

**RECEIVED**

**2021 OCT 22 PM 1: 01**

**CITY SECRETARY  
DALLAS, TEXAS**

**City of Dallas**

*1500 Marilla Street  
Council Chambers, 6th Floor  
Dallas, Texas 75201*



**Public Notice**

210909

**POSTED** CITY SECRETARY  
DALLAS, TX

**COUNCIL AGENDA**

**October 27, 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."*

"Pursuant to Section 46.03, Penal Code (places weapons prohibited), a person may not carry a firearm or other weapon into any open meeting on this property."

*"De conformidad con la Sección 46.03, Código Penal (coloca armas prohibidas), una persona no puede llevar un arma de fuego u otra arma a ninguna reunión abierta en esta propiedad."*

**AGENDA**  
**CITY COUNCIL MEETING**  
**WEDNESDAY, OCTOBER 27, 2021**  
**ORDER OF BUSINESS**

The City Council meeting will be held by videoconference and in the Council Chambers, 6th Floor at City Hall. Individuals who wish to speak in accordance with the City Council Rules of Procedure must sign up with the City Secretary's Office.

The public is encouraged to attend the meeting virtually; however, City Hall is available for those wishing to attend the meeting in person following all current pandemic-related public health protocols.

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/cityofdallastv](https://cityofdallastv.com):

<https://dallascityhall.webex.com/dallascityhall/j.php?MTID=mb021b0f96c87d08b2d5526d0dd90b263>

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

**INVOCATION AND PLEDGE OF ALLEGIANCE**

**OPEN MICROPHONE**

MINUTES	Item 1
CONSENT AGENDA	Items 2-39
DELETIONS	Items 15-17, 21, 26, 34
ITEMS FOR INDIVIDUAL CONSIDERATION	Items 40-46
ADDITIONS	Item 47
ZONING	Items Z1-Z4
PUBLIC HEARING AND RELATED ACTIONS	Items PH1-PH4

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. [21-1946](#) Approval of Minutes of the October 13, 2021 City Council Meeting

## **CONSENT AGENDA**

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

2. [21-1956](#) An ordinance authorizing **(1)** the issuance and sale of City of Dallas, Texas, Combination Tax and Revenue Certificates of Obligation, Series 2021 in an aggregate principal amount not to exceed \$55,840,000; **(2)** levying a tax in payment thereof; **(3)** prescribing the form of said certificates; **(4)** approving and awarding the sale of the certificates and approving execution of a purchase agreement; **(5)** approving the official statement; and **(6)** and enacting provisions incident and relating to the subject - Not to exceed \$250,749 - Financing: 2021 Certificates of Obligation Fund

**Attachments:** [Attachment I Ordinance](#)

3. [21-1954](#) An ordinance authorizing **(1)** the issuance and sale of City of Dallas, Texas, General Obligation Refunding and Improvement Bonds, Series 2021 in an aggregate principal amount not to exceed \$275,125,000; **(2)** levying a tax in payment thereof; **(3)** awarding the sale thereof and approving execution of a Purchase Agreement, a Deposit Agreement and an Escrow Agreement; **(4)** approving the official statement; **(5)** enacting other provisions relating to the subject; and **(6)** declaring an effective date - Not to exceed \$829,689 - Financing: 2021 General Obligation Refunding and Improvement Bond Fund

**Attachments:** [Attachment I Ordinance](#)

4. [21-1957](#) An ordinance authorizing **(1)** the issuance and sale of City of Dallas, Texas, Equipment Acquisition Contractual Obligations, Series 2021, in an aggregate principal amount not to exceed \$30,500,000; **(2)** levying a tax for payment thereof; **(3)** approving the sale thereof; **(4)** approving an official statement and approving execution of a Purchase Agreement; and **(5)** and enacting other provisions relating to the subject - Not to exceed \$189,562 - Financing: 2021 Equipment Acquisition Notes Fund

**Attachments:** [Attachment I Ordinance](#)

**Department of Aviation**

5.     [21-1801](#)     Authorize **(1)** the application for and acceptance of the FY 2022 grant (Grant No. M2218DLEX) from the Texas Department of Transportation (TxDOT) Aviation Division for the annual Routine Airport Maintenance Program (RAMP) at Dallas Executive Airport in the amount of \$50,000.00 or 50 percent of eligible project costs estimated at \$100,000.00, whichever is less; **(2)** a local cash match in the amount of \$50,000.00 from the Aviation Fund for airport maintenance projects estimated at \$100,000.00; **(3)** the establishment of appropriations in the amount of \$50,000.00 in the TxDOT 2022 Routine Airport Maintenance Program - RAMP Project Dallas Executive Airport Fund; **(4)** the receipt and deposit of funds in the amount of \$50,000.00 for reimbursement from TxDOT in the TxDOT 2022 Routine Airport Maintenance Program - RAMP Project Dallas Executive Airport Fund; and **(5)** the execution of the grant agreement and all terms, conditions, and documents required by the agreement - Total amount of \$100,000.00 - Financing: Aviation Fund (\$50,000.00) and Texas Department of Transportation Grant Funds (\$50,000.00)

**Attachments:**     [Resolution](#)

6.     [21-1802](#)     Authorize **(1)** the application for and acceptance of the FY 2022 grant (Grant No. M2218DCBD) from the Texas Department of Transportation (TxDOT) Aviation Division for the annual Routine Airport Maintenance Program (RAMP) at Dallas CBD Vertiport in the amount of \$50,000.00 or 50 percent of eligible project costs estimated at \$100,000.00, whichever is less; **(2)** a local cash match in the amount of \$50,000.00 from the Aviation Fund for airport maintenance projects estimated at \$100,000.00; **(3)** the establishment of appropriations in the amount of \$50,000.00 in the TxDOT 2022 Routine Airport Maintenance Program - RAMP Dallas Vertiport Project Fund; **(4)** the receipt and deposit of funds in the amount of \$50,000.00 for reimbursement from TxDOT in the TxDOT 2022 Routine Airport Maintenance Program - RAMP Dallas Vertiport Project Fund; and **(5)** the execution of the grant agreement and all terms, conditions, and documents required by the agreement - Total amount of \$100,000.00 - Financing: Aviation Fund (\$50,000.00) and Texas Department of Transportation Grant Funds (\$50,000.00)

**Attachments:**     [Resolution](#)

**Department of Housing & Neighborhood Revitalization**

7. [21-1699](#) Authorize **(1)** the sale of up to 10 Land Transfer lots to Titan and Associates, Inc., and/or its affiliates (Developer) subject to restrictive covenants and a right of reverter and conditioned upon execution of all necessary documents, pursuant to the City's Land Transfer Program - Estimated Revenue: General Fund \$13,012.85; **(2)** the release of all non-tax City liens, notices, or orders that were filed on the subject lots 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 11 single-family homes on the Land Transfer lots - Estimated Revenue Foregone: \$21,160.82 (see Fiscal Information)

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

**Department of Human Resources**

8. [21-1888](#) An ordinance amending Chapter 34, "Personnel Rules" of the Dallas City Code amending Section 34-4 and adding new Sections 34-22.2 through 34-22.4, and 34-24.2 **(1)** amending the definitions; **(2)** adding provisions for quarantine leave, **(3)** mental health leave for peace officers, **(4)** compassionate leave; **(5)** paid parental leave; **(6)** providing a saving clause; **(7)** providing a severability clause; and **(8)** providing an effective date - Financing: No cost consideration to the City

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

**Department of Planning and Urban Design**

9. [21-1929](#) An ordinance correcting **(1)** Planned Development District No. 317, Cedars Area Special Purpose District amended by Ordinance No. 31773; and **(2)** Planned Development District No. 305, Cityplace amended by Ordinance No. 31370 - Financing: No cost consideration to the City

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



**Department of Public Works**

10. [21-1167](#) Authorize acquisition of a wastewater easement from Alice Wynn of approximately 2,196 square feet of land located near the intersection of Peavy Road and Kiltartan Drive for the Peavy Road from Millmar Drive South Wastewater Project - Not to exceed \$27,754.00 (\$25,254.00, plus closing costs and title expenses not to exceed \$2,500.00) - Financing: Wastewater Capital Improvement F Fund

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

11. [20-1997](#) An ordinance abandoning portions of an alley to SL4 Deep Ellum, LP, Meghani Partnership, Inc., Radical Computing, Inc., TRW Realty Holdings, LLC and Travertine, LLC, the abutting owners, containing a total of approximately 11,181 square feet of land, located near the intersection of Malcolm X Boulevard and Taylor Street - Revenue: General Capital Reserve Fund (\$312,635.00) and General Fund (\$20,000.00), plus the \$20.00 ordinance publication fee

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

12. [20-2236](#) An ordinance abandoning a portion of two slope easements to Shelter Ministries of Dallas, the abutting owner, containing a total of approximately 3,942 square feet of land, located near the intersection of Production and Lucas Drives - Revenue: General Capital Reserve Fund (\$26,812.00) and General Fund (\$20,000.00), plus the \$20.00 ordinance publication fee

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

**Department of Transportation**

13. [21-1789](#) Authorize (1) an Interlocal Agreement with the Texas Department of Transportation (TxDOT) through a grant from the Department of Transportation Federal Highway Administration (Agreement No. CSJ 0918-47-250, etc., CFDA No. 20.205) for the Highway Safety Improvement Program (HSIP) in the amount of \$375,884.54 to provide cost reimbursement for material and labor costs incurred by the City for the reconstruction of five traffic signals and associated off-system intersection improvements; (2) the establishment of appropriations in the amount of \$375,884.54 in the HSIP Five Traffic Signals Improvement at Corinth fund; (3) the receipt and deposit of funds in the amount of \$375,884.54 in the HSIP Five Traffic Signals Improvement at Corinth fund; and (4) execution of the Interlocal Agreement and all terms, conditions, and documents required by the agreement - Total amount of \$375,884.54 - Financing: Texas Department of Transportation Grant Funds

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

14. [21-1791](#) Authorize an amendment to Resolution No. 20-1142, previously approved on August 12, 2020, for an agreement between the City of Dallas and the North Central Texas Council of Governments (NCTCOG) for payment of the 11.4 percent local match of the off-system detection system improvements for the purpose of the implementation of the Minor Intersection Improvement Program in the amount of \$102,600.00, this amendment will include correcting the funding information to allow the City of Dallas to seek reimbursement from NCTCOG through grants from the Federal Highway Administration (Federal ID Nos. 481802829L40E, etc., CFDA No. 20.205) for eligible costs up to the maximum reimbursement amount of \$797,400.00, in accordance with the terms and conditions of the agreement, amending the resolution to (1) establish appropriations in an amount not to exceed \$797,400.00 in the NCTCOG 2020 Minor Intersections Improvement Program Grant Fund; (2) receive and deposit grant funds in an amount not to exceed \$797,400.00 in the NCTCOG 2020 Minor Intersections Improvement Program Grant Fund; and (3) disburse funds in an amount not exceed \$797,400.00 from the NCTCOG 2020 Minor Intersections Improvement Program Grant Fund - Not to exceed \$797,400.00 - Financing: NCTCOG 2020 Minor Intersections Improvement Program Grant Fund

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

- ~~15. [21-1894](#) Authorize a construction services contract for the Warranted Traffic Signal Installation Group 9, for traffic signal construction at the following five locations: Abrams Road at Lakeshore Drive; Miller Road at Rockwall Road; Timberline Drive at Webb Chapel Ext; Fort Worth Avenue at Pinnacle Park Boulevard; and West Kiest Boulevard at Pierce Street Roadway Solutions, Inc., lowest responsible bidder of three Not to exceed \$1,377,765.00 Financing: Street and Transportation (A) Fund (2017 General Obligation Bond Funds)~~

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

- ~~16. [21-1895](#) Authorize a construction services contract for the Warranted Traffic Signal Installation Group 10, for traffic signal construction at the following four locations: North Bagley Street at West Davis Street; South Great Trinity Forest Way at North Murdeaux Lane; Seyene Road at Seyene Circle; and South Lancaster Road at Wagon Wheels Trails Select Maintenance, LLC, lowest responsible bidder of three Not to exceed \$1,096,945.60 Financing: Street and Transportation (A) Fund (2017 General Obligation Bond Funds)~~

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

- ~~17. [21-1896](#) Authorize a construction services contract for the Warranted Traffic Signal Installation Group 11, for traffic signal construction at the following four locations: West Ledbetter Drive (Loop 12) at Rockport Drive; East Ledbetter Drive (Loop 12) at Ramona Avenue; Preston Road at Preston View Boulevard; and T I Boulevard and Interstate Highway 635 TEXpress on/off ramp Select Maintenance, LLC, lowest responsible bidder of three Not to exceed \$864,695.14 Financing: Street and Transportation (A) Fund (2017 General Obligation Bond Funds)~~

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

#### Office of Arts and Culture

18. [21-1897](#) Authorize contracts with cultural organizations for the provision of artist services to the City through the Cultural Organizations Program for the period October 1, 2021 through September 30, 2022 (list attached to the Agenda Information Sheet) - Not to exceed \$5,160,176.00 - Financing: General Fund

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

**Office of Homeless Solutions**

19. [21-1943](#) Authorize (1) preliminary adoption of Substantial Amendment No. 2 to the FY 2021-22 Action Plan to accept HOME Investment Partnerships Program ("HOME") American Rescue Plan Act ("ARPA") Grant Funds from the U.S. Department of Housing and Urban Development ("HUD") for the Homelessness Assistance and Supportive Services ("HASS") Program in the amount of \$21,376,123.00; and (2) a public hearing to be held on December 8, 2021 to receive comments on the proposed use of funds - Financing: No cost consideration to the City

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

**Office of Procurement Services**

20. [21-1925](#) Authorize a three-year master agreement for the purchase of firefighting foams and fire hoses for the Fire-Rescue Department - Casco Industries, Inc. in the estimated amount of \$179,220, Daco Fire Equipment in the estimated amount of \$1,196,970, Metro Fire Apparatus Specialists, Inc. in the estimated amount of \$492,140, and Delta Fire & Safety, Inc. dba Delta Industrial Service & Supply in the estimated amount of \$424,770, lowest responsible bidders of six - Total estimated amount of \$2,293,100 - Financing: General Fund

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

21. ~~[21-1921](#)~~ ~~Authorize (1) a three year service contract, with one two year renewal option, for City paid long term disability benefits and administration of grandfathered life insurance policies - Standard Insurance Company, most advantageous proposer of two - Not to exceed \$8,626,122 - Financing: Employee Benefits Fund (subject to annual appropriations); and (2) a three year service contract, with one two year renewal option, for pre paid legal and identity theft protection services - MetLife Legal Plans, Inc., most advantageous proposer of five - Financing: No cost consideration to the City (coverage to be paid for by the employee - see Fiscal Information)~~

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

22. [21-1932](#) Authorize a three-year service price agreement for citywide painting services - Prestige Building Group, LLC in the estimated amount of \$2,394,505, Alderink Enterprises, Inc. dba CI Pavement in the estimated amount of \$251,055, JNA Painting and Contracting Company, Inc. in the estimated amount of \$200,835, and TJ's Professional Painting and Construction, LLC in the estimated amount of \$191,000, lowest responsible bidder of seven - Total estimated amount of \$3,037,395 - Financing: General Fund (\$1,890,395), Aviation Fund (\$118,300), Convention and Event Services Fund (\$663,000), Dallas Water Utilities Fund (\$300,000), and Stormwater Drainage Management Fund (\$65,700)

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

23. [21-1915](#) Authorize a five-year service price agreement for stagehand, technician, and setup labor for the Office of Arts and Culture - IAPP, Inc., most advantageous proposer of two - Estimated amount of \$1,699,774 - Financing: General Fund

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

24. [21-1926](#) Authorize a five-year service price agreement for digitization services for Development Services - MEI Mail Services, most advantageous proposer of eight - Estimated amount of \$500,703.80 - Financing: Building Inspection Fund

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

25. [21-1927](#) Authorize a five-year service price agreement for vent and hood maintenance and cleaning services at Dallas Love Field for the Department of Aviation - Code 69, LLC dba Bare Metal Standard, lowest responsible bidder of four - Estimated amount of \$591,900 - Financing: Aviation Fund

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

- ~~26. [21-1917](#) Authorize a one-year subrecipient agreement to provide childcare assistance to qualifying residents affected by the COVID 19 pandemic for the Office of Community Care United Way of Metropolitan Dallas, most advantageous proposer of two Not to exceed \$375,000 Financing: 2020 CARES Act Relief CDBG #3 Fund~~

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

27. [21-1937](#) Authorize Supplemental Agreement No. 1 to increase the service contract with Acumen Enterprises, Inc. for painting and electrical services - Not to exceed \$1,693,285.84, from \$6,773,143.35 to \$8,466,429.19 - Financing: General Fund (subject to annual appropriations)

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

28. [21-1924](#) Authorize Supplemental Agreement No. 2 to increase the service contract with Evans Enterprise, Inc. for electric motor repair services - Not to exceed \$842,713.00, from \$3,370,854.00 to \$4,213,567.00 - Financing: General Fund (\$926.98) and Dallas Water Utilities Fund (\$841,786.02) (subject to annual appropriations)

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

#### Office of the City Auditor

29. [21-1958](#) Authorize approval of the Office of the City Auditor's 2022 Audit Plan as required by paragraph 8(b) of Resolution No. 21-2021, previously approved on February 24, 2021 - Financing: No cost consideration to the City

**Attachments:** [Resolution](#)  
[FY 2022 Recommended Audit Work Plan](#)

#### Park & Recreation Department

30. [21-1719](#) Authorize a five-year interlocal agreement with the Richardson Independent School District for (1) shared access of campus grounds and (2) the design and construction of park improvements at Parkhill Junior High School located at 16500 Shadybank Drive for the period of November 1, 2021 through October 31, 2026, with an option to extend the agreement for one ten-year period - Financing: This action has no cost consideration to the City (See Fiscal Information)

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

31. [21-1935](#) Authorize a professional services contract with Good, Fulton & Farrell, Inc., dba GFF, Inc. for architectural and engineering services for the discovery/scope-to-budget assessment investigation of the facility's existing conditions, schematic design, design development, construction documents, bidding and negotiation, and construction administration for the Pan American Complex Arena Facility Repairs Project located at 1322 Admiral Nimitz Circle in Fair Park - Not to exceed \$290,232.00 - Financing: Fair Park Improvements (C) Fund (2017 General Obligation Bond Fund)

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

32. [21-1936](#) Authorize a professional services contract with Oglesby Greene, Inc., for architectural and engineering services for the schematic design, design development, construction documents, bidding and negotiation, and construction administration for the Science Place 1 Museum Facility Repairs Project located at 1318 South Second Avenue in Fair Park - Not to exceed \$318,490.00 - Financing: Fair Park Improvements (C) Fund (2017 General Obligation Bond Fund)

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

33. [21-1934](#) Authorize a construction services contract for the construction of public restrooms improvements at the DeGolyer House Complex East Wing in the Dallas Arboretum located at 8525 Garland Road - Ever Group Construction Corp. dba Ever Construction, lowest responsible bidder of two - Not to exceed \$735,500.00 - Financing: Park and Recreation Facilities (B) Fund (2017 General Obligation Bond Funds)

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

- ~~34. [21-1964](#) Authorize a construction services contract for the construction of the Kidd Springs Park Japanese Garden renovations located at 700 West Canty Street with C. Green Scaping, LP, lowest responsive bidder of three - Not to exceed \$932,588.00 - Financing: Park and Recreation Facilities (B) Fund (2017 General Obligation Bond Fund)~~

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

**Water Utilities Department**

35. [21-1819](#) An ordinance amending Chapter 51A, "Dallas Development Code: Ordinance No. 19455, as amended," of the Dallas City Code by amending Division 51A-5.100, "Flood Plain Regulations," of Article V, "Flood Plain and Escarpment Zone Regulations"; **(1)** changing "flood plain" to "floodplain"; **(2)** adding and clarifying definitions; **(3)** clarifying the existence of regulatory floodplain maps and FEMA maps; **(4)** adding 500-year floodplain elevation requirements; **(5)** editing tree requirements to reference Article X; **(6)** providing references to FEMA documents; **(7)** clarifying the role of the board of adjustment; **(8)** providing clarification for parking requirements within a floodplain area; **(9)** providing clarification for fences in a floodplain area; **(10)** providing elevator requirements within floodplains; **(11)** reducing the substantial improvement timeframe from 10 years to five years to allow for general maintenance; **(12)** allowing a director-approved fill permit process; **(13)** providing pre-application conference requirements to the floodplain alteration permit; **(14)** providing cantilevering requirements; **(15)** amending the 130 acre limitations to 100 acres throughout to maintain consistency with the updated City of Dallas Drainage manual; **(16)** eliminating the fill permit extension option; **(17)** providing that fill permits expire five years after issuance; **(18)** clarifying requirements for a building permit; **(19)** providing a penalty not to exceed \$2,000; **(20)** providing a saving clause; **(21)** providing a severability clause; and **(22)** providing an effective date - Financing: No cost consideration to the City

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

36. [21-1878](#) Authorize the rejection of bids received for the Elm Fork Water Treatment Plant Filter Complex Project - Financing: No cost consideration to the City

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

37. [21-1253](#) Authorize **(1)** a construction services contract for the installation of erosion control improvements at 18 locations (list attached to the Agenda Information Sheet) - Ark Contracting Services, LLC, lowest responsible bidder of four; and **(2)** an increase in appropriations not to exceed \$3,370,896.00 in the Storm Drainage Management Capital Construction Fund - Not to exceed \$6,883,991.55 - Financing: Flood Control (D) Fund (2017 General Obligation Bond Funds) (\$3,252,206.55), Storm Drainage Management Capital Construction Fund (\$3,370,896.00), and Flood Protection and Storm Drainage Facilities Fund (2012 General Obligation Bond Funds) (\$260,889.00)

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



38. [21-1803](#) Authorize a construction services contract for Bachman Lake Dredging Improvements - Renda Environmental, Inc., lowest responsible bidder of five - Not to exceed \$24,775,602.98 - Financing: Water Capital Improvement G Fund

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

39. [21-1671](#) Authorize Supplemental Agreement No. 1 to the professional services contract with Nathan D. Maier Consulting Engineers, Inc. to provide additional engineering services for storm drainage improvements along Parrish Branch at East Wheatland Road - Not to exceed \$91,635.75, from \$35,464.00 to \$127,099.75 - Financing: Storm Drainage Management Capital Construction Fund

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

## **ITEMS FOR INDIVIDUAL CONSIDERATION**

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

40. [21-1949](#) 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)

### **Department of Public Works**

41. [21-1697](#) Authorize the second step of acquisition for condemnation by eminent domain to acquire a wastewater easement from Angela Hickman Scott, Alvin'a Scott, Alvin Scott, Jr. and Andrew Scott of approximately 11,826 square feet of land, located near the intersection of University Hills Boulevard and Camp Wisdom Road for the University Hills Infrastructure Project - Not to exceed \$6,463.00 (\$5,373.00, plus closing costs and title expenses not to exceed \$1,090.00) - Financing: Equity Revitalization Capital Fund

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

**Mayor and City Council Office**

Note: A motion to reconsider the March 25, 2020, City Council action must be adopted before Agenda Item No. 42 can be reconsidered.

42. [21-1965](#) A resolution amending Section 6.1(c)(1) of the City Council Rules of Procedure to state that the City Council voting agenda meetings begin at 9:00 a.m. on the second and fourth Wednesday of each month, with public hearings being conducted no earlier than 1:00 p.m. - Financing: No cost consideration to the City

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

43. [21-1539](#) Authorize approval of the 2022 City Calendar - Financing: No cost consideration to the City

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

**Office of Economic Development**

44. [21-2040](#) Authorize execution of a development agreement and all other necessary documents with Sadler Circle Senior Apartments LLC and/or its affiliates in an amount not to exceed \$4,438,154.00, payable from Maple/Mockingbird TIF District Funds, in consideration of the Oaklawn Place Project, a senior multi-family development on approximately 1.8 acres of property currently addressed at 5717-5725 Sadler Circle in Tax Increment Financing Reinvestment Zone Number Eighteen (Maple/Mockingbird TIF District) - Not to exceed \$4,438,154.00 - Financing: Maple/Mockingbird TIF District Fund (subject to annual appropriations from tax increments)

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

**Water Utilities Department**

45. [21-1839](#) Authorize the second step of acquisition for condemnation by eminent domain to acquire an unimproved tract of land containing approximately 29,185 square feet, from Sorab Miraki, located on Morrell Avenue at its intersection with Sargent Road for the Dallas Floodway Extension Project - Not to exceed \$129,724.00 (\$126,724.00, plus closing costs and title expenses not to exceed \$3,000.00) - Financing: Flood Protection and Storm Drainage Facilities Fund (2006 General Obligation Bond Funds)

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

**ITEMS FOR FURTHER CONSIDERATION****Office of Economic Development**

46. [21-2038](#) Authorize **(1)** designating approximately 5.4 acres of property addressed as 1823 North Hall Street, located at the northwest corner of North Hall Street and Flora Street in Dallas, Texas, as City of Dallas Neighborhood Empowerment Zone No. 19 ("City of Dallas NEZ No. 19"), pursuant to Chapter 378 of the Texas Local Government Code, to promote the creation of affordable housing and an increase in economic development in the zone, establish the boundaries of the zone, and provide for an effective date; and **(2)** a real property tax abatement agreement with SEK Hall Street, LLC or an affiliate thereof ("SEK Hall Street") for a period of ten years in an amount equal to the City's taxes assessed on 90 percent of the increased taxable value of real property in conjunction with a new mixed-income and mixed-use development project (the "One City View Project") to be situated on approximately 5.4 acres at 1823 North Hall Street (the "Property") in City of Dallas NEZ No. 19, in accordance with the City's Public/Private Partnership Program - Estimated Revenue Foregone: \$3,892,504.00 over a ten-year period (This item was deferred on October 13, 2021)

**Attachments:** [Map](#)  
[Resolution](#)  
[Exhibits A through J-1](#)

**ADDITIONS:****OTHER ITEMS FOR INDIVIDUAL CONSIDERATION****City Attorney's Office**

47. [21-2010](#) Authorize **(1)** a professional services contract with Kirkland & Ellis LLP to provide legal services to the City of Dallas including an investigation of, and report about, data loss involving City of Dallas Information and Technology Services Department employee(s) migrating Dallas Police Department and City Secretary's Office files from an online cloud-based archive to a server for the time period of January 21, 2021 through April 1, 2021, and any other data loss reported; **(2)** an increase in appropriations in an amount not to exceed \$548,450 in the Liability Reserve Fund; and **(3)** a transfer in an amount not to exceed \$548,450 from General Fund Contingency to the Liability Reserve Fund - Not to exceed \$548,450.00 - Financing: Liability Reserve Fund (see Fiscal Information)

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

**PUBLIC HEARINGS AND RELATED ACTIONS****Department of Planning and Urban Design****ZONING CASES - INDIVIDUAL**

- Z1. [21-1933](#) A public hearing to receive comments regarding an application for the termination of deed restrictions [Z767-296] on property zoned a CR Community Retail District on the east line of Gaston Avenue, northwest of Garland Road and a resolution accepting amended deed restrictions volunteered by the applicant  
Recommendation of Staff: Approval  
Recommendation of CPC: Approval, subject to amended deed restrictions volunteered by the applicant in lieu of the termination of deed restrictions [Z767-296]  
Z201-199(ND)

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

**ZONING CASES - UNDER ADVISEMENT - INDIVIDUAL**

- Z2. [21-1771](#) A public hearing to receive comments regarding an application for and an ordinance granting an MF-2(A) Multifamily District and a resolution accepting deed restrictions volunteered by the applicant on property zoned an IR Industrial Research District, on the northwest line of Empire Central, southwest of Mohawk Drive  
Recommendation of Staff: Approval  
Recommendation of CPC: Approval, subject to deed restrictions volunteered by the applicant  
Z201-200(RM)  
Note: This item was deferred by the City Council before opening the public hearings on August 11, 2021 and September 9, 2021, and is scheduled for consideration on October 27, 2021

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

- Z3. [21-1883](#) A public hearing to receive comments regarding an application for and an ordinance granting for a Planned Development District for NO(A) Neighborhood Office District uses and a car wash use on property zoned an NO(A) Neighborhood Office District, on the south line of Forest Lane, west of Meadowknoll Drive  
Recommendation of Staff and CPC: Approval, subject to a development plan and conditions  
Z201-206(RM)  
Note: This item was held under advisement by the City Council at the public hearing on September 22, 2021, and is scheduled for consideration on October 27, 2021

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

- Z4. [21-2037](#) A public hearing to receive comments regarding an application for and an ordinance granting a Planned Development District for single family uses on property zoned R-7.5(A) Single Family District, at the southwest corner of Highland Road and Barbaree Boulevard  
Recommendation of Staff and CPC: Approval, subject to a conceptual plan, landscape plan, and conditions  
Z201-214(LG)  
Note: This item was deferred by the City Council at the public hearing on October 13, 2021, and is scheduled for consideration on October 27, 2021

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

## **FLOODPLAIN APPLICATIONS**

### **Water Utilities Department**

- PH1. [21-1696](#) A public hearing to receive comments regarding the application for and approval of the fill permit and removal of the floodplain (FP) prefix from approximately 2.1 acres of the current 13.0 acres of floodplain located at 8700 Military Parkway, within the floodplain of Prairie Creek, Fill Permit 21-01 - Financing: No cost consideration to the City

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

**STREET NAME CHANGE - FOR FURTHER CONSIDERATION****Development Services**

- PH2. [21-1768](#) A public hearing to receive comments regarding a proposal to consider a request to change the name of Kirnwood Drive, between Hampton Road and Indian Ridge Trail, to "Dr. KD Wesley Way" and an ordinance granting the name change - NC201-001 - Financing: This action has no cost consideration to the City (see Fiscal Information)

Note: This item was deferred by the City Council before opening the public hearing on September 9, 2021, and is scheduled for consideration on October 27, 2021

**Attachments:** [Map](#)  
[Notification Map & List](#)  
[Application](#)

**MISCELLANEOUS HEARINGS****Department of Housing & Neighborhood Revitalization**

- PH3. [21-1700](#) A public hearing to receive comments regarding an application by Hickory Trail Partners, LP, or its affiliates (Applicant) to the Texas Department of Housing and Community Affairs (TDHCA) for 4% Non-Competitive Low Income Housing Tax Credits for parCHAUS at Hickory Trail located at 9101 Old Hickory Trail, Dallas, Texas 75237; and, at the close of the public hearing adopt a Resolution of No Objection for Applicant, related to its application to TDHCA for the development of parCHAUS at Hickory Trail, a multifamily development - Financing: No cost consideration to the City

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

**Park & Recreation Department**

- PH4. [21-1653](#) A public hearing, pursuant to Chapter 26 of the Texas Parks and Wildlife Code, to receive comments on the proposed use of a portion of Glendale Park, totaling approximately 147,692 square feet (3.40 acres) of land, located at 1515 East Ledbetter Drive, by Dallas Water Utilities for the construction of a 72-inch wastewater line to replace the existing wastewater line; and, at the close of the public hearing, consideration of a resolution authorizing the proposed use of parkland pursuant to Chapter 26 of the Texas Parks and Wildlife Code - Financing: No cost consideration to the City

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

**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]