

MINUTES OF THE DALLAS CITY COUNCIL  
WEDNESDAY, JUNE 24, 2020

20-0960

VOTING AGENDA MEETING  
DALLAS CITY HALL, ROOM 5ES/VIDEO CONFERENCE  
MAYOR ERIC JOHNSON, PRESIDING

PRESENT: [15] Johnson, \*Medrano, \*McGough, \*West, \*Thomas, \*Arnold, \*Resendez,  
\*Narvaez, \*Bazaldua, \*Atkins, \*Blackmon, \*Kleinman, \*Mendelsohn,  
\*Gates, \*Blewett

ABSENT: [0]

The meeting was called to order at 9:25 a.m. with a quorum of the city council present.

The invocation was given by Reverend Johnathan Morrison of Cedar Crest Church of Christ.

Mayor Johnson led the pledge of allegiances of the United States of America and Texas State Flag.

The meeting agenda, posted in accordance with Chapter 551, "OPEN MEETINGS," of the Texas Government Code, was presented.

The meeting recessed at 12:55 p.m. and reconvened to open session at 2:07 p.m.

After all business properly brought before the city council had been considered, the city council adjourned at 9:02 p.m.

\_\_\_\_\_  
Mayor

ATTEST:

\_\_\_\_\_  
City Secretary

\_\_\_\_\_  
Date Approved

The annotated agenda is attached to the minutes of this meeting as EXHIBIT A.

The actions taken on each matter considered by the city council are attached to the minutes of this meeting as EXHIBIT B.

Ordinances, resolutions, reports and other records pertaining to matters considered by the city council, are filed with the City Secretary as official public records and comprise EXHIBIT C to the minutes of this meeting.

**\*Note: Members of the City Council participated in this meeting by video conference.**

MINUTES OF THE DALLAS CITY COUNCIL  
WEDNESDAY, JUNE 24, 2020

EXHIBIT A

MINUTES OF THE DALLAS CITY COUNCIL  
WEDNESDAY, JUNE 24, 2020

EXHIBIT B

JUNE 24, 2020

20-0961

CITIZEN SPEAKERS

In accordance with the City Council Rules of Procedure, the city council provided "open microphone" opportunities for the following individuals to comment on matters that were scheduled on the city council voting agenda or to present concerns or address issues that were not matters for consideration listed on the posted meeting agenda:

**OPEN MICROPHONE – BEGINNING OF MEETING:**

SPEAKER: Regina Imburgia, 5423 Goodwin Ave. (handout provided)  
SUBJECT: Fluoride

SPEAKER: Aarash Farasat, 831 S. Edgefield Ave.  
SUBJECT: Injury to protestors

SPEAKER: William Hopkins, 2011 Leath St.  
SUBJECT: DPD/DISD

SPEAKER: Jeri Baker, 10416 Church Rd.  
SUBJECT: Bonton Village

SPEAKER: Sandra Crenshaw, 1201 Lamar St.  
SUBJECT: Police

SPEAKER: Cassandra Laster 3318 Reed Ln. (handout provided)  
SUBJECT: Community nuisance

SPEAKER: Ben Strube, 8850 Ferguson Rd. (handout provided)  
SUBJECT: Red Cross/Halston Apartment fire

SPEAKER: Grant McClure, 17103 Davenport Rd.  
SUBJECT: General

SPEAKER: Felipe Ramirez, 6718 Brooklawn Dr.  
SUBJECT: Creek erosion

SPEAKER: Sherman Roberts, 707 Goodwin Ave.  
SUBJECT: CHDOs  
REPRESENTING: City Wide Community Develop.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

20-0961

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Later in the meeting, Councilmember Bazaldua moved to suspend the City Council Rules of Procedure Section 6.3 to allow the following speaker to re-address the city council due to technical difficulties; Cassandra Laster.

Motion seconded by Councilmember Arnold.

Mayor Johnson called a record vote on Councilmember Bazaldua's motion to suspend the City Council Rules of Procedure Section 6.3:

Voting Yes: [13] Medrano, McGough, West, Thomas,  
Arnold, Resendez, Narvaez,  
Bazaldua, Atkins, Blackmon,  
Kleinman, Mendelsohn, Gates

Voting No: [2] Johnson, Blewett

The city secretary declared the motion adopted.

The following individual addressed the city council:

SPEAKER: Cassandra Laster 3318 Reed Ln. (handout provided)  
SUBJECT: Community nuisance

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0962

Item 1: Approval of Minutes of the June 10, 2020 City Council Meeting

Councilmember Atkins moved to adopt the minutes as presented.

Motion seconded by Councilmember West and unanimously adopted.

## OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0963

### CONSENT AGENDA

The consent agenda consisted of consent agenda items 2-62. Consent agenda items 5, 36, 38, 55, 58, 59 and 60 were corrected. Consent agenda items 31, 42 and 47 were deleted.

Councilmember West requested consent agenda items 10 and 17 be considered as individual items later in the meeting; there was no objection voiced by the city council.

Councilmember Mendelsohn requested consent agenda items 10, 11, 37 and 53 be considered as individual items later in the meeting; there was no objection voiced by the city council.

Councilmember Blackmon requested consent agenda item 17 be considered as an individual item later in the meeting; there was no objection voiced by the city council.

Councilmember Arnold requested consent agenda items 29, 30 and 35 be considered as individual items later in the meeting; there was no objection voiced by the city council.

Councilmember Thomas requested consent agenda items 35, 36 and 37 be considered as individual items later in the meeting; there was no objection voiced by the city council.

Councilmember Blewett requested consent agenda item 56 be considered as an individual item later in the meeting; there was no objection voiced by the city council.

Therefore, the consent agenda, consisting of consent agenda items 2-9, 12-16, 18-28, 32-34, 38-41, 43-46, 48-52, 54, 55, and 57-62 was presented for consideration.

After discussion, Mayor Pro Tem Medrano moved to adopt all items on the consent agenda.

Motion seconded by Councilmember West and unanimously adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0964

Item 2:

Authorize the **(1)** acceptance of the 2020-21 Veterans Treatment Court Grant in the amount of \$100,000.00 from the Texas Veterans Commission Fund for Veterans' Assistance for continuation of the South Oak Cliff Community Court to include the South Oak Cliff Veterans Treatment Court Project for the period July 1, 2020 through June 30, 2021; **(2)** establishment of appropriations in an amount not to exceed \$100,000.00 in the 2020-21 Veterans Treatment Court Grant Fund; **(3)** receipt and deposit of funds in an amount not to exceed \$100,000.00 in the 2020-21 Veterans Treatment Court Grant Fund; and **(4)** execution of the grant agreement and all terms, conditions and documents required by the agreement - Not to exceed \$100,000.00 - Financing: Texas Veterans Commission Grant Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0965

Item 3: Authorize settlement of the lawsuit styled William Paul Taylor v. City of Dallas, Cause No. DC-19-06871 - Not to exceed \$28,500.00 - Financing: Liability Reserve Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0966

Item 4: Authorize an engineering services contract with Fugro USA Land to provide construction materials testing services required for construction projects at Dallas Love Field - Not to exceed \$8,822,500.00 - Financing: Aviation Passenger Facility Charge - Near Term Projects Fund (\$4,193,100.00) and Aviation Construction Fund (\$4,629,400.00)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0967

Item 5: Authorize (1) a professional services contract with ~~Williams Construction Management Group, LLC~~ Williams CM Group, LLC to provide construction inspection/management services within the Dallas Airport System; and (2) an increase in appropriations in an amount not to exceed \$1,621,200.00 in the Aviation Passenger Facility Charge - Near Term Projects Fund and in an amount not to exceed \$827,500.00 in the Aviation Construction Fund - Not to exceed \$6,200,000.00 - Financing: Aviation Passenger Facility Charge - Near Term Projects Fund (\$3,112,500.00) and Aviation Construction Funds (\$3,087,500.00)

Corrected

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0968

Item 6: Authorize Supplemental Agreement No. 11 to the professional services contract with Garver, LLC to provide additional construction support services required to complete the Rehabilitation of Taxiway Bravo Phases II, III and IV Projects at Dallas Love Field - Not to exceed \$442,748.00, from \$10,811,799.00 to \$11,254,547.00 - Financing: Aviation Passenger Facility Charge - Near Term Projects Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0969

Item 7: An ordinance amending Chapter 5, "Aircraft and Airports," of the Dallas City Code by amending Section 5-64 to eliminate the expiration date for the collection of the Customer Facility Charge - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

Assigned ORDINANCE NO. 31556

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0970

Item 8: An ordinance amending Chapter 42A, “Special Events; Neighborhood Markets; Dallas Farmers Market Farmers Market; Streetlight Pole Banners,” of the Dallas City Code by amending Sections 42A-2, 42A-6 and 42A-12 for the purpose of **(1)** providing a definition for the temporary parklet program; **(2)** establishing fees for extended permits; **(3)** providing additional time for temporary parklet permits; **(4)** providing a penalty not to exceed \$500.00; **(5)** providing a saving clause; **(6)** providing a severability clause; and **(7)** providing an effective date - Financing: This action has no cost consideration to the City (see Fiscal Information)

Adopted as part of the consent agenda.

Assigned ORDINANCE NO. 31557

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0971

Item 9: Authorize the **(1)** acceptance of a grant from the Environmental Protection Agency through the North Central Texas Council of Governments for an award through the “Clean Fleets North Texas 2019 Call for Projects” (Project No. TRN6445, CFDA No. 66.039, Federal Award ID Nos. 01F40101 and 01F56701) to purchase replacement vehicles and equipment to reduce Nitrogen Oxides emissions in the amount of \$929,608.00 for the period June 24, 2020 through February 26, 2022; **(2)** the receipt and deposit of grant funds in an amount not to exceed \$929,608.00 in the Clean Fleets North Texas 2019 Fund; **(3)** the establishment of appropriations in an amount not to exceed \$929,608.00 in the Clean Fleets North Texas 2019 Fund; **(4)** a required local match in the amount of \$814,500.00 from 2020 Equipment Acquisition Notes Fund and \$1,842,322.00 from Sanitation Capital Improvement Fund; and **(5)** execution of the grant agreement and all terms, conditions, and documents required by the grant agreement - Not to exceed \$3,586,430.00 - Financing: North Central Texas Council of Governments Grant Funds (\$929,608.00), 2020 Equipment Acquisition Notes Fund (\$814,500.00) and Sanitation Capital Improvement Fund (\$1,842,322.00)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0972

Item 10: Authorize a **(1)** preliminary adoption of Substantial Amendment No. 4 to the FY 2019-20 Action Plan for the Home Improvement and Preservation Program funded by Community Development Block Grant funds, to **(a)** add a citywide Minor Home Repair grant program (MHRGP); **(b)** amend the subrecipient MHRGP to remove the match requirements; **(c)** to amend the rehabilitation loan program to increase the maximum loan amount from \$40,000.00 to \$50,000.00 and to change the loan terms from repayable to forgivable annually; and **(d)** to amend the reconstruction loan program to change the loan terms from repayable to forgivable annually; and **(2)** public hearing to be held on August 12, 2020, to receive comments on Substantial Amendment No. 4 to the FY 2019-20 Action Plan - Financing: No cost consideration to the City

Councilmember West and Councilmember Mendelsohn requested the item be considered as an individual item later in the meeting; there was no objection voiced by the city council.

Later in the meeting, the item was presented for consideration.

Councilmember West moved to adopt the item with the following change:

- Remove Subsections (1)(a), (1)(b), and (1)(d) from the resolution.

Motion seconded by Councilmember Blackmon.

After discussion, Mayor Johnson called a vote and declared the item unanimously amended.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0973

Item 11: Authorize an amendment to Resolution No. 16-0725, previously approved on February 10, 2016, as amended, to amend the development plan (allowing for the re-platting of the lot) submitted to the Dallas Housing Acquisition and Development Corporation by KH Solutions, Inc. (Developer) to: **(1)** increase the number of affordable homes to be constructed on the lot from one to three; **(2)** increase the square footage range of each home from 1,200 - 1,700 square feet to 1,820 - 2,020 square feet; **(3)** increase the number of baths in each home from 2 to 2.5; **(4)** designate the target income bands for each home to be sold by Developer to a qualified purchaser; **(5)** designate the sales price range for each home as \$140,000.00 - \$175,000.00; and **(6)** execute and/or amend all necessary documents - Estimated Revenue Foregone: \$15,380.77

Councilmember Mendelsohn requested the item be considered as an individual item later in the meeting; there was no objection voiced by the city council.

Later in the meeting, the item was presented for consideration.

Councilmember West moved to adopt the item with the following change:

- Delete Exhibit A and any reference to Exhibit A in the resolution.

Motion seconded by Councilmember Mendelsohn.

After discussion, Mayor Johnson called a vote and declared the item unanimously amended.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0974

Item 12: Authorize a twenty-four-month construction services contract for the 2020 Sidewalk and Barrier Free Ramp Improvements that includes water and wastewater adjustments at various locations throughout the City - Vescorp Construction, LLC dba Chavez Concrete Cutting, lowest responsible bidder of four - Not to exceed \$5,456,597.00 - Financing: Capital Assessment Fund-98 (\$739,670.00), Street and Transportation (A) Fund (2017 General Obligation Bond Funds) (\$3,124,098.00), Street and Transportation Improvements Fund (2006 General Obligation Funds (\$1,194,829.00), Street and Transportation and Improvements Fund (2012 General Obligation Bond Funds (\$258,000.00), Water Construction Fund (\$90,000.00) and Wastewater Construction Fund (\$50,000.00)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0975

Item 13: Authorize **(1)** a professional services contract with Bridgefarmer and Associates, Inc. to provide engineering design services for Prairie Creek Road from north of Military Parkway to north of Forney Road (also known as Prairie Creek Bridge over Union Pacific Railroad Tracks); **(2)** an increase in the appropriations in an amount not to exceed \$1,602,360.00 in the Capital Projects Reimbursement Fund; and **(3)** the receipt and deposit of funds from the Texas Department of Transportation in an amount not to exceed \$1,602,360.00 in the Capital Projects Reimbursement Fund - Total amount not to exceed \$2,342,155.00 - Financing: Street and Transportation (A) Fund (2017 General Obligation Bond Funds) (\$739,795.00) and Capital Project Reimbursement Funds (\$1,602,360.00)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0976

Item 14: Authorize a construction contract for the construction of paving and storm drainage improvements for Street Reconstruction Group 17-1205 (list attached to the Agenda Information sheet) - Estrada Concrete Company, LLC, lowest responsible bidder of four - Not to exceed \$1,721,540.00 - Financing: Street and Transportation Fund (2017 General Obligation Bond Funds) (\$1,280,410.00), Water Utilities Capital Improvement D Fund (\$230,145.00), Water Utilities Construction Fund (\$20,000.00), Wastewater Utilities Capital Improvement E Fund (\$178,735.00) and Wastewater Utilities Construction Fund (\$12,250.00)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0977

Item 15: Authorize Supplemental Agreement No. 1 to the professional services contract with Lina T. Ramey and Associates, Inc. for the engineering design of Wheatland Road from the city limits to University Hills Boulevard - Not to exceed \$590,815.79, from \$65,000.00 to \$655,815.79 - Financing: Street and Transportation (A) Fund (2017 General Obligation Bond Fund) (\$541,353.29) and Water Capital Improvement D Fund (\$49,462.50)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0978

Item 16: Authorize Supplemental Agreement No. 1 to the professional services contract with The Kercher Group, Inc. to develop and provide the configuration and maintenance of the pavement model to be used for the City's annual maintenance plan and future bond programming for street repairs as well as continue the development of sidewalk programming and modeling - Not to exceed \$379,489.49, from \$232,431.58 to \$611,921.07- Financing: General Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0979

Item 17: An ordinance amending Chapter 52, “Administrative Procedures for the Construction Codes,” of the Dallas City Code by amending Section 303.5.3 **(1)** providing a barricade application fee; and **(2)** amending barricade permit fees - Estimated Revenue: \$1,000,000.00

Councilmember West and Councilmember Blackmon requested the item be considered as an individual item later in the meeting; there was no objection voiced by the city council.

Later in the meeting, the item was presented for consideration.

Councilmember Kleinman moved to adopt the item.

Motion seconded by Councilmember West.

After discussion, Mayor Johnson called a vote and declared the item unanimously adopted.

Assigned ORDINANCE NO. 31558

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0980

Item 18: Authorize a five-year lease agreement, with two five-year renewal options with Martin Luther King, Jr. Family Health Clinic doing business as Foremost Family Health Centers for approximately 25,247 square feet of office space located at 2922 Martin Luther King, Jr. Boulevard, Building B to be used as a family health and wellness facility for the period July 1, 2020 through June 30, 2025 - Estimated Revenue: General Fund \$180,000.00

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0981

Item 19: Authorize an actual reasonable moving and related expenses -nonresidential payment for John R. Keller Masonry, Inc., who was displaced as a direct result of property acquisition of real property and authorizing its purchase for public use of land containing approximately 78,923 square feet of land improved with a commercial building located in Dallas County, Texas for public use in conjunction with the Dallas Water Utilities Distribution Division Scottsdale Drive Project - Not to exceed \$88,771.22 - Financing: Water Construction Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0982

Item 20: Authorize moving expense and replacement housing payments for Jacqueline Eve Brotherton as a result of an official written offer of just compensation to purchase real property at 17909 Last Frontier Road for the Lake Tawakoni 144-inch Transmission Pipeline Project - Not to exceed \$58,950.00 - Financing: Water Construction Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0983

Item 21: Authorize moving expense and replacement housing payments for Sydnie L. Wallace as a result of an official written offer of just compensation to purchase real property at 1254 VZ CR 3832 for the Lake Tawakoni 144-inch Transmission Pipeline Project - Not to exceed \$56,903.00 - Financing: Water Capital Improvement D Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0984

Item 22: Authorize settlement in lieu of proceeding with condemnation from Abdul Nasser Mohmand, of approximately 25,004 square feet of land located in Kaufman County for the Lake Tawakoni 144-inch Pipeline Project - Not to exceed \$9,110.00, increased from \$16,850.00 (\$14,350.00, plus closing costs and title expenses not to exceed \$2,500.00) to \$25,960.00 (\$22,960.00, plus closing costs and title expenses not to exceed \$3,000.00) - Financing: Water Capital Improvement D Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0985

Item 23: Authorize the release of easement from the City of Dallas to Pinnacle Ridge II, Ltd., of approximately 316,051 square feet of land located near the intersection of Cockrell Hill and Rock Quarry Roads for the Grove at White Rock Hills Project - Revenue: General Fund \$5,400.00

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0986

Item 24: A resolution authorizing the conveyance of a wastewater easement containing approximately 149,176 square feet of land to the City of Rowlett for the construction, maintenance and use of wastewater facilities across City-owned land located at Lake Ray Hubbard - Financing: No cost consideration to the City

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0987

Item 25: An ordinance abandoning a portion of a drainage and utility easement to Connecticut at White Rock, LLC, the abutting owner, containing approximately 63,564 square feet of land, located near the intersection of Gaston and Grand Avenues; and providing for the dedication of approximately 18,211 square feet of land needed for a water easement - Revenue: General Fund \$5,400.00, plus the \$20.00 ordinance publication fee

Adopted as part of the consent agenda.

Assigned ORDINANCE NO. 31559

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0988

Item 26: An ordinance abandoning a portion of three water easements to GPI Cedar Maple LP, the abutting owner, containing a total of approximately 1,050 square feet of land located near the intersection of Cedar Springs Road and Maple Avenue  
- Revenue: General Fund \$5,400.00, plus the \$20.00 ordinance publication fee

Adopted as part of the consent agenda.

Assigned ORDINANCE NO. 31560

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0989

Item 27: An ordinance granting a private license to Supreme Bright Dallas, LLC, for the use of a total of approximately 171 square feet of aerial space to install, maintain and utilize two blade signs with premise and a wall sign with premise on Ervay and Commerce Streets right-of-way located near its intersection with Commerce and Ervay Streets - Revenue: General Fund \$3,000.00 annually, plus the \$20.00 ordinance publication fee

Adopted as part of the consent agenda.

Assigned ORDINANCE NO. 31561

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0990

Item 28: Authorize **(1)** a one-year contract with two one-year renewal options for Mobile Community Healthcare Program services, with the University of Texas Southwestern Medical Center related to Network Access Improvement Program Medicaid patients, to be provided by the Dallas Fire-Rescue Department for the period July 1, 2020 through June 30, 2021; and **(2)** the receipt and deposit of revenue funds - Estimated Annual Revenue: \$180,000.00

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0991

Item 29: Authorize an amendment to the FY 2020-21 Cultural Organization Program Guidelines, previously approved on February 26, 2020, by Resolution No. 20-0327, to modify the panel review, scoring, and selection criteria to be used in evaluating applications for cultural support funds, due to COVID -19 impacts on planning for cultural events - Financing: This action has no cost consideration (see Fiscal Information)

Councilmember Arnold requested the item be considered as an individual item later in the meeting; there was no objection voiced by the city council.

Later in the meeting, the item was presented for consideration.

Councilmember Blackmon moved to adopt the item.

Motion seconded by Councilmember Mendelsohn and unanimously adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0992

Item 30: Authorize and establish the FY 2020-21 Community Artists Program (CAP) and CAP Guidelines to provide artist services upon request by artists and non-profit organizations to teach, perform, and exhibit at host facilities in Dallas, to further the goals of the *Dallas Cultural Plan 2018* and support cultural services in the City of Dallas - Financing: This action has no cost consideration to the City (see Fiscal Information)

Councilmember Arnold requested the item be considered as an individual item later in the meeting; there was no objection voiced by the city council.

Later in the meeting, the item was presented for consideration.

Councilmember Blackmon moved to adopt the item.

Motion seconded by Councilmember Bazaldua.

After discussion, Mayor Johnson called a vote and declared the item unanimously adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0993

Item 31: ~~An ordinance denying rates as requested by Atmos Energy Corp. Mid-Tex Division (Atmos) provided pursuant to its January 15, 2020 Dallas Annual Rate Review (DARR) filing and setting rates as recommended by the City Manager. Financing: No cost consideration to the City~~

Deleted

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0994

Item 32: Authorize Substantial Amendment No. 5 to the FY 2019-20 Action Plan for the Emergency Solutions Grant (ESG) Program to: **(1)** accept the Coronavirus Aid, Relief, and Economic Security (CARES) Act Relief Funds No. 2 for the Emergency Solutions Grant (ESG) Program in the amount of \$16,651,199.00 from the U.S. Department of Housing and Urban Development (HUD); **(2)** create three Caseworker II positions to provide homelessness prevention assistance funded by the CARES Act ESG funds; and **(3)** expand eligibility for ESG homeless prevention assistance funded by the CARES Act ESG funds for households at risk of homelessness who live in housing with characteristics associated with instability and an increased risk of homelessness, to include cost burdened and severely cost burdened households; elderly, frail, or other households living on fixed income; households experiencing unemployment resulting in a loss of income available for housing; and households with lack of assets for emergencies - Not to exceed \$16,651,199.00 - Financing: CARES Act Relief Funds No. 2 Emergency Solutions Grant Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0995

Item 33: Authorize the **(1)** seventh amendment to Contract No. 2017-049838-001 (Amendment No. 7, CFDA No. 10.557) with the Texas Health and Human Services (HHSC) for the Special Supplemental Nutrition Program for Women, Infants, and Children (WIC) to **(a)** revise the budget to allow for acceptance of additional grant funds, to increase the FY 2020 Administrative allocation by \$311,968.00, from \$13,919,688.00 to \$14,231,656.00; and **(b)** to redistribute funds in the amount of \$232,373.00 in the FY 2020 WIC Program - Women, Infants, and Children Grant Fund; and in the amount of \$79,595.00 in the WIC COVID Extra Funding FY 2020 Fund, for the period October 1, 2019 through September 30, 2020; and **(2)** execution of the contract amendment and all terms, conditions, and documents required by the contract - Not to exceed \$311,968.00, from \$58,915,586.00 to \$59,227,554.00 - Financing: Texas Health and Human Services Commission Grant Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0996

Item 34: Authorize the **(1)** acceptance of a Housing Opportunities for Persons with AIDS (HOPWA) Competitive Grant (Grant No. TX-H2001W024, CFDA No. 14.241) from the U.S. Department of Housing and Urban Development (HUD) under the Coronavirus Aid, Relief, and Economic Security Act (CARES Act), in an amount not to exceed \$83,282.00, to provide short-term rent, mortgage, and utility assistance and supportive services for persons living with HIV/AIDS, for the period May 1, 2020 through April 30, 2023; **(2)** establishment of appropriations in an amount not to exceed \$ 83,282.00 in the COVID-19 HOPWA Competitive Grant Fund; **(3)** receipt and deposit of grant funds as reimbursement from HUD in an amount not to exceed \$83,282.00 in the COVID-19 HOPWA Competitive Grant Fund; and **(4)** execution of any and all agreements and other documents required by the grant - Not to exceed \$83,282.00 - Financing: COVID-19 Housing Opportunities for Persons with AIDS Competitive Grant Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0997

Item 35: Authorize two-year subrecipient agreements with the option of two additional one-year extensions, subject to satisfactory performance reviews at the sole discretion of the City with (1) Family Gateway; (2) The Family Place; (3) Shared Housing Center, Inc.; (4) Shelter Ministries of Dallas dba Austin Street Center; (5) The Salvation Army; (6) Under 1 Roof; and (7) U.G.M. of Dallas to implement the Rapid Rehousing Program - Total not to exceed \$7,124,283.00 - Financing: U.S. Department of Treasury Coronavirus Relief Funds (\$2,700,000.00), Cares Act Funding (\$2,600,000.00), Emergency Service Grant Fund (\$1,324,283.00) and General Fund (\$500,000.00)

Councilmember Thomas and Councilmember Arnold requested the item be considered as an individual item later in the meeting; there was no objection voiced by the city council.

Later in the meeting, the item was presented for consideration.

The following registered speaker addressed the city council on the item:

David King, 2318 Kiest Blvd., representing CHC

Councilmember Thomas moved to adopt the item.

Motion seconded by Councilmember West.

After discussion, Mayor Johnson called a vote and declared the item unanimously adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0998

Item 36: Authorize **(1)** a resolution ratifying the City Manager's execution of an emergency service price agreement for ongoing services with The Visiting Nurse Association of Texas (VNA), to provide nutritious meals to individuals experiencing homelessness currently sheltered at the Kay Bailey Hutchinson (KBH) shelter in response to COVID-19 in the amount of ~~\$438,275.00~~ \$543,325.00; **(2)** a resolution ratifying the City Manager's execution of an emergency price agreement for ongoing services with bio -hazardous cleaning and janitorial services in response to COVID-19 with MBW ServPro Laundry Service in the amount of \$105,097.77, and Jani-King, Inc. in the amount of \$30,550.00; and **(3)** Supplemental Agreement No. 1 for OHS-2020-00013230 with BCFS Health and Human Services for homeless shelter dormitory management services related to COVID-19 in the amount of \$78,917.00 for services provided March 21-27, 2020 - Total amount not to exceed ~~\$652,839.77~~ \$757,889.77 - Financing: U.S. Department of Treasury Coronavirus Relief Funds

Corrected

Councilmember Thomas requested the item be considered as an individual item later in the meeting; there was no objection voiced by the city council.

Later in the meeting, the item was presented for consideration.

Councilmember Mendelsohn moved to adopt the item.

Motion seconded by Councilmember Blackmon and unanimously adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-0999

Note: Agenda Item No. PH1 must pass before Agenda Item No. 37 may be considered.

Item 37: An ordinance amending Chapter 45, "Reserved," of the Dallas City Code by providing general provisions and permit requirements for the operation of a temporary inclement weather shelters - Financing: No cost consideration to the City

The city secretary announced the item would be held until later in the meeting.

Councilmember Mendelsohn moved to hold PH1 under advisement until the September 23, 2020 voting agenda meeting of the city council.

Motion seconded by Councilmember Blewett.

At the clarification of the city secretary, Councilmember Mendelsohn moved to hold PH1 and agenda item 37 under advisement until September 23, 2020 voting agenda meeting of the city council; there was no objection voiced by the city council.

Councilmember Arnold requested a record vote.

Presiding Officer McGough called a record vote on Councilmember Mendelsohn's motion:

Voting Yes: [13] Medrano, McGough, West, Thomas,  
Resendez, Narvaez, Bazaldua,  
Atkins, Blackmon, Kleinman,  
Mendelsohn, Gates, Blewett

Voting No: [1] Arnold

Absent when vote taken: [1] Johnson

The city secretary declared the item held under advisement.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1000

Item 38: Authorize a one-year cooperative purchasing agreement for the purchase of firewalls and equipment, related accessories, managed services, and support for the Department of Information and Technology Services ~~with~~ sold through Carahsoft Technology Corp. and distributed by GTS Technology Solutions, Inc. through the Department of Information Resources cooperative agreement - Not to exceed \$266,331.75 - Financing: Aviation Fund

Corrected

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1001

Item 39: Authorize a five-year cooperative purchasing agreement, with two one-year renewal options, for the purchase of software, maintenance, and support of an electronic document management system for the Department of Information and Technology Services with Hyland Software, Inc. through the Department of Information Resources cooperative agreement - Estimated amount of \$3,590,100.30 - Financing: Building Inspection Funds (\$559,603.87), General Fund (\$122,675.02), and Information Technology Services Funds (\$2,907,821.41)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1002

Item 40: Authorize a three-year master agreement for batteries for heavy equipment and vehicles - MHC Kenworth dba Texas Kenworth/dba MHC Kenworth in the estimated amount of \$636,527.42, Interstate Battery System of Dallas in the estimated amount of \$285,717.80, HCC Distribution LLC dba Imperial Battery Company in the estimated amount of \$49,170.00, Continental Batteries in the estimated amount of \$35,789.40, Interamerican Motor, LLC in the estimated amount of \$39,107.66, IEH Auto Parts, LLC dba Auto Plus Auto Parts in the estimated amount of \$10,488.66, and Battery Systems, Inc. in the estimated amount of \$4,255.33, lowest responsible bidders of eight - Total estimated amount of \$1,061,056.27- Financing: Equipment and Fleet Management Fund (\$765,051.85), General Fund (\$183,898.17), Dallas Water Utilities Fund (\$87,318.21), Confiscated Funds (\$10,864.90), Aviation Fund (\$8,944.25), Stormwater Drainage Management Fund (\$4,438.89), and Convention and Event Services Fund (\$540.00)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1003

Item 41: Authorize a three-year master agreement for general batteries and flashlights - Simba Industries in the estimated amount of \$ 250,880.28, TKC Enterprises, Inc. dba Batteries Plus in the estimated amount of \$156,598.38, Pyramid Paper Company dba Pyramid School Products in the estimated amount of \$101,552.16, Battle and Battle Distributors in the estimated amount of \$28,013.30, and Mavich LLC in the estimated amount of \$23,806.34, lowest responsible bidders of seven - Total estimated amount of \$560,850.46 - Financing: General Fund (\$301,431.61), Dallas Water Utilities Fund (\$155,563.81), Aviation Fund (\$98,082.67), Stormwater Drainage Management Fund (\$4,627.20) and Data Services Fund (\$1,145.17)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1004

Item 42: ~~Authorize a two year service contract to provide support services for previously incarcerated persons attempting to re enter the workforce for the Office of Community Care – Regional Black Contractors Association of North Texas, Inc., most advantageous proposer of six – Not to exceed \$500,000 – Financing: Texas Department of Criminal Justice Grant Funds (subject to annual appropriations)~~

Deleted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1005

Item 43: Authorize **(1)** a three-year Health and Welfare Benefits and related Services Third Party Administrator Contract, with two one-year renewal options, for health and welfare benefits, disease management, wellness and communications support, pharmacy benefit management services, hospital audit functions, COBRA, Health Savings Account and Flexible Spending Account administration; **(2)** a fully-insured Post-65 Retiree Medicare Advantage-Prescription Drug Coverage Contract; **(3)** a two year application, with one one-year renewal option, for stop loss coverage - Blue Cross Blue Shield of Texas in the amount of \$57,956,324.02; **(4)** a three-year service contract, with two one-year renewal options, for a fully insured dental plan - Delta Dental Insurance Company, no cost consideration to the City; and **(5)** a three-year service contract, with two one-year renewal options, for a fully insured vision plan - Davis Vision, Inc ., no cost consideration to the City, most advantageous proposers of fourteen - Total not to exceed \$57,956,324.02 - Financing: Employee Health Benefits Fund (to be paid from and in accordance with the contribution rates approved annually by the City Council and subject to annual appropriations and by employee/retiree payroll and pension deductions)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1006

Item 44: Authorize a three-year service contract, with two one-year renewal options, to provide Family Medical Leave Act services for the Department of Human Resources - FMLASource, Inc., most advantageous proposer of three - Not to exceed \$571,500 - Financing: General Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1007

Item 45: Authorize a two-year service contract for income tax preparation and financial education services for the Office of Community Care - Foundation Communities, Inc., only proposer - Not to exceed \$150,000 - Financing: General Fund (subject to annual appropriations)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1008

Item 46: Authorize a three-year service contract, with two one-year renewal options, for broker of record and consultant services for City commercial insurance purposes for the Office of Risk Management - McGriff Insurance Services, Inc., most advantageous proposer of four - Not to exceed \$ 270,000 - Financing: Risk Management Funds (subject to annual appropriations)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1009

Item 47: ~~Authorize a five year service contract for the purchase of hardware, software, and managed services to upgrade the City's 9-1-1 system for the Department of Information and Technology Services AT&T Corporation, sole source. Not to exceed \$10,322,194.60. Financing: U.S. Departments of Commerce and Transportation Grant Funds (\$3,245,088.00) and 9-1-1 System Operations Fund (\$7,077,106.60) (subject to annual appropriations)~~

Deleted

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1010

Item 48: Authorize a three-year service price agreement for repair, maintenance, parts, and labor for machine shop related equipment - Jamet, Inc., only bidder - Estimated amount of \$341,645 - Financing: Dallas Water Utilities Fund (\$317,815) and Aviation Fund (\$23,830)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1011

Item 49: Authorize **(1)** Supplemental Agreement No. 2 to increase the professional services contract with DLT Solutions, LLC for software implementation and support services for the human capital management solution in the amount of \$1,645,949.77, from \$1,366,421.05 to \$3,012,370.82; and **(2)** the ratification of \$110,000.00 for software implementation and support services for the human capital management solution with DLT Solutions, LLC through the U.S. General Services Administration cooperative purchasing agreement - Total not to exceed \$1,755,949.77 - Financing: Data Services Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1012

Item 50: Authorize **(1)** Supplemental Agreement No. 2 to increase the service contract with Motorola Solutions, Inc. for radio tower site changes and the purchase and installation of additional software and equipment for the replacement of the citywide radio system and **(2)** an increase in appropriations in an amount not to exceed \$6,482,841.00 in the Municipal Lease Agreement Fund - Not to exceed \$6,482,840.13, from \$66,129,202.00 to \$72,612,042.13 - Financing: Municipal Lease Agreement Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1013

Item 51: Authorize the sale of one 1999 John Deere Loader & Backhoe and one 2001 Caterpillar Track Dozer through a public auction ending May 18, 2020 to Gonzalez Truck & Equipment Inc. in the amount of \$21,050.00 and Victor Ramirez in the amount of \$43,025.00, highest bidders - Revenue: Equipment and Fleet Management Fund (\$36,571.25), Dallas Water Utilities Fund (\$17,892.50), and Express Business Center Fund (\$9,611.25)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1014

Item 52: Authorize the **(1)** acceptance of a grant from the U.S. Department of Justice, Bureau of Justice Assistance (BJA) for the Coronavirus Emergency Supplemental Funding (Grant No. 2020-VD-BX-1776, CFDA No. 16.034), in the amount of \$2,282,871.00 to prevent, prepare for, and respond to the novel coronavirus SARS-CoV-2 (COVID-19) for the period January 20, 2020 through January 31, 2022; **(2)** receipt and deposit of funds in an amount not to exceed \$2,282,871.00 in the BJA FY 20 Coronavirus Emergency Supplemental Funding Program Fund; **(3)** establishment of appropriations in an amount not to exceed \$2,282,871.00 in the BJA FY 20 Coronavirus Emergency Supplemental Funding Program Fund; and **(4)** execution of the grant agreement and all terms, conditions, and documents required by the agreement - Not to exceed \$2,282,871.00 - Financing: U.S. Department of Justice Grant Funds

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1015

Item 53: Authorize a construction contract for renovation of the J. Erik Jonsson Central Library located at 1515 Young Street - GMA Construction Group of Texas, best value proposer of two - Not to exceed \$2,882,427.00 - Financing: Central Library Gift Fund (\$1,500,000.00) and Library Facilities Funds (2006 General Obligation Bond Funds) (\$1,382,427.00)

Councilmember Mendelsohn requested the item be considered as an individual item later in the meeting; there was no objection voiced by the city council.

Later in the meeting, the item was presented for consideration.

Councilmember Atkins moved to adopt the item.

Motion seconded by Councilmember Gates.

After discussion, Councilmember Narvaez requested a record vote.

Mayor Johnson called a record vote on Councilmember Atkins' motion:

Voting Yes: [15] Johnson, Medrano, McGough, West,  
Thomas, Arnold, Resendez, Narvaez,  
Bazaldua, Atkins, Blackmon,  
Kleinman, Mendelsohn, Gates,  
Blewett

Voting No: [0]

The city secretary declared the item adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1016

Item 54: Authorize a construction contract for renovation of the Dallas Museum of Art located at 1717 North Harwood Street - Turner Construction Company, best value proposer of three - Not to exceed \$4,338,782.00 - Financing: Cultural Art Facilities (F) Fund (2017 General Obligation Bond Fund)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1017

Item 55: Authorize **(1)** Amendment No. 2 to the Project Specific Agreement with Dallas County, (County Transportation Major Capital Improvement Projects 10221) for Northaven Trail Phase 1B from Northaven Drive to White Rock Creek Trail, to transfer the project lead from Dallas County to the ~~Texas Department of Transportation~~ [City of Dallas](#); **(2)** the receipt and deposit of funds in an amount not to exceed \$4,246,267.00 from Dallas County for the County's share of the project cost in the Northaven Trail Ph 1B Fund; **(3)** the establishment of appropriations in an amount not to exceed \$4,246,267.00 in the Northaven Trail Ph1B Fund; and **(4)** execution of the agreement including all terms, conditions, and documents required by the agreement - Financing: This action has no cost consideration to the City (see Fiscal Information for future estimated costs)

Corrected

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1018

Item 56: Authorize a professional services contract for construction materials inspection and testing services for construction materials testing and inspection services at Carpenter Park located at 2201 Pacific Avenue - Not to exceed \$284,983.00 - Financing: Park and Recreation Facilities (B) Fund (2017 General Obligation Bond Fund)

Councilmember Blewett requested the item be considered as an individual item later in the meeting; there was no objection voiced by the city council.

Later in the meeting, the item was presented for consideration.

Councilmember Blewett moved to adopt the item.

Motion seconded by Councilmember Atkins.

After discussion, Mayor Johnson called a vote and declared the item unanimously adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1019

Item 57: Authorize a construction contract with ONCOR Electric Delivery Company LLC for the relocation of 450 linear feet of overhead distribution lines and associated poles into an underground duct bank at Carpenter Park located at 2201 Pacific Avenue - Not to exceed \$458,127.88 - Financing: Park and Recreation Facilities (B) Funds (2017 General Obligation Bond Fund)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1020

Item 58: Authorize [\(1\)](#) a construction contract for the construction of Carpenter Park located at 2201 Pacific Avenue; and [\(2\) assign this construction contract to Parks for Downtown Dallas, a private operating foundation to manage](#) - HCBeck, Ltd., best value proposer of four - Not to exceed \$15,221,273.04 - Financing: Park and Recreation Facilities (B) Funds (2017 General Obligation Bond Fund)

Corrected

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1021

Item 59: Authorize (1) reprogramming of funds in an amount not to exceed ~~\$1,334,500.00~~ \$1,057,000.00 from Park and Recreation Facilities (B) Fund originally allocated for Bachman Recreation Center in the amount of \$100,000.00; Overlake Park Bleachers in the amount of \$45,000.00; Frances Rizzo Park in the amount of \$225,000.00; Stafford Park in the amount of \$198,000.00; ~~Bishop Flores Park in the amount of \$387,500.00~~; Maria Luna Dog Park in the amount of ~~\$300,000.00~~ \$410,000.00; Samuell Grand Shade Structure in the amount of \$50,000.00; and Pueblo Park in the amount of \$29,000.00; and (2) a construction contract for the construction of the Aquatics Phase 2 Project at Bachman Regional Aquatic Center located at 2750 Bachman Drive - The Fain Group, Inc., best value proposer of three - Not to exceed \$7,158,650.00 - Financing: Equity Revitalization Capital Fund (~~\$300,000.00~~ \$500,000.00), Recreation Facilities Fund (2006 General Obligation Bond Funds) (\$1,048,526.00), and Park and Recreation Facilities (B) Fund (2017 General Obligation Bond Funds) (~~\$5,810,124.00~~ \$5,610,124.00)

Corrected

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1022

Item 60: Authorize **(1)** reprogramming of \$5,139,061.00 from Park and Recreation Facilities (B) Fund (2017 General Obligation Bond Funds) originally allocated for Council District 11 park land acquisition and development; **(2)** three Advanced Funding Agreements (AFAs) with Texas Department of Transportation (TxDOT) as follows: (i) on-system; (ii) on-system maintenance; and (iii) off-system (TxDOT Agreement Nos. CSJ 047-07-228 and CSJ 0918-47-242) for the Northaven Trail Phase 1B Project from Northaven Drive to White Rock Creek Trail to provide funding for project costs in the amount of \$5,600,000.00 from Park and Recreation Facilities (B) Fund (2017 General Obligation Bond Funds) and assign TxDOT as the project lead to the entire project, on and off-system; **(3)** disbursement of funds received from Dallas County for project costs in the amount of \$4,246,267.00 to TxDOT, in accordance with the terms and conditions in the AFAs; **(4)** a portion of the required local match of \$9,846,267.00 in the estimated amount of ~~\$82,000.00~~ \$109,538.00 to be paid by warrant check to TxDOT at the beginning of the project; and **(5)** execution of the AFAs including all terms, conditions, and documents required by the agreements - Total amount of \$9,846,267.00 - Financing: Park and Recreation Facilities (B) Fund (2017 General Obligation Bond Fund) (\$5,600,000.00) and Northaven Trail Ph1B Fund (\$4,246,267.00)

Corrected

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1023

Item 61: Authorize a construction contract for the installation of water and wastewater mains at 26 locations (list attached to the Agenda Information Sheet) - Douglas Dailey Construction, LLC, lowest responsible bidder of seven - Not to exceed \$11,941,371.00 - Financing: Wastewater (Clean Water) - TWDB 2019 Fund (\$5,867,750.81), Water (Drinking Water) - TWDB 2018 Fund Water (\$4,195,503.64) and Water (Drinking Water) - TWDB 2019 Fund (\$1,878,116.55)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1024

Item 62: Authorize a professional services contract with Freese and Nichols, Inc. to provide engineering services for the City of Dallas Comprehensive Storm Drainage System Assessment - Not to exceed \$3,500,000.00 - Financing: Storm Drainage Management Capital Construction Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1025

Item 63: 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)

The city secretary distributed a report showing nominations received and indicated the nominees met qualifications for service with the terms for appointment for the 2019-2021 term.

Councilmember Atkins moved to adopt the following:

- Robert Matt Shouse to the Board of Adjustment;
- Margot B. Murphy to the City Plan and Zoning Commission;
- David N. Kitner to the Community Police Oversight Board; and
- Karla Beth Saucedo and Adam Brenner, both Own Real Property Located in the TIF District, to the Reinvestment Zone Twenty-One Board (University).

Motion seconded by Councilmember Mendelsohn and unanimously adopted.

**[Information on each newly-appointed member is located in the file shown next to the name of the board.]**

<b>20-5750</b>	<b>BOA</b>	<b>BOARD OF ADJUSTMENT</b>
<b>20-5751</b>	<b>CPC</b>	<b>CITY PLAN AND ZONING COMMISSION</b>
<b>20-5752</b>	<b>CPO</b>	<b>COMMUNITY POLICE OVERSIGHT BOARD</b>
<b>20-5753</b>	<b>RZ21</b>	<b>REINVESTMENT ZONE TWENTY-ONE BOARD (UNIVERSITY)</b>

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1026

Item 64: Authorize the second step of acquisition for condemnation by eminent domain to acquire a wastewater easement from Azoff Irving, Co Trustee of the Red Oak Trust, of approximately 2,706 square feet of land located near the intersection of Turtle Creek Boulevard and Market Center Boulevard for the Lower Eastbank Interceptor Project - Not to exceed \$114,000.00 (\$110,946.00, plus closing costs and title expenses not to exceed \$3,054.00) - Financing: Wastewater Capital Improvement D Fund

The city secretary announced agenda item 64 requires a motion that the Council of the City of Dallas adopt the item and authorize the second step of acquisition for condemnation by eminent domain to acquire a wastewater easement from Azoff Irving, Co Trustee of the Red Oak Trust, of approximately 2,706 square feet of land located near the intersection of Turtle Creek Boulevard and Market Center Boulevard for the Lower Eastbank Interceptor Project.

The city secretary announced the item would require a record vote.

Councilmember Atkins moved to adopt the item.

Motion seconded by Councilmember Blackmon.

Mayor Johnson called a record vote on Councilmember Atkins' motion:

Voting Yes: [13] Johnson, Medrano, McGough, West,  
Thomas, Arnold, Resendez, Atkins,  
Blackmon, Kleinman, Mendelsohn,  
Gates, Blewett

Voting No: [2] Narvaez, Bazaldua

The city secretary declared the item adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1027

Item 65: Authorize the second step of acquisition for condemnation by eminent domain to acquire a tract of vacant land containing approximately 27,782 square feet from Paul E. Wainwright and Ruby Lee Wainwright, located in Dallas County for the Southwest 120/96-inch Water Transmission Pipeline Project - Not to exceed \$51,591.00 (\$48,091.00, plus closing costs and title expenses not to exceed \$3,500.00) - Financing: Water Capital Improvement E Funds (\$17,000.00) and Water Construction Funds (\$34,591.00)

The city secretary announced agenda item 65 requires a motion that the Council of the City of Dallas adopt the item and authorize the second step of acquisition for condemnation by eminent domain to acquire a tract of vacant land containing approximately 27,782 square feet from Paul E. Wainwright and Ruby Lee Wainwright, located in Dallas County for the Southwest 120/96-inch Water Transmission Pipeline Project.

The city secretary announced the item would require a record vote.

Councilmember Blackmon moved to adopt the item.

Motion seconded by Councilmember Mendelsohn.

Mayor Johnson called a record vote on Councilmember Blackmon's motion:

Voting Yes: [12] Johnson, McGough, West, Thomas,  
Arnold, Resendez, Atkins,  
Blackmon, Kleinman, Mendelsohn,  
Gates, Blewett

Voting No: [3] Medrano, Narvaez, Bazaldua

The city secretary declared the item adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1028

Item 66: Authorize **(1)** an ordinance amending the Project Plan and Reinvestment Zone Financing Plan (“Plan”) for Tax Increment Financing Reinvestment Zone Number Nineteen (“Cypress Waters TIF District”) to reprogram \$820,000.00 2010 NPV dollars (approximately \$1,490,579.00 total dollars) in the Cypress Waters TIF District’s budget from the Infrastructure Improvements line item to increase the Public Safety Improvements line item to \$6,820,000.00 2010 NPV dollars (approximately \$12,397,255.00 total dollars) to support the development of a permanent public safety facility in the District; **(2)** a development agreement with Billingsley LD, Ltd. (“Developer”) and/or its affiliates in an amount not to exceed \$12,300,000.00, payable from future Cypress Waters TIF District Funds, for reimbursement of development costs (excluding land costs) associated with development and conveyance of a Public Safety Building/Fire Station 58 in Cypress Waters TIF District; **(3)** the City Manager, upon completion of the Cypress Waters Public Safety Building/Fire Station 58, to execute customary and reasonable closing documents, as may be required and approved as to form by the City Attorney, to transfer ownership of the land and facility to the City of Dallas; and **(4)** an increase in appropriations in an amount not to exceed \$12,300,000.00 in the Cypress Waters TIF District Fund - Not to exceed \$12,300,000.00 - Financing: Cypress Waters TIF District Fund (subject to future appropriations from tax increments)

Councilmember Narvaez moved to adopt the item.

Motion seconded by Councilmember Blackmon and unanimously adopted.

Assigned ORDINANCE NO. 31562

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1029

Item 67: Authorize the second step of acquisition for condemnation by eminent domain to acquire a total of approximately 11,502 square feet of easements with an upper elevation limit of 418 feet, National Geodetic Vertical Datum 1929, Mean Sea Level, from Union Pacific Railroad Company located near the intersection of North Riverfront Boulevard and Commerce Street for the Riverfront Boulevard: UPRR to Cadiz Street Project - Not to exceed \$75,776.00 (\$71,776.00, plus closing costs and title expenses not to exceed \$4,000.00) - Financing: Street and Transportation Improvements Fund (2006 General Obligation Bond Fund)

The city secretary announced agenda item 67 requires a motion that the Council of the City of Dallas adopt the item and authorize the second step of acquisition for condemnation by eminent domain to acquire a total of approximately 11,502 square feet of easements with an upper elevation limit of 418 feet, National Geodetic Vertical Datum 1929, Mean Sea Level, from Union Pacific Railroad Company located near the intersection of North Riverfront Boulevard and Commerce Street for the Riverfront Boulevard: UPRR to Cadiz Street Project.

The city secretary announced the item would require a record vote.

Councilmember Mendelsohn moved to adopt the item.

Motion seconded by Councilmember Blackmon.

After discussion, Mayor Johnson called a record vote on Councilmember Mendelsohn's motion:

Voting Yes: [11] Johnson, McGough, West, Resendez  
Narvaez, Atkins, Blackmon,  
Kleinman, Mendelsohn, Gates,  
Blewett

Voting No: [3] Medrano, Arnold, Bazaldua

Absent when vote taken: [1] Thomas

The city secretary declared the item adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1030

Item 68: Ordinances granting **(1)** a D-1 Liquor Control Overlay; **(2)** a Specific Use Permit for the sale of alcoholic beverages in conjunction with a general merchandise or food store greater than 3,500 square feet use; **(3)** a Specific Use Permit for a mini-warehouse use; and **(4)** a resolution accepting deed restrictions volunteered by the applicant on property zoned a CR-D Community Retail District with D Liquor Control Overlay on the southeast corner of Military Parkway and North St. Augustine Road - Z189-221(CT) - Financing: No cost consideration to the City (This item was held under advisement on May 27, 2020)

Councilmember Bazaldua moved to adopt the item.

Motion seconded by Councilmember Narvaez and unanimously adopted. (Thomas absent when vote taken)

Assigned ORDINANCE NOS. 31563, 31564 AND 31565

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1031

Item 69: A resolution approving the Dallas Fort Worth International Airport Board granting Oncor Electric Delivery Company a permanent easement for +/- 3.941 acres at the Airport's Northwest property to build and maintain electrical infrastructure - Financing: No cost consideration to the City (This item was deferred on June 10, 2020)

Councilmember Kleinman moved to adopt the item with a corrected Exhibit A.

Motion seconded by Councilmember Atkins and unanimously amended. (Thomas absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1032

Item 70: Authorize **(1)** an emergency Short-Term Rental Assistance Program as described in Exhibit A due to Novel Coronavirus (COVID-19) to provide up to two months of rental assistance payments for low- and moderate -income persons at or below 80 percent area median income; and **(2)** execution of all documents and agreements necessary to implement the programs, including but not limited to agreements to administer the programs through an open application process - Financing: This action has no cost consideration to the City (see Fiscal Information)

Councilmember West moved to adopt the item.

Motion seconded by Councilmember Mendelsohn.

After discussion, Mayor Johnson called a record vote on Councilmember West's motion:

Voting Yes: [15] Johnson, Medrano, McGough, West,  
Thomas, Arnold, Resendez, Narvaez,  
Bazaldua, Atkins, Blackmon,  
Kleinman, Mendelsohn, Gates,  
Blewett

Voting No: [0]

The city secretary declared the item adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1033

Item 71: Authorize **(1)** an emergency Short-Term Rental and Utility Assistance Program due to Novel Coronavirus (COVID-19) to provide up to two months of rental assistance and/or utility payments and up to one month for arrears only, for a maximum term of three months for low-and moderate -income persons at or below 50 percent of the area median income or at or below 80 percent of the area median income; and **(2)** execution of all documents and agreements necessary to implement the programs, including but not limited to agreements to administer the programs - Financing: This action has no cost consideration to the City (see Fiscal Information)

Councilmember West moved to adopt the item.

Motion seconded by Councilmember Bazaldua and unanimously adopted. (Johnson absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1034

Item 72: Authorize **(1)** the First Amendment to the FY 2020 Texas Homeless Housing and Services Program (HHSP) Contract No. 63206000003 with the Texas Department of Housing and Community Affairs (TDHCA) to accept additional HHSP Grant funds in an amount not to exceed \$41,290.00 to provide assistance to prevent homelessness due to impacts of COVID -19, for the period of March 26, 2020 through August 31, 2020; **(2)** an increase in appropriations in an amount not to exceed \$41,290.00 in the FY 2020 COVID TDHCA-Homeless Housing and Services Program 19-20 Fund; **(3)** the receipt and deposit of funds in an amount not to exceed \$ 41,290.00 in the FY2020 COVID TDHCA-Homeless Housing and Services Program 19-20 Fund; and **(4)** execution of an amendment to the contract with TDHCA for FY 2020 COVID TDHCA-Homeless Housing and Services Program Grant Funds - Not to exceed \$41,290.00 - Financing: Texas Department of Housing and Community Affairs Grant Funds

Councilmember Mendelsohn moved to adopt the item.

Motion seconded by Councilmember Atkins and unanimously adopted. (Johnson absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1035

Item 73: 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

Councilmember Atkins moved to adopt the item with the following changes:

Bylaws:

- Applications shall only be accepted during an annual three month period, as specified by the General Manager; and
- Before the application of any available tax exemption to a Public Facility or the user of a Public Facility, as permitted by the Act, the Corporation shall obtain approval by the Governing Body by written resolution.

Motion seconded by Councilmember West.

After discussion, Presiding Officer Medrano called a vote and declared the item unanimously amended. (Johnson absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1036

Item 74: Authorize **(1)** the City of Dallas (City) to enter into an additional note agreement with variable interest rate with the United States Housing and Urban Development Agency (HUD) for the deferral of principal payment on Section 108 loan B-12-MC-48-0009 due by the City to HUD on August 1, 2020 in the amount of \$504,000.00; **(2)(a)** an amendment to Resolution No. 15-0147, previously approved on January 14, 2015 related to the existing loan agreement between the City and HUD, to reflect this additional promissory note to the referenced Section 108 loan, related to the rehabilitation of a blighted vacant structure, now the Lorenzo Hotel (Hotel), and add any, and all the relevant terms and conditions imposed by HUD, including but not limited to the variable interest rate due quarterly to HUD on the \$504,000.00 additional note, **(2)(b)** an amendment to the agreement between the City and TEOF Hotel LP to reflect the equivalent amendment terms and conditions to this agreement as those referenced in (2)(a) between HUD and the City, given that the City had loaned the referenced Section 108 funds to TEOF Hotel LP for the referenced rehabilitation project, TEOF Hotel LP communicated that the Hotel will not be making the upcoming payment due to the City (principal payment of \$504,000.00 and interest of \$141,306.35) due to COVID-19 impact on the hotel industry; **(3)** an increase in appropriations in an amount not to exceed \$ 90,214.15 for interest on the additional note and any other relevant/pertinent note related costs; and **(4)** as repayments from TEOF Hotel LP are received, as per HUD's amended repayment schedule with the City, on the outstanding loan and additional promissory note; the City be authorized to receive, deposit and disburse those funds to repay the principal plus interest to HUD on the existing Section 108 loan B-12-MC-48-0009, and the additional related promissory note, any other related expenditures and any related terms and conditions imposed by HUD - Estimated Revenue: Program Income from TEOF Hotel LP or other TEOF Hotel LP Funds \$90,214.15

The following registered speaker addressed the city council on the item:

Philip Kingston, 1717 Main St., representing Stanton LLP

Councilmember Bazaldua moved to adopt the item.

Motion seconded by Councilmember Narvaez.

During discussion, Councilmember Kleinman moved a subsidiary motion to defer the item to the last voting agenda meeting of the year [December 9, 2020].

Subsidiary motion seconded by Councilmember Arnold.

During further discussion, Councilmember Arnold withdrew her second to Councilmember Kleinman's subsidiary motion.

Subsidiary motion died due to lack of a second.

After discussion, Presiding Officer Medrano called a vote and declared the item adopted on a divided vote with Councilmember Kleinman voting “No.” (Johnson absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1037

Note: Agenda Item No. 76 must pass before Agenda Item No. 75 may be considered.

Item 75: Authorize an Option Agreement with CityBuild Community Development Corporation in conformance with the Community Inspired Redevelopment Demonstration Project Program Statement - Financing: No cost consideration to the City

Deputy Mayor Pro Tem McGough moved to adopt the item.

Motion seconded by Councilmember Atkins and unanimously adopted. (Johnson absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1038

Note: Agenda Item No. 76 must pass before Agenda Item No. 75 may be considered.

Item 76: Authorize approval of the Community Inspired Redevelopment Demonstration Project Program Statement - Financing: No cost consideration to the City

Deputy Mayor Pro Tem McGough moved to adopt the item.

Motion seconded by Councilmember Atkins.

During discussion, Councilmember West moved a subsidiary motion to amend the statement and add the following language:

- Any projects must be developed and considered within the guides of the Comprehensive Housing Policy

Subsidiary motion seconded by Councilmember Blewett.

At the clarification of Deputy Mayor Pro Tem McGough, Councilmember West moved a subsidiary motion to amend the statement and add the following language:

- Any projects must be developed and considered within the guides of the Comprehensive Housing Policy; and
- will not violate the Comprehensive Housing Policy

There was no objection voiced by the city council.

Councilmember Arnold moved a secondary subsidiary motion to amend the following statement:

- Add the Economic Development Policy

Secondary subsidiary motion seconded by Councilmember Thomas.

During further discussion, Councilmember Arnold withdrew her secondary subsidiary motion.

After discussion, Presiding Officer Medrano called a vote on Councilmember West's subsidiary motion:

Voting Yes: [5] West, Blackmon, Mendelsohn, Gates,  
Blewett

Voting No: [9] Medrano, McGough, Thomas,  
Arnold, Resendez, Narvaez,  
Bazaldua, Atkins, Kleinman

Absent when vote taken: [1] Johnson

The city secretary declared the subsidiary motion failed.

Presiding Officer Medrano called a vote on Deputy Mayor Pro Tem McGough's original motion and declared the item unanimously adopted. (Johnson absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1039

Prior to consideration of the consent zoning docket and the item being read into the record, Councilmember Resendez moved to defer agenda item Z1 to the August 12, 2020 voting agenda meeting of the city council. Therefore, no speakers were called on the item.

The zoning consent docket consisted of agenda items Z1-Z7.

Agenda item Z1: Zoning Case Z190-165(JM)  
Agenda item Z2: Zoning Case Z190-167(AU)  
Agenda item Z3: Zoning Case Z190-171(CT)  
Agenda item Z4: Zoning Case Z190-172(CT)  
Agenda item Z5: Zoning Case Z190-196(JM)  
Agenda item Z6: Zoning Case Z190-206(CT)  
Agenda item Z7: Zoning Case Z190-208(CY)

Agenda items Z2 and Z5 were removed from the consent zoning docket to be considered as individual hearings.

Therefore, the consent zoning docket, consisting of agenda items Z3, Z4, Z6 and Z7 was presented for consideration.

Agenda item Z3: Zoning Case Z190-171(CT)  
Agenda item Z4: Zoning Case Z190-172(CT)  
Agenda item Z6: Zoning Case Z190-206(CT)  
Agenda item Z7: Zoning Case Z190-208(CY)

In the zoning cases on the consent zoning docket, the city plan commission recommended approval of the proposed changes in zoning.

The city secretary stated agenda item Z6 required a favorable vote of three-fourths for adoption.

The following individuals addressed the city council on the zoning consent docket:

Maxwell Fisher, 2201 Main St., representing I Am My Brothers Keeper Enterprises [Agenda item Z3 and Z4]  
Zachary Krochtengel, 6807 Ledyard Dr., representing applicant [Agenda item Z6]  
Karl Crawley, 2201 Main St., representing applicant [Agenda item Z7]

Councilmember Narvaez moved to close the public hearings, accept the recommendations of the city plan commission and pass the ordinances.

Motion seconded by Councilmember Gates.

After discussion, Presiding Officer Medrano called a vote and declared the item unanimously adopted. (Johnson absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1040

Item Z1: Zoning Case Z190-165(JM) [Consent Zoning Docket]

A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for a vehicle display, sales, and service use on property zoned Subdistrict 5 within Planned Development District No. 533, the C.F. Hawn Special Purpose District, with a D-1 Liquor Control Overlay, on the northwest corner of South Buckner Boulevard and C.F. Hawn Freeway

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, landscape plan, and conditions

Prior to consideration of the zoning consent docket and the item being read into the record, Councilmember Resendez moved to defer the item to the August 12, 2020 voting agenda meeting of the city council. Therefore, no speakers were called on the item.

Motion seconded by Councilmember Narvaez and unanimously deferred. (Johnson absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1041

Item Z2: Zoning Case Z190-167(AU) [Consent Zoning Docket]

A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 1396 for a public or private school on property zoned a TH-1(A) Townhouse District with deed restrictions [Z912-127], on the northeast corner of Timberglen Road and Vail Street

Recommendation of Staff and CPC: Approval for a ten-year period with eligibility for automatic renewals for additional ten-year periods, subject to a traffic management plan and conditions

Councilmember Mendelsohn requested the item be considered as an individual hearing later in the meeting, there was no objection voiced by the city council.

Later in the meeting, the item was presented for consideration.

The following individuals addressed the city council on the item:

Lelia Goehring, 1801 N. Lamar St., representing Carrollton Farmers Branch ISD  
Dean Stuller, 1201 N. Bowser Rd., Richardson, TX, representing Carrollton  
Farmers Branch ISD

Councilmember Mendelsohn moved to close the public hearing, accept the recommendation of the city plan commission with the following change:

- This specific use permit [SUP] expires on June 24, 2040, but is eligible for automatic renewal for additional 20-year periods

and pass the ordinance.

Motion seconded by Councilmember Narvaez and unanimously adopted. (Johnson absent when vote taken)

Assigned ORDINANCE NO. 31566

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1042

Item Z3: Zoning Case Z190-171(CT) [Consent Zoning Docket]

A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for a Commercial parking lot or garage use on property zoned Subdistrict 1A within Planned Development District No. 714, the West Commerce Street/Fort Worth Avenue Special Purpose District, on the east line of May Street, south of Harbin Street

Recommendation of Staff and CPC: Approval for a five-year period, subject to site plan and conditions

Adopted as part of the consent zoning docket.

Assigned ORDINANCE NO. 31567

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1043

Item Z4: Zoning Case Z190-172(CT) [Consent Zoning Docket]

A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for a Commercial amusement (inside) use on property zoned Subdistrict 1A within Planned Development District No. 714, the West Commerce/Ft. Worth Avenue Special Purpose District, on the east line of Hardwick Street, south of West Commerce Street

Recommendation of Staff and CPC: Approval for a five-year period, subject to site plan and conditions

Adopted as part of the consent zoning docket.

Assigned ORDINANCE NO. 31568

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1044

Item Z5: Zoning Case Z190-196(JM) [Consent Zoning Docket]

A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Planned Development District No. 409 for R-7.5(A) Single Family District uses and a public school other than open-enrollment charter school use, with an H/144 Historic Overlay No. 144, on the southeast corner of West Jefferson Boulevard and Tennant Street

Recommendation of Staff and CPC: Approval, subject to a revised development plan, traffic management plan, and conditions

Councilmember West requested the item be considered as an individual hearing later in the meeting, there was no objection voiced by the city council.

Later in the meeting, the item was presented for consideration.

Councilmember West moved to close the public hearing, accept the recommendation of the city plan commission with the following changes:

- The initial traffic study must be submitted to the director by March 1, 2022; and
- The landscape plan for Tract II must contain one large, medium, or small tree for every 30 feet along the east lot line, provide a minimum of four-foot landscape buffer zone along the east property line, preserve the retained landscape currently depicted on the development plan, and the south lot line must comply with the Article X street buffer zone mandatory requirements

and pass the ordinance.

Motion seconded by Councilmember Bazaldua and unanimously amended. (Johnson absent when vote taken)

Assigned ORDINANCE NO. 31569

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1045

Item Z6: Zoning Case Z190-206(CT) [Consent Zoning Docket]

A public hearing to receive comments regarding an application for and an ordinance granting a change to Subdistrict 2A within Planned Development District No. 714, the West Commerce/Fort Worth Avenue Special Purpose District, on property zoned an R-7.5(A) Single Family District, on the southeast corner of Castle Street and North Montclair Avenue

Recommendation of Staff and CPC: Approval

Adopted as part of the consent zoning docket.

Assigned ORDINANCE NO. 31570

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1046

Item Z7: Zoning Case Z190-208(CY) [Consent Zoning Docket]

A public hearing to receive comments regarding an application for and an ordinance granting an amendment to and an expansion of Planned Development District No. 706 for R-16(A) Single Family uses and a public school other than an open-enrollment charter school use on property zoned Planned Development District No. 706 and Planned Development District No. 724 for R-16(A) Single Family uses and a public school other than an open-enrollment charter school use, in an area bounded by Killion Drive to the north, Gooding Drive to the east, Walnut Hill Lane to the south and Hedgeway Drive to the west

Recommendation of Staff and CPC: Approval, subject to a revised development plan, revised landscape plan, traffic management plan, and conditions

Adopted as part of the consent zoning docket.

Assigned ORDINANCE NO. 31571

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1047

ZONING CASES – INDIVIDUAL

Item Z8: Zoning Case Z189-281(CT)

A public hearing to receive comments regarding an application for and (1) an ordinance granting a D-1 Liquor Control Overlay; and (2) an ordinance granting a Specific Use Permit for the sale of alcoholic beverages in conjunction with a hotel and motel use on property zoned a GO (A)-D General Office District with a D Liquor Control Overlay, on the southwest corner of Meadow Park Drive and North Central Expressway

Recommendation of Staff: Approval of a D-1 Liquor Control Overlay; and approval of a Specific Use Permit for a two-year period with eligibility for automatic renewals for additional five-year periods, subject to site plan and conditions

Recommendation of CPC: Approval of a D-1 Liquor Control Overlay; and approval of a Specific Use Permit for a two-year period, subject to site plan and conditions

The following individual addressed the city council on the item:

Wesley Hoblit, 2201 Main St., representing Avail Hotels LLC dba Springhill Suites

Councilmember Kleinman moved to close the public hearing, accept the recommendation of the city plan commission and pass the ordinances.

Motion seconded by Councilmember Narvaez and unanimously adopted. (Johnson absent when vote taken)

Assigned ORDINANCE NOS. 31572 AND 31573

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1048

ZONING CASES – INDIVIDUAL

Item Z9: Zoning Case Z190-146(JM)

A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for a tower/antenna for cellular communication on property zoned a D(A) Duplex Subdistrict within Planned Development District No. 595, the South Dallas/Fair Park Special Purpose District, on the southeast line of South Fitzhugh Avenue, northeast of Lagow Street

Recommendation of Staff and CPC: Approval for a ten-year period with eligibility for automatic renewals for additional ten-year periods, subject to a site plan and conditions

Prior to consideration of the zoning consent docket and the item being read into the record, Councilmember Bazaldua moved to defer the item to the September 23, 2020 voting agenda meeting of the city council. Therefore, no speakers were called on the item.

Motion seconded by Councilmember Narvaez and unanimously deferred. (Johnson absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1049

ZONING CASES – INDIVIDUAL

Item Z10: Zoning Case Z190-161(AU)

A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 1831 for a bail bonds office on property within the Mixmaster Riverfront Subarea of Planned Development District No. 784, the Trinity River Corridor Special Purpose District, on the southeast corner of Reunion Boulevard and Riverfront Boulevard

Recommendation of Staff: Approval for a three-year period with eligibility for automatic renewals for additional three-year periods, subject to conditions

Recommendation of CPC: Approval for a two-year period, subject to conditions

The following individual addressed the city council on the item:

Kendra Larach 3904 Elm St., representing applicant

Councilmember Narvaez moved to close the public hearing, accept the recommendation of the city plan commission and pass the ordinance.

Motion seconded by Councilmember Bazaldua and unanimously adopted. (Johnson absent when vote taken)

Assigned ORDINANCE NO. 31574

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1050

ZONING CASES – INDIVIDUAL

Item Z11: Zoning Case Z190-174(CT)

A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2204 for a private school on property zoned an R-7.5(A) Single Family District, on the north line of Lyndon B. Johnson Freeway, between Blossomheath Lane and Meandering Way

Recommendation of Staff and CPC: Approval for a one-year period, subject to conditions.

No one addressed the city council on the item.

Councilmember Kleinman moved to close the public hearing, accept the recommendation of the city plan commission and pass the ordinance.

Motion seconded by Councilmember Bazaldua and unanimously adopted. (Johnson absent when vote taken)

Assigned ORDINANCE NO. 31575

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1051

ZONING CASES – INDIVIDUAL

Item Z12: Zoning Case Z190-175(JT)

A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 1913 for a bar, lounge, or tavern on property zoned Tract A within Planned Development District No. 269, the Deep Ellum/Near East Side District, on the south line of Elm Street, east of North Good Latimer Expressway

Recommendation of Staff: Approval for a three-year period, subject to conditions

Recommendation of CPC: Approval for a five-year period, subject to conditions

No one addressed the city council on the item.

Mayor Pro Tem Medrano moved to close the public hearing, accept the recommendation of the city plan commission and pass the ordinance.

Motion seconded by Councilmember Narvaez and unanimously adopted. (Johnson absent when vote taken)

Assigned ORDINANCE NO. 31576

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1052

ZONING CASES – INDIVIDUAL

Item Z13: Zoning Case Z190-189(AU)

A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for an office use on property zoned Area 2 within Planned Development District No. 465, the Arlington Park Special Purpose District, on the southeast line of Record Crossing Road, east of Cushata Lane

Recommendation of Staff: Approval for a five-year period with eligibility for automatic renewals for additional five-year periods, subject to a site/landscape plan and conditions

Recommendation of CPC: Approval for a three-year period with eligibility for automatic renewals for additional five-year periods, subject to a site/landscape plan and conditions

The following individual addressed the city council on the item:

David Dinoff, 1322 Record Crossing Rd., representing Business Community  
Lender of Texas

Mayor Pro Tem Medrano moved to close the public hearing, accept the recommendation of the city plan commission and pass the ordinance.

Motion seconded by Councilmember Narvaez and unanimously adopted. (Johnson absent when vote taken)

Assigned ORDINANCE NO. 31577

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1053

ZONING CASES – INDIVIDUAL

Item Z14: Zoning Case Z190-191(ND)

A public hearing to receive comments regarding an application for and an ordinance granting a CR Community Retail District and a resolution accepting the deed restrictions volunteered by the applicant on property zoned an R-10(A) Single Family District, on the north side of South Belt Line Road, northeast of Seagoville Road

Recommendation of Staff: Denial

Recommendation of CPC: Approval, subject to deed restrictions volunteered by the applicant

The following individual addressed the city council on the item:

Francisco Baeza, 25823 Trickling Rock, San Antonio, TX, representing Auto Zone

Councilmember Atkins moved to close the public hearing, accept the recommendation of the city plan commission and pass the ordinance.

Motion seconded by Councilmember Narvaez and unanimously adopted. (Johnson absent when vote taken)

Assigned ORDINANCE NO. 31578

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1054

ZONING CASES – INDIVIDUAL

Item Z15: Zoning Case Z190-197(AU)

A public hearing to receive comments regarding an application for and an ordinance granting an amendment to and an expansion of Planned Development District No. 346, on property zoned Planned Development District No. 346 and an IM Industrial Manufacturing District, on the northwest line of Hickory Street, on both sides of Jeffries Street, northeast of South Malcom X Boulevard and southwest of Chestnut Street

Recommendation of Staff and CPC: Approval, subject to a development plan, landscape plan, and conditions

The following individuals addressed the city council on the item:

Daniel Roby, 2929 Hickory St., representing Shelter Ministries of Dallas dba Austin Street (handout provided)  
Angela Hunt, 500 N. Akard St., representing Applicant (handout provided)  
Larry James, 1610 S. Malcolm X Blvd.  
Brenda Snitzer, Address Not Provided, representing The Stewpot First Presbyterian Church  
Scott Wegener, 1601 Elm St., representing Beck Architecture  
Lindsay Kramer, 500 N. Akard St., representing Shelter Ministries

Councilmember Bazaldua moved to close the public hearing, accept the recommendation of the city plan commission with the following changes:

- A community review committee must be established to discuss problems and concerns with the general purpose overnight shelter, group residential facility, or community services center uses, and to suggest improvements and changes if needed. This committee must meet quarterly for the first year after the issuance of a certificate of occupancy on Tract III; and twice per year for the remaining lifetime of general purpose overnight shelter, group residential facility, or community services center uses. Membership of the review committee must include one representative for every property owner within 500 feet of this district.

and pass the ordinance.

Motion seconded by Councilmember West.

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20-1054

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After discussion, Presiding Officer Medrano called a vote and declared the item amended on a divided vote with Mayor Pro Tem Medrano voting “No.” (Johnson absent when vote taken)

Assigned ORDINANCE NO. 31579

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1055

ZONING CASES – INDIVIDUAL

Item Z16: Zoning Case Z190-203(AU)

A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development Subdistrict for mixed uses on property zoned an HC Heavy Commercial Subdistrict within Planned Development District No. 193, the Oak Lawn Special Purpose District, on the northwest line of Woodall Rodgers Freeway, between North St. Paul Street and North Harwood Street

Recommendation of Staff and CPC: Approval, subject to a development plan, landscape plan, and conditions

The following individuals addressed the city council on the item:

Walt Mountford, 5132 Horseshoe Trl., representing KDC (handout provided)  
Michael Alost, 20 Ashton Ct., representing KDC  
Suzan Kedron, 2323 Ross Ave., representing Jackson Walker and KDC

Councilmember Blewett moved to close the public hearing, accept the recommendation of the city plan commission with the following changes:

- A minimum of 5,000 square feet in Subarea I and a minimum of 4,000 square feet in Subarea II of ground floor enclosed, occupiable space is reserved for retail, bar and restaurant, professional, personal service, custom crafts, and educational uses;
- Maximum structure height is 450 feet;
- In Subarea II, maximum structure height for buildings containing a multiple-family use is 370 feet; and
- In Subarea II, when a multiple-family use complies with the requirements in Sections S-155.114 and S-155.115, the maximum structure height is increased to 450 feet if five percent of the units are available to households earning between 81 and 100 percent of the area median family income (AMFI) for the Dallas TX HUD Metro FMR Area and offered at affordable rent prices

and pass the ordinance.

Motion seconded by Councilmember West.

After discussion, Presiding Officer McGough called a vote and declared the item unanimously amended on a divided vote with Deputy Mayor Pro Tem McGough voting “No.” (Johnson, Medrano absent when vote taken)

Assigned ORDINANCE NO. 31580

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1056

ZONING CASES – UNDER ADVISMENT – INDIVIDUAL

Item Z17: Zoning Case Z190-110(CT)

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.

Note: This item was deferred by the City Council before opening the public hearing on April 22, 2020, and is scheduled for consideration on June 24, 2020.

No one addressed the city council on the item.

Councilmember Arnold moved to deny the item with prejudice.

Motion seconded by Councilmember Narvaez and unanimously denied with prejudice. (Johnson, Medrano absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1057

ZONING CASES – UNDER ADVISMENT – INDIVIDUAL

Item Z18: Zoning Case Z190-115(PD)

A public hearing to receive comments regarding an application for and (1) an ordinance granting the creation of a new subarea within Planned Development District No. 5; (2) an ordinance granting a Specific Use Permit for an Industrial (outside) not potentially incompatible use limited to a concrete batch plant; and (3) an ordinance granting a Specific Use Permit for an Industrial (outside) potentially incompatible use limited to an asphalt batch plant on property zoned Planned Development District No. 5, on the south line of East Northwest Highway, east of Garland Road

Recommendation of Staff: Approval of a subarea; approval of a Specific Use Permit for an Industrial (outside) not potentially incompatible use limited to a concrete batch plant for a two-year period, subject to a site plan and conditions; and approval of a Specific Use Permit for an Industrial (outside) potentially incompatible use limited to an asphalt batch plant for a two-year period, subject to a site plan and conditions

Recommendation of CPC: Approval of a subarea; approval of a Specific Use Permit for an Industrial (outside) not potentially incompatible use limited to a concrete batch plant for a four-year period with one automatic renewal for an additional four-year period, subject to a site plan and conditions; and approval of a Specific Use Permit for an Industrial (outside) potentially incompatible use limited to an asphalt batch plant for a four-year period with one automatic renewal for an additional four-year period, subject to a site plan and conditions

Note: This item was deferred by the City Council before opening the public hearing on May 27, 2020, and is scheduled for consideration on June 24, 2020

The following individuals addressed the city council on the item:

Kirsten Swanson, 10949 Scotsmeadow Dr.  
Kathryn Bazan, 10456 Vinemont St.  
Patty Newton, 10837 Clearbrook Ln.  
Rheeden Fuentes, Private  
Diego Barrera, 11124 Yorkspring Dr.  
Lesley Ortega, 12411 Sunland St.  
Jordan Tatman, 964 Peavy Rd.  
Bryan Rollins, 11057 Carissa Dr., representing East Dallas Greater Good  
Ashley Harris, 11803 Rupley Ln.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

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Lorin McGuire, 10811 Fernald Ave.  
Beatrice Martinez, 7007 Arboreal Dr.  
James Miller, 11348 Lippitt Ave.  
William Holston Jr., 2719 Housley Dr.  
Robert Lasken, 10711 Dixon Branch Dr.  
Drue Gawel, 2522 Fenwick Dr.  
Maricela Martinez, 11394 Earlywood Dr., representing East Dallas Greater Good  
James Harris, 11837 Rupley Ln.  
Erica Cole, 9246 Forest Hill Blvd.  
Martha Camarillo, 11034 Mandalay Dr.  
Ruby Camarillo, 2318 Fenwick Dr.  
Christopher Hudgens, 619 Bondstone Dr.  
Daniel Micciche, 1140 Bally Mote Dr.  
Norma Nelson, 11342 Flamingo Ln., representing East Dallas Greater Good  
Dallas Cothrum, 2201 Main St., representing Austin Bridge and Road Martin  
Marietta  
Tim Sexton, Address Not Provided, representing Lake Park Estates Neighborhood  
Association  
Robert Irish, 11939 Midlake Dr.

Councilmember Blackmon moved to deny the item with prejudice.

Motion seconded by Councilmember Narvaez.

After discussion, Presiding Officer McGough called a vote and declared the item unanimously denied with prejudice. (Johnson, Medrano absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

JUNE 24, 2020

20-1058

MISCELLANEOUS HEARINGS

Item PH1: A public hearing to receive comments regarding consideration of amending Sections 51-4.217 and 51A-4.217 of the Dallas Development Code to define and allow temporary inclement weather shelters as a specific accessory use and an ordinance granting the amendments

Councilmember Mendelsohn moved to hold PH1 under advisement until the September 23, 2020 voting agenda meeting of the city council.

Motion seconded by Councilmember Blewett.

At the clarification of the city secretary, Councilmember Mendelsohn moved to hold PH1 and agenda item 37 under advisement until September 23, 2020 voting agenda meeting of the city council; there was no objection voiced by the city council.

Councilmember Arnold requested a record vote.

Presiding Officer McGough called a record vote on Councilmember Mendelsohn's motion:

Voting Yes: [13] Medrano, McGough, West, Thomas,  
Resendez, Narvaez, Bazaldua,  
Atkins, Blackmon, Kleinman,  
Mendelsohn, Gates, Blewett

Voting No: [1] Arnold

Absent when vote taken: [1] Johnson

The city secretary declared the item held under advisement.

MINUTES OF THE DALLAS CITY COUNCIL  
WEDNESDAY, JUNE 24, 2020

EXHIBIT C