

City of Dallas

*1500 Marilla Street
Dallas, Texas 75201*



ANNOTATED COUNCIL AGENDA

February 26, 2020

9:16 AM – 3:03 P.M.

[20-0310; HELD]

Invocation and Pledge of Allegiance (Council Chambers)

Agenda Item/Open Microphone Speakers
[20-0311]

VOTING AGENDA

1. [20-292](#) Approval of Minutes of the February 12, 2020 City Council Meeting
[20-0312; APPROVED]

CONSENT AGENDA

[20-0313; APPROVED]

Department of Housing & Neighborhood Revitalization

2. [19-2036](#) Authorize a conditional grant agreement with Dallas Housing Foundation and/or its affiliates (Developer) (an "affiliate" shall be an individual or entity that is either a parent company to the Developer or a subsidiary of the Developer) in an amount not to exceed \$1,427,000.00 in 2017 General Obligation Bond Funds **(1)** for public infrastructure costs; **(2)** the sale of up to 17 Land Transfer lots, for up to 34 single family homes, included in Jeffries-Meyers cluster 1 and/or 3 as shown in Exhibit A, subject to restrictive covenants, a right of reverter, and execution of all necessary documents pursuant to the City's Land Transfer Program and the New Construction and Substantial Rehabilitation Program; and **(3)** the release of all non-tax City liens, notices, or orders that were filed on the 17 Land Transfer lots prior or subsequent to the deeds transferring the lots to the City of Dallas - Not to exceed \$1,427,000.00 - Financing: ECO (I) Fund (2017 General Obligation Bond Fund)
[20-0314; APPROVED]
3. [20-184](#) Authorize **(1)** an amendment to the Purchase and Sale Agreement and the Development Agreement between the Dallas Housing Acquisition and Development Corporation (DHADC) and Marcer Construction Company, LLC (Developer), for the sale and development of eight single family homes pursuant to the Urban Land Bank Demonstration Program to correct errors in the purchase price of each property; and **(2)** a reimbursement to the Developer in the amount of \$45,000.00 by DHADC - Estimated Revenue Foregone: Non-tax City Liens \$145,016.26
[20-0315; APPROVED]
4. [20-185](#) Authorize an amendment to the loan agreement with South Dallas Fair Park/Innecity Community Development Corporation for the development of single-family homes for the Scattered Sites project to **(1)** reduce HOME Investment Partnerships Program loan amount from \$1,220,000.00 to \$286,775.47; and **(2)** reduce the number of single-family homes from eleven to five to allow the closeout of the project to occur based on Resolution Nos . 15-1080 and 16-1224 - Financing: No cost consideration to the City
[20-0316; APPROVED]

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

5. [20-311](#) Authorize an amendment to ~~Resolution No. 18-0279, previously approved on February 14, 2018, the loan agreement and conditional grant agreement~~ with East Dallas Community Organization for construction of ~~8-eight~~ homes for low and moderate mixed income families to **(1)** extend the ~~HOME loan agreement and the Bond Conditional Grant Agreement completion date~~ from December 31, 2018 to December 31, 2021; **(2)** ~~increase the affordable units under the conditional grant agreement from two to six and include reporting/performance thresholds; and~~ **(3)** reduce the ~~HOME amount of units under the~~ loan agreement from ~~\$807,740.00~~ ~~six to two, reduce funding from up to \$900,000.00 to \$198,256.00~~ and ~~close out the appropriation; and~~ **(3)** ~~amend the terms and include reporting/performance thresholds of the 2012 Bond Conditional Grant Agreement~~ - Financing: No cost consideration to the City
[20-0317; CORRECTED; APPROVED]

Department of Public Works

6. [20-24](#) Authorize **(1)** the establishment of appropriations in the amount of \$960,000.00 in the Park Lane/Walnut Street Intersection Improvement Fund; **(2)** the receipt and deposit of funds from the Texas Department of Transportation in the amount of \$960,000.00 in the Park Lane/Walnut Street Intersection Improvement Fund; **(3)** the disbursement of local project participation cost in the amount of \$707,034.75 from the Street and Transportation Improvement Fund; and **(4)** a construction contract for intersection improvements at Walnut Street and Greenville Avenue, Abrams Road, and Richland College (Richland East Drive) and on Park Lane at U.S. Highway 75 - Mels Electric, L.P., second lowest responsible bidder of three in the amount of \$1,667,034.75 - Financing: Texas Department of Transportation Grant Funds (\$960,000.00) and Street and Transportation Improvement Fund (2006 Bond Funds) (\$707,034.75)
[20-0318; APPROVED]
7. [20-90](#) Authorize **(1)** acceptance of a donation in the amount of \$27,500.00 from the Friends of the Dallas Public Library, Inc., on behalf of The Men and Women of Hunt Consolidated, Inc. for the purchase and planting of a large mature tree for the Vickery Branch Library to be located at 8333 Park Lane; **(2)** the receipt and deposit of funds from the Friends of the Dallas Public Library, Inc. on behalf of The Men and Women of Hunt Consolidated, Inc. in an amount not to exceed \$27,500.00 in the Library Private Donation Fund; and **(3)** an increase in appropriations in an amount not to exceed \$27,500.00 in the Library Private Donation Fund - Not to exceed \$27,500.00 - Financing: Library Private Donation Fund
[20-0319; APPROVED]

Department of Sustainable Development and Construction

8. [20-57](#) Authorize acquisition from Shing Mao and wife Chung-Fong Mao, Yun-Seng Chou, May Liu Chen and Ying Chen Ho, Trustees, of approximately 141,339 square feet of land located near the intersection of Kit Lane and Coit Road for the District 11 New Park at Kit Lane Project - Not to exceed \$1,500,000.00 (\$1,480,000.00, plus closing cost and title expenses not to exceed \$20,000.00) - Financing: Park and Recreation Facilities (B) Fund (2017 General Obligation Bond Fund)
[20-0320; APPROVED]

CONSENT AGENDA (continued)**Department of Sustainable Development and Construction** (continued)

9. [20-243](#) A resolution authorizing the conveyance of two drainage easements and a street easement containing a total of approximately 14,709 square feet of land to the City of Garland for the construction, maintenance and use of drainage and street right-of-way facilities across City-owned land located at Lake Ray Hubbard in exchange for the construction and continued maintenance of erosion control facilities for approximately 10,269 square feet of City-owned land located on the shoreline of Lake Ray Hubbard near the intersection of Zion Road and Bass Pro Drive - Financing: No cost consideration to the City
[20-0321; APPROVED]
10. [20-312](#) A resolution authorizing the conveyance of a preservation covenant to the State Historic Preservation Office for the purpose of assuring preservation of the Juanita Craft Civil Rights House and Memorial Garden land located near the intersection of Atlanta Street and Warren Avenue in Dallas County - Financing: No cost consideration to the City
[20-0322; APPROVED]
11. [19-1464](#) An ordinance granting a revocable license to La Tarte Tropezienne USA LLC, for the use of approximately 224 square feet of land to install, maintain and utilize a sidewalk café and ten planter boxes on Main Street right -of-way near Ervay Street intersection - Revenue: General Fund \$200.00 annually and \$100.00 one-time fee, plus the \$20.00 ordinance publication fee
[20-0323; APPROVED; ORDINANCE 31454]
12. [19-1639](#) An ordinance granting a revocable license to OUTFRONT Media LLC, for the use of approximately 1,020 square feet of aerial space to occupy, maintain and utilize a videoboard sign over a portion of Cesar Chavez Boulevard right-of-way near its intersection with Elm Street - Revenue: General Fund \$6,633.00 annually, plus the \$20.00 ordinance publication fee
[20-0324; APPROVED; ORDINANCE 31455]
13. [19-1217](#) An ordinance abandoning a portion of a sanitary sewer easement to Kleberg Traders Market, Inc. and Kleberg Market Place, Inc., the abutting owners, containing approximately 7,432 square feet of land, located near the intersection of C. F. Hawn Freeway and Woody Road - Revenue: General Fund \$5,400.00, plus the \$20.00 ordinance publication fee
[20-0325; APPROVED; ORDINANCE 31456]

Department of Transportation

14. [20-218](#) Authorize a professional services contract with Freese and Nichols, Inc. to provide a corridor study and develop preliminary traffic calming concepts for Gaston Avenue from the Garland Road/Grand Avenue/Gaston Avenue intersection to Washington Avenue - Not to exceed \$257,915.00 - Financing: Street and Transportation (A) Fund (2017 Bond Fund)
[20-0326; APPROVED]

CONSENT AGENDA (continued)**Office of Arts and Culture**

15. [20-291](#) A resolution authorizing the guidelines for the Cultural Organizations Program within the Office of Arts and Culture to support cultural services in the City of Dallas for FY 2020-21; annual review and approval are required per Cultural Policy - Financing: This action has no cost consideration (see Fiscal Information)
[20-0327; APPROVED]

Office of Budget

16. [20-290](#) Authorize a public hearing to be held on March 25, 2020 to receive comments on the FY 2020-21 Operating, Capital, and Grant & Trust Budgets - Financing: No cost consideration to the City
[20-0328; APPROVED]

Office of Community Care

Note: Agenda Item Nos. 17 and 18 must be considered collectively.

17. [20-127](#) Authorize the execution of a contract with Child Poverty Action Lab for the period ~~January 22, 2020~~ ~~February 2, 2020~~ through ~~January 31, 2021~~ ~~April 24, 2021~~ to **(1)** provide research and technical support to the City of Dallas for the Supplemental Nutrition Program for Women, Infants and Children (WIC) Program administered by the City to support efforts to improve client outcomes and increase participation in the WIC Program; **(2)** fund \$13,293.00 in cost to the Corporation for National and Community Service on behalf of the City to provide AmeriCorps Volunteers in Service to America who will perform volunteer services to the City in support of the WIC Program; and **(3)** execute all terms, conditions, and documents required by the contract - Financing: No cost consideration to the City
[20-0329; CORRECTED; APPROVED]
18. [20-124](#) Authorize the **(1)** acceptance of a cost-share grant from the Corporation for National and Community Service (CNCS) to provide four AmeriCorps Volunteers in Service to America (VISTA) members to perform volunteer services to strengthen and supplement efforts to eliminate poverty and poverty-related human, social and environmental problems in support of the Supplemental Nutrition Program for Women, Infants and Children Program for the period February 2, 2020 through April 24, 2021, with a one-year renewal option; and **(2)** execution of the cost-share agreement with CNCS and all terms, conditions, and documents required by the agreement - Financing: No cost consideration to the City
[20-0330; APPROVED]

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

19. [19-1186](#) Authorize an Interlocal Agreement between the City of Dallas and Dallas Area Rapid Transit (DART) to implement the Senior Medical Transportation Program utilizing DART's Transportation Assistance Program, known as the DART Rides Program in an amount not to exceed \$674,458.18 for the period February 26, 2020 through April 30, 2022, with matching funds to be provided through a grant from the North Central Texas Council of Governments for the Enhanced Mobility of Seniors and Individuals with Disabilities Program to provide transportation services throughout Dallas County for low-to-moderate income seniors aged 65 and above, enabling them to access medical, health and wellness services - Not to exceed \$674,458.18 - Financing: North Central Texas Council of Governments Grant Funds (\$337,229.09) and General Fund (\$337,229.09) (subject to annual appropriations)
[20-0331; APPROVED]

Office of Economic Development

20. [20-66](#) A resolution accepting the FY 2018-2019 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Three (Oak Cliff Gateway TIF District or District) and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City
[20-0332; APPROVED]
21. [20-67](#) A resolution accepting the FY 2018-2019 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Four (Cedars TIF District or District) and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City
[20-0333; APPROVED]
22. [20-68](#) A resolution accepting the FY 2018-2019 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Five (City Center TIF District or District) and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City
[20-0334; APPROVED]
23. [20-69](#) A resolution accepting the FY 2018-2019 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Six (Farmers Market TIF District or District) and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City
[20-0335; APPROVED]

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

24. [20-70](#) A resolution accepting the FY 2018-2019 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Seven (Sports Arena TIF District or District), and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City
[20-0336; APPROVED]
25. [20-71](#) A resolution accepting the FY 2018-2019 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Eight (Design District TIF District or District) and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City
[20-0337; APPROVED]
26. [20-72](#) A resolution accepting the FY 2018-2019 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Nine (Vickery Meadow TIF District or District) and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City
[20-0338; APPROVED]
27. [20-73](#) A resolution accepting the FY 2018-2019 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Ten (Southwestern Medical TIF District or District) and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City
[20-0339; APPROVED]
28. [20-74](#) A resolution accepting the FY 2018-2019 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Eleven (Downtown Connection TIF District or District) and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City
[20-0340; APPROVED]
29. [20-75](#) A resolution accepting the FY 2018-2019 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Twelve (Deep Ellum TIF District or District) and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City
[20-0341; APPROVED]

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

30. [20-76](#) A resolution accepting the FY 2018-2019 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Thirteen (Grand Park South TIF District or District) and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City
[20-0342; APPROVED]
31. [20-77](#) A resolution accepting the FY 2018-2019 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Fourteen (Skillman Corridor TIF District or District) and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City
[20-0343; APPROVED]
32. [20-78](#) A resolution accepting the FY 2018-2019 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Fifteen (Fort Worth Avenue TIF District or District) and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City
[20-0344; APPROVED]
33. [20-79](#) A resolution accepting the FY 2018-2019 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Sixteen (Davis Garden TIF District or District) and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City
[20-0345; APPROVED]
34. [20-80](#) A resolution accepting the FY 2018-2019 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Seventeen (TOD TIF District or District) and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City
[20-0346; APPROVED]
35. [20-81](#) A resolution accepting the FY 2018-2019 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Eighteen (Maple/Mockingbird TIF District or District) and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City
[20-0347; APPROVED]

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

36. [20-82](#) A resolution accepting the FY 2018-2019 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Nineteen (Cypress Waters TIF District or District) and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City
[20-0348; APPROVED]
37. [20-83](#) A resolution accepting the FY 2018-2019 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Twenty (Mall Area Redevelopment TIF District or District) and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District and to the State Comptroller, as required by state law - Financing: No cost consideration to the City
[20-0349; APPROVED]
38. [20-84](#) A resolution accepting the FY 2018-2019 Annual Report on the status of Tax Increment Financing Reinvestment Zone Number Twenty-One (University TIF District or District) and authorizing the City Manager to submit the annual report to the Chief Executive Officer of each taxing jurisdiction that levies taxes on real property in the District, and to the State Comptroller, as required by state law - Financing: No cost consideration to the City
[20-0350; APPROVED]
39. [20-186](#) Adopt a resolution **(1)** authorizing and approving the creation of a public facility corporation in accordance with the Texas Public Facility Corporation Act, Chapter 303 of the Texas Local Government Code, as amended ("Act"), to be named the Dallas Public Facility Corporation ("Corporation"); and **(2)** approving the Corporation's proposed Articles of Incorporation and Bylaws - Financing: No cost consideration to the City
[20-0351; DEFERRED TO MARCH 25, 2020 BY COUNCILMEMBER WEST]

Note: Agenda Item Nos. 40 and 41 must be considered collectively.

40. [20-147](#) Authorize an amendment to the By-Laws for the Board of Directors of Tax Increment Financing Reinvestment Zone Number Thirteen (Grand Park South TIF District) to modify: **(1)** the board composition in accordance with amendments to the Tax Increment Financing Act; **(2)** the project design review process; and **(3)** related matters hereto - Financing: No cost consideration to the City
[20-0352; APPROVED]
41. [20-148](#) Authorize an amendment to Ordinance No. 26147, previously approved on October 26, 2005 to modify the composition of the board of directors for Tax Increment Financing Reinvestment Zone Number Thirteen (Grand Park South TIF District) in accordance with the Tax Increment Financing Act, as amended, V.T.C.A Texas Tax Code, Chapter 311 (the "Act") - Financing: No cost consideration to the City
[20-0353; APPROVED; ORDINANCE 31457]

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

42. [20-168](#) Authorize **(1)** a public hearing to be held on March 25, 2020, to receive comments concerning the expansion of the Dallas Tourism Public Improvement District (District) in accordance with House Bill 1136 legislation, which was approved during the 86th Texas Legislative Session, allowing the City to include property in a hotel public improvement district (hotel-PID) if such property could have been included in the District without violating the petition thresholds when the District was created, for the purpose of providing supplemental public services to be funded by assessments on Dallas hotels with 100 or more rooms; and at the close of the hearing, **(2)** a resolution approving the expanded boundaries of the District to include an estimated 12 additional Dallas hotels in the District not described in the resolution or petition re-establishing the District in 2016 - Financing: No cost consideration to the City (see Fiscal Information)
[20-0354; APPROVED]

Office of Homeless Solutions

43. [20-242](#) Authorize the **(1)** acceptance of a grant from the Texas Department of Housing and Community Affairs ("TDHCA") (Contract No. 30206000003) in an amount not to exceed \$35,135.00 to provide case management to persons experiencing homelessness for the period December 1, 2019 through November 30, 2020; **(2)** establishment of appropriations in an amount not to exceed \$35,135.00 in the FY 2020 TDHCA Texas Ending Homelessness Fund; **(3)** receipt and deposit of funds in an amount not to exceed \$35,135.00 in the FY 2020 TDHCA Texas Ending Homelessness Fund; **(4)** City Manager to enter into represent the City with respect to, and execute the contract with TDHCA for the Texas Ending Homelessness Grant Fund; and **(5)** Assistant City Manager to execute the grant agreement and all terms, conditions, and documents required by the agreement on the City Manager's behalf - Not to exceed \$35,135.00 - Financing: Texas Department of Housing and Community Affairs Grant Funds
[20-0355; APPROVED]

Office of Procurement Services

44. [20-259](#) Authorize **(1)** a one-year emergency service price agreement for temporary day labor citywide - All Temps 1 Personnel in an estimated amount of \$5,584,484.35; and **(2)** the ratification of \$465,373.69 for temporary day labor citywide with All Temps 1 Personnel - Total estimated amount of \$6,049,858.04 - Financing: General Fund (\$4,141,056.90), Dallas Water Utilities Fund (\$792,531.40), Equipment and Fleet Management Fund (\$626,384.39), Aviation Fund (\$434,984.79), and Convention and Event Services Fund (\$54,900.56)
[20-0356; APPROVED]
45. [20-214](#) Authorize a three-year service price agreement for e-content for the Library - OverDrive, Inc. in the estimated amount of \$7,681,410 and Midwest Tape, LLC in the estimated amount of \$4,083,072, most advantageous proposers of four - Total estimated amount of \$11,764,482 - Financing: General Fund
[20-0357; APPROVED]

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

46. [20-217](#) Authorize a three-year service price agreement for airport financial and management consulting services for the Department of Aviation - Unison Consulting, only proposer - Estimated amount of \$375,314 - Financing: Aviation Fund
[20-0358; APPROVED]
47. [20-236](#) Authorize a three-year service contract for access to the Dallas Homeless Response System Analysis and Reporting System - Metro Dallas Homeless Alliance, sole source - Not to exceed \$450,000 - Financing: General Fund (subject to annual appropriations)
[20-0359; APPROVED]
48. [20-223](#) Authorize a one-year cooperative purchasing agreement for plumbing services at City facilities with The Brandt Companies, LLC through the Texas Association of School Boards cooperative agreement - Estimated amount of \$420,000 - Financing: General Fund
[20-0360; APPROVED]
49. [20-233](#) Authorize a two-year ~~cooperative purchasing agreement~~ [construction contract](#) for citywide on-site glass installation of window glass and glass repairs with Peruna Glass, Inc. dba Glass Doctor of North Texas, LLC through the Texas Association of School Boards cooperative agreement - ~~Estimated amount of~~ [Not to exceed](#) \$975,000 - Financing: General Fund (\$225,000) and Capital Construction Fund (\$750,000)
[20-0361; CORRECTED; APPROVED]
50. [20-314](#) Authorize a two-year cooperative purchasing agreement for city employee software training for the Office of Innovation with DSQUORUM, LLC dba Data Society through the General Services Administration cooperative agreement - Estimated amount of \$248,506 - Financing: General Fund (\$180,724), Dallas Water Utilities Fund (\$4,108), Convention and Event Services Fund (\$6,162), Sanitation Operation Fund (\$5,136), Aviation Fund (\$14,378), Building Inspection Fund (\$19,510), Risk Management Fund (\$9,244), and Equipment and Fleet Management Fund (\$9,244)
[20-0362; APPROVED]
51. [20-260](#) Authorize a three-year cooperative purchasing agreement for hardware, software maintenance, and support for the City's electronic data discovery system for the Department of Information and Technology Services distributed by Carahsoft Technology Corp. and sold through TEQSYS, Inc. through the Department of Information Resources cooperative agreement - Not to exceed \$400,771.04 - Financing: Information Technology Services Funds (subject to annual appropriations)
[20-0363; APPROVED]
52. [20-213](#) Authorize a three-year master agreement for athletic, physical education, gymnasium supplies, and equipment for the Park and Recreation Department with BSN Sports, LLC in the estimated amount of \$500,000 and S&S Worldwide, Inc. in the estimated amount of \$350,000 through the Texas Association of School Boards cooperative agreement - Total estimated amount of \$850,000 - Financing: General Fund
[20-0364; APPROVED]

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

53. [20-216](#) Authorize a three-year master agreement for construction project signs - Dallas Lite & Barricade, lowest responsible bidder of four - Estimated amount of \$121,622.60 - Financing: General Fund (\$4,499.80), Water Construction Fund (\$47,726.70), Sewer Construction Fund (\$47,726.70), Stormwater Drainage Management Capital Construction Fund (\$14,747.00) and Dallas Water Utilities Fund (\$6,922.40)
[20-0365; APPROVED]
54. [20-215](#) Authorize Supplemental No. 3 to increase the service contract with Jellison, Inc. dba Jelco for maintenance and repair of gymnasium floors at 34 recreation centers for the Park and Recreation Department - Not to exceed \$60,849.50, from \$243,398.00 to \$304,247.50 - Financing: General Fund
[20-0366; APPROVED]
55. [20-251](#) ~~Authorize Supplemental Agreement No. 12 to increase the service contract with TriTech Software Systems for maintenance and support of the City's existing computer-aided dispatch system for the Department of Information and Technology Services Not to exceed \$8,588,795.53, from \$7,317,196.93 to \$15,905,992.46 Financing: 9-1-1 System Operations Fund (subject to annual appropriations)~~
[20-0367; DELETED]

Park & Recreation Department

56. [20-222](#) Authorize a professional services contract with Jacobs Engineering Group, Inc. for schematic design, design development, construction documents, procurement and construction observation phases for Timberglen Trail - Phase 2, and schematic design, survey and route development for Timberglen Trail - Phase 3 - Not to exceed \$716,685.00 - Financing: Park and Recreation Facilities (B) Fund (2017 General Obligation Bond Fund)
[20-0368; APPROVED]
57. [20-212](#) Authorize a professional services contract with Urban Engineers Group, Inc. for schematic design, design development, construction documents, procurement and construction observation phases for renovations at Kidd Springs Park Japanese Garden located at 700 West Canty Street - Not to exceed \$98,400.00 - Financing: Park and Recreation Facilities (B) Fund (2017 General Obligation Bond Fund)
[20-0369; APPROVED]
58. [20-221](#) Authorize **(1)** a construction contract for the Fair Park Coliseum Facility Improvements Project located at 1438 Coliseum Drive - Azteca Enterprises, Inc., best value proposer of three; **(2)** the receipt and deposit of funds in an amount not to exceed \$5,046,710.00 from the State Fair of Texas in the Fair Park Capital Reserves Fund; and **(3)** an increase in appropriations in an amount not to exceed \$5,046,710.00 in the Fair Park Capital Reserves Fund - Estimated Costs: Not to exceed \$10,042,531.00 - Financing: Fair Park Improvements (C) Fund (2017 General Obligation Bond Fund) (\$4,995,821.00) and Fair Park Capital Reserves Fund (\$5,046,710.00); Estimated Revenue: \$5,046,710.00
[20-0370; APPROVED]

CONSENT AGENDA (continued)**Park & Recreation Department** (continued)

59. [20-252](#) Authorize an increase in the construction services contract with Big Sky Construction Co., Inc. for the Phase 2 Aquatics Facilities Project to add increased scope of work to elements of the original facility to include resurfacing and repairs of the existing slides and play structures and repairs to the existing filtration system at Bahama Beach Waterpark located at 1895 Campfire Circle - Not to exceed \$484,666.19, from \$14,652,011.75 to \$15,136,677.94 - Financing: Recreation Program Fund
[20-0371; APPROVED]
60. [20-219](#) Authorize an increase in the construction services contract with Horsley Specialties, Inc. for additional scope of work for the abatement of asbestos containing materials and mold at the Hall of State located at 3939 Grand Avenue in Fair Park - Not to exceed \$84,899.00, from \$365,473.00 to \$450,372.00 - Financing: Fair Park Improvements (C) Fund (2017 General Obligation Bond Fund)
[20-0372; APPROVED]

Water Utilities Department

61. [20-43](#) Authorize a professional services contract with Gupta and Associates, Inc. to provide engineering services for the investigation, preliminary design, development of construction plans and specifications, bid phase services, construction administration and start-up associated with electrical and bar screen improvements at the Southside Wastewater Treatment Plant - Not to exceed \$3,580,000.00 - Financing: Wastewater Capital Improvement D Fund
[20-0373; APPROVED]

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

62. [20-293](#) 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)
[20-0374; FULL COUNCIL, INDIVIDUAL AND OFFICER APPOINTMENTS MADE TO BOARDS AND COMMISSIONS]

Department of Sustainable Development and Construction

63. [20-256](#) Authorize acceptance of a zoning application on property with delinquent taxes located at 5713 and 5715 Sadler Circle - Financing: No cost consideration to the City
[20-0375; APPROVED]

ITEMS FOR FURTHER CONSIDERATION**Department of Housing & Neighborhood Revitalization**

64. [20-335](#) Authorize the **(1)** sale of up to 99 of the Land Transfer lots included in and identified as Five Mile clusters 1-6 as shown in Exhibit A, to Notre Dame Place, Inc. and/or its affiliates (Developer), subject to restrictive covenants, a right of reverter, and execution of all necessary documents pursuant to the City's Land Transfer Program and the New Construction and Substantial Rehabilitation Program; **(2)** release of all non-tax City liens, notices, or orders that were filed on the 99 Land Transfer lots prior or subsequent to the deeds transferring the lots to the City of Dallas; and **(3)** execution of a loan agreement with Developer and/or its affiliates - Not to exceed \$1,600,000.00 - Financing: HOME Investment Partnerships Program Funds (This item was deferred on January 22, 2020)
[20-0376; DEFERRED TO MARCH 25, 2020 BY COUNCILMEMBER ATKINS]

ADDITIONS:

Closed Session
[20-0377; HELD]

Personnel (Sec. 551.074 T.O.M.A.)
- Discuss the appointment of the city attorney
[DISCUSSED]

OTHER ITEMS FOR INDIVIDUAL CONSIDERATION**Office of Economic Development**

65. [20-303](#) Authorize the following: **(1)** a conditional grant agreement with EmDev Fund, LLC or an affiliate thereof ("Developer") for the development of the AT LAST! Project located at 405 East Overton Road, Dallas, Texas 75216 in an amount not to exceed \$400,000.00; and **(2)** an increase in appropriations in an amount not to exceed \$400,000.00 in the ECO (I) Fund - Not to exceed \$400,000.00 - Financing: ECO (I) Fund (2017 General Obligation Bond Fund)
[20-0378; APPROVED]

ITEMS FOR FURTHER CONSIDERATION (continued)

66. [20-228](#) Authorize **(1)** adoption of a Resolution of Support for S Zang, LP, or its affiliate (“Applicant”), related to its application to the Texas Department of Housing and Community Affairs for 9% Competitive Low Income Housing Tax Credits (“LIHTC”) for the acquisition and redevelopment of the HighPoint at Wynnewood Apartments; **(2)** a line of credit for the proposed multifamily development in an amount not to exceed \$500.00 related to the Resolution of Support; and **(3)** an amended and restated redevelopment loan agreement with the Applicant (originally with WCH Limited Partnership, the current owner of the property) for low income housing for families at the Parks at Wynnewood, to **(a)** require the Applicant to obtain 2020 9% Low Income Housing Tax Credit for the HighPoint at Wynnewood Apartments; **(b)** extend the timeline for completion by 10 years, to 2027; **(c)** extend the maturity date by 10 years, to 2027; **(d)** lower the number of units to be built from 160 to 120; **(e)** require a 15 year affordability period; **(f)** allow for the forgiveness of the remaining balance of \$418,750.00 upon satisfaction of the loan terms; and **(g)** require the Applicant to provide onsite classes for adults, career development/job training, annual health fairs, and a one-time set aside in the amount of \$50,000.00 for social services, as consideration to the City for such amendments - Not to exceed \$500.00 - Financing Public/Private Partnership Fund
[20-0379; APPROVED]

Note: A motion to reconsider the February 12, 2020, City Council action must be adopted before this item can be reconsidered.

67. [20-403](#) Authorize **(1)** the adoption of a Resolution of Support for Dallas Stemmons, Ltd., an affiliate of Palladium USA International, Inc. (Applicant), related to its application to the Texas Department of Housing and Community Affairs for 9% Low Income Housing Tax Credits for the development of Dallas Stemmons Apartments; and **(2)** an agreement with the Applicant for a line of credit in an amount not to exceed \$500.00 for the proposed multifamily development - Not to exceed \$500.00 - Financing: Public/Private Partnership Fund
[20-0380; APPROVED AS AMENDED]

PUBLIC HEARINGS AND RELATED ACTIONS**Department of Sustainable Development and Construction****ZONING CASES – CONSENT****[20-0381; APPROVED]**

- Z1. [20-261](#) 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 District uses and a public school other than an open -enrollment charter school use on property zoned an R-7.5(A) Single Family District, on the west side of Prichard Lane, between Umphress Road and Stonehurst Street
Recommendation of Staff and CPC: Approval, subject to a development plan, traffic management plan, and conditions
Z189-256(PD)
[20-0382; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 31458]

PUBLIC HEARINGS AND RELATED ACTIONS (continued)**Department of Sustainable Development and Construction** (continued)**ZONING CASES – CONSENT** (continued)

- Z2. [20-262](#) A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for a child-care facility use on property zoned an R-10(A) Single Family District, on the west side of Webb Chapel Road, north of the terminus of Townsend Drive
Recommendation of Staff and CPC: Approval for a five-year period with eligibility for automatic renewals for additional five-year periods, subject to a site plan and conditions
Z189-282(PD)
[20-0383; HEARING CLOSED; APPROVED AS AMENDED; ORDINANCE 31459]
- Z3. [20-263](#) A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Planned Development District No. 444, on the south line of California Crossing Road, east of Wildwood Drive
Recommendation of Staff and CPC: Approval, subject to a development plan and conditions
Z189-347(AU)
[20-0384; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 31460]
- Z4. [20-264](#) A public hearing to receive comments regarding an application for and an ordinance granting an R-1/2ac(A) Single Family District on property zoned an R-10(A) Single Family District with existing deed restrictions [Z878-225], at the terminus of Pauma Valley Circle, east of Woods Edge Drive
Recommendation of Staff and CPC: Approval
Z189-363(CT)
[20-0385; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 31461]
- Z5. [20-265](#) A public hearing to receive comments regarding an application for and **(1)** an ordinance granting a P(A) Parking District and a resolution accepting the deed restrictions volunteered by the applicant; **(2)** an ordinance terminating Specific Use Permit No. 600 for an institutional use; and **(3)** an ordinance terminating Specific Use Permit No. 1568 for an open-enrollment charter school use, on property zoned an MF-2(A) Multifamily District and Subarea 4 within Planned Development District No. 298, the Bryan Area Special Purpose District, on the northwest line of Ross Avenue and southeast line of Munger Avenue, between North Prairie Avenue and Annex Avenue
Recommendation of Staff and CPC: Approval of a P(A) District on the MF-2(A) District lots, subject to a site plan and deed restrictions volunteered by the applicant; approval of the termination of Specific Use Permit No. 600; and approval of the termination of Specific Use Permit No. 1568
Z190-104(JM)
[20-0386; HEARING CLOSED; APPROVED AS AMENDED; ORDINANCE NOS. 31462, 31463 AND 31464]

PUBLIC HEARINGS AND RELATED ACTIONS (continued)**Department of Sustainable Development and Construction** (continued)**ZONING CASES – CONSENT** (continued)

- Z6. [20-266](#) A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for a handicapped group dwelling unit use on property zoned an R-7.5(A) Single Family District, at the terminus of Maceo Circle Drive, south of Magna Vista Drive and west of Scenic Circle
Recommendation of Staff and CPC: Approval for a two-year period with eligibility for automatic renewals for additional five-year periods, subject to site plan and conditions
Z190-110(CT)
[20-0387; HEARING OPEN; DEFERRED TO APRIL 22, 2020 BY COUNCILMEMBER ARNOLD]
- Z7. [20-267](#) A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2269 for the sale of alcoholic beverages in conjunction with a general merchandise or food store 3,500 square feet or less use on property zoned an LI-D-1 Light Industrial District with D-1 Liquor Control Overlay, on the northeast corner of South Buckner Boulevard and Forney Road
Recommendation of Staff and CPC: Approval for a two-year period with eligibility for automatic renewals for additional five-year periods, subject to conditions
Z190-112(CT)
[20-0388; HEARING CLOSED; APPROVED AS AMENDED; ORDINANCE 31465]
- Z8. [20-268](#) A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for an alcoholic beverage establishment use limited to a microbrewery, microdistillery, or winery on property zoned Subarea 4 (North Tract) within Planned Development District No. 316, the Jefferson Area Special Purpose District, on the south line of Sunset Avenue, between South Bishop Avenue and South Madison Avenue
Recommendation of Staff and CPC: Approval for a two-year period, subject to site plan and conditions
Z190-120(CT)
[20-0389; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 31466]
- Z9. [20-276](#) A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2327 for a late-hours establishment limited to a restaurant without drive -in or drive-through service on property zoned Planned Development District No. 842 with an MD-1 Modified Delta Overlay District with Specific Use Permit No. 2272 for a late-hours establishment limited to a restaurant without drive-in or drive-through service, on the east side of Greenville Avenue, south of Prospect Avenue
Recommendation of Staff and CPC: Approval for a two-year period, subject to conditions
Z190-125(JM)
[20-0390; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 31467]

PUBLIC HEARINGS AND RELATED ACTIONS (continued)**Department of Sustainable Development and Construction** (continued)**ZONING CASES – CONSENT** (continued)

- Z10. [20-277](#) A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Planned Development District No. 514, on the northeast corner of Arapaho Road and Hillcrest Road, and the northwest corner of Hillcrest Road and the terminus of La Bolsa Drive
Recommendation of Staff and CPC: Approval, subject to a traffic management plan and conditions
Z190-128(AU)
[20-0391; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 31468]

ZONING CASES - INDIVIDUAL

- Z11. [20-278](#) A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for the sale of alcoholic beverages in conjunction with a general merchandise or food store 3,500 square feet or less use, on property zoned an CR-D-1 Community Retail District with a D-1 Liquor Control Overlay, on the southwest corner of Lake June Road and Holcomb Road
Recommendation of Staff: Approval for a two-year period with eligibility for automatic renewals for additional five-year periods, subject to a site plan and conditions
Recommendation of CPC: Approval for a one-year period, subject to a site plan and conditions
Z189-367(AU)
[20-0392; HEARING CLOSED; CPC RECOMMENDATION FOLLOWED; ORDINANCE 31469]

DEVELOPMENT CODE AMENDMENTS – INDIVIDUAL**Department of Sustainable Development and Construction**

- PH1. [20-279](#) A public hearing to receive comments regarding consideration of amending street designations, minimum lot area for duplexes, required parking, and development types in Article XIII, "Form Districts," of Chapter 51A of the Dallas Development Code and an ordinance granting the amendments
Recommendation of Staff and CPC: Approval
DCA178-007
[20-0393; HEARING CLOSED; APPROVED; ORDINANCE 31470]
- PH2. [20-280](#) A public hearing to receive comments regarding consideration of amending regulations pertaining to the timeline for mailing property owner notifications prior to the City Council public hearing; the deadline for filing a written protest prior to the City Council public hearing; and increasing the area of notification for authorized hearings in Chapter 51A Section 51A-4.701 of the Dallas Development Code and an ordinance granting the amendments
Recommendation of Staff and CPC: Approval
DCA189-004
[20-0394; HEARING CLOSED; APPROVED; ORDINANCE 31471]

MISCELLANEOUS HEARINGS**Office of Budget**

- PH3. [20-288](#) A public hearing to receive comments on the adoption of Reprogramming Budget No. 1 (Substantial Amendment No. 2) to the FY 2019-20 Action Plan to: (a) use unspent prior year Community Development Block Grant funds in the total amount of \$2,098,680 for the Residential Development Acquisition Loan Program and \$400,000 to complete renovation of the Vickery Meadow Community Court; and (b) re-allocate funds in the Housing Opportunities for Persons with AIDS Grant/Program Administration category from the Office of Homeless Solutions to the Office of Budget in the amount of \$86,000; and at the close of the public hearing, authorize final adoption of Reprogramming Budget No. 1 (Substantial Amendment No. 2) to the FY 2019-20 Action Plan - Financing: No cost consideration to the City (see Fiscal Information)
[20-0395; HEARING CLOSED; APPROVED]

MISCELLANEOUS HEARINGS - UNDER ADVISEMENT**Department of Transportation**

- PH4. [20-17](#) A public hearing to receive comments to amend the City of Dallas Thoroughfare Plan to change the dimensional classification of Ewing Avenue from Clarendon Drive to Interstate Highway 35E from a two-lane undivided roadway (S-2-U) in 56 feet of right-of-way to a special four-lane undivided roadway (SPCL 4U) in 84 feet of right-of-way with two-way bicycle facility on the westside of the roadway; and at the close of the hearing, authorize an ordinance implementing the change - Financing: This action has no cost consideration to the City (see Fiscal Information for potential future costs) (This item was deferred on December 11, 2019)
[20-0396; HEARING CLOSED; APPROVED; ORDINANCE 31472]