joint Revenue Bonds (no cost consideration to the City) (list attached)
12. Authorize acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Transcontinental Realty Investors, Inc., of approximately 2 acres of land, improved with an asphalt parking lot, for the Houston Street Extension Project between Pacific and McKinney Avenues - \$2,652,765 - Financing: 1998 Bond Funds (\$2,152,765) and 1995 Bond Funds (\$500,000)

LAND MISCELLANEOUS

13. Authorize a 1999 Amendment to the AMR Airline Services Corporation Love Field Terminal and Air Cargo Facility Lease and Agreement, which will release approximately 280,616 square feet of land from the base lease, at Love Field Airport - Financing: No cost consideration to the City
14. Authorize release of a lien on real property located at 201 S. Tyler, Dallas, Dallas County, Texas (Phoenix Project, Inc.) - Financing: No cost consideration to the City
15. Authorize conveyance of seventy-two vacant lots in Independence Park to Dallas City Homes, for the development of low or moderate-income single family housing and execution of a development agreement - Revenue: \$40
16. An ordinance abandoning an alley to Sarris Family Partnership, Limited, the abutting owner, containing approximately 1,500 square feet of land, located near the intersection of Lucas Drive and Maple Avenue and authorizing the quitclaim - Revenue: \$1,913 plus the \$20 ordinance publication fee

CONSENT AGENDA (Continued)

LAND MISCELLANEOUS (Continued)

17. Authorize conveyance of an easement to Southwestern Bell Telephone Company, containing approximately 16,244 square feet of land for the construction and maintenance of underground telecommunication facilities to serve property leased by the City of Dallas to the Texas Military Facilities Commission, at the former Dallas Naval Air Station - Financing: No cost consideration to the City
18. Authorize a nonexclusive track use license agreement between the Cities of Dallas and Fort Worth, acting as RAILTRAN, and the Fort Worth and Dallas Railroad for the use of the RAILTRAN Corridor to provide excursion passenger train service - Revenue: \$.55 per train car per mile
19. An ordinance abandoning a portion of Fairmount Street to Routh Fairmount Joint Venture, the abutting owner, containing approximately 3,347 square feet of land, located near its intersection with Thomas Street and authorizing the quitclaim - Revenue: \$46,942 plus the \$20 ordinance publication fee
20. An ordinance amending Ordinance No. 23461 to correct the existing legal description of the abandoned portion of Profit Drive located near its intersection with Irving Boulevard - Revenue: \$650 plus the \$20 ordinance publication fee
21. An ordinance closing and vacating a portion of Storey Lane containing approximately 7,401 square feet of land, located near its intersection with Webb Chapel Extension, for consolidation with the adjacent city-owned property - Financing: No cost consideration to the City
22. Authorize the sale of eight single-family residential properties acquired by the cities of Dallas and Fort Worth in connection with the D-FW International Airport Noise Mitigation Program for the new runway expansion project to the highest bidders - Revenue: \$560,928 - proceeds to be retained in the D-FW International Airport Mitigation Program (no cost or revenue consideration to the City) (list attached)
23. An ordinance abandoning a portion of an alley to Westdale Properties America 1, Ltd., the abutting owner, containing approximately 2,382 square feet of land, located between Murray Street and Trunk Avenue, and authorizing the quitclaim - Revenue: \$16,199 plus the \$20 ordinance publication fee

CONSENT AGENDA (Continued)

PURCHASING OF EQUIPMENT, SUPPLIES AND SERVICES

24. Authorize a thirty-six month multiple award price agreement for transmission exchange and rebuild service with the lowest responsible bidders of four - Dallas American Paint & Body, ARD Industrial Power, Inc., Industrial Automatic Transmission Service - Not to exceed \$670,536 - Financing: Current Funds
25. Authorize a twenty-four month price agreement for tires for emergency response vehicles with the lowest responsible bidder of two - Moore Retread and Tire Co. of Dallas - Not to exceed \$254,767 - Financing: Current Funds
26. Authorize a twenty-four month multiple award price agreement for water meter boxes, water valve covers, and wastewater cleanouts and lids with the lowest responsible bidders of two - Bass & Hays Foundry, Inc. and Doug Meadows Co. - Not to exceed \$2,305,700 - Financing: Water Utilities Current Funds

MISCELLANEOUS

27. Authorize settlement of a lawsuit, styled Jose Soria v. Dana A. Butler and City of Dallas, Cause No. 97-06259-D - Financing: Current Funds
28. Authorize settlement of a lawsuit, styled Sharon Marie Morgan v. City of Dallas and Michael Francis Miller, Cause No. DV98-02352-L - Financing: Current Funds
29. Authorize settlement of a lawsuit, styled Robert Stephens v. Juan Miguel Meza and City of Dallas, Cause No. cc-96-02241-e - Financing: Current Funds
30. Authorize Supplemental Agreement No. 2 to the professional services contract with Clark, West, Keller, Butler & Ellis, L.L.P. for professional services necessary in the lawsuit, styled Deborah A. Branton v. City of Dallas, et al., Cause No. 3:97-CV-0245-P, and any other proceeding relating to the subject matter of this litigation, in an amount not to exceed \$100,000 increasing the original contract amount from \$65,000 to \$165,000 - Financing: Current Funds
31. Authorize Supplemental Agreement No. 1 to the professional services contract with the Law Office of Joe C. Tooley, P.C. in the lawsuit, styled Roy Trujillo, Jr. v. Steven G. O'Brien, City of Dallas and Ben Click, Civil Action Number 3:98-CV-1669-H, and any other proceeding relating to the subject matter of this litigation, in an amount not to exceed \$85,000 increasing the original contract and supplemental agreement total from \$15,000 to \$100,000 - Financing: Current Funds

CONSENT AGENDA (Continued)

MISCELLANEOUS (Continued)

32. Authorize approval of the bi-weekly tax action
33. Authorize renewal of City of Dallas' membership in the North Central Texas Regional Certification Agency for the period of January 1, 1998 through December 31, 1998 - \$28,600 - Financing: Current Funds
34. Authorize application for and acceptance of the Texas Department of Health grant for the continuation and enhancement of the City of Dallas Immunization Initiative Program and execution of any and all documents required by this grant for the period January 1, 1999 through December 31, 1999 - \$254,524 - Financing: Texas Department of Health Grant Funds
35. Authorize acceptance of a grant from the Texas Workforce Commission to increase the availability of child care subsidies to low/moderate income parents, a local match in the amount of \$56,580 and execution of the grant agreement for the period November 1, 1998 through August 31, 1999 - \$93,420 - Financing: Texas Workforce Commission Grant Funds
36. Authorize an Interlocal Agreement between the City of Dallas and Dallas County to provide a rental assistance program for the hard to reach homeless for the period January 1, 1999 through September 30, 2000 - \$300,000 - Financing: 1998-99 HOME Investment Partnership Program Grant Funds
37. Authorize an Interlocal Agreement with Dallas County to provide assistance for persons eligible for services under the Housing Opportunities for Persons with AIDS contract for the period January 1, 1999 through September 30, 2002 - \$1,870,200 - Financing: 1998-99 Housing Opportunities for Persons with AIDS Grant Funds
38. Authorize application for and acceptance of grant funds from the Office of the Governor, Criminal Justice Division to continue the efforts of the City's juvenile delinquency prevention initiative for the period April 1, 1999 through March 31, 2000 - \$100,000 - Financing: Office of the Governor, Criminal Justice Division Grant Funds
39. Authorize a contract renewal with the African American Museum to provide an After-School Program and two 4-week Summer Camps for elementary school children from low to moderate income families - \$50,000 - Financing: 1998-99 Community Development Grant Funds
40. Approval of an update to the City Plan Commission Rules of Procedure (via City Plan Commission) - Financing: No cost consideration to the City

CONSENT AGENDA (Continued)

MISCELLANEOUS (Continued)

41. Authorize a Preservation Incentives Tax Abatement for 509 Elm Street, Dallas, Texas (509 Elm Place Residences) - Financing: No cost consideration to the City (Estimated revenue foregone for 15 year abatement \$428,111)
42. An ordinance authorizing a CR Community Retail District on property presently zoned an R-7.5(A) Single Family District on the north side of Lake June Road, west of Masters Drive, and a resolution authorizing acceptance of a deed restriction instrument submitted in conjunction with the change of zoning (Z978-305/10537-SE(LS) - Financing: No cost consideration to the City
43. Authorize application for and acceptance of the COPS Methamphetamine Initiative grant, a new program to combat the spread of methamphetamines, from the U. S. Department of Justice, and execution of the grant agreement - \$749,999 - Financing: U. S. Department of Justice, Office of Community Oriented Policing Services Grant Funds
44. Authorize the City of Dallas to apply for third year continuation of the Sexual Offender Apprehension Project/3 grant for a program which insures that sex offenders fully comply with the terms of the mandated state registration law as well as the conditions of their probation and parole, from the Office of the Governor, Criminal Justice Division, for the period October 1, 1999 through September 30, 2000 - Financing: This action has no cost consideration to the City
45. Authorize the City of Dallas to apply for fourth year continuation of the Sex Offender Registration Compliance/4 grant for identifying and registering sex offenders, from the Office of the Governor, Criminal Justice Division, for the period October 1, 1999 through September 30, 2000 - Financing: This action has no cost consideration to the City
46. Authorize the City of Dallas to apply for a new law enforcement-related grant, Public School Child Abuse Response Team, for a program which acts as a liaison with Dallas Public Schools for child abuse referrals, from the Office of the Governor, Criminal Justice Division, for the period of October 1, 1999 through September 30, 2000 - Financing: This action has no cost consideration to the City
47. Authorize the City of Dallas to apply for a new law enforcement-related grant, PawnWare Project, for a computer software program to enhance the existing system for the Pawn Shop Squad, from the Office of the Governor, Criminal Justice Division, for the period of October 1, 1999 through September 30, 2000 - Financing: This action has no cost consideration to the City

PUBLIC HEARINGS AND RELATED ACTIONS

MISCELLANEOUS HEARINGS

City of Dallas Reinvestment Zone No. 44

48. \* A public hearing to receive citizen comments concerning the creation of a reinvestment zone for commercial-industrial tax abatement, to be known as **City of Dallas Reinvestment Zone No. 44, consisting of 2.812 acres located at 1230 East Ledbetter Drive, Dallas, Texas**, for the purpose of granting tax abatement on new tangible personal property and a development fee rebate to Quiltcraft Industries, Inc., and its lessor, LJP Realty, Ltd. - Financing: No cost consideration to the City
- 49.\* An ordinance designating property located at **1230 East Ledbetter Drive, Dallas, Texas, consisting of 2.812 acres, as City of Dallas Reinvestment Zone No. 44**, for commercial-industrial tax abatement for the purpose of granting a tangible personal property tax abatement to Quiltcraft Industries, Inc., and its lessor, LJP Realty, Ltd., establishing the boundaries of the Reinvestment Zone and providing for an effective date -Financing: No cost consideration to the City
- 50.\* Authorize **(1)** a tangible personal property tax abatement agreement with Quiltcraft Industries, Inc., and its lessor, LJP Realty, for the purpose of granting a ten-year abatement of 75% of the taxes on new business personal property for the retention and expansion of its manufacturing and distribution facility to be located at **1230 East Ledbetter Drive, Dallas, Texas, within Commercial Zone "A"**; and **(2)** a 100% development fee rebate to Quiltcraft Industries, Inc. in an amount not to exceed \$5,000 - Revenue: First year tax revenue estimated at \$325. Ten-year tax revenue estimated at \$3,246. (Estimated revenue foregone for ten-year tangible personal property abatement \$24,341) - Financing: Public/Private Partnership Funds

City of Dallas Reinvestment Zone No. 43

- 51.\* A public hearing to receive citizen comments concerning the creation of a reinvestment zone for commercial-industrial tax abatement, to be known as **City of Dallas Reinvestment Zone No. 43, Commercial Zone "B", consisting of .3344 acres located at 2720 Taylor Street, Dallas, Texas**, for the purpose of granting tax abatement on the added value to the tangible personal property to Brilla International, Inc., and its lessor, Jim Lake Company - Financing: No cost consideration to the City

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

MISCELLANEOUS HEARINGS (Continued)

**City of Dallas Reinvestment Zone No. 43** (Continued)

- 52.\* An ordinance designating property located at **2720 Taylor Street, Dallas, Texas, consisting of .3344 acres, as City of Dallas Reinvestment Zone No. 43, Commercial Zone "B"**, for commercial-industrial tax abatement for the purpose of granting tangible personal property tax abatement to Brilla International, Inc., and its lessor, Jim Lake Company, establishing the boundaries of the Reinvestment Zone and providing for an effective date - Financing: No cost consideration to the City
- 53.\* Authorize a tangible personal property tax abatement agreement with Brilla International, Inc., and its lessor, Jim Lake Company, for the purpose of granting a 3-year abatement of 75% of the taxes on added value to tangible personal property new to the site for the development of a new manufacturing/converting facility located within **City of Dallas Reinvestment Zone No. 43, Commercial Zone "B", located at 2720 Taylor Street, Dallas, Texas**, for the development of a manufacturing/converting facility - Revenue: First year tax revenue estimated at \$568. Three-year tax revenue estimated at \$1,704. (Estimated revenue foregone for three-year tangible personal property abatement \$5,112) - Financing: No cost consideration to the City  
Note: These items were deferred from the December 9, 1998 City Council Agenda
54. A public hearing to receive citizen comments, and Council action on the proposed use of a portion of the Katy Trail by TU Electric for installation of a permanent utility pole – Financing: No cost consideration to the City

ZONING CASES - CONSENT

55. Application for and an ordinance granting a CR Community Retail District on property presently zoned an MF-1(A) Multifamily District at the northwest corner of Frankford Road and Marsh Lane, and a resolution authorizing acceptance of a deed restriction instrument submitted in conjunction with the change of zoning  
Recommendation of Staff: Approval  
Recommendation of CPC: Approval, subject to deed restrictions volunteered by the applicant  
Z978-325/10665-NC(ML)

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)ZONING CASES - CONSENT (Continued)

56. Application for an IM Industrial Manufacturing District on property presently zoned an RR Regional Retail District on the south side of Interstate 20, west of Bonnie View Road, and an ordinance granting an IR Industrial Research District  
Recommendation of Staff & CPC: Denial of an IM Industrial Manufacturing District, but approval of an IR Industrial Research District  
Z978-329/10672-SE(JP)
57. Application for and an ordinance granting a Planned Development Subdistrict for MF-2 Multiple Family Subdistrict Uses, and an application for and an ordinance granting a Specific Use Permit for a Community service center on property presently zoned an MF-2 Multiple Family Subdistrict within Planned Development District No. 193, the Oak Lawn Special Purpose District, at the north and south corners of Reagan Street and Brown Street  
Recommendation of Staff: Approval of a Planned Development Subdistrict for MF-2 Multiple Family Subdistrict Uses, subject to conditions, and approval of a Specific Use Permit for a Community service center for a five-year time period with eligibility for automatic renewal for additional five-year time periods, subject to a site plan and conditions  
Recommendation of CPC: Approval of a Planned Development Subdistrict for MF-2 Multiple Family Subdistrict Uses, subject to conditions, and approval of a Specific Use Permit for a Community service center for a ten-year time period with eligibility for automatic renewal for additional ten-year time periods, subject to a site plan and conditions  
Z978-334/8912-C(RB)
58. Application for and an ordinance granting a Specific Use Permit for a Child-care facility on property presently zoned an R-7.5(A) Single Family District on the north side of Lake June Road, west of Cheyenne Road  
Recommendation of Staff & CPC: Approval for a two-year time period with eligibility for automatic renewal for additional five-year time periods, subject to a site plan and conditions  
Z978-356/598-SE(ML)
59. Application for and an ordinance granting an Historic Overlay District for the Dallas Power and Light East Substation on property presently zoned as Planned Development District No. 269, the Deep Ellum/Near East Side District, at the northwest corner of Willow Street and Commerce Street  
Recommendation of Staff & CPC: Approval, subject to preservation criteria  
Z978-357/10710-C(JA)

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

ZONING CASES - CONSENT (Continued)

60. Application for and an ordinance granting an Historic Overlay District for the Eastside Warehouse District on property presently zoned as Planned Development District No. 269, the Deep Ellum/Near East Side District, on Main Street and Commerce Street, west of Trunk Avenue  
Recommendation of Staff & CPC: Approval, subject to preservation criteria  
Z978-358/10711-C(JA)
  
- 61.A Landmark Commission authorized hearing to consider the granting of an Historic Overlay District for the City Hotel Historic District on property presently zoned as Planned Development District No. 269, the Deep Ellum/Near East Side District, on the south side of Elm Street, west of Good-Latimer Expressway, and an ordinance implementing the proposal  
Recommendation of Staff & CPC: Approval, subject to preservation criteria  
Z978-360/10712-C(JA)
  
62. Application for and an ordinance granting an amendment to Specific Use Permit No. 1269 for a Utility Use other than listed for a Water Chilling Facility to change the site plan to increase the size of the structure on property within Subarea 3 of Planned Development District No. 298, the Bryan Area Special Purpose District, on the southeast side of Bryan Street between Haskell Avenue and Peak Street  
Recommendation of Staff & CPC: Approval  
Z989-103/9862-C(JP)
  
63. Application for and an ordinance granting an MU-1 Mixed Use District on property presently zoned an NS(A) Neighborhood Service District on the east side of Zang Boulevard, north Illinois Avenue  
Recommendation of Staff & CPC: Approval  
Z989-106/10727-SW(JP)
  
64. Application for and an ordinance granting a Planned Development District for IR Industrial Research District Uses and a Multifamily Use (to be allowed by Specific Use Permit only) on property presently zoned an IR Industrial Research District, and an application for and an ordinance granting a Specific Use Permit for a Multifamily Use at the southwest corner of Denton Drive and Community Drive  
Recommendation of Staff & CPC: Approval of a Planned Development District for IR Industrial Research District Uses and a Multifamily Use, subject to a development plan and conditions, and approval of a Specific Use Permit for a Multifamily Use, subject to a site plan and conditions  
Z989-110/10562-NW(SS)

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

ZONING CASES - CONSENT (Continued)

65. Application for and an ordinance granting an amendment to condition (f) in Planned Development District No. 472 which regulates off-street parking to allow a parking space in an enclosed structure to be 10 feet from an adjacent street or alley instead of the 20 foot distance required under the current Development Code on both sides of Marquette Street, east of Boedeker Street  
Recommendation of Staff & CPC: Approval  
Z989-112/10279-NC(SS)

ZONING CASES - INDIVIDUAL

66. Application for an RR Regional Retail District on property presently zoned an MF-2(A) Multifamily District located at the northeast corner of South R.L. Thornton Freeway and Lancaster Avenue  
Recommendation of Staff and CPC: Denial  
Z978-317/10653-SW(SS)

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)ZONING CASES - INDIVIDUAL (Continued)

67. A City Plan Commission authorized hearing to determine the proper zoning on property presently zoned an R-7.5(A) Single Family District, a D(A) Duplex District, a TH-2(A) Townhouse District, a TH-3(A) Townhouse District, an MF-1(A) Multifamily District, an MF-2(A) Multifamily District, a P(A) Parking District, a CR Community Retail District, an RR Regional Retail District, and an LO-3-D Limited Office-Dry District on property generally bounded by Camp Wisdom Road, Polk Street, Interstate Highway 20, and Hampton Road

Recommendation of Staff: Approval of:

- a change of zoning from an MF-2(A) Multifamily District and a D(A) Duplex District southwest of Kirnwood Drive and Hampton Road to an R-7.5(A) Single Family District;
- a change of zoning from a CR Community Retail District on the west side of Hampton Road containing the First Christian Methodist Church to an R-7.5(A) Single Family District;
- a change of zoning for a portion of the CR Community Retail District on the west side of Hampton Road lying north of the First Christian Methodist Church to an NS(A) Neighborhood Service District;
- a change of zoning from a CR Community Retail District on the northeast corner of Hampton Road and Kirnwood Drive to an R-7.5(A) Single Family District;
- a change of zoning from a CR Community Retail District on the southeast corner of Kirnwood Drive and Hampton Road to an NS(A) Neighborhood Service District;
- a change of zoning on the area south of Wheatland Road and the retail zoned areas around the intersection of Wheatland Road with Hampton Road and Polk Street to a Planned Development District for Retail, Commercial and Office uses having the regulations spelled out in the docket; and
- no change to the remainder of the authorized area.

Recommendation of CPC: Approval of:

- a change of zoning from an MF-1(A) Multifamily District, a D(A) Duplex District, a TH-2(A) Townhouse District, and a TH-3(A) Townhouse District to an R-7.5(A) Single Family District on all undeveloped properties with such zoning that are not included in other recommendations;
- a change of zoning from a CR Community Retail District on either side of Hampton Road at Kirnwood Drive to an R-7.5(A) Single Family District;
- a change of zoning from a CR Community Retail District on the west side of Hampton Road, north of the First Christian Methodist Church to an NO(A) Neighborhood Office District;
- a change of zoning on the area south of Wheatland Road and the retail areas around the intersections of Wheatland Road and Hampton Road and Wheatland Road and Polk Street to a Planned Development District for Retail, Commercial, and Office uses; and
- no change to the remainder of the area.

Z956-331/10184-SW(MF/RB)

PUBLIC HEARINGS AND RELATED ACTIONS (Continued)

ZONING CASES UNDER ADVISEMENT -INDIVIDUAL

68. Application for an amendment to Planned Development District No. 67 to amend the conditions for Tract II in order to permit NS Neighborhood Service District uses and to create a new Tract IV that allows R-5 Single Family District uses, duplex uses, and multiple family uses at the southwest corner of University Boulevard and Roper Street  
Recommendation of Staff: Approval  
Recommendation of CPC: Denial without prejudice  
Z978-260/10597-NW(ML)  
Note: This application was considered by the City Council at a public hearing on December 9, 1998, and was taken under advisement until January 13, 1999, with the public hearing open.
69. Application for a Planned Development District for CS Commercial Service District Uses and MF-2(A) Multifamily District Uses on property presently zoned a CS Commercial Service District at the southwest corner of University Boulevard and Webster Street  
Recommendation of Staff: Approval of a Planned Development District for CS Commercial Service District Uses and Multifamily Uses, subject to a conceptual plan and conditions  
Recommendation of CPC: Denial without prejudice  
Z978-261/10603-NW(LS)  
Note: This application was considered by the City Council at a public hearing on December 9, 1998, and was taken under advisement until January 13, 1999, with the public hearing open

FLOODPLAIN APPLICATIONS

70. Application for a fill permit and removal of the floodplain (FP) prefix from 2.510 acres of land currently in the 100-year floodplain of Joe's Creek which is located at 2361 Northwest Highway and is zoned FP (MU-3) - Fill Permit 98-05 - Financing: No cost consideration to the City

ITEMS FOR INDIVIDUAL CONSIDERATION

71. Consideration of appointments to boards and commissions (Closed Session, if necessary, Personnel, Sec. 551.074, T.O.M.A.)
72. Appointment of members to the DART Board (Closed Session, if necessary, Personnel, Sec. 551.074, T.O.M.A)

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

73. Appointment of members to the task force created to review and recommend possible changes and additions to ethics laws applicable to city officers and employees
74. Approval of a resolution supporting direct access between the Trinity Parkway and Interstate 35 south and Interstate 30 west, and urging the North Texas Tollway Authority and the Texas Department of Transportation to take all reasonable steps to pursue and achieve direct access to Interstate 35 south and Interstate 30 west in the conduct and preparation of studies, preliminary engineering plans and final engineering plans for the Trinity Parkway (Deputy Mayor Pro Tem Salazar and Councilmembers Lill, Duncan, Blumer, Miller, and Loza)
75. Authorize deposit of a Special Commissioners' Award for acquisition from Intervest-West End, Ltd., of a tract of land containing approximately 2.4 acres, improved with a grain elevator and accessory buildings, in City Blocks 394 and D/395, for the Dallas Sports Arena Project, located northeast of the intersection of Woodall Rodgers and Stemmons Freeways - \$2,593,150 - Financing: Funds provided by Hillwood Development Corporation
76. Authorize Supplemental Agreement No. 4 to the professional services contract with Vinson & Elkins L.L.P., for additional legal services in connection with **(1)** the Arena Project condemnation lawsuits, and **(2)** any additional condemnation cases, if necessary, for acquisition of right-of-way for Houston Street, and for adjacent streets in the Arena Project surrounding area, in an amount not to exceed \$250,000, increasing the original contract and supplemental agreements total for additional legal services from \$189,830 to \$439,830 - Financing: Funds provided by Hillwood Development Corporation
77. Consent or approval of termination of Assistant City Secretary Barry Davis (Closed Session, if necessary, Personnel, 551.074 of the Texas Government Code, T.O.M.A.)

#### ITEMS FOR FURTHER CONSIDERATION

78. Authorize the quitclaim of a vacant lot located at 4719 Live Oak, acquired by the taxing authorities from the Sheriff's Sale, to Robert Frenzel and Gerry Frenzel, the highest bidders - Revenue: \$13,100
79. Authorize the City Auditor's 1998-99 Annual Audit Plan as required by paragraph 4(b) of City Council Resolution 79-0723, as amended by City Council Resolution 90-4027, dated December 12, 1990 - Financing: No cost consideration to the City

ITEMS FOR INDIVIDUAL CONSIDERATION (Continued)

ITEMS FOR FURTHER CONSIDERATION (Continued)

80. Authorize the City Auditor's Long-Range Plan for 1999-2001 as required by Section 4 of City Council Resolution 79-0723, as amended by Council Resolution 90-4027, dated December 12, 1990 - Financing: No cost consideration to the City
81. Adoption of an ordinance either approving or denying change of control of the cable television franchise from TCI Cablevision, Inc. to AT&T Corp - Financing: No cost consideration to the City
82. Authorize the second amendment to the long term use agreement with the Dallas Symphony Association, Inc. - Financing: No cost consideration to the City

Closed Session

Attorney Briefings (Sec. 551.071 T.O.M.A)

- Debra Walker, et al. v. HUD, et al
- City of Fort Worth, Texas and American Airlines, Inc. v. City of Dallas, Texas et al., Cause No. 48-171109-97
- Continental Airlines, Inc. and Continental Express, Inc. v. City of Dallas, Texas and City of Fort Worth, Texas, et al., Cause No. 3:98-CV-1187-R (consolidated with City of Dallas, Texas v. Department of Transportation, et al., Cause No. 3:97-CV-2734-R)
- U.S. Department of Transportation  
Love Field Service Interpretation Proceeding,  
Docket No. OST-98-4363
- AT&T Communications of the Southwest, Inc. v. City of Dallas, Cause No. 3-98-CV-0003-R; GTE Southwest Incorporated v. City of Dallas, Cause No. 3-98-CV-0662-R; Southwestern Bell Telephone Company v. City of Dallas, Cause No. 3-98-CV-0843-R; Teligent, Inc. v. City of Dallas, Cause No. 3-97-CV-3052-R  
Caprock Communications Corp., Golden Harbor of Texas, Inc. and Westel, Inc. v. City of Dallas, Cause No. 3-98-CV-1227-R; and Sprint Communications Company, L.P. v. City of Dallas, Cause No. 3-98-CV- 1576-R

January 13, 1999

17

**AVIGATION EASEMENTS  
TO BE ACQUIRED FOR DALLAS-FORT WORTH INTERNATIONAL AIRPORT  
(All Properties are Located in the City of Irving, Texas)  
Agenda Item #11**

<u>No.</u>	<u>Owner</u>	<u>Property Address</u>	<u>Avigation Easement Payment</u>	<u>Mitigation and Closing Expense Payment</u>	<u>Total Payment</u>
1.	Belinda Sue Hewitt-Massey	3926 Wind River Court	\$ 8,400.00	\$ 9,100.00	\$17,500.00
2.	James D. and Janet L. Manfull	4015 Hackmore Loop	\$19,200.00	\$20,800.00	\$40,000.00

January 13, 1999

18

**SINGLE FAMILY PROPERTY SALES**  
**D-FW INTERNATIONAL AIRPORT MITIGATION PROGRAM**  
**(All properties located in the City of Irving, Texas)**  
Agenda Item # 22

<b>NO.</b>	<b>ADDRESS</b>	<b>NUMBER PROPERTY RECEIVED</b>	<b>BIDS BIDDER</b>	<b>HIGHEST BID AMOUNT</b>
1.	4110 Twin Falls	7	Jason Penland	\$ 64,520.00
2.	4152 Logan	2	Bruce Bailey	\$ 40,200.00
3.	4104 Logan	1	Samuel S. Pak	\$ 62,521.61
4.	3016 Esters Ct.	5	Doris Dancer	\$ 46,000.01
5.	1401 Wagonwheel	5	Daron Walton	\$131,115.00
6.	4114 Crestridge	7	Billie J. Morrow	\$125,010.99
7.	1406 Hardrock	1	F. Sadat BassamPour	\$ 52,759.96
8.	1418 Hardrock	1	F. Sadat BassamPour	\$ 38,799.95