

## City of Dallas

*1500 Marilla Street  
Dallas, Texas 75201*



## COUNCIL AGENDA

**May 27, 2020**

**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

## 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 retrasará o interrumpirá los procedimientos, o se negará 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

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 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.

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 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, MAY 27, 2020  
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/cityofdallastv:https://dallascityhall.webex.com/dallascityhall/onstage/g.php?MTID=eee260c96f0a34a7f0460cac967330a1b](https://dallascityhall.webex.com/dallascityhall/onstage/g.php?MTID=eee260c96f0a34a7f0460cac967330a1b)

Agenda items for which individuals have registered to speak will be considered no earlier than the time indicated below:

9:00 a.m. INVOCATION AND PLEDGE OF ALLEGIANCE

OPEN MICROPHONE

MINUTES

Item 1

CONSENT AGENDA

Items 2-46

9:15 a.m. ITEMS FOR INDIVIDUAL CONSIDERATION

Items 47-48

1:00 p.m. ZONING

Items Z1-Z8

1:00 p.m. PUBLIC HEARINGS AND RELATED ACTIONS

Items PH1-PH8

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. [20-929](#) Approval of Minutes of the May 13, 2020 City Council Meeting

## **CONSENT AGENDA**

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

2. [20-907](#) A resolution authorizing the **(1)** execution of the Third Amendment to Revolving Credit Agreement with Bank of America, N.A.; **(2)** execution of the Third Amendment to Revolving Credit Agreement with State Street Bank and Trust Company; all in support of the City of Dallas, Texas Waterworks and Sewer System Commercial Paper Notes, Series D; and **(3)** execution of agreements pertaining thereto and resolving other matters related thereto, for a six (6) month extension from June 30, 2020 through December 30, 2020 - Not to exceed \$719,000 - Financing: Dallas Water Utilities Fund (subject to annual appropriations)
3. [20-908](#) A resolution authorizing the **(1)** execution of the Third Amendment to Revolving Credit Agreement; in support of the City of Dallas, Texas Waterworks and Sewer System Commercial Paper Notes, Series E; and **(2)** the execution of agreements pertaining thereto and resolving other matters related thereto for a nine-month extension from June 30, 2020 to March 31, 2021 - Not to exceed \$830,500 - Financing: Dallas Water Utilities Fund (subject to annual appropriations)
4. [20-906](#) An ordinance authorizing the issuance and sale of City of Dallas, Texas Waterworks and Sewer System Revenue Refunding Bonds, Series 2020C and Taxable Series 2020D in a principal amount not to exceed \$726,000,000; establishing parameters regarding the sale of the bonds; approving the execution of agreements in connection with the sale of the bonds; and all other matters related thereto - Not to exceed \$1,441,666 - Financing: Water Utilities Current Funds

### **Department of Aviation**

5. [20-727](#) Authorize a construction contract to provide construction services for the Reconstruction of Runway 13R/31L and Taxiway C Phase I Project at Dallas Love Field - Flatiron Constructions, Inc., lowest responsible bidder of four - Not to exceed \$124,279,998.00 - Financing: Aviation Passenger Facility Charge - Near Term Projects Fund

6. [20-730](#) Authorize Supplemental Agreement No. 1 to the professional services contract with HNTB Corporation to provide full time on-site construction support services for the Reconstruction of Runway 13R/31L Project at Dallas Love Field - Not to exceed \$4,869,144.00, from \$5,096,677.00 to \$9,965,821.00 - Financing: Aviation Passenger Facility Charge - Near Term Projects Fund

## Department of Dallas Animal Services

7. [20-975](#) Authorize the **(1)** acceptance of a grant from PetSmart Charities Inc. to be used for expenses related to the City of Dallas at-risk shelter animals affected by COVID-19 for the Department of Dallas Animal Services in the amount of \$20,000.00 for six months from the execution of the agreement; **(2)** receipt and deposit of grant funds in an amount not to exceed \$20,000.00 in the PetSmart COVID-19 At Risk Shelter Animals Fund; **(3)** establishment of appropriations in an amount not to exceed \$20,000.00 in the PetSmart COVID-19 At Risk Shelter Animals Fund; and **(4)** execution of the grant agreement and all terms, conditions, and documents required by the grant agreement - Not to exceed \$20,000.00 - Financing: PetSmart Charities Inc. Grant Funds

## Department of Housing & Neighborhood Revitalization

8. [19-1812](#) Authorize **(1)** the sale of up to 25 Land Transfer lots, to be part of a master plan for the development of up to 50 single family homes, 25 on Developer-owned lots and 25 on Land Transfer lots identified as Mill City clusters 4 and 6, to Good Urban Development, 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 and the New Construction and Substantial Rehabilitation Program; **(2)** the release of all non-tax City liens, notices, or orders that were filed on the 25 Land Transfer lots prior or subsequent to the deeds transferring the lots to the City of Dallas; and **(3)** execution of a conditional grant agreement with Developer in an amount not to exceed \$2,000,000.00 in 2017 General Obligation Bond Funds for public infrastructure and construction costs of up to 50 single family homes, approved as to form by the City Attorney, An "affiliate" shall be an individual or entity that is either a parent company to the Developer or a subsidiary of the Developer - Not to exceed \$2,000,000.00 - Financing: ECO (I) Fund (2017 General Obligation Bond Fund)

9. [20-649](#) Authorize **(1)** the sale of up to 17 Land Transfer lots, for up to 35 rental units, identified as Bonton Land Transfer cluster 2, to Notre Dame Place, Inc. and/or its affiliates (Developer), subject to restrictive covenants, a right of reverter, pursuant to the City's Land Transfer Program and the New Construction and Substantial Rehabilitation Program; **(2)** the release of all non-tax City liens, notices, or orders that were filed on the 17 Land Transfer lots prior or subsequent to the deeds transferring the lots to the City of Dallas; and **(3)** execution of a conditional grant agreement with Developer in an amount not to exceed \$730,072.00 in 2017 General Obligation Bond Funds for public infrastructure and construction costs for up to 35 rental units, approved as to form by the City Attorney, an "affiliate" shall be an individual or entity that is either a parent company to the Developer or a subsidiary of the Developer - Not to exceed \$730,072.00 - Financing: ECO (I) Fund (2017 General Obligation Bond Fund)
10. [20-648](#) Authorize a second amendment to the loan agreement with East Dallas Community Organization for the development of ten single-family homes for the Scattered Sites Project to: **(1)** reduce the HOME Investment Partnerships Program (HOME) loan amount from \$652,188.00 to \$424,677.44, the new total loan amount is \$424,677.44; **(2)** reduce the number of HOME-funded single-family homes from nine to six; and **(3)** reduce the Neighborhood Stabilization Program amount from \$55,020.00 to \$47,520.00, the new total amount is \$47,520.00 - Financing: No cost consideration to the City

## Department of Information and Technology Services

11. [20-925](#) Authorize an Interlocal Agreement with Dallas County to allow for use of the City's Computer-Aided Dispatch (CAD) System infrastructure through December 31, 2020 with three one-year renewal options - Revenue: 911 System Operations Fund \$142,500 as one-time upfront cost; yearly revenue amount will be determined once Technical Design and Support Model is developed and mutually agreed upon by both parties

## Department of Public Works

12. [20-249](#) Authorize a construction contract for the reconstruction of Street Reconstruction Group 17-5007 (list attached to the Agenda Information Sheet) - Estrada Concrete Company, LLC, lowest responsible bidder of seven - Not to exceed \$1,774,658.50 - Financing: Street and Transportation (A) Fund (2017 General Obligation Bond Funds) (\$1,125,978.00), Water Capital Improvement D Fund (\$313,318.00), Water Construction Fund (\$12,850.00), Wastewater Capital Improvement E Fund (\$294,612.50), and Wastewater Construction Fund (\$27,900.00)



**Department of Sustainable Development and Construction**

13. [20-582](#) Authorize a two-year ground lease agreement with Martha Morguloff and Danna Morguloff-Hayden for approximately 17,150 square feet of land located at 5807 Royal Lane, to be used as a temporary location for Fire Station No. 41 for the period August 1, 2020 through July 31, 2022 - Not to exceed \$24,000.00 - Financing: General Fund (subject to annual appropriations)
14. [20-501](#) Authorize acquisition from Justin Burr Scott, of approximately 171,621 square feet of land located in Kaufman County for the Lake Tawakoni 144-inch Transmission Pipeline Project - Not to exceed \$18,760.00 (\$15,760.00, plus closing costs and title expenses not to exceed \$3,000.00) - Financing: Water Capital Improvement D Fund
15. [19-1949](#) Authorize acquisition of a drainage easement from MMCW Properties, LLC, of approximately 15,211 square feet of land located near the intersection of Dolphin Road and Beall Street for the Street Group 12-630 Project - Not to exceed \$15,821.00 (\$12,321.00, plus closing costs and title expenses not to exceed \$3,500.00) - Financing: Street and Transportation Improvements Fund (2012 General Obligation Bond Funds)
16. [19-1612](#) An ordinance abandoning a portion of a utility easement to Michael Obayangban, Shola Ewebiyi and Akin Ogunleye, the abutting owners, containing approximately 8,795 square feet of land, located near the intersection of McBroom and Toronto Streets - Revenue: General Fund \$5,400.00, plus the \$20.00 ordinance publication fee
17. [19-1488](#) An ordinance granting a private license to Agape Brethren Assembly, for the use of approximately 3,955 square feet of land to maintain, occupy and utilize landscaping with an irrigation system on a portion of Wind Mill Lane right-of-way, near its intersection with Mapleshade Lane - Revenue: General Fund \$100.00 one-time fee, plus the \$20.00 ordinance publication fee
18. [20-885](#) Ordinances granting **(1)** a D-1 Liquor Control Overlay; **(2)** a Specific Use Permit for the sale of alcoholic beverages in conjunction with a general merchandise or food store greater than 3,500 square feet use; **(3)** a Specific Use Permit for a mini-warehouse use; and **(4)** a resolution accepting deed restrictions volunteered by the applicant on property zoned a CR-D Community Retail District with D Liquor Control Overlay on the southeast corner of Military Parkway and North St. Augustine Road - Z189-221(CT) - Financing: No cost consideration to the City

**Department of Transportation**

19. [20-773](#) Authorize a three-year service price agreement for the maintenance and repairs of pedestrian and roadway lighting for the Department of Transportation with the State of Texas through an interlocal agreement - Highway Intelligent Traffic Solutions, Inc. - Estimated amount of \$1,340,006.51 - Financing: General Fund
20. [20-722](#) Authorize an agreement with Kansas City Southern Railway to implement quiet zone improvements at nine rail crossings - Not to exceed \$1,880,722.00 - Financing: Surface Transportation Block Grant Project Fund (\$1,504,577.60) and Street and Transportation (A) Fund (2017 General Obligation Bond Fund) (\$376,144.40)
21. [20-830](#) Authorize Supplemental Agreement No. 2 to the Multiple Use Agreement with the Texas Department of Transportation to include additional right-of-way adjacent to Interstate Highway (IH) 345 and Carpenter Park and adjacent to IH 45 and Martin Luther King Jr. Boulevard and remove right-of-way adjacent to IH 345 and Canton Street from the original agreement - Financing: No cost consideration to the City
22. [20-949](#) Authorize applications of eleven candidate projects to the North Central Texas Council of Governments through the Transportation Alternatives Program for cost reimbursement in the Active Transportation and Safe Routes to School (SRTS) categories for the Zaragoza, Rosemont, and Elam SRTS improvements; Ross Avenue Shared Use Path, Southern Design District Mobility Connection Projects, Dallas Executive Airport Streetscape Enhancements Phase 1 (Ledbetter) Project, Lemmon Avenue Streetscape Enhancements, Coombs Creek and Five Mile Creek Trail Projects, Uptown Pedestrian Link, and Northaven Trail Phase 1B Project - Financing: This action has no cost consideration to the City (see Fiscal Information for potential future costs)

**Office of Arts and Culture**

23. [20-886](#) Authorize the **(1)** application for and acceptance of a grant from the U.S. Department of the Interior, National Park Service for the FY 2020 African American Civil Rights History Grant (TBD, CFDA No. 15.904) in the amount of \$50,000.00 to create and share a body of research and educational material about the 1936 Hall of Negro Life at Fair Park for the period October 1, 2020 through September 30, 2022; **(2)** establishment of appropriations in an amount not to exceed \$50,000.00 in the NPS AACR Grant Fund; **(3)** receipt and deposit of funds in an amount not to exceed \$50,000.00 in the NPS AACR Grant Fund; and **(4)** execution of the grant agreement with the National Park Service and all terms, conditions, and documents required by the agreement - Not to exceed \$50,000.00 - Financing: U.S. Department of the Interior, National Park Service Grant Funds

**Office of Community Care**

24. [20-1006](#) Authorize the **(1)** sixth amendment to Contract No. 2017-049838-001 (Amendment No. 6, CFDA No. 10.557), with the Texas Health and Human Services (HHSC) for the Special Supplemental Nutrition Program for Women, Infants and Children (WIC) to **(a)** revise the budget to decrease the FY 2020 Administrative allocation by \$550,627.00, from \$14,470,315.00 to \$13,919,688.00, and to redistribute an additional \$355,800.00 to the FY 2020 Extra Funding allocation for the period October 1, 2019 through September 30, 2020; and **(2)** execution of the contract amendment and all terms, conditions, and documents required by the contract - Not to exceed \$550,627.00 from \$59,466,213.00 to \$58,915,586.00 - Financing: Health and Human Services Commission Grant Funds

**Office of Environmental Quality & Sustainability**

25. [20-688](#) A resolution authorizing **(1)** the adoption of a Comprehensive Environmental & Climate Action Plan (CECAP); **(2)** the coordination of initiatives and partnerships necessary to implement the actions and goals set forth in the CECAP; and **(3)** the identification and convening of an Environment and Sustainability Advisory Committee comprised of professionals and community members to advise on environment, sustainability, and CECAP implementation and supporting regular reporting on the CECAP - Financing: This action has no cost consideration to the City (see Fiscal Information)

**Office of Historic Preservation**

26. [20-854](#) Authorize the **(1)** acceptance of four grants from Preservation Dallas to fund the historic buildings survey and historic thematic context assessment through the City of Dallas in the amount of \$95,000.00 for the period not to exceed twenty months; **(2)** receipt and deposit of grant funds in an amount not to exceed \$95,000.00 in the Preservation Dallas Grant Fund; **(3)** establishment of appropriations in an amount not to exceed \$95,000.00 in the Preservation Dallas Grant Fund; and **(4)** execution of a grant agreement with Preservation Dallas and all terms, conditions, and documents required by the agreement - Not to exceed \$95,000.00 - Financing: Preservation Dallas Grant Funds

**Office of Procurement Services**

27. [20-862](#) Authorize a five-year cooperative purchasing agreement for a wastewater treatment system for food service related grease buildup for the Department of Aviation with NCH Corporation through the Texas Association of School Boards cooperative agreement - Estimated amount of \$198,000 - Financing: Aviation Fund
28. [20-759](#) Authorize a two-year consultant service contract for historic context assessment and survey of greater downtown and intown Dallas for the Office of Historic Preservation - HHM & Associates, Inc., most advantageous proposer of two - Not to exceed \$195,000 - Financing: Building Inspection Fund (\$100,000), Historic Preservation Grant Fund (\$90,000), and National Trust for Historic Preservation Grant Fund (\$5,000) (subject to annual appropriations)
29. [20-608](#) Authorize a three-year master agreement for trash and recycling receptacles with lids for the Park and Recreation Department - Pasco Brokerage, Inc., lowest responsible bidder of three - Estimated amount of \$455,135.50 - Financing: General Fund
30. [20-988](#) Authorize a three-year master agreement for plumbing pipe, fittings, fixtures, trims, and parts - Winston Water Cooler LTD in the estimated amount of \$4,323,623.87, Core & Main LP in the estimated amount of \$366,115.50, and Apple Specialist, Inc. in the estimated amount of \$151,800.00, lowest responsible bidders of four - Total estimated amount of \$4,841,539.37 Financing: General Fund (\$3,333,630.00), Dallas Water Utilities Fund (\$786,788.85), and Aviation Fund (\$721,120.52)
31. [20-856](#) Authorize a three-year service contract, with two one-year renewal options, to provide Family Medical Leave Act services for the Department of Human Resources - FMLASource, Inc., most advantageous proposer of three - Not to exceed \$571,500 - Financing: General Fund

32. [20-910](#) Authorize (1) a one-year service price agreement for tent rental in response to COVID-19 with Leverage One Event Services LLC in an estimated amount of \$198,750; and (2) a resolution ratifying the City Manager's emergency purchase of tent rental in response to COVID-19 with Leverage One Event Services LLC in an amount not to exceed \$50,954 - Total estimated amount of \$249,704 - Financing: U.S. Department of Treasury - Coronavirus Relief Funds
33. [20-855](#) Authorize a two-year service price agreement for housing and service assistance to homeless young adults for the Office of Homeless Solutions - CitySquare, most advantageous proposer of two - Estimated amount of \$358,190 - Financing: General Fund (\$100,000) and Texas Health and Human Services Commission Grant Funds (\$258,190)
34. [20-911](#) Authorize a two-year service price agreement for access to homeless recovery services for the Office of Homeless Solutions - Bridge Steps in the amount of \$746,673.24, Shelter Ministries of Dallas in the amount of \$731,254.00, and CitySquare in the amount of \$522,072.76, most advantageous proposers of five - Total amount not to exceed \$2,000,000.00 - Financing: Healthy Community Collaborative Grant Fund
35. [20-896](#) Authorize a two-year service price agreement for emergency shelter services for the Office of Homeless Solutions - The Salvation Army a Georgia Corporation in the amount of \$433,460.08, Bridge Steps in the amount of \$340,779.47, Shelter Ministries of Dallas in the amount of \$339,353.61, Family Gateway, Inc. in the amount of \$258,079.85, and The Family Place in the amount of \$128,327.00, most advantageous proposers of nine - Total amount not to exceed \$1,500,000.01 - Financing: U.S. Department of Treasury - Coronavirus Relief Funds (\$748,076.01), FY 2019-20 Emergency Solutions Grant Fund (\$438,999.79), FY 2017-18 Emergency Solutions Grant Fund (\$177,709.75), and FY 2018-19 Emergency Solutions Grant Fund (\$135,214.46)
36. [20-905](#) Authorize a three-year service price agreement for tree maintenance and emergency storm response services - Shawnee Mission Tree Service, Inc. dba Arbor Masters Tree Service in the estimated amount of \$26,755,162.40 and Good Earth Corporation in the estimated amount of \$707,871.00, lowest responsible bidders of two - Total estimated amount of \$27,463,033.40 - Financing: General Fund (\$1,748,420.40), Sanitation Operation Fund (\$25,330,000.00), Storm Drainage Management Fund (\$247,099.00), Dallas Water Utilities Fund (\$127,548.00), Aviation Fund (\$7,931.00), and Equipment and Fleet Management Fund (\$2,035.00)
37. [20-391](#) Authorize a five-year service price agreement to provide a cloud-based open data portal solution for the Department of Information and Technology Services - Tyler Technologies, Inc., most advantageous proposer of three - Estimated amount of \$446,186 - Financing: Data Services Fund

38. [20-904](#) Authorize the City Manager to purchase personal protective equipment and disinfectants items in response to the COVID-19 pandemic with various suppliers - Not to exceed \$5,000,000 - Financing: U.S. Department of Treasury - Coronavirus Relief Funds
39. [20-863](#) Authorize the purchase of a sealer pot for the Department of Aviation with Crafc0, Inc. through the Texas Association of School Boards cooperative agreement - Not to exceed \$77,122 - Financing: Aviation Fund

## Office of the Bond Program

40. [20-882](#) Authorize a construction contract for renovations of the Dallas Black Dance Theatre located at 2700 Ann Williams Way - Phoenix I Restoration & Construction, Ltd., best value proposer of three - Not to exceed \$738,000.00 - Financing: Cultural Arts (F) Fund (2017 General Obligation Bond Fund)

## Park & Recreation Department

41. [20-803](#) Authorize a construction contract for the replacement of the playground at Garrett Park located at 1506 North Garrett Avenue with Kompan, Inc. through the Texas Association of School Boards cooperative agreement - Not to exceed \$306,360.67 - Financing: Park and Recreation Facilities Fund (2006 General Obligation Bond Fund) (\$50,000.00), Park and Recreation Facilities (B) Fund (2017 General Obligation Bond Fund) (\$121,954.30), and Capital Gifts, Donation and Development Fund (\$134,406.37)
42. [20-893](#) Authorize a second amendment to the existing design and construction agreement with the Friends of the Katy Trail, Inc. for the extension of the soft surface trail on a portion of the Katy Trail located between Blackburn Street and Armstrong Avenue and for resurfacing of the existing soft surface trail to include additional 2017 Bond Funds -Not to exceed \$99,000.00, from \$1,000,000.00 to \$1,099,000.00 - Financing: Park and Recreation Facilities (B) Fund (2017 General Obligation Bond Fund)
43. [20-878](#) Authorize Supplemental Agreement No. 5 to the design-build contract with Harrison, Walker & Harper, LP. for an increase to the construction package for facility improvements and additional architectural and engineering services for the renovation of the Music Hall located at 909 First Avenue and African American Museum located at 3536 Grand Avenue - Not to exceed \$317,629.80, from \$5,879,297.05 to \$6,196,926.85 - Financing: Fair Park Improvements (C) Fund (2017 General Obligation Bond Fund)

**Police Department**

44. [20-873](#) Authorize Supplemental Agreement No. 1 to the consultant contract with KPMG LLP to extend the terms of the original agreement and provide technical assistance during the implementation of recommendations resulting from the consultant's staffing study for the Police Department - Not to exceed \$750,000.00 - Financing: Confiscated Fund

**Water Utilities Department**

45. [20-828](#) Authorize a three-year contract with the City of Rowlett to provide untreated water services for the period June 13, 2020 through June 12, 2023 - Estimated Annual Revenue: Dallas Water Utilities Fund \$129,734.00
46. [20-837](#) Authorize an increase in the construction services contract with Atkins Bros. Equipment Co., Inc. for the installation of a 30-inch diameter wastewater pipeline in Goodnight Lane from Southwell Road to Joe Field Road - Not to exceed \$1,942,005.00, from \$8,481,325.00 to \$10,423,330.00 - Financing: Wastewater Capital Improvement E Fund

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

47. [20-930](#) 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)

**Office of Budget**

48. [20-961](#) A resolution to authorize the Dallas County Tax Office to calculate the voter-approval tax rate in the manner provided for a special taxing unit (8 percent) as the City is located in an area declared a disaster area pursuant to Section 26.04(c-1) of the Texas Tax Code - Financing: No cost consideration to the City



## **PUBLIC HEARINGS AND RELATED ACTIONS**

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

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

- Z1. [20-1017](#) A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for an auto service center use on property zoned Subarea 2 within Planned Development District No. 366, the Buckner Boulevard Special Purpose District, with a D-1 Liquor Control Overlay, on the east side of South Buckner Boulevard, south of Stonehurst Street  
Recommendation of Staff and CPC: Approval for a three-year period, subject to a site plan, landscape plan, and conditions  
Z189-329(PD)  
Note: This item was deferred by the City Council before opening the public hearing on May 13, 2020, and is scheduled for consideration on May 27, 2020
- Z2. [20-1018](#) A public hearing to receive comments regarding an application for and an ordinance granting a Specific Use Permit for a child-care facility use on property zoned an R-7.5(A) Single Family District, on the northeast corner of Arapaho Road and Spring Creek Road  
Recommendation of Staff and CPC: Approval for a five-year period with eligibility for automatic renewals for additional five-year periods, subject to a site plan and conditions  
Z190-163(AU)  
Note: This item was deferred by the City Council before opening the public hearing on May 13, 2020, and is scheduled for consideration on May 27, 2020
- Z3. [20-1019](#) A public hearing to receive comments regarding an application for and a resolution accepting an amendment to existing deed restrictions [Z978-150] volunteered by the applicant, on property zoned a CS Commercial Service District, on the northeast side of South Fitzhugh Avenue, north of South Haskell Avenue  
Recommendation of Staff and CPC: Approval, subject to amended deed restrictions volunteered by the applicant  
Z190-168(JM)  
Note: This item was deferred by the City Council before opening the public hearing on May 13, 2020, and is scheduled for consideration on May 27, 2020



## ZONING CASES - INDIVIDUAL

- Z4. [20-1020](#) A public hearing to receive comments regarding an application for and an ordinance granting an amendment to Planned Development District No. 539 for CR Community Retail District uses and group residential use to allow for MU-1 Mixed Use District uses and group residential use with consideration given to an ordinance granting a Specific Use Permit for group residential use in addition to the Planned Development District amendment, on the east corner of Graham Avenue and Philip Avenue
- Recommendation of Staff: Approval of an amendment to Planned Development District No. 539, subject to a revised development plan, landscape plan, and staff's recommended conditions; and approval of a Specific Use Permit for a group residential use for a five-year period with eligibility for automatic renewals for additional five-year periods, subject to conditions
- Recommendation of CPC: Approval of an amendment to Planned Development District No. 539, subject to a revised development plan, landscape plan, and conditions; and approval of a Specific Use Permit for a group residential use for a two-year period with eligibility for automatic renewals for additional two-year periods, subject to conditions
- Z178-250(AM)
- Note: This item was deferred by the City Council before opening the public hearing on May 13, 2020, and is scheduled for consideration on May 27, 2020

- Z5. [20-1016](#) A public hearing to receive comments regarding an application for and (1) an ordinance granting the creation of a new subarea within Planned Development District No. 5; (2) an ordinance granting a Specific Use Permit for an Industrial (outside) not potentially incompatible use limited to a concrete batch plant; and (3) an ordinance granting a Specific Use Permit for an Industrial (outside) potentially incompatible use limited to an asphalt batch plant on property zoned Planned Development District No. 5, on the south line of East Northwest Highway, east of Garland Road  
Recommendation of Staff: Approval of a subarea; approval of a Specific Use Permit for an Industrial (outside) not potentially incompatible use limited to a concrete batch plant for a two-year period, subject to a site plan and conditions; and approval of a Specific Use Permit for an Industrial (outside) potentially incompatible use limited to an asphalt batch plant for a two-year period, subject to a site plan and conditions  
Recommendation of CPC: Approval of a subarea; approval of a Specific Use Permit for an Industrial (outside) not potentially incompatible use limited to a concrete batch plant for a four-year period with one automatic renewal for an additional four-year period, subject to a site plan and conditions; and approval of a Specific Use Permit for an Industrial (outside) potentially incompatible use limited to an asphalt batch plant for a four-year period with one automatic renewal for an additional four-year period, subject to a site plan and conditions  
Z190-115(PD)  
Note: This item was deferred by the City Council before opening the public hearing on May 13, 2020, and is scheduled for consideration on May 27, 2020
- Z6. [20-1021](#) A public hearing to receive comments regarding an application for and an ordinance granting a new tract within Tract I of Planned Development District No. 278, on the south corner of Stemmons Freeway and Commonwealth Service Road  
Recommendation of Staff: Denial  
Recommendation of CPC: Approval, subject to a development plan and conditions  
Z190-117(PD)  
Note: This item was deferred by the City Council before opening the public hearing on May 13, 2020, and is scheduled for consideration on May 27, 2020

- Z7. [20-1022](#) A public hearing to receive comments regarding an application for and an ordinance granting the renewal of Specific Use Permit No. 2215 for the sale of alcoholic beverages in conjunction with a general merchandise or food store 3,500 square feet or less on property zoned an RR-D-1 Regional Retail District with a D-1 Liquor Control Overlay, on the southwest corner of North Jim Miller Road and East R.L. Thornton Freeway  
Recommendation of Staff: Approval for a five-year period with eligibility for automatic renewals for additional five-year periods, subject to conditions  
Recommendation of CPC: Approval for a five-year period, subject to conditions  
Z190-162(JM)  
Note: This item was deferred by the City Council before opening the public hearing on May 13, 2020, and is scheduled for consideration on May 27, 2020

## ZONING CASES - UNDER ADVISEMENT - INDIVIDUAL

- Z8. [20-744](#) A public hearing to receive comments regarding an application for and an ordinance granting an NS(A) Neighborhood Service District on property zoned an NO(A) Neighborhood Office District, on the southeast corner of West Kiest Boulevard and South Tyler Street  
Recommendation of Staff and CPC: Approval  
Z190-131(CT)  
Note: This item was considered by the City Council at a public hearing on April 8, 2020, and was held under advisement until May 27, 2020, with the public hearing open

## MISCELLANEOUS HEARINGS

### **Office of Budget**

- PH1. [20-960](#) A public hearing to receive comments on the FY 2020-21 Operating, Capital, and Grant & Trust Budgets - Financing: No cost consideration to the City

### **Office of Economic Development**

- PH2. [20-899](#) A public hearing to receive comments regarding an application by Brooks Manor, 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 the development of The Oaks located at 630 South Llewellyn Avenue; 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 The Oaks - Financing: No cost consideration to the City

- PH3. [20-756](#) A public hearing to receive comments regarding an application by Gateway Oak Cliff, LP, or its affiliate to the Texas Department of Housing and Community Affairs (TDHCA) for 4% Non-Competitive Low Income Housing Tax Credits for the Gateway Oak Cliff located at 400 South Beckley Avenue; and, at the close of the public hearing adopt a Resolution of No Objection for Gateway Oak Cliff, LP, or its affiliate, related to its application to TDHCA for the development of the Gateway Oak Cliff - Financing: No cost consideration to the City
- PH4. [20-900](#) A public hearing to receive comments regarding an application by LDG The Ridge at Lancaster, 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 the Ridge at Lancaster located at 5703 Lancaster Road and 1819 Crouch Road; 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 the Ridge at Lancaster - Financing: No cost consideration to the City
- PH5. [20-748](#) A public hearing to receive comments regarding an application by Ridgecrest Terrace, LP or its affiliate (Applicant) to the Texas Department of Housing and Community Affairs (TDHCA) for 4% Non-Competitive Low Income Housing Tax Credits for the Ridgecrest Terrace Apartments located at 526 South Walton Walker Boulevard; and, at the close of the public hearing adopt a Resolution of No Objection for Applicant, or its affiliate, related to its application to TDHCA for the acquisition, renovation and rehabilitation of the Ridgecrest Terrace Apartments - Financing: No cost consideration to the City
- PH6. [20-901](#) A public hearing to receive comments concerning the renewal of the Dallas Downtown Improvement District (the District), in accordance with Chapter 372 of the Texas Local Government Code (the "Act"), for the specified area of the District, for the purpose of providing supplemental public services, to be funded by assessments on real property and real property improvements in the District; and, at the close of the public hearing authorize: **(1)** approval of a resolution renewing the District for a period of seven-years, from 2021-2027; **(2)** approval of the District's Service Plan for 2021-2027 for the purpose of providing supplemental public services, to be funded by assessments on real property and real property improvements in the District; **(3)** a management contract with Downtown Dallas, Inc., a Texas non-profit corporation as the management entity for the District; and **(4)** approval of the City's participation in the District for a period of seven-years, from 2021-2027, at an estimated cost consideration of \$8,852,696.00, subject to annual appropriations - Financing: Future cost consideration to the City (see Fiscal Information)

PH7. [20-902](#)

A public hearing to receive comments concerning the renewal of the University Crossing Public Improvement District (the District), in accordance with Chapter 372 of the Texas Local Government Code (the "Act"), for the specified area of the District, for the purpose of providing supplemental public services, to be funded by assessments on real property and real property improvements in the District; and, at the close of the public hearing authorize: **(1)** approval of a resolution renewing the District for a period of seven-years, from 2021-2027; **(2)** approval of the District's Service Plan for 2021-2027 for the purpose of providing supplemental public services, to be funded by assessments on real property and real property improvements in the District; and **(3)** a management contract with UCPID, Inc. d/b/a University Crossing Public Improvement District Corporation, a Texas non-profit corporation as the management entity for the District - Financing: This action has no cost consideration to the City (see Fiscal Information)

**MISCELLANEOUS HEARINGS - UNDER ADVISEMENT****Department of Sustainable Development and Construction**PH8. [20-1023](#)

A public hearing on an application for and a resolution granting a variance to the alcohol spacing requirements from a public school, Sam Houston Elementary School as required by Section 6-4 of the Dallas City Code to allow a mixed-beverages permit (Chapter 28 the Texas Alcoholic Beverage Code) for a restaurant without drive-in or drive-through service with a food and beverage certificate [Mario Alfaro's Inc. dba Mario's Mexican and Salvadorian Restaurant] east corner of Cedar Springs Road and Douglas Avenue - AV190-005 - Financing: No cost consideration to the City (This item was deferred by the City Council before opening the public hearing on May 13, 2020, and is scheduled for consideration on May 27, 2020)

## 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]