

MINUTES OF THE DALLAS CITY COUNCIL  
WEDNESDAY, FEBRUARY 11, 2026

26-0330

VOTING AGENDA MEETING  
DALLAS CITY HALL, COUNCIL CHAMBER/VIDEO CONFERENCE  
MAYOR ERIC L. JOHNSON, PRESIDING

PRESENT: [15] Mayor Johnson, Moreno, Willis, West, Gracey, Johnson, \*Resendez, Cadena, Bazaldua, Blair, Blackmon, Stewart, Roth, Mendelsohn, Ridley

ABSENT: [0]

The meeting was called to order at 9:29 a.m. with a quorum of the city council present.

The invocation was given by Councilmember Zarin Gracey.

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

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

The meeting recessed at 12:21 p.m. and reconvened to open session at 1:12 p.m. [Resendez (\*\*1:20 p.m.)]

After all business properly brought before the city council had been considered, the city council adjourned at 1:34 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.

The actions taken on renewal motions that allows the city council to further discuss (reconsideration) or dispose (rescind) of a motion previously 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.**

**\*\*Note: Indicates arrival time after meeting called to order/reconvened**

MINUTES OF THE DALLAS CITY COUNCIL  
WEDNESDAY, FEBRUARY 11, 2026

EXHIBIT A

MINUTES OF THE DALLAS CITY COUNCIL  
WEDNESDAY, FEBRUARY 11, 2026

EXHIBIT B

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0331

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: Martha Trubey, 1014 Lausanne Ave. (handout provided)  
SUBJECT: Neighborhood aggressive dog

SPEAKER: Sarah Toran, 9842 Audelia Rd.  
SUBJECT: Working class and small business owners

SPEAKER: Damien LaVeck, 6215 Georgian Ct.  
SUBJECT: Open records lack of transparency

SPEAKER: Michael King, 2433 E. Kiest Blvd.  
SUBJECT: City Hall building

SPEAKER: David Voss, 6546 Oriole Dr.  
SUBJECT: Dallas City Hall building

**OPEN MICROPHONE – END OF MEETING:**

SPEAKER: Sharon Shepard, 8423 Glen Regal Dr. (handout provided)  
SUBJECT: Dirty hands

SPEAKER: John Putnam, 9117 Seagrove Dr.  
SUBJECT: DPD cooperation with ICE/DPD budget

SPEAKER: Alex Silver-Stein, 7509 Inwood Rd.  
SUBJECT: Dallas issues

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0332

Item 1:           Approval of Minutes of the January 28, 2026 City Council Meeting

Councilmember Mendelsohn moved to adopt the minutes as presented.

Motion seconded by Councilmember Blackmon and unanimously adopted. (West absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0333

CONSENT AGENDA

Prior to consideration of the consent agenda, the following registered speaker addressed the city council:

Darryl Baker, 6306 Eldergrove Dr. [Agenda Items 8 and 12]

The consent agenda consisted of consent agenda items 2-41. Consent agenda items 39 and 40 were corrected.

Councilmember Gracey requested consent agenda item 12 be considered as an individual item later in the meeting; there was no objection voiced by the city council.

Councilmember Mendelsohn requested consent agenda items 14, 15, 19 and 34 be considered as individual items later in the meeting; there was no objection voiced by the city council.

Therefore, the consent agenda, consisting of consent agenda items 2-11, 13, 16-18, 20-33 and 35-41 was presented for consideration.

Councilmember Blackmon moved to adopt all items on the consent agenda.

Motion seconded by Councilmember West and unanimously adopted. (Willis absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0334

Item 2: Authorize **(1)** acceptance of a donation from QuikTrip Corporation in the amount of \$509,581.00 for the purchase of four Ford F550 blocker trucks with attenuators for the Dallas Police Department; **(2)** receipt and deposit of funds in an amount not to exceed \$509,581.00 in the Police Gifts and Donation Fund; and **(3)** establishment of appropriations in an amount not to exceed \$509,581.00 in the Police Gifts and Donation Fund - Not to exceed \$509,581.00  
- Financing: Police Gifts and Donation Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0335

Note: Agenda Item Nos. 3 and 4 must be considered collectively.

Item 3: Authorize the **(1)** application for and acceptance of a grant from the U.S. Department of Justice (DOJ) Office of Justice Programs, for the Office of Juvenile Justice and Delinquency Prevention (OJJDP) FY25 Internet Crimes Against Children Task Force Program Grant (Grant No. 15PJDP-25-GK-01588-MECP, Assistance Listing No. 16.543) in the amount of \$848,825.00 for response to the sexual abuse and exploitation of children facilitated by the use of computer technology related to the investigation of the internet-facilitated child exploitation for the period October 1, 2025 through September 30, 2026; **(2)** establishment of appropriations in an amount not to exceed \$848,825.00 in the OJJDP FY25 Internet Crimes Against Children Task Force Grant Fund; **(3)** receipt and deposit of funds in an amount not to exceed \$848,825.00 in the OJJDP FY25 Internet Crimes Against Children Task Force Grant Fund; and **(4)** execution of the grant agreement with the DOJ and all terms, conditions, and documents required by the agreement - Not to exceed \$848,825.00 - Financing: OJJDP FY25 Internet Crimes Against Children Task Force Grant Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0336

Note: Agenda Item Nos. 3 and 4 must be considered collectively.

Item 4: Authorize the execution of cooperative working agreements through the 2025-2026 Internet Crimes Against Children Grant with various Police Departments, District Attorney Offices, Sheriff Offices, and the Dallas Children's Advocacy Center as requested for the investigation, prosecution, education, and counseling activities related to the Dallas Internet Crimes Against Children Task Force response to Internet related sexual exploitation of children for the period October 1, 2025 through September 30, 2026 - Not to exceed \$275,000.00 - Financing: OJJDP FY25 Internet Crimes Against Children Task Force Grant Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0337

- Item 5: Authorize **(1)** the adoption of a Resolution of Support for Blue Ridge Atlantic Development, LLC dba Blue Ridge Cascade and/or its affiliate(s) (collectively referred to as the Applicant), related to its application to the Texas Department of Housing and Community Affairs for 9% Competitive Low Income Housing Tax Credits for the development of Apex on Westmount to be located at 1228 Westmount Avenue Dallas, Texas 75211 (Project); and **(2)** an agreement with the Applicant for a line of credit in the amount of \$500.00 for the proposed multifamily development of the Project - Not to exceed \$500.00 - Financing: General Fund  
**\*In alignment with Dallas Housing Resource Catalog.**

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0338

Item 6: Authorize (1) the adoption of a Resolution of Support for Catalyst Development Group, LLC and/or its affiliate(s) (collectively referred to as Applicant), related to its application to the Texas Department of Housing and Community Affairs for 9% Competitive Low Income Housing Tax Credits for the development Shiloh Lofts to be located at 10810 Shiloh Road, Dallas, Texas 75228 (Project); and (2) an agreement with the Applicant for a line of credit in the amount of \$500.00 for the proposed multifamily development of the Project - Not to exceed \$500.00 - Financing: General Fund  
**\*In alignment with Dallas Housing Resource Catalog.**

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0339

Item 7: Authorize **(1)** the adoption of a Resolution of Support for Coit Broderick, LP dba The Broderick and/or its affiliate(s) (collectively referred to as the Applicant), related to its application to the Texas Department of Housing and Community Affairs for 2026 9% Competitive Low Income Housing Tax Credits for the development known as The Broderick, to be located at 12800 Coit Road, Dallas, Texas 75251 (Project); and **(2)** an agreement with the Applicant for a line of credit in the amount of \$500.00 for the proposed multifamily development of the Project - Not to exceed \$500.00 - Financing: General Fund

**\*In alignment with Dallas Housing Resource Catalog.**

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0340

Item 8: Authorize **(1)** the adoption of a Resolution of Support for Albatross Development, LLC and/or its affiliate(s) (collectively referred to as Applicant), related to its application to the Texas Department of Housing and Community Affairs for 9% Competitive Low Income Housing Tax Credits for the development The Eleanor to be located at 7030 West Wheatland Road, Dallas, Texas 75249 (Project); and **(2)** an agreement with the Applicant for a line of credit in the amount of \$500.00 for the proposed multifamily development of the Project - Not to exceed \$500.00 - Financing: General Fund  
**\*In alignment with Dallas Housing Resource Catalog.**

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0341

- Item 9: Authorize **(1)** the adoption of a Resolution of Support for Across, LLC and AZ Morse Development, LLC and O-SDA Industries, LLC (collectively referred to as Applicant), related to its application to the Texas Department of Housing and Community Affairs for 9% Competitive Low Income Housing Tax Credits for the development Rosette Park to be located at 308 East 8th Street and 409 East 9th Street Dallas, Texas 75203 (Project); and **(2)** an agreement with the Applicant for a line of credit in the amount of \$500.00 for the proposed multifamily development of the Project - Not to exceed \$500.00 - Financing: General Fund  
**\*In alignment with Dallas Housing Resource Catalog.**

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0342

- Item 10: Authorize **(1)** the adoption of a Resolution of Support for O-SDA Industries, LLC and/or its affiliate(s) (collectively referred to as the Applicant), related to its application to the Texas Department of Housing and Community Affairs for 9% Competitive Low Income Housing Tax Credits for the development of Bella Limon to be located at 4311-4329 Belmont Avenue, Dallas, Texas 75204 (Project); and **(2)** an agreement with the Applicant for a line of credit in the amount of \$500.00 for the proposed multifamily development of the Project - Not to exceed \$500.00 - Financing: General Fund  
**\*In alignment with Dallas Housing Resource Catalog.**

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0343

Item 11: Authorize **(1)** the adoption of a Resolution of Support for Pivotal Housing Partners, LLC. and/or its affiliate(s) (collectively referred to as the Applicant), related to its application to the Texas Department of Housing and Community Affairs for 9% Competitive Housing Tax Credits for the development of Reserve at Augustine to be located at 115 South St. Augustine Drive Dallas, Texas 75217 (Project); and **(2)** an agreement with the Applicant for a line of credit in the amount of \$500.00 for the proposed multifamily development of the Project - Not to exceed \$500.00 - Financing: General Fund  
**\*In alignment with Dallas Housing Resource Catalog.**

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0344

Item 12: Authorize **(1)** the adoption of a Resolution of Support for Roundstone Development, LLC and/or its affiliate(s) (collectively referred to as Applicant), related to its application to the Texas Department of Housing and Community Affairs for 9% Competitive Low Income Housing Tax Credits for the development The Cottages at Big Cedar to be located in Council District 3 on Mountain Creek Parkway and Eagle Ford Drive, Dallas Texas, 75349 (Project); and **(2)** an agreement with the Applicant for a line of credit in the amount of \$500.00 for the proposed multifamily development of the Project - Not to exceed \$500.00 - Financing: General Fund  
**\*In alignment with Dallas Housing Resource Catalog.**

Councilmember Gracey 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 Gracey moved to deny the item.

Motion seconded by Councilmember Bazaldua.

After discussion, Mayor Johnson called a vote and declared the item denied on a divided vote with Councilmember West voting “No.”

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0345

- Item 13: Authorize **(1)** the adoption of a Resolution of Support for Titanium Housing Partners, LLC and/or its affiliate(s) (Applicant), related to its application to the Texas Department of Housing and Community Affairs for 9% Housing Tax Credits for the development The Pemberton at Dennis to be located at 11301 Dennis Road, Dallas, Texas 75229 (Project); and **(2)** an agreement with the Applicant for a line of credit in the amount of \$500.00 for the proposed multifamily development of the Project - Not to exceed \$500.00 - Financing: General Fund  
**\*In alignment with Dallas Housing Resource Catalog.**

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0346

Item 14: Authorize the Dallas Public Facility Corporation to **(1)** acquire, develop, and own Mockingbird Corner, a mixed-income, multifamily development to be located at 1241 West Mockingbird Lane, Dallas, Texas 75247 (Project); and **(2)** enter into a seventy-five-year lease agreement with GHN Holdings, LLC or its affiliate, for the development of the Project - Estimated Revenue Foregone: General Fund: \$6,174,833.65 (see Fiscal Information)  
**\*In alignment with Dallas Housing Resource Catalog.**

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.

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

Hunt Neurohr, 6042 Del Norte Ln., representing GHN Holdings

Mayor Pro Tem Moreno moved to adopt the item.

Motion seconded by Councilmember Blackmon.

After discussion, Mayor Johnson called a vote and declared the item adopted on a divided vote with Councilmember Mendelsohn voting “No.”

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0347

Item 15: Authorize the Dallas Public Facility Corporation to **(1)** acquire, develop, and own Trinity Basin, a mixed-income, multifamily development to be located at 301 and 808 North Ewing Avenue, Dallas Texas 75203 (Project); and **(2)** enter into a seventy-five-year lease agreement with Savoy Equity Partners, LLC or its affiliate, for the development of the Project - Estimated Revenue Foregone: General Fund: \$3,254,471.00 (see Fiscal Information)  
**\*In alignment with Dallas Housing Resource Catalog.**

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.

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

Barrett Linburg, 6060 N. Central Expy.

Councilmember West moved to adopt the item.

Motion seconded by Councilmember Blackmon.

After discussion, Mayor Johnson called a vote and declared the item adopted on a divided vote with Councilmember Mendelsohn voting “No.”

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0348

Item 16: Authorize a decrease in the construction services contract with The Fain Group Inc. for the construction of Sylvan Discovery Gateway located between Irving Boulevard and Morris Street for design revisions to the project scope and an increase in duration of required traffic control needed for completion of the design revisions - Not to exceed (\$624,775.24), from \$4,243,017.79 to \$3,618,242.55 - Financing: Park and Recreation Facilities (B) Fund (2017 General Obligation Bond Fund)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-349

- Item 17: Authorize Supplemental Agreement No. 1 to the professional services contract with IEA, Inc. to provide engineering design and consulting services for an additional hydraulic and hydrology study to meet Federal Emergency Management Agency requirement for the Dixon Branch Greenbelt Pedestrian Bridge Project located at 10305 Lippitt Avenue, design of Herndon Park Bridge located at 400 East Woodin Boulevard, including surveying, geotechnical exploration and report, hydraulic and hydrology study, and design the repair of the retaining wall at Flagpole Hill Trail located near 6800 block of Northwest Highway - Not to exceed \$250,960.00, from \$98,430.00 to \$349,390.00 - Financing: Park and Recreation Facilities Fund (2006 General Obligation Bond Fund) (\$31,580.00) and Park and Recreation Facilities (B) Fund (2024 General Obligation Bond Fund) (\$219,380.00)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0350

- Item 18: Authorize a Facilities Extension Agreement contract with Oncor Electric Delivery Company, LLC., to provide extension of standard delivery system facilities (3096 kW estimated maximum demand) and non-standard delivery system facilities (split-bus, two-way feed scheme) to serve the Dallas Floodway Charlie 2 Pump Station - Not to exceed \$761,007.81 - Financing: Storm Drainage Management Capital Construction Fund  
**\*In alignment with Capital Improvement Program.**

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0351

Item 19: Authorize an increase in the construction services contract with Archer Western Construction, LLC for additional work associated with major maintenance and rehabilitation improvements at Dallas Water Utilities Department's raw water system facilities located at Lake Ray Hubbard - Not to exceed \$899,220.00, from \$33,075,920.00 to \$33,975,140.00 - Financing: Water Capital Improvement G Fund

**\*In alignment with Water and Wastewater Capital Improvement Program.**

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 Blackmon moved to adopt the item.

Motion seconded by Councilmember Ridley.

Mayor Johnson called a vote and declared the item adopted on a divided vote with Councilmember Mendelsohn voting "No."

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0352

Item 20: Authorize an increase in the construction services contract with BAR Constructors Inc. for additional work to include the installation of an alignment for the by-pass line, supportive work for the rehabilitation of two existing clarifier pipelines, critical repairs to the odor control pipeline at the Dallas headworks building, and the installation of a junction box and manholes to connect two existing pipelines associated with the Central Wastewater Treatment Plant Headworks and Primary Clarifiers Improvement Project - Not to exceed \$1,421,849.94, from \$50,432,956.25 to \$51,854,806.19 - Financing: Wastewater Construction Fund

**\*In alignment with Water and Wastewater Capital Improvement Program.**

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0353

Note: Agenda Item Nos. 21 and 22 must be considered collectively.

Item 21: Authorize a forty-year lease agreement with Hampton Hospitality Limited Partnership for approximately 168,142 square feet (3.86 acres) of undeveloped land at the Dallas Executive Airport to be used for the development of a new hotel -Estimated Revenue: Aviation Fund \$6,814,065.87

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0354

Note: Agenda Item Nos. 21 and 22 must be considered collectively.

Item 22: Authorize a development agreement with Hampton Hospitality Limited Partnership for the reimbursement of site preparation costs associated with a proposed hotel development project at Dallas Executive Airport - Not to exceed \$2,000,000.00  
- Financing: Aviation Construction Fund (subject to appropriations)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0355

- Item 23: Authorize the **(1)** acceptance of a grant from the United States Department of Transportation Federal Highway Administration through the Texas Department of Transportation (TxDOT) Advanced Funding Agreement (AFA) for a Federal Earmark Program Project (FEP) (Agreement No. CSJ 0918-47-244, Assistance Listing No. 20.205) in the amount of \$8,775,013.00 which includes \$8,703,287.00 in federal reimbursement to the City, \$71,726.00 as federal participation for direct state cost to TxDOT, \$6,044.00 for state participation, and \$2,213,783.00 (\$2,175,821.00 for construction and \$17,932.00 for direct state costs paid to TxDOT prior to construction, plus any cost overruns) as local participation in the total project cost of \$10,994,840.00, for cost related to the construction of grade separation on Prairie Creek Road from North of Military Parkway to North of Forney Road at Union Pacific Railroad in the City of Dallas; **(2)** receipt and deposit of funds in the amount of \$8,703,287.00 in the FY26 TxDOT Prairie Creek Road AFA-FEP Project Fund; **(3)** establishment of appropriations in the amount of \$8,703,287.00 in the FY26 TxDOT Prairie Creek Road AFA-FEP Project Fund; **(4)** required local match payment in the amount of \$2,213,783.00; and **(5)** execution of the Advance Funding Agreement with TxDOT and all terms, conditions, and documents required by the agreement - Not to exceed \$10,897,040.00 - Financing: FY26 TxDOT Prairie Creek Road AFA-FEP Project Fund (\$8,703,287.00) and Street and Transportation (A) Fund (2017 General Obligation Bond Fund) (\$2,193,753.00)  
**\*In alignment with Infrastructure Management Plan.**

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0356

Item 24: Authorize **(1)** a Project Specific Agreement with Dallas County (“County”) (Transportation - Major Capital Improvement Project No. 30252), in the amount of \$17,290,934.71, with \$2,470,000.00 (less \$70,000.00 for in-house project delivery costs) as County participation for construction and \$14,820,934.71 as City participation, for reconfiguration of the existing two-lane roadway to an improved four-lane roadway with provision of a bike lane and sidewalk along Ewing Avenue from Interstate Highway 35E Northbound Frontage Road to Clarendon Drive, and reconstruction of the existing four-lane roadway along Clarendon Drive from Marsalis Avenue to Upton Drive; **(2)** the increase in appropriations in an amount not to exceed \$2,400,000.00 in the Transportation Special Projects Fund; and **(3)** the receipt and deposit of funds in an amount not to exceed \$2,400,000.00 in the Transportation Special Projects Fund - Not to exceed \$17,220,934.71 - Financing: Transportation Special Projects Fund (\$2,400,000.00) and 2024B Certificates of Obligation Fund (\$14,820,934.71)  
**\*In alignment with Infrastructure Management Plan.**

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0357

Note: Agenda Item Nos. 25 and 26 must be considered collectively.

Item 25: Authorize Amendment No. 1 to Resolution No. 19-0982, previously approved on June 26, 2019 to terminate the Local Participation Advance Funding Agreement (LPAFA) (Agreement No. CSJ No. 0918-47-244, Assistance Listing No. 20.205) with the Texas Department of Transportation and execute the Amendment to terminate the LPAFA and all terms, conditions, and documents required by the LPAFA - Financing: No cost consideration to the City  
**\*In alignment with Infrastructure Management Plan.**

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0358

Note: Agenda Item Nos. 25 and 26 must be considered collectively.

Item 26: Authorize an amendment to Resolution No. 25-0460, previously approved on March 26, 2025, for an Advance Funding Agreement with TxDOT (Agreement No. CSJ 0918-47-483, Assistance Listing No. 20.205) for environmental assessment and mitigation, and architectural and engineering services to rehabilitate the roadway with signage, signal, and intersection improvements on Harry Hines Boulevard/McKinnon Street from the Dallas North Tollway to Moody Street in the city of Dallas, for the purpose of revising the project budget to decrease the estimated total project cost from \$2,105,800.00 to \$2,002,204.00, decrease the indirect State costs from \$105,800.00 to \$2,204.00, and decrease the use of Transportation Development Credits from 500,000 to 400,000 - Financing: This action has no cost consideration to the City (see Fiscal Information)  
**\*In alignment with Vision Zero Plan.**

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0359

Item 27: Authorize a professional engineering services contract with Freese and Nichols, Inc. to provide traffic signal design services for the five intersections as follows: South Beckley Avenue at Illinois Avenue, Corinth Street at East Eighth Street, Cotillion Drive at Ferguson Road, West Illinois Avenue at South Zang Boulevard, and Military Parkway at South Sam Houston Road - Not to exceed \$500,406.00 - Financing: General Fund  
**\*In alignment with Vision Zero Plan.**

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0360

- Item 28: Authorize a professional engineering services contract with WSB LLC, to provide traffic signal design services for the five intersections as follows: Abrams Road at Meadowknoll Drive, Briargrove Lane at Dallas Parkway, Dallas Parkway at Verde Valley Lane, Forest Lane at Schroeder Road, and North Munger Boulevard at Swiss Avenue (Pedestrian Hybrid Beacon) - Not to exceed \$565,977.00 - Financing: General Fund (\$452,781.60) and Street and Transportation (A) Fund (2017 General Obligation Bond Fund) (\$113,195.40)  
**\*In alignment with Vision Zero Plan.**

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0361

- Item 29: Authorize an increase in the construction services contract with Ed Bell Construction Company for the relocation of an existing 12-inch water main needed on Camp Wisdom Road from Farm-to-Market (FM) 1382 to Mountain Creek Parkway - Not to exceed \$359,413.28, from \$6,924,105.95 to \$7,283,519.23  
- Financing: Water Capital Improvement G Fund  
**\*In alignment with Infrastructure Management Plan.**

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0362

Item 30: Authorize an increase to the construction services contract with Tiseo Paving Company for additional costs to secure and maintain the site during work suspension, demobilization, remobilization, and the additional work units necessary to complete the project for Dolphin Road from Spring Avenue to North of Haskell Avenue/Military Parkway - Not to exceed \$1,208,927.02, from \$7,173,814.75 to \$8,382,741.77 - Financing: 2024B Certificates of Obligation Fund  
**\*In alignment with Infrastructure Management Plan.**

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0363

Item 31: A resolution **(1)** declaring two properties unwanted and unneeded, and authorizing their advertisement for sale by public auction (list attached to the Agenda Information Sheet); **(2)** establishing a reserve for the auctioned surplus property; **(3)** authorizing a Purchase and Sale Agreement to be prepared for the auctioned surplus property receiving highest qualified bid that meets or exceeds the reserve; and **(4)** authorizing the conveyance of a deed in a form acceptable to City Attorney - Estimated Revenue: TBD - Real Estate Market to determine the value

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0364

Item 32: Authorize an increase in the construction services contract with Big Sky Construction Company, Inc. for additional material and labor costs for the reconstruction of the C3 gallery at the Dallas Museum of Art - Not to exceed \$323,273.28, from \$6,151,139.06 to \$6,474,412.34 - Financing: Capital Construction Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0365

Item 33: Authorize a one-year cooperative purchasing agreement for Microsoft Premier Support services for the Department of Information and Technology Services with Microsoft Corporation through the Texas Department of Information Resources cooperative agreement - Not to exceed \$767,477.23 - Financing: Data Services Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0366

Item 34: Authorize a three-year cooperative purchasing agreement for an Enterprise Architecture Software as a service platform for the Department of Information and Technology Services with SHI Government Solutions, Inc. through The Interlocal Purchasing System cooperative agreement - Not to exceed \$321,796.49 - Financing: Data Services (subject to annual appropriations)

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 Blackmon moved to adopt the item.

Motion seconded by Councilmember Stewart and unanimously adopted. (Blair absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0367

Item 35: Authorize a five-year master agreement for the purchase of ammunition and explosive ordinance for the Dallas Police Department - SSD INTERNATIONAL INC. in the estimated amount of \$2,464,143.28 and PROFORCE MARKETING, INC dba ProForce Law Enforcement in the estimated amount of \$2,170,434.42, lowest responsible bidders of three - Total estimated amount of \$4,634,577.70 - Financing: General Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0368

Item 36: Authorize a one-year service contract for installation of high efficiency lighting and lighting controls for the Department of Facilities and Real Estate Management - METCO Engineering, Inc., most advantageous proposer of two - Not to exceed \$874,307.45 - Financing: DOE EECBG Program BIL 2021 Grant Fund (subject to annual appropriations)  
**\*In alignment with CECAP.**

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0369

Item 37: Authorize **(1)** a three-year service price agreement for tapping machines, water meter security locks, parts and repairs for the Dallas Water Utilities Department - Ferguson US Holdings, Inc dba Ferguson Enterprises, LLC in the estimated amount of \$170,745.00; and **(2)** a three-year master agreement for tapping machines, water meter security locks, and parts for the Dallas Water Utilities Department - Core & Main LP dba Green Equipment Company in the estimated amount of \$143,881.26, lowest responsible bidders of three - Total estimated amount of \$ 314,626.26 - Financing: Dallas Water Utilities Fund (subject to annual appropriations)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0370

Item 38: Authorize **(1)** Supplemental Agreement No. 1 to the service contract with Andrews Building Service, Inc. to amend the scope of services to remove janitorial services (Group 2) in an amount not to exceed (\$834,851.55) to decrease the contract amount from \$1,479,382.29 to \$644,530.74; and **(2)** a three-year service contract with Marsden South, LLC for janitorial services (Group 2) in an amount not to exceed \$1,632,749.76, with two one-year renewal options in amounts not to exceed \$544,249.92 and \$544,249.92, a total amount not to exceed \$2,721,249.60 for the Department of Aviation, most advantageous proposer of twenty-nine - Total not to exceed \$1,886,398.05 - Financing: Aviation Fund (subject to annual appropriations)

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0371

Item 39: Authorize Supplemental Agreement No. 1 to the service price agreement with Felix Flores dba Dallas Paint and Body to amend the scope of services and decrease the contract amount [for original equipment manufacturer parts and labor](#) - Not to exceed (\$6,696,847.41), from \$13,116,865.66 to \$6,420,018.25  
- Financing: Equipment and Fleet Management Fund

Corrected.

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0372

Item 40: Authorize Supplemental Agreement No. 2 to increase the service contract with Police Strategies LLC **(1)** for continued use of force analysis services managed by the Department of Information and Technology Services for the Dallas Police Department and **(2)** extend the term of the service contract from January 30, 2026 to January 29, 2027 - Not to exceed \$142,100.00, from ~~\$1,383,800.00~~ \$1,394,300.00 to ~~\$1,525,900.00~~ \$1,536,400.00 - Financing: General Fund (subject to annual appropriations)

Corrected

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0373

Item 41: Authorize settlement of the lawsuit styled, Karina Guadalupe Moreles v. City of Dallas, Cause No. CC-24-00862-E - Not to exceed \$30,000.00 - Financing: Liability Reserve Fund

Adopted as part of the consent agenda.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0374

Item 42: 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 were received and indicated the nominees met qualifications for service with the term for appointment beginning October 1, 2025 and ending September 30, 2027.

Councilmember Bazaldua moved to appoint the following:

- Matt Jacob, General Public, to the Citizens Homelessness Commission;
- Jamie Smith to the Permit & License Appeal Board;
- Harrison Blair, Business development/Actively involved in the South Dallas Fair Park Community, to the South Dallas/Fair Park Opportunity Fund Board; and
- Sylvia Lagos, Dallas County resident, to the Reinvestment Zone Seven Board (Sports Arena)

Motion seconded by Councilmember Blackmon and unanimously adopted. (Blair absent when vote taken)

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

<b>26-5405</b>	<b>CHC</b>	<b>CITIZEN HOMELESSNESS COMMISSION</b>
<b>26-5406</b>	<b>PLA</b>	<b>PERMIT LICENSE AND APPEAL BOARD</b>
<b>26-5407</b>	<b>RZ07</b>	<b>REINVESTMENT ZONE SEVEN BOARD (SPORTS ARENA)</b>
<b>26-5408</b>	<b>SDFP</b>	<b>SOUTH DALLAS/FAIR PARK OPPORTUNITY FUND BOARD</b>

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0375

Item 43: Authorize a resolution to request the City Manager utilize Strategic Governance Resources, Inc., as the firm responsible for the search process to fill the Inspector General position - Financing: This action has no cost consideration to the City (see Fiscal Information)

Mayor Pro Tem Moreno moved to adopt the item.

Motion seconded by Councilmember Blackmon and unanimously adopted. (Blair absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0376

Item 44: A resolution expressing the City of Dallas position on the current governance structure of the Dallas Area Rapid Transit system - Financing: No cost consideration to the City

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

Alyx Scott, 6472 Trammel Dr.  
Randall Bryant, 1401 Pacific Ave.

Mayor Pro Tem Moreno moved to adopt the item.

Motion seconded by Councilmember Bazaldua.

During discussion, Councilmember Mendelsohn requested a record vote.

After discussion, Mayor Johnson called a record vote on Mayor Pro Tem Moreno's motion:

Voting Yes: [13] Mayor Johnson, Moreno, Willis, Gracey, Johnson,  
Resendez, Cadena, Bazaldua, Blair, Blackmon,  
Stewart, Roth, Ridley

Voting No: [2] West, Mendelsohn

The city secretary declared the item adopted.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0377

**MISCELLANEOUS HEARINGS**

Item PH1: A public hearing to receive comments **(1)** regarding an application by ECG Belt Line, LP (Applicant), to the Texas Department of Housing and Community Affairs (TDHCA) for 4% Non-Competitive Low Income Housing Tax Credits for Belt Line Flats, a 161-unit multifamily residential development for persons of low and moderate income to be located at 1275 South Belt Line Road, Dallas, Texas 75253 (Project); and **(2)** pursuant to Section 394.9025 of the Texas Local Government Code regarding bonds to be issued by the City of Dallas Housing Finance Corporation to finance the Project; and, at the close of the public hearing authorize a Resolution of No Objection for Applicant, acknowledging the One Mile Three Year Rule, related to its application to TDHCA for the development of the Project - Financing: This action has no cost consideration to the City (see Fiscal Information)  
**\*In alignment with Dallas Housing Resource Catalog.**

No one addressed the city council on the item.

Councilmember Blair moved to close the public hearing and adopt the item.

Motion seconded by Councilmember West and unanimously adopted. (Willis, Resendez, Bazaldua absent when vote taken)

**Note:** The city secretary clarified that the project is 180 units, including six one-bedroom, 75 two-bedroom, 89 three-bedroom, and 10 four-bedroom units, and the unit mix is as follows: 24.5% reserved for at or below 50% AMI, 51% reserved for at or below 60% AMI, and 24.5% reserved for at or below 80% AMI.

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0378

**MISCELLANEOUS HEARINGS**

Item PH2: A public hearing to receive comments **(1)** regarding an application by Cohen-Esrey Development Group, LLC (Applicant), to the Texas Department of Housing and Community Affairs for 4% Non-Competitive Low Income Housing Tax Credits for The Henley, a 228-unit multifamily residential development for persons of low and moderate income to be located at 7535 University Hills Boulevard, Dallas, Texas 75241 (Project); and **(2)** pursuant to Section 394.9025 of the Texas Local Government Code regarding bonds to be issued by the City of Dallas Housing Finance Corporation to finance the Project; and, at the close of the public hearing authorize a Resolution of No Objection for Applicant related to its application to TDHCA for the development of the Project - Financing: This action has no cost consideration to the City (see Fiscal Information)

**\*In alignment with Dallas Housing Resource Catalog.**

No one addressed the city council on the item.

Councilmember Blair moved to continue the public hearing and hold the item under advisement until the February 25, 2026 voting agenda meeting of the city council.

Motion seconded by Councilmember Blackmon and unanimously held. (Resendez, Bazaldua absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0379

**MISCELLANEOUS HEARINGS**

Item PH3: A public hearing to receive comments **(1)** regarding an application by Cross Development, LLC and/or its affiliate(s) (collectively referred to as Applicant), to the Texas Department of Housing and Community Affairs (TDHCA) for 4% Non-Competitive Low Income Housing Tax Credits for Huntington Place Senior Living Dallas, a 210-unit senior multifamily residential development for persons of low and moderate income to be located at 1431 West Camp Wisdom Road, Dallas, Texas 75236 (Project); and **(2)** pursuant to Section 394.9025 of the Texas Local Government Code regarding bonds to be issued by the City of Dallas Housing Finance Corporation to finance the Project; and, at the close of the public hearing authorize a Resolution of No Objection for Applicant related to its application to TDHCA for the development of the Project - Financing: This action has no cost consideration to the City (see Fiscal Information)

**\*In alignment with Dallas Housing Resource Catalog.**

No one addressed the city council on the item.

Councilmember Gracey moved to close the public hearing and adopt the item.

Motion seconded by Councilmember West and unanimously adopted. (West, Resendez, Bazaldua absent when vote taken)

OFFICIAL ACTION OF THE DALLAS CITY COUNCIL

FEBRUARY 11, 2026

26-0380

**MISCELLANEOUS HEARINGS**

Item PH4: A public hearing to receive comments **(1)** regarding an application by SL University Hills Partners, LP (Applicant), to the Texas Department of Housing and Community Affairs (TDHCA) for 4% Non-Competitive Low Income Housing Tax Credits for University Hills, a 360-unit multifamily residential development for persons of low and moderate income to be located at the northwest corner of South Lancaster Road and East Wheatland Road, Dallas, Texas 75241(Project); and **(2)** pursuant to Section 394.9025 of the Texas Local Government Code regarding bonds to be issued by the City of Dallas Housing Finance Corporation to finance the Project; and, at the close of the public hearing authorize a Resolution of No Objection for Applicant related to its application to TDHCA for the development of the Project - Financing: This action has no cost consideration to the City (see Fiscal Information)  
**\*In alignment with Dallas Housing Resource Catalog.**

No one addressed the city council on the item.

Councilmember Blair moved to close the public hearing and adopt the item.

Motion seconded by Councilmember Blackmon and unanimously adopted. (West, Bazaldua absent when vote taken)

**Note:** The city secretary clarified that the unit mix is as follows: 20% reserved for at or below 50% AMI, 70% reserved for at or below 60% AMI, and 10% reserved for at or below 80% AMI.

MINUTES OF THE DALLAS CITY COUNCIL  
WEDNESDAY, FEBRUARY 11, 2026

EXHIBIT C