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CITY SECRETARY  
DALLAS, TEXAS

**City of Dallas**

1500 Marilla Street  
Dallas, Texas 75201

**Public Notice**

210348

POSTED CITY SECRETARY  
DALLAS, TX



**COUNCIL AGENDA**

**April 14, 2021  
9:00 AM**

(For General Information and Rules of Courtesy, Please See Opposite Side.)  
(La Información General Y Reglas De Cortesía Que Deben Observarse  
Durante Las Asambleas Del Consejo Municipal Aparecen En El Lado Opuesto, Favor De Leerlas.)

## **General Information**

The Dallas City Council regularly meets on Wednesdays beginning at 9:00 a.m. in the Council Chambers, 6th floor, City Hall, 1500 Marilla. Council agenda meetings are broadcast live on WRR-FM radio (101.1 FM) and on Time Warner City Cable Channel 16. Briefing meetings are held the first and third Wednesdays of each month. Council agenda (voting) meetings are held on the second and fourth Wednesdays. Anyone wishing to speak at a meeting should sign up with the City Secretary's Office by calling (214) 670-3738 by 5:00 p.m. of the last regular business day preceding the meeting. Citizens can find out the name of their representative and their voting district by calling the City Secretary's Office.

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

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

## **Rules of Courtesy**

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

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

"Citizens and other visitors attending City Council meetings shall observe the same rules of propriety, decorum and good conduct applicable to members of the City Council. Any person making personal, impertinent, profane or slanderous remarks or who becomes boisterous while addressing the City Council or while attending the City Council meeting shall be removed from the room if the sergeant-at-arms is so directed by the presiding officer, and the person shall be barred from further audience before the City Council during that session of the City Council. If the presiding officer fails to

## **Información General**

El Ayuntamiento de la Ciudad de Dallas se reúne regularmente los miércoles en la Cámara del Ayuntamiento en el sexto piso de la Alcaldía, 1500 Marilla, a las 9 de la mañana. Las reuniones informativas se llevan a cabo el primer y tercer miércoles del mes. Estas audiencias se transmiten en vivo por la estación de radio WRR-FM 101.1 y por cablevisión en la estación *Time Warner City Cable* Canal 16. El Ayuntamiento Municipal se reúne en el segundo y cuarto miércoles del mes para tratar asuntos presentados de manera oficial en la agenda para su aprobación. Toda persona que desee hablar durante la asamblea del Ayuntamiento, debe inscribirse llamando a la Secretaría Municipal al teléfono (214) 670-3738, antes de las 5:00 pm del último día hábil anterior a la reunión. Para enterarse del nombre de su representante en el Ayuntamiento Municipal y el distrito donde usted puede votar, favor de llamar a la Secretaría Municipal.

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

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

## **Reglas de Cortesía**

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

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

"Los ciudadanos y visitantes presentes durante las asambleas del Ayuntamiento Municipal deben de obedecer las mismas reglas de comportamiento, decoro y buena conducta que se aplican a los miembros del Ayuntamiento Municipal. Cualquier persona que haga comentarios impertinentes, utilice vocabulario obsceno o difamatorio, o que al dirigirse al Ayuntamiento lo haga en forma escandalosa, o si causa disturbio durante la asamblea del

act, any member of the City Council may move to require enforcement of the rules, and the affirmative vote of a majority of the City Council shall require the presiding officer to act." Section 3.3(c) of the City Council Rules of Procedure.

Ayuntamiento Municipal, será expulsada de la cámara si el oficial que este presidiendo la asamblea así lo ordena. Además, se le prohibirá continuar participando en la audiencia ante el Ayuntamiento Municipal. Si el oficial que preside la asamblea no toma acción, cualquier otro miembro del Ayuntamiento Municipal puede tomar medidas para hacer cumplir las reglas establecidas, y el voto afirmativo de la mayoría del Ayuntamiento Municipal precisara al oficial que este presidiendo la sesión a tomar acción." Según la sección 3.3 (c) de las reglas de procedimientos del Ayuntamiento.

## **Handgun Prohibition Notice for Meetings of Governmental Entities**

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

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

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

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

**AGENDA  
CITY COUNCIL MEETING  
WEDNESDAY, APRIL 14, 2021  
ORDER OF BUSINESS**

The City Council meeting will be held by videoconference. Individuals who wish to speak in accordance with the City Council Rules of Procedure must sign up with the City Secretary's Office. The following videoconference link is available to the public to listen to the meeting and Public Affairs and Outreach will also stream the City Council meeting on Spectrum Cable Channel 95 and [bit.ly/cityofdallassv](https://cityofdallassv.com):

<https://dallascityhall.webex.com/dallascityhall/onstage/g.php?MTID=e971bdb699e25615d5c315394017b3b8b>

Public hearings will not be heard before 1:00 p.m.

INVOCATION AND PLEDGE OF ALLEGIANCE

OPEN MICROPHONE

MINUTES	Item 1
CONSENT AGENDA	Items 2-40
ITEMS FOR INDIVIDUAL CONSIDERATION	Items 41-43
ADDITIONS	Items 44, Z15
ZONING	Items Z1-Z15
PUBLIC HEARINGS AND RELATED ACTIONS	Item PH 1

NOTE: A revised order of business may be posted prior to the date of the council meeting if necessary.

Invocation and Pledge of Allegiance

Agenda Item/Open Microphone Speakers

### **VOTING AGENDA**

1. [21-573](#) Approval of minutes of the March 24, 2021 City Council Meeting

### **CONSENT AGENDA**

#### **City Controller's Office**

2. [21-567](#) Authorize a **(1)** sixteen-month extension of the Master Equipment Lease/Purchase Agreement for the financing of personal property purchases with Banc of America Public Capital Corp; and **(2)** approving other matters in connection therewith including annual legal fees therewith - Not to exceed \$30,000 - Financing: General Fund (subject to appropriations)

**Attachments:** [Resolution](#)

**Department of Aviation**

3. [21-405](#) Authorize the **(1)** application for and acceptance of a series of grants from the U.S. Department of Transportation, Federal Aviation Administration (FAA) (Grant Nos. 3-48-0062-063-2021 and 3-48-0062-064-2021, CFDA No. 20.106) in the amount of \$32,400,000.00 and the Texas Department of Transportation - Aviation Division (Grant No. TBD, CFDA No. 20.106) in the amount of \$185,000.00 in a total amount of \$32,585,000.00 for the federal share of the eligible airport programs and projects for the Coronavirus Response and Relief Supplemental Appropriations Act (CRRSAA) within the Dallas Airport System; **(2)** establishment of appropriations in the amount of \$29,000,000.00 in the FAA CRRSAA - General Relief (O&M) Fund, \$3,400,000.00 in the FAA CRRSSA - Concessions Fund, \$115,000.00 in the TxDOT CRRSAA - DEA Fund, and \$70,000.00 in the TxDOT CRRSAA - Contract Tower; **(3)** receipt and deposit of CRRSAA grant funds in the amount of \$29,000,000.00 in the FAA CRRSAA - General Relief (O&M) Fund, \$3,400,000.00 in the FAA CRRSAA - Concessions Fund, \$115,000.00 in the TxDOT CRRSAA - DEA Fund, and \$70,000.00 in the TxDOT CRRSAA - Contract Tower; and **(4)** execution of the CRRSAA grant agreement and all terms, conditions, and documents required by the agreement - Total amount of \$32,585,000.00 - Financing: Federal Aviation Administration Grant Funds (\$32,400,000.00) and Texas Department of Transportation Aviation Grant Funds (\$185,000.00)

**Attachments:** [Resolution](#)

**Department of Convention and Event Services**

4. [21-543](#) Authorize a second letter amendment to the Lease Agreement between the City of Dallas and the Arena Group to **(1)** grant a second deferment of the due date for the Fiscal Year (FY) 2021 rent payment in the amount of \$3,400,000.00 for the American Airlines Center (AAC) from a date previously requested by the Center Operating Company, L.P. from April 30, 2021 to September 30, 2021 and approved by the City Council on October 13, 2020 by letter amendment to the Lease Agreement between the City of Dallas and the Arena Group; and **(2)** grant a one-time deferral of the due date for the FY 2022 rent payment in the amount of \$3,400,000.00 for the AAC from October 1, 2021 until April 30, 2022 - Financing: This action has no cost consideration to the City (see Fiscal Information)

**Attachments:** [Resolution](#)

**Department of Dallas Animal Services**

5. [21-478](#) Authorize the **(1)** acceptance of a grant from Bissell Pet Foundation Empty the Shelters in the amount of \$7,550.00 to be used for partial reimbursement for the adoption prep of each animal adopted during the COVID-19 virtual Empty the Shelters event for the period of December 9 through December 13, 2020; and **(2)** establishment of appropriations in an amount not to exceed \$7,550.00 in the Bissell Pet Foundation December Empty the Shelters Fund; and **(3)** receipt and deposit of funds in an amount not to exceed \$7,550.00 in the Bissell Pet Foundation December Empty the Shelters Fund - Not to exceed \$7,550.00 - Financing: Bissell Pet Foundation Grant Funds

**Attachments:** [Resolution](#)

**Department of Housing & Neighborhood Revitalization**

6. [21-325](#) Authorize a Community Development Block Grant Funds (CDBG) development loan agreement and security documents in an amount not to exceed \$2,500,000.00 in CDBG funds with Midpark Towers Apts. LP (Midpark Towers), or an affiliate thereof, and the City of Dallas Housing Finance Corporation, or an affiliate thereof (DHFC), conditioned upon Midpark Towers receiving a 2021 4% Housing Tax Credit award, for which the DHFC shall purchase and own the land, enter into a long-term ground lease with Midpark Towers, and take an ownership interest in Midpark Towers for the acquisition and renovation of an affordable multifamily complex located at 8550 Midpark Road - Not to exceed \$2,500,000.00 - Financing: Community Development Block Grant Funds

**Attachments:** [Map](#)  
[Resolution](#)

7. [21-364](#) Authorize **(1)** the sale of up to 50 Land Transfer lots to Hedgestone Investments LLC, and/or its affiliates (Developer) subject to restrictive covenants, a right of reverter, and execution of all necessary documents, pursuant to the City's Land Transfer Program - Estimated Revenue: General Fund \$128,663.77; **(2)** the release of lien for all non-tax City liens, notices, or orders that were filed on up to 50 Land Transfer lots sold to Developer prior to or subsequent to the deeds transferring the lots to the City of Dallas; and **(3)** execution of a development agreement with Developer for the construction of up to 50 single-family homes on the Land Transfer lots - Estimated Revenue Foregone: \$134,244.32 (see Fiscal Information)

**Attachments:** [Map](#)  
[Resolution](#)  
[Exhibit A](#)

#### Department of Public Works

8. [21-314](#) Authorize a professional services contract with Henley Johnston and Associates, Inc., to provide material testing services during construction of the Street Reconstruction Groups 17-1006, 12-636, 17-1408; and Alley Reconstruction Groups 17-8004 and 17-7003 (list attached to the Agenda Information Sheet) - Not to exceed \$236,580.00 - Financing: Street and Transportation (A) Fund (2017 General Obligation Bond Funds) (\$218,565.00), and Street and Transportation Improvement Fund (2012 General Obligation Bond Funds) (\$18,015.00)

**Attachments:** [List](#)  
[Maps](#)  
[Resolution](#)

9. [20-895](#) Authorize a decrease to the construction services contract with Texas Standard Company, Ltd. to compensate the contractor for remobilization and four months of traffic control for delays experienced due to relocation of utility conflicts and delete some work items from the traffic signal and urban design scope for the reconstruction and complete street improvements along Gus Thomasson Road from San Medina Avenue to Ferguson Road - Not to exceed (\$263,360.00), decreasing the contract amount from \$4,381,903.88 to \$4,118,543.88 - Financing: Street and Transportation Improvements Fund (2012 General Obligation Bond Fund) (-\$110,625.00) and Specified Streets Project Fund (2003 General Obligation Bond Fund) (-\$152,735.00)

**Attachments:** [Map](#)  
[Resolution](#)

10. [21-236](#) Authorize an increase to the construction services contract with DDM Construction Corporation to allow for additional removal of concrete pavement for Street Reconstruction Group 17-6001 (list attached to the Agenda Information Sheet) - Not to exceed \$390,996.63, from \$4,181,920.70 to \$4,572,917.33 - Financing: Street and Transportation (A) Fund (2017 General Obligation Bond Fund)

**Attachments:** [List](#)  
[Maps](#)  
[Resolution](#)

11. [21-507](#) A resolution to ratify an increase in the emergency construction services contract with Gibson & Associates, Inc. for emergency bridge repairs to the Belt Line Bridge over Goff Creek - Not to exceed \$93,000.00, from \$206,000.00 to \$299,000.00 - Financing: Street and Alley Improvement Fund

**Attachments:** [Map](#)  
[Resolution](#)

#### Department of Sustainable Development and Construction

12. [21-317](#) Authorize moving expense and replacement housing payments for Jose Luis DeLeon and Maria E. DeLeon as a result of an official written offer of just compensation to purchase real property known as 2922 Alex Street for the Cadillac Heights Phase II Project - Not to exceed \$88,900.00 - Financing: Land Acquisition in Cadillac Heights Fund (2006 General Obligation Bond Fund)

**Attachments:** [Map](#)  
[Resolution](#)

13. [21-26](#) Authorize an increase in the purchase price from Lester J. Lawson and Celeste L. Lawson, of approximately 2,896 square feet of land located in Dallas County for the Southwest 120/96-inch Water Transmission Pipeline Project - Not to exceed \$11,000.00, increased from \$45,413.00 (\$42,413.00, plus closing costs and title expenses not to exceed \$3,000.00) to \$56,413.00 (\$53,413.00, plus closing costs and title expenses not to exceed \$3,000.00) - Financing: Water Capital Improvement E Fund

**Attachments:** [Map](#)  
[Resolution](#)  
[Exhibit A](#)  
[Exhibit B](#)

14. [21-27](#) Authorize an increase in the purchase price for the acquisition from Timothy L. Nieman, Jr., and Dorothy Nieman of approximately 2,878 square feet of land located in Dallas County for the Southwest 120/96-inch Water Transmission Pipeline Project - Not to exceed \$18,000.00, increased from \$47,237.00 (\$44,237.00, plus closing costs and title expenses not to exceed \$3,000.00) to \$65,237.00 (\$62,237.00, plus closing costs and title expenses not to exceed \$3,000.00) - Financing: Water Capital Improvement E Fund

**Attachments:** [Map](#)  
[Resolution](#)  
[Exhibit A](#)  
[Exhibit B](#)

15. [19-1511](#) An ordinance abandoning a portion of a floodway easement to Valk Industrial, L.L.C., the abutting owner, containing approximately 12,256 square feet of land, located near the intersection of Walnut Hill and Goodnight Lanes - Revenue: General Fund \$5,400.00, plus the \$20.00 ordinance publication fee

**Attachments:** [Map](#)  
[Ordinance](#)  
[Exhibit A](#)

16. [20-2242](#) An ordinance abandoning a portion of a sanitary sewer easement to Greenway Harry Hines LP, the abutting owner, containing approximately 1,175 square feet of land located near the intersection of Payne Street and Harry Hines Boulevard; Revenue: General Fund \$5,400.00, plus the \$20.00 ordinance publication fee

**Attachments:** [Map](#)  
[Ordinance](#)  
[Exhibit A](#)

17. [20-1416](#) An ordinance abandoning portions of two sanitary sewer easements and a public utility easement, to MM Tennyson Village, LLC, the abutting owner, containing a total of approximately 17,815 square feet of land, located near the intersection of Samuell Boulevard and Hunnicut Road - Revenue: General Fund \$5,400.00, plus the \$20.00 ordinance publication fee

**Attachments:** [Map](#)  
[Ordinance](#)  
[Exhibit A](#)

18. [20-247](#) An ordinance abandoning portions of two water easements, two utility easements and a storm water drainage easement to Valk Industrial, L.L.C., the abutting owner, containing a total of approximately 28,665 square feet of land; located near the intersection of Walnut Hill and Goodnight Lanes - Revenue: General Fund \$5,400.00, plus the \$20.00 ordinance publication fee

**Attachments:** [Map](#)  
[Ordinance](#)  
[Exhibit A](#)

19. [19-916](#) An ordinance granting a private license to Bijoy, LLC, for the use of approximately 27 square feet of aerial space to occupy, maintain and utilize a premise blade sign over portions of Main and Harwood Streets rights-of-way located near its intersection with Harwood Street - Revenue: General Fund \$1,000.00 annual fee, plus the \$20.00 ordinance publication fee

**Attachments:** [Map](#)  
[Ordinance](#)  
[Exhibit A](#)  
[Exhibit B](#)

**Department of Transportation**

20. [21-366](#) Authorize **(1)** the acceptance of a grant from the United States Department of Transportation Federal Highway Administration through the Texas Department of Transportation (TxDOT) for the Congestion Mitigation and Air Quality (CMAQ) Improvement Program (Agreement No. CSJ 0918-47-281 and ROWCSJ 0918-47-302, CFDA No. 20.205) in the amount of \$3,453,238.00 as federal share in the total project cost of \$4,599,748.00 (includes Federal and State participation of \$3,718,820.00) for costs related to the preparation of preliminary engineering (design schematic, environmental documents/public involvement), plans, specifications and estimates, right-of-way acquisition, utility relocations, and construction of pedestrian improvements including traffic signals, sidewalks, crosswalks, lighting, and intersection improvements at various locations within the boundaries of U.S. (US) Route-75 to the west, Greenville Avenue to the east, Lovers Lane to the north, and Mockingbird Lane to the south in the City of Dallas; **(2)** the establishment of appropriations in the amount of \$3,453,238.00 in the Mockingbird/US-75 Project Grant Fund; **(3)** the receipt and deposit of funds in the amount of \$3,453,238.00 in the Mockingbird/US-75 Project Grant Fund; **(4)** a required local match in the amount of \$880,928.00 from 2017 General Obligation Bond Funds; **(5)** the disbursement of a portion of local match funds in the amount of \$17,618.00 to be issued as warrant checks to TxDOT for State engineering, right-of-way/utility, and construction costs and other State direct costs related to the project (includes \$8,810.00 initial payment and \$8,808.00 payment prior to construction); and **(6)** execution of the Local Project Advance Funding Agreement with TxDOT in the amount of \$4,599,748.00 and all terms, conditions, and documents required by the grant agreement - Total amount of \$4,334,166.00 - Financing: Texas Department of Transportation Grant Funds (\$3,453,238.00) and Street and Transportation (A) Fund (2017 General Obligation Bond Funds) (\$880,928.00)

**Attachments:** [Map](#)  
[Resolution](#)

21. [21-444](#) Authorize a construction services contract for the Walnut Hill Lane - White Rock Traffic Signal Reconstruction - EAR Telecommunications, LLC DBA: EARTC, lowest responsible bidder of four - Not to exceed \$302,298.50 - Financing: Street and Transportation (A) Fund (2017 General Obligation Bond Funds) (\$274,298.50) and Capital Projects Reimbursement Fund (\$28,000.00)

**Attachments:** [Map](#)  
[Resolution](#)

**Fire-Rescue Department**

22. [20-2551](#) Authorize a three-year purchasing agreement for emergency medical technician basic training, paramedic training, and continuing education services for Dallas Fire-Rescue through an Interlocal Agreement with Dallas College - Estimated amount of \$2,016,750.00 - Financing: General Fund

**Attachments:** [Resolution](#)

**Office of Bond and Construction Management**

23. [21-527](#) Authorize a professional services contract for environmental services with Terracon Consultants, Inc. for Cadillac Heights redevelopment project, generally located between Cedar Crest Boulevard, Morrell Avenue, LaSalle Drive, and East Kiest Boulevard - Not to exceed \$358,200.00 - Financing: Land Acquisition in Cadillac Heights Fund

**Attachments:** [Map](#)  
[Resolution](#)

**Office of Economic Development**

24. [21-568](#) Authorize a resolution designating the property addressed as 2323 Bryan Street, Dallas, Texas as City of Dallas Neighborhood Empowerment Zone No. 18, pursuant to Chapter 378 of the Texas Local Government Code, to promote an increase in economic development in the zone, establish boundaries for the zone, and provide for an effective date - Financing: No cost consideration to the City

**Attachments:** [Map](#)  
[Resolution](#)  
[Exhibit A](#)  
[Exhibit B](#)

25. [21-547](#) A resolution to (1) authorize the City Manager or a designee to establish programming to enhance and advance workforce and economic development with external entities, including education and healthcare institutions; and (2) execute interlocal agreements, and other agreements as may be necessary to implement and carry out the collaborations and programming - Financing: No cost consideration to the City

**Attachments:** [Resolution](#)

**Office of Homeless Solutions**

26. [21-523](#) Authorize the first twelve-month renewal option, to the contract with CitySquare for the Dallas Connector, a transportation system for persons experiencing homelessness for the period October 1, 2020 through September 30, 2021 - Not to exceed \$187,500.00 - Financing: General Fund

**Attachments:** [Resolution](#)

**Office of Procurement Services**

27. [20-2418](#) Authorize a three-year master agreement for the purchase of animal bedding for the Police Department - S-4 Quality Shavings, LLC, only bidder - Estimated amount of \$174,289.20 - Financing: General Fund

**Attachments:** [Resolution](#)

28. [21-513](#) Authorize the first of three, one-year renewal options, to the master agreement with VetSource Mobility for the purchase of ruggedized mobile data computers for the Department of Information and Technology Services - Not to exceed \$2,248,091.24 - Financing Communication Services Fund (\$1,748,091.24) and 2021 Master Lease Equipment Fund (\$500,000.00)

**Attachments:** [Resolution](#)

29. [21-511](#) Authorize a one-year service contract with two, one-year renewal options for Tenth Street home improvement rehabilitation services for the Department of Housing and Neighborhood Revitalization - Miko Trucking, Inc., most advantageous proposer of two - Not to exceed \$749,549.10 - Financing: Equity Revitalization Capital Fund

**Attachments:** [Resolution](#)

30. [21-512](#) Authorize a one-year service contract with two, one-year renewal options for West Dallas home improvement rehabilitation services for the Department of Housing and Neighborhood Revitalization - Miko Trucking, Inc., most advantageous proposer of two - Not to exceed \$2,000,000 - Financing: Equity Revitalization Capital Fund (\$1,200,000) and ECO (I) Fund (\$800,000) (subject to annual appropriations)

**Attachments:** [Resolution](#)

31. [21-515](#) Authorize a five-year service contract for the purchase, implementation, and maintenance of an airport safety and work-order management system for the Department of Aviation - Veoci Inc., most advantageous proposer of three - Not to exceed \$253,000 - Financing: Aviation Fund (subject to annual appropriations)

**Attachments:** [Resolution](#)

32. [21-10](#) Authorize a service price agreement for removal, installation, and purchase of three generators for the Department of Aviation - 308 Construction, LLC dba 308 Solutions Group, lowest responsible bidder of seven - Estimated amount of \$342,000 - Financing: Aviation Fund

**Attachments:** [Resolution](#)

33. [21-162](#) Authorize a three-year service price agreement for the maintenance and repair of ultra-violet sanitation systems for swimming pools, aquatic centers, and spraygrounds for the Park & Recreation Department with Sunbelt Pools, Inc. through The Local Government Purchasing Cooperative (BuyBoard) agreement - Estimated amount of \$103,714.13 - Financing: General Fund

**Attachments:** [Resolution](#)

34. [21-516](#) Authorize a five-year service price agreement for interior landscape maintenance and the purchase of replacement plants for citywide use - Urban Environments, LLC dba Urban Jungles, lowest responsible bidder of four - Estimated amount of \$212,237.50 - Financing: General Fund (\$94,997.50) and Aviation Fund (\$117,240.00)

**Attachments:** [Resolution](#)

35. [21-509](#) Authorize Supplemental Agreement No. 1 to exercise the first of two, one-year renewal options to the service contract with Innovative Interfaces Incorporated for licenses, maintenance, hosting, and support of an integrated library system - Not to exceed \$298,381.27 - Financing: General Fund (subject to annual appropriations)

**Attachments:** [Resolution](#)

36. [20-1840](#) Authorize (1) Supplemental Agreement No. 1 to add armored car services to the service contract for bank depository services with Bank of America, N.A. through an Interlocal Agreement with Dallas County, Texas for a term of forty months - Not to exceed \$1,600,000, from \$7,293,185 to \$8,893,185; and (2) the ratification of \$437,342 for the City Controller's Office to pay outstanding invoices for citywide armored car services for City facilities to Brink's Incorporated, formerly known as Dunbar Armored, Inc. - Total amount not to exceed \$2,037,342 - Financing: General Fund (\$1,684,163.00), Aviation Fund (\$118,694), Building Inspection Fund (\$77,914), Sanitation Operation Fund (\$63,655), Convention and Event Services Fund (\$52,200), Dallas Water Utilities Fund (\$32,650), and Express Business Center Fund (\$8,066) (subject to annual appropriations)

**Attachments:** [Resolution](#)

#### Water Utilities Department

37. [21-176](#) Authorize an Interlocal Agreement with the North Central Texas Council of Governments for the creation of digital aerial orthophotography, LiDAR, and elevation contours - Not to exceed \$178,332.00 - Financing: Stormwater Drainage Management Fund

**Attachments:** [Resolution](#)

Note: Agenda Item Nos. 38 and 39 must be considered collectively.

38. [21-323](#) Authorize **(1)** the acceptance of a grant from the Federal Emergency Management Agency through the State of Texas Commission on Environmental Quality (TCEQ) for the High Hazard Potential Dams Rehabilitation Grant (Grant No. EMW-2020-GR-00190-S01, CFDA No. 97.041) in the amount of \$138,381.00 to complete spillway capacity alternatives analysis for Lake Cliff Dam, Hatfield Branch Dam, and Lake Simonds Dam, and seepage design for Lake Cliff Dam within an estimated seven months of the execution of a grant agreement with TCEQ; **(2)** the establishment of appropriations in an amount not to exceed \$23,224.00 in the High Hazard Potential Dam Hatfield Branch Fund; **(3)** the establishment of appropriations in an amount not to exceed \$23,224.00 in the High Hazard Potential Dam Lake Simonds Fund; **(4)** the establishment of appropriations in an amount not to exceed \$91,933.00 in the High Hazard Potential Dams Lake Cliff Fund; **(5)** the receipt and deposit of funds in an amount not to exceed \$23,224.00 in the High Hazard Potential Dam Hatfield Branch Fund; **(6)** the receipt and deposit of funds in an amount not to exceed \$23,224.00 in the High Hazard Potential Dam Lake Simonds Fund; **(7)** the receipt and deposit of funds in an amount not to exceed \$91,933.00 in the High Hazard Potential Dams Lake Cliff Fund; **(8)** a required local match in the amount of \$62,007.00 from the Storm Drainage Management Capital Construction Fund and \$12,505.00 from the Park and Recreation Facilities Fund; and **(9)** the execution of the grant agreement with TCEQ and all terms, conditions, and documents required by the agreement - Not to exceed \$138,381.00 - Financing: High Hazard Potential Dam Hatfield Branch Fund (\$23,224.00), High Hazard Potential Dam Lake Simonds Fund (\$23,224.00), and High Hazard Potential Dams Lake Cliff Fund (\$91,933.00)

**Attachments:** [Resolution](#)

39. [21-593](#) Authorize a professional services contract with Freese and Nichols, Inc. for the dam safety consulting services contract - Not to exceed \$1,064,384.00 - Financing: Storm Drainage Management Capital Construction Fund (\$311,100.00), Water Construction Fund (\$390,646.00), Park and Recreation Facilities Fund (2006 General Obligation Bond Funds) (\$32,844.00), Park and Recreation (B) Fund (2017 General Obligation Bond Funds) (\$191,413.00), High Hazard Potential Dam Hatfield Branch Fund (\$23,224.00), High Hazard Potential Dam Lake Simonds Fund (\$23,224.00), and High Hazard Potential Dams Lake Cliff Fund (\$91,933.00)

**Attachments:** [Maps](#)  
[Resolution](#)

40. [21-221](#) Ordinances authorizing the issuance and sale of City of Dallas, Texas Waterworks and Sewer System Revenue Bonds, Series 2021A, in the amount of \$22,000,000.00, and City of Dallas, Texas Waterworks and Sewer System Revenue Bonds, Series 2021B, in the amount of \$44,000,000.00, to the Texas Water Development Board; approving the execution of the agreements in connection with the sale of the bonds; and all other matters related thereto - Total not to exceed \$263,420.00 - Financing: Dallas Water Utilities Fund

**Attachments:** [Attachment I and II](#)  
[Ordinance A](#)  
[Ordinance B](#)

## **ITEMS FOR INDIVIDUAL CONSIDERATION**

### **City Secretary's Office**

41. [21-574](#) 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)

## **ITEMS FOR FURTHER CONSIDERATION**

### **Office of Economic Development**

Note: Agenda Item No. 42 must be heard before Agenda Item No. 43 may be considered.

42. [21-580](#) An ordinance authorizing an amendment to the Project Plan and Reinvestment Zone Financing Plan for Tax Increment Financing Reinvestment Zone Number Three ("Oak Cliff Gateway TIF District") to: **(1)** include a finding that operations and maintenance support for the Dallas Streetcar is necessary and convenient to the implementation of furthering development along major transportation corridors and transit connections in and adjacent to the TIF District; **(2)** create a budget category in support of the Dallas Streetcar; and **(3)** shift \$257,202.00 net present value (approximately \$950,000.00 in total dollars) of the District's budget from the Oak Cliff Gateway Sub-district to the new budget category amending Ordinance No. 23033, as amended, to reflect this amendment - Financing: No cost consideration to the City (This item was remanded back to the Transportation and Infrastructure Committee)

**Attachments:** [Ordinance](#)  
[Exhibit A](#)

43. [21-581](#) Authorize the dedication of \$475,000.00 in Oak Cliff Gateway TIF funds from the available District-Wide Set-Aside to support the operations and maintenance of the Dallas Streetcar for FY 2020-2021 - Not to exceed \$475,000.00 - Financing: Oak Cliff Gateway TIF District Fund (subject to current and future appropriations from tax increments) (This item was remanded back to the Transportation and Infrastructure Committee)

**Attachments:** [Map](#)  
[Resolution](#)

## **ADDITIONS:**

## **OTHER ITEMS FOR INDIVIDUAL CONSIDERATION**

### **City Secretary's Office**

44. [21-710](#) A resolution appointing a presiding judge and an alternate presiding judge for the Dallas County central counting station for the May 1, 2021, City of Dallas General and Special Elections - Financing: No cost consideration to the City

**Attachments:** [Resolution](#)

## **PUBLIC HEARINGS AND RELATED ACTIONS**

### **Department of Sustainable Development and Construction**

#### **ZONING CASES - CONSENT**

- Z1. [21-528](#) A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2087 for a recycling buy-back center for the collection of household metals and recyclable materials on property zoned an IM Industrial Manufacturing District, generally on the northwest side of Hickory Street, northeast of South Malcolm X Boulevard  
Recommendation of Staff and CPC: [Approval](#) for a two-year period, subject to a revised site plan and revised conditions  
[Z190-284\(PD\)](#)

**Attachments:** [Case Report](#)

- Z2. [21-529](#) A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Planned Development District No. 642 for R-7.5(A) Single Family District uses and a public school other than an open-enrollment charter school, on the southwest corner of Lawnview Avenue and Hollis Avenue  
Recommendation of Staff and CPC: Approval, subject to a development plan, a traffic management plan, and conditions  
Z190-345(CT)

**Attachments:** [Case Report](#)

- Z3. [21-530](#) 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. 490 for a private school on property zoned Planned Development District No. 490 and an R-7.5(A) Single Family District, on the southeast corner of Ferguson Road and Peavy Road  
Recommendation of Staff and CPC: Approval, subject to a revised development plan, revised landscape plan, a revised traffic management plan, and revised conditions  
Z190-365(PD)

**Attachments:** [Case Report](#)

- Z4. [21-531](#) A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for MU-2 Mixed Use District uses on property zoned an IR Industrial Research District and an IM Industrial Manufacturing District on property generally on the south side of Singleton Boulevard and east side of Vilbig Road  
Recommendation of Staff and CPC: Approval, subject to a conceptual plan and conditions  
Z201-105(CT)

**Attachments:** [Case Report](#)

- Z5. [21-532](#) A public hearing to receive comments regarding an application for and an ordinance granting an LI Light Industrial District on property zoned an A(A) Agricultural District, at the north side of Telephone Road, west of Bonnie View Road  
Recommendation of Staff and CPC: Approval  
Z201-107(LG)

**Attachments:** [Case Report](#)

- Z6. [21-533](#) A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for a public school other than open-enrollment charter school and R-7.5(A) Single Family District uses on property zoned an R-7.5(A) Single Family District, in an area bounded by Taft Street, North Montclair Avenue, Ranier Street, and Mary Cliff Road  
Recommendation of Staff and CPC: Approval, subject to a development plan, a landscape plan, a traffic management plan, and conditions  
Z201-119(JM)

**Attachments:** [Case Report](#)

- Z7. [21-534](#) A public hearing to receive comments regarding an application for and an ordinance granting a TH-1(A) Townhouse District on property zoned an R-7.5(A) Single Family District, on the east line of South Marsalis Avenue, north of Ann Arbor Avenue  
Recommendation of Staff and CPC: Approval  
Z201-129(CT)

**Attachments:** [Case Report](#)

- Z8. [21-535](#) A public hearing to receive comments regarding an application for and an ordinance granting an R-5(A) Single Family District on property zoned a CR Community Retail District, on the north line of Canada Drive, between Darien Street and Finis Street  
Recommendation of Staff and CPC: Approval  
Z201-136(LG)

**Attachments:** [Case Report](#)

- Z9. [21-536](#) A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 1871 for the sale of alcoholic beverages in conjunction with a general merchandise or food store 3,500 square feet or less on property zoned a CR-D-1 Community Retail District with a D-1 Liquor Control Overlay, on the northeast corner of Lake June Road and Holcomb Road  
Recommendation of Staff and CPC: Approval for a five-year period with eligibility for automatic renewals for additional five-year periods, subject to conditions  
Z201-151(PD)

**Attachments:** [Case Report](#)

- Z10. [21-537](#) A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for a bank or savings and loan office with a drive-in window use on property zoned a GR General Retail Subdistrict within Planned Development District No. 193, the Oak Lawn Special Purpose District, on the east corner of Lemmon Avenue and Inwood Road  
Recommendation of Staff and CPC: Approval for a ten-year period with eligibility for automatic renewal for additional ten-year periods; subject to a site plan and conditions  
Z201-152(PD)

**Attachments:** [Case Report](#)

#### ZONING CASES - INDIVIDUAL

- Z11. [21-538](#) A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development Subdistrict for LC Light Commercial Subdistrict uses and mixed uses on property zoned an LC Light Commercial Subdistrict, an O-2 Office Subdistrict, and a (P) Parking Subdistrict within Planned Development District No. 193, the Oak Lawn Special Purpose District and a resolution terminating deed restrictions [Z834-349], on the northeast corner of McKinney Avenue and Boll Street  
Recommendation of Staff: Approval, subject to a development plan, a height exhibit, a landscape plan, and staff's recommended conditions; and approval of the termination of deed restrictions [Z834-349]  
Recommendation of CPC: Approval, subject to a development plan, a height exhibit, a landscape plan, and conditions; and approval of the termination of deed restrictions [Z834-349]  
Z190-188(PD)

**Attachments:** [Case Report](#)

- Z12. [21-539](#) A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for a community service center on property zoned an R-7.5(A) Single Family District, on the west side of St. Augustine Drive and south of Seagoville Road  
Recommendation of Staff and CPC: Approval for a three-year period, subject to a site plan and conditions  
Z190-364(JK)

**Attachments:** [Case Report](#)

- Z13. [21-540](#) A public hearing to receive comments regarding an application for and an ordinance granting an MF-1(A) Multifamily Subdistrict and a resolution accepting deed restrictions volunteered by the applicant on property zoned an R-5(A) Single Family Subdistrict within Planned Development District No. 595, the South Dallas/Fair Park Special Purpose District, on the southwest corner of Copeland Street and Gay Street  
Recommendation of Staff: Denial  
Recommendation of CPC: Approval, subject to deed restrictions volunteered by the applicant  
Z201-121(JM)

**Attachments:** [Case Report](#)

- Z14. [21-541](#) A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District on property zoned an IR Industrial Research District, on the southwest corner of Maple Avenue and Medical District Drive  
Recommendation of Staff: Denial  
Recommendation of CPC: Approval, subject to a development plan and conditions  
Z201-126(LG)

**Attachments:** [Case Report](#)

- Z15. [21-587](#) A public hearing to receive comments regarding an application for and an ordinance granting a CR Community Retail District and a resolution accepting deed restrictions volunteered by the applicant on property zoned an R-7.5(A) Single Family District, on the west line of Pemberton Hill Road, south of Lake June Road  
Recommendation of Staff and CPC: Approval, subject to deed restrictions volunteered by the applicant  
Z190-336(JK)

Note: This item was deferred by the City Council before opening the public hearing on March 24, 2021, and is scheduled for consideration on April 14, 2021

**Attachments:** [Case Report](#)

**THOROUGHFARE PLAN AMENDMENTS****Department of Transportation**

- PH1. [21-246](#) A public hearing to receive comments to amend the City of Dallas Thoroughfare Plan to delete Chenault Street from Buckner Boulevard to City of Dallas City Limits and delete Unnamed NE1 from Chenault Street to Interstate Highway 30; and, at the close of the hearing, authorize an ordinance implementing the change - Financing: No cost consideration to the City

**Attachments:** [Map](#)

**EXECUTIVE SESSION NOTICE**

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

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